



BOCA WEST MASTER ASSOCIATION

BWMA BOARD OF DIRECTORS
EXECUTIVE SESSION MEETING

**Friday, October 24, 2025
2:00 P.M.**

Minutes

In attendance: Danny Bejarano, Dr. Steve Jonas, Liz Rome, and Michael Halpern. Ruth Molina and Ronnie Pollard were absent (excused). Mary Banmiller, Executive Director, was present.

Mr. Bejarano called the meeting to order at 4:00 P.M. and established a quorum.

President's Message

Mr. Bejarano advised that he received Mr. Alan Schwartz's written resignation. Mr. Bejarano made a motion to accept Mr. Alan Schwartz resignation. Mr. Halpern accepted the motion and Mrs. Rome seconded the motion. The Board agreed unanimously, and the motion was carried.

Ratify Written Consent Delegating Authority to Michael Eustace to Represent the BWMA in Legal Matters

Mr. Bejarano made a motion to ratify the decision to delegate the authority to Mr. Michael Eustace to represent Boca West Master Association for the Mr. Andrew Bizaev litigation and all other legal matters concerning Boca West Master Association. Mrs. Rome seconded the motion. The Board unanimously agreed, and the motion was carried.

Ratify the New Fining Schedule

Mr. Bejarano made a motion to accept the new fining schedule. Mr. Halpern seconded the motion. The Board unanimously agreed, and the motion was carried.

Open Carry New Law

Mr. Halpern made a motion to not permit residents to carry guns on Boca West Master Association property. Mrs. Rome seconded the motion. The Board unanimously agreed, and the motion was carried.

Contractor Guidelines

Dr. Jonas made a motion to accept the new Contractor Guidelines and add them to the Architectural Control Guidelines. Mr. Halpern seconded the motion. The Board unanimously agreed, and the motion was carried.

Adjournment

Mr. Bejarano made a motion to adjourn the meeting. Dr. Jonas seconded the motion. The Board unanimously agreed, and the motion was carried.

With no further business to discuss, the meeting was adjourned at 5:00 P.M.

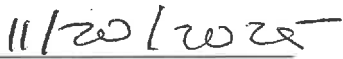
Respectfully submitted,



Daniel Bejarano
BWMA, President



Ronnie Pollard
Secretary



Date