

PINNACLE GARDENS
BOARD OF DIRECTORS MEETING
March 14, 2017

The monthly meeting of the PG Board of Directors was held Monday, March 14, 2017. Board members present were Jean Kellett, Debbie Jordan, Nancy Chaplin, Phillip Hanna, Ben Lampton, Cesar Cestero, Sandy Athanasakes, and Gary Stinson. Dan Rapp represented Ky. Realty. Sandy called the meeting to order at 6:30 p.m.

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

Jean gave the treasurer's report. She inquired about a bill to Bellewood and it was explained it was a donation in memory of former Board member Bill Garr. Also, Dan reported we had to release the lien on Unit 13549 on Feb. 16, 2017 as part of the Unit owner court settlement. Nancy moved to approve the report and Gary seconded. Approved.

Walk around results were given by Dan R.:

- A) Dan first commented how valuable the Unit numbers on the back of the buildings are when checking out the buildings & grounds.
- B) The lintels need painting or they will rust. Dan will get bids to paint them.
- C) The drain installed behind unit 13549 is working
- D) Unit 3404 has a satellite dish which should be on the patio, not in common area. A letter will be sent for them to move it.

A suggestion was made to have Brightside work on clearing drains, etc. while not very busy with lawn work.

OLD BUSINESS:

1. The Landscaping committee will meet with Ryan on Thursday.
2. Sandy called an electrician regarding adding lighting to the front entrance. The suggestion was made to put the wiring through the sprinkler system. This will need more investigation.
3. Snow removal contract bid was high. Sandy will talk with Brightview about how we can lower the bid.

NEW BUSINESS:

1. A spring walk around will be done to locate dead trees and shrubs that need to be removed and/or replaced.
2. Debbie said we need to verify Brightview's cost of water if we should ever need it. They gave a bid of \$28.

A quick look at projects for 2017 not already discussed:

1. Stain deck boards — we already have bids for this.
2. Add hooks in the rock entrance walls for holiday decorations — Rapp Assoc. can do this but we need to get the hooks.
3. Clean PG entrance plaque — may need to get H & D Brass Polishing to do it.
4. Add boards to shed — Rapp Assoc. can replace bottom board.
5. Resolve square footage issue — Atty. Eyle continues to work on this
6. Power wash driveways and walkways — Robert to do this in early spring.

Meeting was adjourned at 7:15 p.m.