



BOCA WEST

MASTER ASSOCIATION

BOARD OF DIRECTORS MEETING
Wednesday, April 27, 2022; 2:00 P.M.
Club Executive Board Room

Minutes

In attendance were Board members: Elaine Wittlin, Bernard Friedman, Danny Bejarano, Ronnie Pollard, Jeff Greenfield, Steve Forman and Shepard Remis. Also, in attendance were Alyssa Martinez, Executive Assistant.

Villages in Attendance: Arthur Levison, Laurel Oaks, Len Rashkin, Willow Wood MR III, Carlton Howard, Laurel Oaks, Alan Glazer, Akoya, Carol Goldberg, Gardens of Lakewood I, Nancy Fried, The Pointe, Bob Schwartz, BWCC, Ken Namerow, Fairway Oaks, and Ron Roth, Chapel Creek.

Mrs. Wittlin called the meeting to order at 2:00 P.M. and established a quorum. The April 12, 2022 meeting minutes were approved as written.

President's Message

Mrs. Wittlin reported on the accomplishments of the Board regarding the Committees and the establishment of the new Committees.

Mrs. Wittlin commented on the BWMA Hurricane Preparedness Outlook newsletter. There are extra copies of the newsletter as well as the door hangers and garage door stickers at the BWMA Office.

Mrs. Wittlin is continuing the search for the Executive Director position.

Danny Bejarano and Bernard Friedman will be the BWMA representatives to the Joint Venture.

Committee Chair Reports

Architectural Control Committee

Mr. Friedman reported on several petitions where the homeowners completed the projects prior to receiving BWMA approval and the projects were not completed to Village standards. Mr. Friedman suggested implementing a process so when homeowners complete projects without BWMA approval, they can be brought before the Grievance Committee. The Board discussed options to educate the homeowners and the property managers on the

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Architectural Control Process. Mr. Greenfield suggested Mr. Friedman meet with counsel to discuss what steps need to be taken to develop a Grievance process.

Mr. Friedman reported that the landscaping on the path behind Oakbrook and Fairway Oaks needs to be trimmed and that he is working with the Villages to determine who needs to maintain that area.

Mr. Friedman reported on the April petitions. The Board approved the Committee recommendations.

Special Projects

Mr. Friedman gave an update on the Front Entrance Project and the Lighting Project.

Grievance (Traffic Violations)

The Board reviewed the Grievance Minutes. Mr. Greenfield made a motion to accept recommendations. The motion was unanimously approved.

Insurance

Mr. Greenfield advised that he and Mr. Friedman met with an insurance broker regarding purchasing builder's risk insurance. This is not an additional purchase as this is included in the construction project.

Audit

Mr. Forman advised on the functions and objectives of the Audit Committee. Mr. Bejarano will participate as an ex-officio member of the Audit Committee.

Unfinished Business

There was no business to discuss.

New Business

There was no new business to discuss.

Good & Welfare

There was a short Good & Welfare session.

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With no further business to discuss, the meeting was adjourned at 3:13 PM.

Respectfully submitted,



Elaine Wittlin, President



Ronnie Pollard, Secretary

05/25/2022
Date