

PINNACLE
GARDENS
CONDOMINIUMS



QUARTERLY NEWSLETTER
EXCITING UPCOMING EVENTS

SEPTEMBER - COMMUNITY PICNIC with the date, time, and place to be announced at a later date. Also, look for the fall Newsletter.

OCTOBER - A Community YARD SALE will be held Saturday, October 8th. It will be held in the Church parking lot and the time will be 7:00 a.m. to Noon. All advertising will be done by the Board and tables will be furnished. Anyone wishing to participate needs to contact the Board at

BoardMembers@PinnacleGardens.org before September 7th. If there is not adequate interest and cancellation is necessary it will be announced in the September newsletter.

2016 Projects being scheduled:

1. Patio cleaning - This will be done by request only. If you would like your patio cleaned, you must contact the Board at **BoardMembers@PinnacleGardens.org** so that arrangements can be made. The patio must be cleared of all belongings.
2. Roof replacement for Building #5 will be scheduled for this fall.
3. Arrangements are being made to insert a peep hole in the front doors. The Unit owner must contact the Board if they want this done and then a time can be arranged. Also, the owner will be responsible for the cost of the material which will be \$6.00 and state if it should be brass or nickel. Contact the Board at **BoardMembers@PinnacleGardens.org**
4. The floor boards of the decks will be replaced due to the mold issue. The Board is getting bids for the labor and owners will be notified when it is time for the work to be done. All belongings will have to be removed at that time.

COMMON SENSE CORNER

- 1. CHARCOAL GRILLS** — when using a charcoal grill, cool coals should be discarded properly. **Do not discard in the common area. This includes the drainage areas.**
- 2. LITTER** — Please keep our community looking clean and neat. This is your home! Please do not litter and if you see litter, please pick it up. This includes parking areas along with the common areas.
- 3. WATER KEYS** - Those of you that want to water plants or clean patio furniture, there is an in-ground water hydrant in the common area behind your building for your use. It does require a key which can be obtained by contacting the Board at **BoardMembers@PinnacleGardens.org**
- 4. TRASH CANS** — Trash pickup is every Monday (if Holiday, the following day) by Waste Management. The garbage containers can be put out on Sunday evenings and **must be returned to the garage no later than Tuesday Noon.** Non-compliance is subject to fines. See the Rules and Regulations.
- 5. NO PARKING ON THE GRASSY AREAS** — We are having a problem with people parking on the street and it is destroying the grass, which in turn costs money to repair. Please remember parking on the streets is a towable offense (at owner's expense).
- 6. DELINQUENCIES** — Unpaid maintenance fees and assessments has a chain reaction affect: a) people not being able to get financing; b) ability to sell property; and c) it affects the budget and your maintenance fees. As a result the Board contracted a Collection Agency to collect the outstanding balances at the owners expense. If you are in arrears, contact the Board to make arrangements for payment.
- 7. FLOWERS** - Residents are welcome to plant flowers in the front area only if they are ANNUALS. Please do not plant perennials. If you do plant flowers, remember you are responsible for maintaining them.
- 8. CHANGES TO BACK PATIO AREA** does require submitting the Grounds/Landscaping/Architectural Design Replacement/Request Form which can be found under documents on the PG website. Making changes without doing so would be breaking the Rules & Regulations.

REACH ALERT — To improve our ability to communicate with you, we have made a special arrangement with Reach Alert to provide an easy to use notification service. We encourage every resident to register for this service. Registration is simple and takes about one minute to complete. You decide how you want to receive our alerts: text message, voice advisories, and/or e-mail. All you need to do is:

1. go to www.reachalert.com to register for the service.
2. Click on CREATE ACCOUNT
3. Follow the prompt and enter your contact information
4. Enter Pinnacle Gardens when asked which network you want to join. As you type, our name will appear in the drop-down list. Just click on our name.

Please help us keep our community looking nice by picking up after your pet. There is an ordinance in Jefferson County that requires all pets be on a leash and each pet owner is responsible for cleaning up after their pet. If you witness owners violating this ordinance, you may contact Jefferson County Animal Control via Metro Call 311.

Also, the rules and regulations do not allow invisible fences.

Dog urine kills grass! Please don't tether your dog.



THIS INCLUDES THE CHURCH PROPERTY!!

www.PinnacleGardens.org

Please check out our website. We have a feature that allows you to see which properties are for sale. You can find all of our documents, upcoming events, newsletters and meeting minutes. We encourage all to visit and suggest any improvements or additions you might like to see.



www.PinnacleGardens.org

Board Meetings are held on the second Monday of the month at 6:30 pm at the Grace Evangelical Free Church next door. The board members would like to hear your concerns, comments and suggestions and we welcome you to attend.

Current Board Members are:

Sandy Athanasakes—President—Tony Vick—Vice President—Jean Kellett—Treasurer

Nancy Chaplin—Secretary—Debbie Jordan—Member at Large

Phillip Hanna—Member at Large—Dan Palacios—Member at Large

Ben Lampton—Member at Large—Peggy Sullivan—Member at Large

Contact us at: BoardMembers@PinnacleGardens.org

Dan Rapp – dr@kyrealtyonline.net – Site Manager, Kentucky Realty

Any resident witnessing the flashing light going off at our pumping station can call Zaring Septic at 241-8080. We have a contract with them and they will come out and make the necessary repairs.

Want to report a streetlight outage?

Call LG&E at 502-589-1444 Emergency outages may be called in 24 hours a day. 7 days a week. **Downed Power lines?** Call 502-589-3500 **Gas Leaks?**

Join us!



Grace Evangelical Free Church

Sunday Worship Times

Classes for all ages: 9:30 a.m.

Worship Celebration: 10:45 a.m.

13060 Factory Lane

Louisville, KY 40245

(502) 241-2991

office@gracelouisville.org

www.gracelouisville.org

[Facebook.com/gracechurchlouisville](https://www.facebook.com/gracechurchlouisville)

Helpful phone numbers

LG&E 502-589-1444

Louisville Water 502-540-6000

Time Warner Cable 502-357-4400

Courier-Journal Newspaper 502-582-4011

We have a contract with EnviroSafe for pest control. They treat the exterior, however if any resident calls them and makes an appointment they will treat the inside of the unit at no charge. Their number is 502-425-8110

Signs are not allowed

Security signs, for sale signs, political signs and brochure boxes are not allowed. Please put signs inside your home in the window. These will be removed during our monthly walkthrough.