

**Pinnacle Gardens**  
**Board of Directors Meeting**  
**February 10, 2014**

The regular monthly meeting of the Board of Directors was called to order by the President, Sandy Athansakes, at 6:30 pm.

Roll of members present included Sandy Athanasakes, Teresa Good, Joe Jordan, Dan Palacios, Tony Vick, Bill Gaar and Nancy Chaplin. Dan Rapp represented Kentucky Realty. Not present were Ben Lampton and Phil Hanna.

January meeting minutes had previously been emailed to all members by Teresa Good. Nancy moved to accept the minutes as written, Tony seconded, all agreed.

Bill discussed the treasurer's report. Teresa moved to accept the report, Nancy seconded, all agreed.

Status of monthly walk through— We discussed the gutters. The freezing weather has shown us where the water sometimes goes over the top of the gutter rather than run off properly. New gutter extensions are 8.87 each. We currently have 21 that are cracked or broken. We voted to purchase the extensions now but wait until better weather to install them. We discussed the roof. About two weeks ago, we had severe winds. At that time, we started finding some shingles on the ground. We decided to ask the insurance company to have an adjuster come to assess the situation. We discussed a couple of other small issues that was discovered during the walk around. Once the weather gets better, we will address these issues.

Old Business— The discussion about the ACH was discussed. In the future, if a person has three non-sufficient funds in any 12 month period while paying through ACH, we will discontinue their use of the service.

Dan Rapp told us he is running out of physical space at his office. He would like us to reduce the amount of paper at Kentucky Realty. Sandy asked Dan to deliver the boxes so the board members could see what is there. Anything we want to save should be scanned to a electronic device.

New Business— We went to executive session to discuss delinquencies.

Bill moved to adjourn at 7:50, Tony seconded, all agreed.