

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

**Meeting Minutes
June 8, 2022**

Ron Fischer called the meeting to order at 10:58AM, June 8 2022, location, SunPointe II Pool 5885 W. Asbury Place, Lakewood, CO 80227.

Attending: Ron Fischer, Barb Quist, Pat Strunk, and Brian Gadbery, Manager. Quorum was reached. Dennis Jerger and Ernie Dunn were not in attendance.

Barb Quist made a motion to approve the agenda. Pat Strunk seconded the motion. The motion carried unanimously.

Open Forum: There were no owners attending for Open Forum.

Ron Fischer made a motion to approve the May 2, 2022 Board Meeting minutes as written. Barb Quist seconded the motion. The motion carried unanimously.

All Association's financials, A/R Report, Budget vs. Actuals, Register of Checks written through June 30, 2022, delinquencies. Bank reconciliation were given to Barb Quist prior to the meeting. Pat Strunk made a motion to approve the financials as presented. Barb Quist seconded the motion. The motion carried unanimously.

SunPointe at Lakewood Estates Common Maintenance Report. SunPointe Common maintenance has agreed to pay for the drain pan on the loop road at the SunPointe II Pool Parking Lot.

Ron Fischer made a motion to pay for the May snowstorm tree damage totaling \$14,140.00 out of the Reserve Account. Pat Strunk seconded the motion. The motion carried unanimously.

Ron Fischer made a motion to confirm the Board email vote approving National Pavement to perform the proposed asphalt replacement at the pool lot, buildings 32, 33, 34 and buildings 37 and 38. Barb Quist seconded the motion. The motion carried unanimously. The email vote was conducted June 1, 2022.

Pat Strunk made a motion to approve Aspen Reserve Specialties proposal to update the 2018 reserve study at the level 3 option. Barb Quist seconded the motion. The motion carried unanimously.

The Board decided to go forward with a community garage sale on June 17 and 18, 2022.

Bancroft Clover said they would apply epoxy coating to the sweep from building 3 to the mainline sewer line with a smooth epoxy coating to help solid waste make the turn into the mainline. Work was completed in July and appears to have helped the flow of solids moving down the sewer line.

Ron Fischer made a motion to approve Cherry Creek Insurance Groups 2022/23 insurance package totaling just over \$90,000. Pat Strunk seconded the motion. The motion carried unanimously.

The Board discussed issues with community family members and their impact on pool users and the community at large.

The Board approved the lock replacement request on all exterior doors at 5898 W. Asbury Place. Request was made by Rachel Hoffer and Gustavo Pop.

The Board approved the installation of a “ring” doorbell at 5856 W. Asbury Place per Marianne Good Land’s request.

The Board approved the installation of replacement AC, Furnace and Water Heater at 5830 W. Atlantic Place per Glenn Gardner’s request.

The Board denied Chad Anderson’s request to replace all the windows in the unit at 5728 W. Atlantic Place, by Power Windows. The reason is that Power Windows cannot match the windows like for like to match the existing windows. To avoid confusion the Board asked if the request was to be resubmitted that only the windows being replaced be included and the front three windows be left out of the Design Review Request.

Next scheduled Board of Directors meeting will be July 12, 2022 date, at 5PM at the SunPointe II Pool.

The meeting was adjourned at 12:10PM.