

Pinnacle Lake Estates Specially Called Board Meeting Minutes

Board Meeting Minutes: Saturday January 8, 2022

9:00 a.m. at Montgomery County High School

Board Members:

Present: Dan Latham, Tim Ryan, Dan Collins, Barbara Baker, Dan Ryan, Steve Pogulis, Rachel Haney

Absent: Tara Wallace

Proceedings:

Meeting called to order at 9:00 am by President Dan Latham

Lot Owners and Board Members are given time to number the pages of the revised documents.

Introduction of Attorney Jaime Carr.

Open Forum Q & A to ask questions and air concerns about revisions of Bylaws and Covenants with Attorney Carr and PLE Board of Trustees.

Areas of Concern: (NOTE: *Put in order found in documents, not as they were presented*)

Bylaws (areas of concern)

p. 6 Section 4 (b) "in its sole discretion" referring to things to be determined by the Board

Covenants (areas of concern)

p. 4 "Primary" and "Secondary" Lots

p. 5 Item 1.18

p. 7 (2) use of CBU for mail delivery

p. 7 Item 3.3 – Tiny Houses and Cabins – Could we use the term "seasonal building"

Tiny House – 100-400 sq ft

Modular Home – 24 x 24 = 576 sq ft.

Association's minimum square footage – 768 sq ft.

p. 7 Item 3.4 – use of the term "merger" in context of combining lots

p. 8 3.4 (1) – "in its sole discretion"

p. 9 #5 – "in the opinion of the Board of Trustees" in "disrepair" (should this be defined), also "in the Board's sole Discretion"

p.13 (a) & (d) "shall not constitute a trespass"

p. 13 (2) "in the Board's sole discretion" (adopt, repeal, or amend schedule of offenses)

p. 14 Item 13 (1) Pets, animals, livestock (should we have PLE rules or use County regs?)

p. 17 "use of drones and the installation of security cameras outside of a Residence"

Volunteers for new Bylaws and Covenants Committee:

Jane Alexander – to head the Committee

Christina Saenz

Carly Lewis

Meeting adjourned at 11:45 by President Dan Latham.

Minutes submitted by Recording Secretary *Barbara Baker*