

# **REGENCY OF PALM BEACH**

## **BOARD OF DIRECTORS MEETING**

April 21, 2021

### **Approved Minutes**

The meeting was called to order at 3:05 pm.

#### **Roll Call:**

Present via Zoom: Marvin Boehm, Nancy Silverman, Ira Bernstein, Rita Menitoff, Stephen Lasser, Pam Saba, Ivar Goldart, John Keith, and Christopher Partida, Manager.

Motion by Ivar Goldart to approve the meeting minutes of the following meetings: April 21, 2021 Board meeting seconded and approved unanimously.

#### **Reports:**

- A. President's Report – Marvin Boehm
- B. Treasurer's Report – Ira Bernstein
- C. Manager's Report - Christopher Partida
- D. Sales Report – Pam Saba
- E. Committee Reports:
  - Governance
  - Construction
  - Common Area
  - Landscape
  - Ambassador Hotel

#### **Old Business**

- Motion by John Keith to permit parking places to be temporarily reassigned if the water is off and the Shareholder is not in residence which was seconded and approved unanimously.

#### **New Business**

- Motion by Pamela Saba to approve the bike registration program as presented (attached), seconded and approved unanimously.
- Motion by John Keith to update the front and kitchen door bid packages and proceed with sending the packages out for bid and schedule ordering of the doors upon Board approval, seconded and approved unanimously.
- Motion by Ira Bernstein to ratify the COVID guidelines to allow apartment showings between the hours of 9:00am-3:00 pm, seconded and approved unanimously.
- Motion by Pamela Saba to approve a move in/move out deposit requirement in the amount of \$1,500, seconded and approved unanimously.
- Motion by Ivar Goldart to approve up to \$15,000 for landscape improvements as presented in phase 1 by the landscape committee for landscape improvements, seconded and approved unanimously.

## **Adjournment**

Motion to adjourn made by Steve Lasser at 5:40pm seconded and approved unanimously.

### **Landscape Committee Report 4.21.21**

We have been meeting Bi monthly.

Brought in a landscape architect and got many ideas from him.

He came in with a quote of over \$20,000. just for plans. This architect said the most impactful change would be to redo our street entrance for safety, as it is hard to tell where the street entrances is as we have many visitors use the wrong lanes for entrance and exit.

We said no to the landscape architect as his costs were too high. Met with David Arranjo our landscape maintenance company and we shared the ideas with him. He drew up plans for the street entrance, including removing and replacing trees and bushes for the street entry project. Architect said to feature the silver palms that are currently hidden by the palms that are there now. Please now refer to rendering prepared by our own RICHARD Bourdeoux.

Please note that the signage will also updated by our talented graphic artist chip Kidd.

The estimated cost of the removal and new plants is approx\$8000, To complete the project we will need to enhance our lighting which will include up lighting for the trees ,the new regency logo box with up lighting, and the purchase of pots as seen in the rendering. We are recommending a budget totaling 15,0000. It may cost less than fifteen but we don't want to have to go back to the board and ask for more.

As an example of the committees work, please see the replacement plants already done at the entrance of our building. We are planning to have the bougainvilleas at the front of the pool house be trained to go along the facade of the pool house.

Our next phase will be coming up with a solution to provide more shade by the pool where the the new palms are providing less shade than that is desired by the shareholders who sit on the south side of the pool. Also, we will have to bring in a replacement for the palm that is failing due to the drainage problem at that location.

This is the plan for phase 1 of the landscape committee for the updating and enhancement of the Regency property