**PINNACLE GARDENS**

**BOARD OF DIRECTORS MEETING**

The monthly Pinnacle Board of Directors meeting was held on Monday, July 10th. Board members present were Phillip Hanna, Ben Lampton, Cesar Cestero, Dan Palacios, Gary Stinson, Jean Kellett, Sandy Athanasakes, and Debbie Jordan. Dan Rapp represented KY Realty. Sandy called the meeting to order at 6:30 p.m.

Gary moved the minutes of the previous meeting be approved as written. Debbie seconded. Approved.

TREASURER’S REPORT: Jean reported on the June financial accounts. The financials from May 2017 were approved by Phil, and Sandy seconded. Approved.

Walk around was done by Dan R and Phil.

1. 13506 – Tree limbs need to be cut.
2. 3403 – Stones removed and sod put down.
3. Bldg. #8 – Algae on the siding that needs to be cleaned.
4. 3400 – A/C needs to be corrected on pad (where mower hit it).
5. 13606 – Needs old TV satellite dish removed.
6. 13626 – Car is not tagged as of this date. Owner states they are getting new tags.
7. Dead plants around the complex not yet removed by Brightview Landscaping Co.
8. Asphalt needs repaired between buildings #7 and #8.

OLD BUSINESS:

1. Power washing of sidewalks and driveways has been completed on buildings #5 and #6. Two more buildings will be done in August.
2. Front entrance lighting has been completed with new outlets and new spot light has been installed.
3. Epic Roofing will start replacing roof on building #1. Notices will be given prior to start of job.
4. 13540 – Patio door was replaced.
5. Building #1 – trees were trimmed off of roof and gutters cleaned before roofing work starts.
6. Shed – Boards have been added to complete the look and secure the ramp. Sod has been added in the front of the ramp to improve the ground.

Other items noted that needs to be addressed is the back fence area with overgrown trees, vines and shrubs. They need to be removed before the fence can be repaired. A meeting will be set up to address this issue with Brightview Landscaping.

Meeting was adjourned at 7:45. Phil moved and Sandy seconded. Approved.