

SUNPOINTE AT LAKEWOOD ESTATES II CONDOMINIUM ASSOCIATION, INC.

Meeting Minutes January 6, 2026

Ron Fischer called the meeting to order at 5:56PM, January 6, 2025, at The Link Recreation Center, 1295 S. Reed St., Lakewood, CO 80232.

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

Open Forum. No owners for open forum.

Ron Fischer made a motion to approve the agenda. Pat Strunk seconded the motion. The motion carried unanimously.

Pat Strunk made a motion to approve the December 11, 2025, minutes with minor spelling/grammar corrections. Rachel Clouser seconded the motion. The motion carried unanimously.

Ron Fischer made a motion to approve the 2026 Budget Ratification meeting minutes held on December 11, 2025, with minor spelling/grammar corrections. Barb Quist seconded the motion. The motion carried unanimously.

Pat Strunk made a motion to approve the December Financials. Rachel Clouser seconded the motion. The motion carried unanimously.

The Board agreed to hold the 2026 Annual Homeowners meeting on March 11, 2026, at 7PM and the Lakewood Cultural Center. Agenda items: Review of 2025 Budget vs Actual, Completed projects in 2025 and major projects for 2026. The Board also thought presenting a new survey of the community would be worth exploring.

Ron Fischer made a motion to approve Mr. Aucoin's request to install a video doorbell at 5850 W. Asbury Place after the fact. Rachel Clouser seconded the motion. The motion carried unanimously.

Precision Management updated the Board on various covenant violations, discharge of a BB Gun on the property and discussed an unreported broken waterline in a unit that has to managements knowledge taken proper steps to minimize water related issues.

Next meeting is scheduled for February 10, 2026 6PM, at the Link Recreation Center.

Meeting was adjourned at 7:45PM.