

THE REGENCY

PALM BEACH

Board Meeting Minutes

01/18/2023

I. Call to Order

By Marv Boehm- President at 4:28 pm

II. Roll Call

Present were Marv Boehm- President, Nancy Silverman- VP, Rita Menitoff- Secretary, Ira Bernstein- Treasurer, Pam Saba- Director, Steve Lasser- Director, John Keith- Director, Lynn Fisher- Director, Ivar Goldart- Director and Jose A. Feliberty- GM.

III. Proof of Notice

The General Manager presented the Affidavit of Mailing in which the meeting was noticed on 01/16/2023.

IV. Approval of Minutes

Motion to approve the minutes of 12/14/22, properly 2nd- Approved

V. Reports

- a. President's Report-** Marv Boehm gave the status of the different projects coming like Cement Restoration that will start in February/March to save the Association \$74,000.
- b. Manager's Report-** Jose Feliberty, General Manager, gave the status of the different projects and savings achieved so far including the two newly installed contractor's gate on the side of the building.
- c. Sales Report-**Pam Saba: a total 8 units for sale 201, 302, 308, 401, 406, 407, 408, 410.

VI. Committee Reports

- a. Finance-** John Keith went over the Special Assessment expenses.
- b. Construction-** Steve Lasser showed images of deteriorated concrete areas demonstrating the need to repair the concrete to avoid spalling.
- c. CAC-** Rita Menitoff-reviewed the project process to select Office-Gym-Community Room options. The CAC Design Committee displayed renderings on easels to those present. Our Regency architects will present these concepts to shareholders in 2 sessions 1/25 and 1/31/23 with question & answers. The architect developing "as-built" plans for all areas of the Regency building required for planning construction projects will cost about \$10K.

VII. New Business

- a. Sauna Rules-** Motion to approve the new sauna rules properly 2nd. Approved
- b. Construction Rules-** Motion to create an Ad-Hoc Committee properly 2nd- Approved

VIII. Adjournment

Motion to adjourn at 5:15 pm properly 2nd. Meeting adjourned.

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