2025 SPRAI & SPCAI COMBINED ANNUAL MEETING MINUTES

November 11, 2025
7:00pm – 8:30pm
Digitally Presented via Zoom

Attending: **Alvin San Miguel, SPRAI Board President/SPCAI Board Vice President**
Bill Chrisman, SPRAI Board Vice President
Allison Bond, SPRAI Board Member
David Atwood, SPRAI Board Member
Patti Gallagher, SPRAI Board Member
Jimmie Jenkins, SPCAI Board President
Steven Brumfield, SPCAI Secretary/Treasurer
Sandy Denton, Sienna Associations General Manager
Marc Markel, Sienna Associations Attorney
Sienna Plantation Association Staff Members
213 residents (per Zoom Attendee Report)

I. Verification of Quorum, Call to Order, Welcome & Introductions

- A. San Miguel introduced himself as President of the SPRAI Board of Directors and Vice-President of the SPCAI Board of Directors; and called the meeting to order at 7:00 p.m. He then announced that this is the called Annual Meeting of SPRAI & SPCAI for both Associations. He stated that the meeting is being held virtually, is being recorded, and will be posted on the Association website.
- A. San Miguel noted that he has referenced the corporate names for the Associations since this is a formal meeting. He stated that Sienna Residential Association and Sienna Community Association are used in communications.
- A. San Miguel acknowledged that the meeting was being held on Veterans Day and thanked those that served. He then explained that all residents had an opportunity to register (via sign in) for the virtual meeting in advance of the meeting. He noted that residents may submit questions during the meeting by utilizing the Q&A or Chat features of the Zoom screen and that the questions would be addressed in the Q&A portion of the meeting at the end.
- A. San Miguel then proceeded to introduce the members from each of the Boards that were present.
- Afterwards, he thanked all volunteers for their service.
- Finally, he introduced and turned the meeting over to Sandy Denton, the Associations' General Manager, who then introduced the Association Management Team.

II. SPRAI & SPCAI Village Représentatives Elections

- S. Denton explained that a call for nominations for Village Representatives (VRs) had been placed in the newsletter, via e-mail blasts and online during September and October. 20 positions were up for election.
  - S. Denton stated that, in 5 of the 9 Villages, the number of candidates for each Village was no more than the number of positions up for election, therefore the races were "uncontested". The following candidates ran in the uncontested races: Anderson Springs-Christopher Fisher, Rege Kuttothara and Tanner Luna; (Avalon had no positions up for election); Shipman's Landing-Jon Sachs and Ernest Stalnaker; Steep Bank East-Marty Schonberger; and Waters Lake-Luis De La Mata and Fernanda Tiu. She also explained that, since these races were uncontested, all candidates will be appointed by their applicable Board at the first meeting of 2026 and that a call for volunteers would be made after the first of the year to fill any remaining vacancies.
  - The Villages with contested elections were Bees Creek, Sawmill Lake, Sienna Oaks and Steep Bank West. The voting for these races opened on October 6th and concluded on November 4th. The Village of Bees Creek had 3 candidates (Ramona Mishaga, Ernest Okeke and Alejandro Portal) for 2 positions and the candidates with the highest number of votes were: Ramona Mishaga and Ernest Okeke. The Village of Sawmill Lake had 4 candidates (Kiran Agarwal, Ayse Miner, Jamyla Mitchell and Abla Rhouma) for 3 positions and the candidates with the highest number of votes were: Kiran Agarwal, Ayse Miner and Jamyla Mitchell. The Village of Sienna Oaks had 8 candidates (Warren Bott, Sid Chandwani, Kendra Hayes, Cristina Leahy, Amos Miles, Kimberly Shoaf and Albein Thomas) for 3 positions and the candidates with the highest number of votes were: Kevin Kress, Amos Miles, and Kimberly Shoaf. The Village of Steep Bank West had 3 candidates (Rusty Brooks, Michael Jackson and William Michie) for 2 positions and the candidates elected were: Rusty Brooks and William Michie.
  - She then thanked all candidates. For those not elected, she encouraged them to get involved in other ways. All elected and appointed candidates' terms will begin on January 1, 2026.

III. 2024 Annual Meeting Notes

- A. Bond noted that, since there was no quorum at the 2024 Annual Meeting, a summary of the meeting was prepared and has been posted on siennanet.com for review.
- She then turned the meeting over to A. San Miguel.

IV. Developer Update

- A. San Miguel presented a pre-recorded update on development activity, both residential and commercial.

V. Community Overview & Financial Overview

- After A. San Miguel's presentation concluded, he stated that Sandy Denton, Association General Manager, had also pre-recorded a Community & Financial Overview presentation.

VI. Questions and Answers

- At the conclusion of the Community & Financial Overview presentation, questions submitted through Zoom Q&A were addressed. S. Denton, A. San Miguel and Lisa Cox participated in answering questions.

VII. Adjourn

- A. San Miguel thanked all for attending and stated that the meeting was adjourned at 8:30 p.m.