

**REGENCY CONDOMINIUMS
BOARD OF DIRECTORS MEETING MINUTES**

Monday, June 29th, 2026, at 4:00 pm in the Hermitage room.

*Present: Mr. Ledford, Ms. Bramlage, Mrs. Myers, Mr. Conway,
Mr. Woodward, Mr. Tamarkin, and Rabbi Ingber, and Mr. Schafer*

- I. Called to order at 4:00 pm by President, Dan Ledford.
- II. The *Consent Agenda* was approved (consisting of items below):
 - A. The May 18th Board meeting minutes were approved via email.
 - B. Review of units for sale and rentals. (6/26/26)
 - i. 3 in the Tower. 8 are rented.
 - ii. 1 in the Square. 8 are rented.
 - C. Manager's Report
 - i. Board unanimously approved dog weight variance for 2334 dog, "Ovi", a 5 year old coonhound.
 - ii. All owners should be reminded regarding unscented detergents and dryer sheets:

If you use the washers and dryers in the common area laundry rooms on floors 2 through 20, PLEASE REFRAIN FROM USING SCENTED DETERGENTS AND DRYER SHEETS. Other residents may be allergic to the fragrances contained in these laundry products. These common area laundry rooms are not vented to the outside, so there is no way to prevent the strong scents from filling the hallways and entering the individual units. Your neighbors will appreciate your cooperation!

**NOTE: THIS DOES NOT APPLY TO THE LAUNDRY ROOM IN THE BASEMENT
OR TO THE WASHER AND DRYERS IN INDIVIDUAL UNITS.**

(End of Consent Agenda)

- III. Social committee report from Rabbi Ingber:
 - A. The Social Committee is excited to present its next lineup of programs, with events nearly fully booked through May 2027. This exciting schedule will feature a wide range of engaging topics, as well as a variety of talented musical guests. Some of our presenters and performers will be familiar favorites returning to share their expertise and talents once again, while others will be making their first appearance with us. We look forward to offering something for everyone and continuing to bring diverse and enriching experiences to our community.

- IV.** Rabbi Ingber has resigned from the Board. We sincerely appreciate the time, dedication, and service he has given to our community. We thank him for his contributions and wish him all the best in his new residence and in all his future endeavors.
- V.** Review of May P&L statements:
 - A. Barbara Myers had a question on Contract Liabilities and Owners Equity changing monthly on the balance sheet. The auditor feels we should continue with the current process of updating it annually.
 - B. Financials for both Tower and Square look very good.
- VI.** Manager's Report:
 - A. Units for Sale and rentals as of 6/26/26:
 - i. 3 in the Tower. 8 are rented.
 - ii. 1 in the Square. 8 are rented.
- VII.** Decision item
 - A. An Amazon truck struck the overhang in the Square fire lane. After reimbursement was denied, Board member and attorney Ivan Tamarkin will work with Jim Schafer to seek recovery of the damages in small claims court.
- VIII.** New Business
- IX.** Next meeting – Monday, August 17th at 4:00 pm in the Hermitage room.
- X.** Adjournment
- XI.** Executive Session