

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

**Meeting Minutes  
August 11, 2015**

Ray Garcia called the meeting to order at 6:31 PM August 11, 2015 at the SunPointe II Pool 5885 W. Asbury Place, Lakewood, CO 80227.

Open Forum:

Attending: Ray Garcia, Helen Leach, Steve Behm Marty Vesterby, and Brian Gadbery, Manager. Quorum was reached.

Ray Garcia made a motion to approve the agenda as written. Motion carried unanimously.

Ray Garcia made a motion to approve the July 14, 2015 meeting minutes as written. Steve Behm seconded the motion. The motion carried unanimously.

Association A/R, Budget vs. Actual, Account Balances and Reconciled bank Statements were reviewed and presented at the meeting.

Board reviewed possible 2016 Reserve Budget projects.

Ray Garcia made a motion to approve the 7/15 revisions to the SunPointe II Parking Rules. (Rules included language on parking found in the updated governing documents). Steve Behm seconded the motion. The motion carried unanimously.

The Board chose not to replace the east tennis court posts and crank. Manager Brian Gadbery was able to make adjustments to the crank to make it work for now.

It is suspected that the owner of 5734 W. Atlantic Place has made or is making unauthorized renovation to the unit and that City of Lakewood Permits has not been obtained. Further research is required and manager will talk with the Association's attorney for guidance.

A request to lease 5899 W Atlantic Place was made by the owner. The Board approved the request.

Communication between SunPointe Common Maintenance and SunPointe II was discussed. Monthly updates to the SunPointe II Board and to SunPointe II's manager by a member of the SunPointe Common Maintenance Board was brought up as a suggestion. Further discussion was tabled until input from SunPointe II and SunPointe Common Maintenance President Irene LeVangie could be heard.

Design Review Requests

**Approved** – 5720 W. Atlantic Place, Mr. Thomas Krier submitted a request to replace all the windows in the unit. The request was approved provided a permit from the City of Lakewood was obtained and all windows must look like the existing windows.

Next meeting September 8, 2015 at 6:30 PM at the SunPointe II Pool.  
The meeting was adjourned at 8:35 PM.

Final