

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

**Meeting Minutes
February 15, 2024**

Ron Fischer called the meeting to order at 6:01 PM, February 15, 2024, at the Link Recreation Center 1295 S. Reed Street, Lakewood, CO 80232.

Attending: Ron Fischer, Barb Quist, Pat Strunk, Dennis Jerger, Rachel Clouser and Brian Gadbery, Manager. Quorum was reached.

Open Forum. None

Ron Fischer made a motion to approve the agenda. Barb Quist seconded the motion. The motion carried unanimously.

Barb Quist made a motion to approve the January 9, 2024, Board Meeting Minutes with minor changes. Pat Strunk seconded the motion. The motion carried unanimously.

Pat Strunk made a motion to approve the January 2024 financials. Rachel Clouser seconded the motion. The motion carried unanimously.

Common Maintenance: Common Maintenance Board will meet on February 27, 2024

Precision Management will meet with Radiant Lighting for quote on electrical run to Iliff and Jewell monument sign March 10, 2024.

Review of Annual Meeting Topics.

Owners of 5726 and 5861 W. Asbury Place have not responded to quote to repair garage trim damage caused by owner or guest vehicle impact.

Ron Fischer made a motion to approve the 2022 Audit provided by Lee Public Accounting. Pat Strunk seconded the motion. The motion carried unanimously.

Ron Fischer made a motion to approve Lee Public Accountings proposal for 2023 tax prep and 2023 audit for \$2,650. Pat Strunk seconded the motion. The motion carried unanimously.

Pat Strunk made a motion to approve the Maxx Towing Agreement. Ron Fischer seconded the motion. The motion carried unanimously.

A question was posed to the Association's attorney about who is responsible for the conduit coming from the ground to the meter since Xcel Energy will not address spacing in the conduit. The Association's governing documents say that the Association should be responsible. Radiant Lighting will be asked to give a quote for this repair.

A letter will be drafted to the owner at 5760 W. Asbury Place addressing Covenant and Rules Issues.

Laura Dunlap at 5897 W. Atlantic Place sent in a Design Review Request for maintenance items on the exterior of the unit. These will be addressed with the owner.

Cory Robinson at 5861 W. Atlantic Place requested permission to lease his unit. Ron Fischer made a motion to approve the request. Pat Strunk seconded the request. The motion carried unanimously.

Caitlin Greagor at 5875 W. Asbury Place requested permission to lease her unit. Ron Fischer made a motion to approve the request. Pat Strunk seconded the request. The motion carried unanimously.

Caitlin Greagor at 5875 W. Asbury Place made a request to place a keypad garage door opener on the trim of the garage door. Barb Quist made a motion to approve the request. Pat Strunk seconded the motion. The motion carried unanimously.

More information was required to approve Jeanne Williams request to replace the storm door and replace the wood fireplace with a gas fireplace at 5730 W. Atlantic Place.

Next meeting tentatively April 16, 2024.

Meeting was adjourned at 7:15 PM.

Final