

SunPointe II

News and Community Education

Happy and Safe Holidays

Dear SunPointe II Resident

December 2019

Recycle Days – December 30, January 13 and 27, February 10 and 24.

There will be no holiday delays for trash or recycling pick up. Please place trash out by 7 AM on Monday morning.

Our trash provider will take Christmas trees. Please cut them in half and remove all decorations from the tree before putting it out on pick up day.

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2020 Budget Ratification Meeting – The ratification meeting was held on November 20. Eighteen owners came to the meeting, in person or by proxy. The proposed budget was explained to owners in attendance and questions were answered. A vote was held with 15 for ratification and three against. Eighty-two no votes were needed to not have the budget ratified.

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2020 Coupon Books or Assessment Notification Letters – All owners should have received coupon books or letters. If you use your banks online bill pay system your did not receive a coupon book. Owners using bill pay please make adjustments to your monthly amount to pay. If you did not get a coupon book or letter, please notify Brian at Precision Management at 303-984-4926 or email sun2board@gmail.com.

All owner monthly assessments increased by \$20 per month. Please make changes to your banks bill pay program.

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Holiday Decorations – Please remove all holiday decorations by January 19, 2020.

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Water Use – Please conserve water at all times but pay close attention during January and February. This two-month period is when the monthly sewer rate is calculated by Bancroft-Clover, our water provider. Saving water during these two months could save hundreds of dollars in 2020.

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Dog Waste – A reminder dogs or other pets may not use the patio as a bathroom regardless of the weather outside. It is unhealthy for you, your neighbors, your pets and other people’s pets. The Association’s rules and governing documents prohibit pet waste on the patios. You may be subject to fines of \$20, \$50 and \$100. If your pet has an accident clean it up immediately.

Garage Doors – All garage doors must be closed if you are not physically in the garage working. This is for your safety, the community’s safety and to present a uniform look to the community. Fines may be imposed for frequent or habitual violators.

Board Meetings – Board of Directors’ meeting are generally held once a month, on the second Tuesday of the month. If you would like to attend please email or call Property Manager Brian Gadbery at sun2board@gmail.com or call 303-984-4926 to confirm place, date and time. Next tentatively scheduled meeting is January 10, 2020 at the Link Recreation Center.

Call 911 – Please call 911 for the following: domestic disputes, noise complaints, suspicious persons or activity, attempted break-ins, fire alarms, smoke and or fire. Call management only after you have called 911. The manager doesn’t have any police authority and will not put himself in physical jeopardy, particularly with domestic disputes.

Newsletters and Notification by Email – If you would like to receive your newsletter and community notices by email, please send your name, address and email address to sun2board@gmail.com. Signing up for email notifications will save you money. You will also get important information faster.

Contact information – The community Manager, Brian Gadbery owner of Precision Management can be contacted at 303-984-4926, at P.O. Box 27054, Lakewood, CO 80227 or by emailing sun2board@gmail.com. The SunPointe II Board of Directors can be contacted by email at sun2board@gmail.com.