

**SUNPOINTE AT LAKEWOOD ESTATES II CONDOMINIUM  
ASSOCIATION, INC.**

**Meeting Minutes  
February 9, 2016**

Irene LeVangie called the meeting to order at 6:31 PM February 9, 2016 at the Link Recreation Center 1295 S. Reed Street, Lakewood, CO 80226.

Open Forum: Mark Austin and Eidiann Feigles of 5877 W. Asbury Place

Attending: Irene LeVangie, Ray Garcia, Steve Behm, Marty Vesterby, and Brian Gadbery, Manager. Quorum was reached. Helen Leach was not present.

Irene LeVangie made a motion to approve the agenda as written. Steve Behm seconded the motion. The motion carried unanimously.

Irene LeVangie made a motion to approve the January 12 and January 28, 2015 meeting minutes as written. Ray Garcia seconded the motion. The motion carried unanimously.

Association A/R, Budget vs. Actual for January 2016, Account Balances, and Check List were presented at the meeting. Reconciled bank Statements were given to Steve Behm at the meeting.

The Board asked that the Association's attorney write a letter to the City of Lakewood requesting they further investigate interior remodeling at 5734 W. Atlantic Place.

Irene LeVangie made a motion to approve an additional \$1,000 for the Association's attorney to properly draft proposed assessment changes to the Declarations and community ballot vote. Ray Garcia seconded the motion. The motion carried unanimously.

Agenda for the 2016 Annual Homeowners meeting to be held on March 16, 2016 was reviewed and approved. The Board agreed to purchase 4 \$25 King Soopers gift cards as prizes for those homeowners who attend the meeting.

FHA recertification material should be turned over the attorney for review and submission by February 15, 2016.

Irene LeVangie made a motion to approve The Pool Connections proposal to replace the sand in the pool and spa/hot tub filters for \$800. Marty Vesterby seconded the motion. The motion carried unanimously.

The Board agreed on Community Calendar Dates for the summer of 2016 as follows:

- May 14, Saturday – Volunteer Day. Have donuts and coffee. Plant flowers at pool and address signs, other trimming jobs, put rocks back in planter areas etc.
- May 20 and 21 Friday and Saturday – Garage Sale two days only and have dumpster for house hold items.
- May 21 Saturday – Pool opens for the season.

- June 4 Saturday – Community BBQ at Pool 11:30 to 1:30
- September 10 Saturday – Community BBQ at Pool 11:30 to 1:30
- September 11 Sunday – Pool Closed for the season

The Board was informed of Mrs. Rules concern about excessive water use in building #1. She had suggested obtaining bids for an engineer to examine the structure of the building to determine water leaks. The Board took no action due to the fact the excessive water use most likely is a result of a leaking toilet. Mrs. Rule will be invited to the next Board of Directors meeting to further outline her proposal.

#### Design Reviews

- Ms. Reilly of 5846 W. Asbury Place window replacement request was approved by the Board.
- Mr. Austin of 5877 W. Asbury Place request to install proper venting for a new high efficient furnace and to place new air conditioning condenser unit out side the patio wall was approved by the Board.

Next meeting March 8, 2016

The meeting was adjourned at 8:15 PM.

Final