

# Pinnacle Gardens HOA

## Monthly Board Meeting

**Location:** Grace Evangelical Free Church

**Date:** Monday October 13th, 2025 **Time:** 6:30 pm

**Board Members:** Tony W. Vick – President; Donna Hawkins – Vice President; Melody Gary – Secretary; Jackie Crenshaw –Treasurer; Debbie Jordan; Lindsay Jones; George Coleman; Jean Kellett and Shaun Haley – Kentucky Realty

### **I. Call to order**

- **Call to order by Tony Vick at 6:30 pm.**

### **II. Roll call**

- **Present: Tony Vick, Donna Hawkins, Melody Gary, Jackie Crenshaw, Debbie Jordan, Jean Kellett, Shaun Haley, Lindsay Jones. Absent: George Coleman.**

### **III. Approval of minutes from September 8th, 2025, Board Meeting**

- **Minutes from September 2025 approved. Donna Hawkins motioned for approval, Lindsay Jones seconded the motion, all in favor.**

### **IV. Guests – N/A**

### **V. Treasurer's Report**

- **Jackie Crenshaw gave the update on the financial report. Donna Hawkins motioned for approval, Lindsay Jones seconded the motion, all in favor.**

### **VI. Open Forum**

### **VII. Open issues**

- a) Status on Legal issues
  - **Shaun Haley gave the updates on all legal matters.**
- b) Vendor List
  - **Vendor list is ready to be posted on the PG website as a reference for residents. Melody Gary to send the list for posting to the website.**
- c) Fire Hydrants
  - **Tony Vick contacted Vince Guenthner and is awaiting a response regarding the painting of the fire hydrants.**
- d) List of Security Camera on Property
  - **Tony Vick and Donna Hawkins to confirm the original list.**
- e) Annual Meeting Date confirmed for January 17<sup>th</sup>, 2026 at 10:00 am

- **Tony Vick confirmed the annual meeting with the church. All is approved with the church for January 17<sup>th</sup>, 2026 at 10:00 am.**

#### **VIII. New business**

- a) Steele Blades – 2026 contract
  - **Shaun Haley provided the 2026 contract from Steele Blades to be discussed at the budget meeting.**
- b) Water Spigots on Factory Lane
  - **Water spigots (2) located behind building 1 (Factory Lane) do not work and are capped off. Shaun Haley to investigate.**
- c) Friday Maintenance Day
- d) Schedule 2026 Budget Meeting
  - **2026 Budget meeting scheduled for Saturday, November 1, at 12:00pm.**
- e) Schedule Monthly Walk through with Shaun
  - **Monthly walk through scheduled for Friday, October 17, 2:00pm.**
  - **Shaun Haley to provide the cost to fix the drainage issues between building 6 and building 7. The area seems to be flooding when there is a heavy rain, causing water to pool.**
- f) Rules and Regulations - (2<sup>nd</sup> revision)
  - **Discussions to be continued in the November Board meeting.**

#### **Adjournment**

- **Adjournment at 8:15 pm; Melody Gary motioned to adjourn, Lindsay Jones seconded the motion, all in favor.**

#### **Rental Units:**

<b>13518</b>	<b>13540</b>	<b>13550</b>	<b>13616</b>	<b>13620</b>
<b>13622</b>	<b>13630</b>	<b>13634</b>	<b>13638</b>	

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