Sun Gate Condominium Association, Inc.
Frisco, Colorado
Minutes of the Unit Owners
Sunday, January 21, 2007

Call to Order
The meeting of the Unit Owners of Sun Gate Condominium Association, Inc. was called to order on Sunday, January 21, 2007 at 7:00 p.m. by President, Kathy Grubbs at Cross Creek Condominium Association Conference Room, Frisco Colorado.

Four owners were present as follows:
> Missy Gursky, 300 Streamside Lane #2
> Kathy Grubbs, 300 Streamside Lane #1
> Stacey Gilbert, 304 Streamside Lane #1
> Henry, Mary & Hank Wiethake, 300 Streamside Lane #1

Also present was Mark Sabatini, representing Western Slope Management.
Introduction of new unit owners Henry & Mary Wiethake Hank Wiethake who purchase 300 Streamside Lane #1.

Yahoo Groups Set Up
Stacey Gilbert has set up a web site with Yahoo Groups and January 31 is target date for all email/correspondence to be done through the Yahoo groups. Stacey Gilbert reminded the owners that Yahoo Groups is saving unit owners $10 a month not adding a professional website to dues.

Short Term Property Rentals
All owners with short term rentals should visit with the city to make sure they are in compliance with all rental income requirements. Sales tax collection, licensing and tax filing with the City of Frisco, State of Colorado discussed.

Maintenance
Lori Gilmour from Western Slope Management has request to be notified immediately by e-mail for telephone if HBO/cable goes out or any other maintenance/security issues occur.

Henry Weithake mentioned that the Board of Director should check with the builder to see if the radiant heat has ethyl glycol in the fluid going through the pipes. If not, find out how much it would cost to add it to the fluid going through the pipes to prevent frozen pipes.

Financial
Kathy Grubbs is going to check with Lori Gilmour, Western Slope Management to address whether Sun Gate Condominium is on track with the 2007 Budget.

Adjournment
There being no further business, the meeting as adjourned.

Signed:

Stacey Gilbert, Secretary