



BOCA WEST

MASTER ASSOCIATION

Architectural Control Committee Meeting Thursday, December 14, 2023; 9:00 AM MINUTES

In attendance: Steven Jonas, Chair, Sylvia Ravitz, Harriet Moskowitz and Deborah Hunter. Leslie Seiff, Eric Sacks, Bernie Friedman and Mark Dorfman were absent. 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 November 16, 2023 minutes were approved as written.

Chairman's Comments:

Mr. Jonas reported that he discussed the low-e windows with the Board. No determination was made. He would like to recommend a change to the ACC guidelines to allow low-e windows in single-family homes and allow the Committee to determine on a case-by-case basis. He advised that the Committee should make sure the villages are aware of low-e windows when we receive the petitions.

He reported that the Board approved the hurricane shutter rule. An eblast will be sent to the residents and the property managers informing them of the new rule.

Security continues to distribute fliers to contractors informing them of the vehicle signage requirement that will go into effect on January 8, 2024. Homeowners who do not inform their contractors may be fined.

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. CLUBSIDE - Karen Polinsky - 21254 Clubside Dr Unit C
Remove existing accordion shutters and replace with Storm Catcher Motorized Rolldown Shutter on 2nd floor balcony. Work to be done by Storm Smart SE. License #: CGC1519801
Approved Denied
2. MAHOGANY BEND - Gloria Korn - 7421 Mahogany Bend Pl
Replace front door. Work to be done by First Impression Doors and Milwork. License #: CBC037800
Approved Denied
3. WILLOW WOOD GARDENS - Jonathan Friedman- 6826 Willow Wood Dr Unit 707
Electric hookup to parking spot for charging electric car. Work to be done by Razorback Electric. License #: EC13009190
Approved Denied
4. WATERS EDGE - Rona Milbauer - 20152 Waters Edge Dr Unit 803
Replacing 6 windows with impact rated product. Bronze frames and gray glass. Work to be done by S&R Impact Windows & Doors. License #: U22166
Approved Denied

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5. COURTSIDE - Brian and Cindy Thompson - 20273 Boca West Dr Unit 2306
Install bug screens on rear deck. Work to be done by Sun Protection of Florida. License #: CGC1534833
Approved Denied
6. CEDARWOOD - Lisa Hanges - 7703 Cedarwood Cir
Replace pavers on driveway and pool deck, resurface pool, replace pool pump, install cement pad and pool heater. Work to be done by Romance Pools. License #: CPC1459888
Approved Denied
7. CYPRESS WALK - Janet Gelman - 6786 Woodbridge Dr
Remove old pool pavers, install new pool pavers, install diamond brite and new water tiles. Work to be done by The Pavin Maven. License #: 84-2938558
Approved Denied
8. WEDGEWOOD - Ralph Fine - 7552 Rexford Rd
Replace existing old pavers with new brick pavers. Work to be done by Pavin Maven. License #: 2020124398
Approved Denied
9. WATERS REACH - Lynn Chapkin - 19389 Waters Reach Trl Unit 1102
Remove planting and regrade area off master bedroom (back). Replace with grey pavers. Replace existing pavers in back of house with grey pavers. Work to be done by The Pavin Maven. License #: P19000065769
Approved Denied
10. WATERS BEND - Mindy Schwartz - 19707 Waters Pond Ln
Redo back patio, 23'x12'. Sand Dune color. Work to be done by Terra Tiles & Pavers. License #: U21546
Approved Denied
11. ISLAND COURT - Martin Schustak - 19533 Island Court Dr
Repair and renovation of swimming pool and pool deck. No change in pool footprint. No significant change in landscaping or fencing. Work to be done by Hydroline Pools. License #: CPC1460253
Approved Denied
12. WOODCREST - Howard Thau - 7485 Bondsberry Ct
Remove and replace old landscaping in backyard, powerwash and paint inside of courtyard wall and overlay pavers on top of existing patio. Work to be done by Build Pro Construction. License #: CGC1518467
Approved Denied
13. WEDGEWOOD - Mitchell & Phyllis Kessler - 7527 Rexford Rd
Paint roof. Color selections are: 1st choice Charcoal and 2nd choice Earl Grey. Work to be done by Rhino Roof Painting. License #: CCC1333604
Approved Denied

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14. WOODCREST - Jennifer Love - 7420 Bondsberry Court
New gutters on front and back of house. Work to be done by All American Gutters. License #: 2024-466060
Approved Denied
15. CYPRESS POINT - Philip Beviano - 20571 Linksview Way
New driveway pavers. Work to be done by Coast Pavers Inc. License #: C22PV22500X
Approved Denied
16. BRIDGEWOOD TH I - Esther Mitchell - 803 Bridgewood Pl
Install patio on side of house by the lake. Work to be done by Pavin Maven. License #: 84-2938558
Approved Denied
17. BRIDGEWOOD TH I - Bruce & Julie Mirkin - 1001 Bridgewood Pl
Install patio with pavers for front and back. Work to be done by Pavin Maven. License #: 84-2938558
Approved Denied
18. CYPRESS POINT - Philip Beviano - 20571 Linksview Way
Change Contractors Replace all windows with impact windows and doors. Work to be done by BNT Services. License #: SCC131151154
Approved Denied

Previous Petitions:

C/O ED RIVERA - Laurel Oaks Bldgs: 20100, 20110, 20090, - Laurel Oaks Boca West Dr
Paint exterior of three buildings. Sherwin Williams 7006 Extra White. Work to be done by Promar Building Services. License #: CGC060027
Missing all insurance and contractor's license (sent email 11/17/2023 and 12/08/2023)
Approved Denied

FAIRWAY OAKS - Carol Gallner - 7138 Melbourne Lane
Install an all aluminum pergola on back of house. Work to be done by Reliable Shutters & Screens. License #: U22298
Waiting on contractor info who will be painting (sent email 10/26/2023)
Approved Denied

Committee Discussion

Arbor Lake: A resident asked for the Master Association assistance to complete exterior work. Mr. Eustace will be meeting with the village president and the property manager, Frank Tucci, on Friday.

Bridgewood MR I: The golf cart structure needs to be landscaped as it can be seen from the golf course.

With no further business to discuss, the meeting was adjourned at 1:00 P.M.

Date of the next meeting:



Steven Jonas
Chairman, Board of Directors

1-25-24

Date