

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

**Meeting Minutes
June 14, 2017**

Ron Fischer called the meeting to order at 6:31 PM June 14, 2017, at the SunPointe II Pool, 5885 W. Asbury Place, Lakewood, CO 80227.

Attending: Ron Fischer, Barb Quist, Peggy Steele, Ray Garcia, and Ernie Dunn and Brian Gadbery, Manager. Quorum was reached.

Barb Quist made a motion to approve the agenda as written. Peggy Steele seconded the motion. The motion carried unanimously.

Open Forum: None

Barb Quist made a motion to approve the May 9, 2017 minutes as written. Ron Fischer seconded the motion. The motion carried unanimously.

All Association's financials, A/R Report, Budget vs. Actuals, Register of Checks written in May 31 of 2017, and May bank recs. were reviewed at the meeting.

Revision of Association Rules was reviewed and comments made. The last changes discussed are to be sent to the attorney for further review.

Ron Fischer made a motion to approve DRS Engineering Contractors Change Order dated May 30, 2017 totaling \$10,448.00. Changes to redesign of downspout from east side of building being run directly to the storm sewer, rotting sill plates discovered during demolition. Peggy Steele seconded the motion. The motion carried unanimously.

Ron Fischer will draft a letter for Board review addressing concerns from Mr. Thistle sent in by email. Once reviewed by the Board and Management the letter will be sent to Mr. Thistle.

The Board had a general discussion on the written comments on the 2017 survey. Over the next few months some questions and comments will be addressed in the monthly newsletter.

The Board tentatively approved the proposal from Hunter Engineering provided the proposal addresses individual patios and not entire buildings as previously evaluated. Motion made by Barb Quist. Seconded by Peggy Steele. The motion carried unanimously.

Board approved fine for 5828 W. Atlantic Place for dog left unattended on patio, dog poop on patio, and the cost of repairs to patio wall caused due to dog damage be billed to the owner. The owner was sent a notice of hearing. No response was received in writing per the request.

Ray Garcia made a motion to approve Schulhoff Tree and Lawn proposal to trim and remove trees throughout the complex totaling \$8,425.00, Peggy Steele seconded the motion. The motion carried unanimously.

The Board scheduled a community walk through on June 27, 2017 at 9 AM.

The Board scheduled a walk through to evaluate Ash trees in the community July 6, 2017 at 9 AM.

The Board agreed to suspend the parking rules and invite all SunPointe II residents to park in available SunPointe II visitor spaces for the month of August. Residents parking on the loop road are subject to the Loop Road SunPointe Common Maintenance parking rules and tow if they violate the rules. This is an effort to understand the parking issues and affects on Lakewood Estates single family homes, and to assist in ideas for future parking rules for SunPointe II.

The Following Design Reviews were approved.

- 5892 W. Asbury Place Minnard Request to place satellite dish on Northeast corner of garage.
- 5856 W. Asbury Place Cowell/Goodland window replacement.
- 5704 W. Atlantic Place Nelson A/C furnace installation. New A/C.
- 5704 W. Atlantic Place Nelson garage door replacement.

Next meeting tentatively scheduled July 11, 2017 at 6:30 PM at the SunPointe II Pool, 5885 W. Asbury Place, Lakewood, CO 80227.

The meeting was adjourned at 9:21 PM.