



BOCA WEST

MASTER ASSOCIATION

Architectural Control Committee Meeting Tuesday, March 19, 2024; 9:00 AM MINUTES

In attendance: Steven Jonas, Chair, Harriet Moskowitz, Leslie Seiff, and Mark Dorfman. Deborah Hunter, Erick Sacks and Sylvia Ravitz were absent (excused). Also, in attendance were Michael Eustace, Executive Director, and Alyssa Martinez, Executive Assistant.

Mr. Jonas called the meeting to order at 9:00 A.M. and established a quorum. The January 15, 2024 minutes were approved as written.

Chairman's Comments:

Mr. Jonas thanked the Committee for their time and dedication as this is one of the most active Committees. He also thanked Mr. Eustace and Mrs. Martinez for their time and effort. He informed that the next Committee will have more members, and hopefully, members who have architectural expertise. The Committee discussed the criteria for bringing in a professional architect.

Discussion of Overnight Golf Cart Parking Rule

The Committee discussed the need for villages to provide golf cart parking as golf carts are a lifestyle vehicle in Boca West. Areas of concern were the ability to charge carts without having cables strewn across lawns/walkways, the number of car parking spots allotted to unit owners and the use of guest parking spots. Mr. Jonas advised that the next Committee will discuss this issue and make a recommendation.

New Business:

The Architectural Control Committee met to review petitions for exterior alteration or improvement to Boca West properties. The following petitions were reviewed with the findings as noted:

1. WEDGEWOOD - Phyllis Ginsburg - 7535 Rexford Rd
Replacement of shrubbery after olive tree removal. Work to be done by Annco. License #: 199814179
Approved Denied
2. WEDGEWOOD - Eve Fields Reisbaum - 7488 Rexford Rd
Pool, spa and deck renovation. Travertine pavers. Existing pool structure to remain. Work to be done by Van Kirk & Sons Pools & Spa. License #: CRC1330128
Approved Denied
3. PEPPERTREE II - Mitchel Eisenberg- 19820 Sawgrass Dr Unit 3803
Install pavers on patio over sand and cement all edges. Work to be done by MC Pavers Inc. License #: U19625
Approved Denied
4. PEPPERTREE II - Pam and Douglas Rayvid - 19860 Sawgrass Dr Unit 6001
Replace existing outdoor patio. Work to be done by Paven Maven. License #: 84-2938558
Approved Denied

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5. ISLAND COURT - Nina Schreck - 19581 Island Court Dr
Replacement of two fixed glass window panes to impact glass. Bronze frames, gray glass.
Work to be done by Abbot Construction CGC1517290
Approved Denied

6. THE POINTE - Allan Rodolitz - 6830 Woodbridge Dr
Replacing pavers, driveway and pool deck. Work to be done by The Paven Mavin. License #: 84-2938558
Approved Denied

7. THE POINTE - Renee Ball - 20583 Links Cir
New roof. Work to be done by FL Pro Roofing. License #: CCC1333668.
Approved Denied

8. THE POINTE - Marvin Stockel - 20571 Links Cir
New roof. Work to be done by FL Pro Roofing. License #: CCC1333668.
Approved Denied

9. FAIRWAY OAKS - Gary Spector - 20125 Fairfax Dr
Replacement of kitchen door. Work to be done by Ouler Ribero. License #: CGC152762
Approved Denied

10. THE POINTE - Dan Gordon - 6802 Woodbridge Dr
Replace existing 19 windows and 3 door openings with impact windows/doors. Bronze frames and gray glass. Work to be done by JTM Windows & Doors. License #: SCC131152490
Approved Denied

11. PLANTERS POINT - Planters Point - c/o Bernard Schlifke
Demolish existing entry sign and replace with new sign. Work to be done by NJB Construction.
License #: CGC1522167
Approved Denied

12. THE POINTE - Dan Gordon - 6802 Woodbridge Dr
New roof. Crown Windsor Slate American Oak. Work to be done by Garabar Roofing Inc.
License #: CCC1327252
Approved Denied

13. BAYWOOD - Dennis Gleicher - 19718 Bay Cove Dr
New roof. Work to be done by Brad's Roofing. License #: CCC058077
Approved Denied

14. CEDARWOOD - Lisa Hanges - 7703 Cedarwood Cir
Installation of 24 KW generator and 500 gal tank. Work to be done by Rack Electric. License #: EC13002600
Approved Denied

15. WATERS REACH - Muriel Marlowe - 19389 Waters Reach Trl Unit 1101
Widen driveway and walk to house. Install 300 sq ft new Napoli 4x8 brick and blend in with existing pavers. Work to be done by Paven Mavin. License #: 2020124398
Approved Denied

