

Pinnacle Homeowners Association, Inc.
Meeting Minutes – Sept. 11, 2008 7PM
Website: <http://www.pinnaclehoa.org/>

1. Meeting Called to Order

2. 2008 Board of Directors John Groft, president, Dennis Brawner, vice president, Thom Payne, director of operations, Alison Clendenen, secretary

3. Reviewed Last Meeting Minutes - June 26, 2008 7:00 PM

32 residents present and register (27 Families represented) Motion made to approve minutes as read.

4. Treasurer Report - Maggard Properties/ Pinnacle HOA Treasurer

None available for BOD – report for YTD financial and collection update at HOA meeting

5. Old Business

-Abandoned 533 Southpoint lot update – hiring new legal support. Will seek 90 days to finalize this matter.

-Fiddler Creek speed bumps – study reviewed – continued review for future action

-West Hickman Trail – New Deed presented to HOA BOD 5/16/08 – BOD voted not to sign deed – no further updates from the county at this time

-Lexington Dolphins contract – lease agreement signed for Sept. – May.

The Dolphins have provided pool covering at their expense and rent from the HOA. They have a usage schedule in place with Pinnacle that will be made available to residents. In addition, they are responsible for maintenance of pool, pool equipment, and maintaining a clean facility and surrounding grounds. Classes and free swim/lap times are in the works.

The BOD wishes to work closely with Pinnacle homeowners to determine interest and swimming needs during the upcoming fall and winter months while also assessing summer pool needs per last summer and the future.

-Pinnacle Pirates Swim Team Sponsorship – BOD approved \$500 Gold Sponsorship

-Pinnacle Pool Party – about 75 residents attended a great event – food, DJ, cornhole contest, and face painting a good time

-Committee help for the neighborhood needed in Deed of Restriction, Neighborhood Watch, Government Affairs, and Social Event Planning

6. New Business

-Nathan Billings, McBrayer, McGinnis, Leslie, & Kirkland PLLC, is now handling HOA pool liens and collections

-Todd Slusher, Lexington Pools discussed management responsibilities with the BOD. Chairs will be re-strapped or ordered as needed. Other responsibilities, such as pool maintenance and water treatment were outlined and Mr. Slusher and Lexington Pools will be working directly with the Dolphins and the BOD. Fees from Lexington Pools will be the responsibility of the Dolphins from Sept.-May.

-Pool vandalism – families were notified and it was determined youths would perform some pool/clubhouse jobs. Motion sensors have been installed to discourage any future vandalism.

-Website continues to be updated – bylaws are being prepared for posting and the BOD will be proposing an electronic newsletter to cut print costs.

-NEXT HOA Meeting – welcoming residents to attend on Sept. 25, 7PM

Opportunity to view pool cover, as well as begin nomination process for committees and BOD, other new items for discussion

7. Meeting Closed at 9PM. –

Respectfully submitted, Alison Clendenen, Secretary

