

# SunPointe II

## News and Community Education

Dear SunPointe II Resident

March 2020

**Recycle Days** – March 23, April 6 and 20, May 4 and 18.

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**2020 Annual Homeowners Meeting** – Thank you to everyone who came out or submitted proxies for the 2020 Annual Homeowners Meeting on March 11, 2020. There were 51 owners represented 28 in person and 23 proxies. A detailed review of the budget vs. actual for 2019 was presented. Information on the 2020 reserve improvements were announced. An update was given on the White Fence Farm property. And the Board of Directors will send out ballots to all owners to reduce the number of rentals allowed as currently outlined in the Declarations.

Three Board Members were elected to the Board. Congratulations to, Ron Fischer, Dennis Jerger and Pat Strunk. Barb Quist and Ernie Dunn's term will be up in 2021.

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### **Community Calendar –**

Pickleball Clinic April 4, 2020 at 10AM. Everyone is welcome. We will supply paddles, balls, instruction and tips on the game of Pickleball. Meet us on the courts for an hour of fun.

Community Roll-off dumpster for large non-toxic items April 10 to 13.

Volunteer Day #1 April 11 at 9AM. Meet at the pool for a variety of volunteer activities for all abilities. Refreshments will be provided.

Volunteer Day #2 April 18 at 9AM. Meet at the pool for finishing up of the prior weeks volunteer activities. Refreshments will be provided.

Pool Opening May 16 at 7AM.

Pool Party May 30 from 11:30 to 1:30.

End of Season Pool Party September 5 tentative date

Pool Closing September 13, at 10PM.

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**I Want to Improve/Renovate My Home What Do I Need To Do – Thanks for asking!**

If all you are doing is painting walls, installing flooring, replacing light fixtures or plumbing fixtures in the same location, new kitchen appliances, go ahead and make the upgrade.

*Everything else will require written permission from the Board of Directors. How do I do that, you ask?*

Submit a Design Review Request Form with detailed information on your project. What is detailed information? This is the project your are undertaking, who is doing the work, copy of the license and insurance information of the contractor, proposed start date and end date, plans of the project, etc. The Board has 45 days to review and respond to your request. If for some reason the Board doesn't respond within this time frame the request is **deemed denied** as outlined in the Declarations of the Association.

Remember if you are changing out window coverings (drapes, blinds, curtains, shades, Black out blinds, etc.) they must show white to the outside. Or in other words when you are looking at the window from the outside you will see white.

Written permission is required for kitchen remodels, bathroom wall tile replacement, tub or shower stall replacement, basement build outs or additions, removing any wall, walling in any space, adding or expanding a closet, window replacement, window film, moving any plumbing from original location, installing any new plumbing, installing electrical services, upgrading breaker box, installing a walk-in tub, exterior door knob changes, any video surveillance devise including door bell cameras, garage door replacement, installation of gas fireplace, removal of drywall, jet tubs, adding any type of cable through the exterior wall, installation of central air not already in place.

In most cases you will be approved and upgrades are encouraged. The Association wants to make sure these improvements are done properly to avoid damaging your home, or your neighbors home. There are many things that can be done that can cause damage or even a fire hazard or health hazard to you or the community. These Design Reviews help insure the health and safety of our Community, as well as protecting our property investments.

If you are replacing existing furnace, central air or water heater please contact Precision Management, Manager Brian Gadbery a 303-984-4926 prior to replacement or installation. For these items a special faster permission is possible.

Written permission is required prior to getting building permits or signing contracts.

If you have any questions about the project you are about to undertake please contact Property Manager Brian Gadbery at 303-984-4926.

A Design Review Request form is included with this newsletter and they can also be found at [Sunpointe2.com](http://Sunpointe2.com).

**Sweeping Out Your Garage** – It's spring and time to clean up winter. When sweeping out your garage please put dirt and debris in your trashcan and not sweep it into the driveway where you and your neighbors track it back into the garage. Your neighbors will thank you for this simple courtesy.

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**Thank you** – Thank you for reading the newsletter. If you get this far you can enter a drawing for a \$40 King Soopers gift card. All you have to do is reply by email ([sun2board@gmail.com](mailto:sun2board@gmail.com)) or by letter to Precision Management P.O. Box 27054, Lakewood, CO 80227 and say “I read the March newsletter”. Precision Management sponsors this prize. Only one entry per unit. Deadline for entry in this random prize drawing is March 22, 2020 at 5PM. All entries will be put in a drawing and will be chosen at random at the next Board meeting April 14, 2020.

**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](mailto:sun2board@gmail.com) or call 303-984-4926 to confirm place, date and time. Next tentatively scheduled meeting is April 14, 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](mailto: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](mailto:sun2board@gmail.com). The SunPointe II Board of Directors can be contacted by email at [sun2board@gmail.com](mailto:sun2board@gmail.com).