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16. CEDAR GLEN - Ellen Cimmino - 19451 Cedar Glen Dr
Replacement of fence surrounding pool. 70' of 4' bronze mechanical rail aluminum fence. 2-4' pool code gates. Work to be done by Fritz Massie Fence Inc. License #: 201144969
Approved Denied
17. WILLOW WOOD MR I - Eileen and Paul Josephart - 6875 Willow Wood Dr Unit 2024
Enclose small terrace by kitchen. Bronze frame and grey glass. Work to be done by SIW Solutions. License #: SCC131152863
Approved Denied
18. WOODBRIDGE - Robert Simensky - 7145 Woodbridge Court
Replace front doors. Work to be done by First Impression Doors & More. License #: CBC037800
Approved Denied
19. WOODCREST - Paul and Francine Friedman - 7416 Woodmont Ct
Replace front door and two bedroom windows. Work to be done by AK Construction. License #: CGC057505
Approved Denied
20. ISLAND COURT - Jennifer and Charles Owensby - 19653 Island Court Dr
Install 50 feet of root barrier to the roots of a tree located on The Island property to prevent the roots from lifting the pavers. Work to be done by The Tree Team Inc. License # 65-0101847
Approved Denied
21. WOODCREST - Howard & Cori Thau - 7485 Bondsberry Ct
Replace existing front door, glass panel and side panel and side window, black frame, with clear Low E laminated impact glass. Work to be done by Custom Door Shop. License #: SCC131152939
Approved Denied
22. WOODBRIDGE - Michael Sneider - 7004 Woodbridge Cir
Paint exterior of house white. Work to be done by Studio W Design. License #: 82-1394007
Approved Denied
23. LAKEWOOD MR IV - Susan Potasnik - 7786 Lakeside Blvd Unit 652
East side balcony extend/move glass sliding door out. Replacing with hurricane proof sliding glass doors. Work to be done by Azimuth Property Solutions. License #: CGC1534880
Approved Denied
24. LAKEWOOD MR II - Marco Jimenez - 7768 Lakeside Blvd Unit 546
Replace two sliding patio doors with hurricane impact glass sliding doors. Work to be done by JV Residential. License #: CGC1520618
Approved Denied
25. WATERS REACH - W. Dick; Marwar Holdings - 19443 Waters Curve Way, Unit 804
Add lanai top cover for sun/rain protection as done for 19465 Waters Reach Ln Unit 202. Work to be done by Cesar's Canvas. License #: 18843
Approved Denied

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26. WATERS BEND - Glen Davis - 19706 Waters Pond Ln Unit 502
Impact window/door; bronze frames and gray tint. Work to be done by Blackwell Impact Window & Door. License #: SCC131153000
Approved Denied
27. WATERS BEND - Bencian Haber - 19682 Waters Pond Ln Apt 903
Replace patio stones and increase width to 10 ft. Work to be done by The Paven Mavin. License #: 84-2938558
Approved Denied
28. WATERS EDGE - Delicia Telson - 20086 Waters Edge Dr Unit 501
Install hurricane windows & doors. Bronze frames. Work to be done by Home Depot. License #: CGC1522717
Approved Denied
29. CEDAR GLEN - Nancy & Gary Kalter - 19381 Cedar Glen Dr
Screen in backyard. Work to be done by Permier Rollout Awnings of Palm Beach. License #: CGC1521424 *TO BE PRESENTED TO THE BOARD*
Approved Denied
30. BRIDGEWOOD TH III - Ann Griffith - 2905 Bridgewood Dr
Enclose patio on second floor with hurricane impact enclosure. Bronze frame and bronze tint. Work to be done by Philip DiCarlo. License #: U18141
Approved Denied
31. BRIDGEWOOD TH I - John & Teresa Mannix - 1306 Bridgewood Dr
Replacing doors and windows with impact rated product. Work to be done by S&R Impact Windows & Doors Inc. License #: U22166
Approved Denied
32. THE POINTE - Allan Rodolitz - 6830 Woodbridge Dr
Re-do plantings in existing beds. Work to be done by Michael Kraft Enterprises. License: BTR00052270
Approved Denied
33. MAHOGANY BEND - Stuart Perlen - 7468 Mahogany Bend Ct
Reroofing with tile color Bouganvillea. Work to be done by Best Choice Roofing. License #: CCC058276
Approved Denied
34. MAHOGANY BEND - Stuart Perlen - 7468 Mahogany Bend Ct
Installing PGT hurricane windows and doors with bronze frames and gray tinted glass. Work to be done by The Home Depot. License #: CGC1522717
Approved Denied
35. CEDAR GLEN - Eric Raskin - 19444 Cedar Glen Dr
Replacing all windows and sliding glass doors with new impact units with bronze frames and low e glass. New front elevation and add on. Work to be done by Double Eagle Construction Group LLC. License #: CGC055117
Approved Denied

36. FAIRWAY POINTE - Jessica Weitzman - 20320 Fairway Oaks Dr Unit 364
Installation of hurricane impact windows and doors. ESW Elite Brand, bronze frames and gray tint. Work to be done by USA Home Improvement. Licnese #: CGC1526707
Approved Denied
37. WOODCREST - Michael Naftal - 7404 Woodmont Ct
Pool and deck renovation. Tile: Skywhite Marble. Work to be done by Hydroline Pools. License #: CPC1460253
Approved Denied
38. WOODCREST - Michael Naftal - 7404 Woodmont Ct
New hurricane windows and doors with bronze frames and gray glass and paint exterior of home SW7035 Aesthetic White. Work to be done by Level Group Develpers. License #: CGC1531734
Approved Denied

Previous Petitions

No Previous Petitions.

Committee Discussion

The Committee discussed property manager contracts and scope of responsibilities regarding managing interior and exterior projects.

The Committee discussed holding mini-architectural control seminars/workshops. Mr. Eustace confirmed that with the new space, more workshops can be scheduled.

The Architectural Control Guidelines will be reviewed and updated. Mr. Jonas would like to include a restriction of the use of faux plants.

Violations Review

The Committee reviewed the violations list.

With no further business to discuss, the meeting was adjourned at 10:30 A.M.

Date of the next meeting: Tuesday, April 16, 2024 @ 9:00 AM.



Steven Jonas
Chairman, Board of Directors



Date