

Pinnacle Gardens HOA Monthly Board Meeting

Monday, June 10, 2024

Agenda

|                               |                            |
|-------------------------------|----------------------------|
| Grace Church @ 6:30pm 6/10/24 |                            |
| Jackie Crenshaw -President    | Tony Vick – Vice President |
| Jean Kellett- Treasurer       | Melody Gary-Secretary      |
| Debbie Jordan                 | George Coleman             |
| Debbie Lind                   | Donna Hawkins              |
| Shaun Haley – Kentucky Realty |                            |

- Call to Order 6:30pm
  - **Call to order 6:31pm**
- Roll Call/ Confirm Quorum
  - **Present: Jackie Crenshaw, Tony Vick, Jean Kellett, Melody Gary, Debbie Jordan, George Coleman, Debbie Lind, Donna Hawkins**
- Open Forum (if needed)
  - **Approve minutes of April 8, 2024 (revision) and May 13, 2024, Board Meeting**
  - **April and May 2024 minutes were approved. Donna motioned approval; Tony seconded the motion.**
- Mr. DeWees, Attorney – updates on legal matters
  - **Updated the Board on legal matters.**
  - **Discussed with Mr. DeWees options for resolutions on late HOA fees.**
  - **Updated late HOA charge: a fine of \$50 on any amount over 90 days past due unless a lien has already been filed. This is at the board’s discretion. Tony motioned to approve, Donna seconded the motion, all in favor.**
- Treasurer’s Report - Jean Kellett
  - **Jean gave the treasurer’s report.**

**Business Update – Shaun**

- Any outstanding business updates Shaun
  - Updates for accounts receivable – **Shaun gave updates on accounts receivable.**
  - Aphix reimbursement – **Shaun continues to work with Aphix to resolve.**
  - Insurance reimbursement – **according to accounts receivable, we have received our refund.**

**Board Updates**

- Invoices paid on time – **addressed with Shaun and he is going to discuss with Yvonne.**
- June 6 walk around –
  - **It was agreed that the 2024 monthly walk around will be on Thursday of the first week:**
    - **July 12; August 1; September 5; October 3; November 7, December 5.**
  - **Some trees are hitting the buildings; Shaun requested a quote from Bob Ray for trimming.**
  - **Removal of trees, Shaun requested quotes for removal of trees and will confirm which trees are targeted.**
  - **Ice cream social with the Church: June 30, split the cost if needed. George motioned for approval; Tony seconded the motion.**
  - **Shepherd hooks on the resident’s property were discussed.**
- **Landscaping was discussed.**
  - **A quote (318) for removing tree needed to be clarified. Shaun to contact Evergreen.**
  - **The quote (324) for removing existing day lilies in front island was not approved.**
- Executive Session (if needed)
- Adjournment – **Adjournment at 8:30pm**

**Rental Units:**

|       |       |       |
|-------|-------|-------|
| 13518 | 13540 | 13620 |
| 13622 | 13616 | 13638 |
| 13630 | 13634 | 13550 |

