

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

Meeting Minutes
November 1, 2017

Ron Fischer called the meeting to order at 6:34 PM, November 1, 2017, at The Link Recreation Center, 1295 South Reed Street, Lakewood, CO 80232.

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

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

Open Forum: No one for open forum.

Barb Quist made a motion to approve the October 10, 2017 minutes as amended. Peggy Steele seconded the motion. The motion carried unanimously.

Ron Fischer made a motion to approve the October 24, 2017 minutes as written. Peggy Steele seconded the motion. The motion carried unanimously.

All Association's financials, A/R Report, Budget vs. Actuals, Register of Checks written through October 30, 2017, and October bank reconciliation will be given to Barb Quist once they are received.

Ron Fischer made a motion to rescind the write off of \$129.27 approved in the October Board of Directors meeting to confirm the actual account balance with the Association's attorney. Peggy Steele seconded the motion. The motion carried unanimously. The write off will be reviewed again after confirming with the attorney their costs of collections.

2018 Budget approval was tabled pending further review by the Board of Directors.

The Board requested the proposed pool maintenance contract with The Pool Connection be resubmitted with weekly service being three-days a week, replacing the proposed four-day a week service.

Ron Fischer made a motion to approve The Pool Connection pool and spa (hot tub) proposed contract with a three-day a week service and approve the two-year option on the contract. Peggy Steele seconded the motion. The motion carried unanimously.

The informal parking survey by Precision Management estimating the number of SunPointe II residents who have one or more vehicles parked outside the two car garage was reviewed and discussed by the Board.

The Board will experiment with a new newsletter item regarding good and uplifting information about the community. This section will be written or drafted by a Board member.

Board President Ron Fischer will draft a letter to Peggy Rielly of 5846 W. Asbury Place, responding to Association sponsored tree planting.

Discussion about the 2018 Annual Meeting date and topics were tabled due to time constraints. Ron Fischer handed out an outline to be reviewed at the next Board of Directors Meeting.

No action was taken on a single complaint about Pickle Ball and/or court noise at 7 AM.

Parking permission request by Ms. Bohnett of 5832 W. Atlantic Place was denied by the Board.

The Board approved Mr. and Mrs. Gardner's requests to renovate the first floor bathroom and replace windows in the unit. The Board will discuss if fines should be imposed due to the Gardner's starting both projects prior to requesting approval or receiving written approval from the Board of Directors.

The Board approved Ms. Salazar's request to replace broken garage door. Ms. Salazar will have to have the door painted to match the existing building color.

Next meeting tentatively scheduled December 5, 2017 at 6:30 PM at The Link Recreation Center, 1295 South Reed St., Lakewood, CO 80232. This date is subject to change due to Board Member scheduling issues.

The meeting was adjourned at 8:50 PM.