

NOTICE OF MEETING: An open meeting of the Board of Directors of the Towers at Lakepoint Association will be held at 9:00 a.m. on April 23, 2024, via Zoom. The following items will be on the agenda for the meeting:

BOARD MEETING AGENDA **April 23, 2024**

1. **Call to Order**
2. **Approval of Minutes Meeting of the Board January 11, 2024**
3. **Consent Ratification of Items Approved by Email Since January 11, 2024**
4. **Report**
 - A. Treasurer's Report
 - i. Review of Financial Statements
 - B. Property Manager's Report
 - i. Report on Completed and Pending items.
5. **Unfinished Business**
 - A. Foundation Repair and Regrading Project
 - B. Exterior Building Painting
 - i. LHU Railing Repair Project
 - C. Asphalt Repairs, Seal Coat and Restriping
 - D. Light Post Repairs Update
 - E. Colorado Energy and Building Performance and Benchmarking Reporting
 - F. Carpet Cleaning: Lobby and Ski Locker Hallways
 - G. Recycling update
6. **New Business**
 - A. Roof Repairs North Tower
 - B. Glycol Flush and Fill scheduled and logistics
 - i. Zone Valve Replacements
 - C. Window Cleaning
 - D. Door Code Change
 - E. Energy Reducing Discussion
 - F. Window Replacement - Reserve Study
 - G. Elevator Requirements
 - H. EV Survey
 - I. Insurance – Work Comp Policy – Owner’s List
 - J. Master Key System – select upper floor units need storage spaces rekeyed
 - K. Fire Suppression Deficiencies
7. **Other Business**
8. **Owners’ Forum (maximum 3 minutes per owner)**
9. **Adjourn to Executive Session (If necessary, topics may include)**
 - A. Delinquent Account
 - B. Member disciplinary hearing
 - C. Property management

D. Litigation

10. Adjournment

MEETING RULES:

Owners may send questions and comments to the board at ANY time by writing to TowersBOD@gmail.com. If you request an additional topic be addressed at this meeting, please make that request no later than April 22, 2024.

The Board welcomes all Owners to attend the open session of the Board of Directors meeting. Owners are subject to the Conduct of Meetings Policy. Our Conduct of Meeting Policy allows all owners to speak, after being recognized by the chair, during the Owner forum at the end of the meeting. Owners may speak for a duration of 3 minutes max per owner. Only one person may speak at a time and each person speaking shall first state their name and address. Each person may only speak once during the Owner forum and once on any other issue prior to a vote by the directors on such issue. Speakers may not allot their time to others. Owner input after a motion and a second made on any matter, prior to a vote by the directors, Owners, or their designated representatives, preset at such time shall be afforded an opportunity to speak on the motion.

A director or manager may briefly respond to statements made or questions posed by Owners. Speakers must observe rules of decorum and not engage in other disruptive behavior. The time guidelines ensure that others will have an opportunity to speak. Anyone disrupting the meeting, as determined by the chair, shall be asked to “come to order.” Anyone who does not come to order shall be requested to immediately leave the meeting.

No audio or video recording by attendees is allowed. However, the secretary may record the meeting to aid in the preparation of minutes. The recording is deleted once the minutes have been prepared.

The members of the Board may hold a closed door, executive session and may restrict attendance to Board members and such other persons requested by the Board during a regular or specially announced meeting. Executive session topics may include confidential discussions with employees, legal counsel, and owners that should be private matters.