



# BAY PARK *Towers*

*A Newsletter for the Residents of the Bay Park Towers Condominium Association, Inc.*

Volume 3 Issue 11

April 2020

## **BAY PARK TOWERS Condominium Association, Inc.**

3301 NE 5th Avenue  
Miami, FL 33137

### **PROPERTY STAFF**

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*bayparkadmin@akam.com*

### **ASSOCIATION OFFICERS**

**President** ..... Enza Guida

**Vice President** ..... Danilo Mesa

**Secretary** ..... Reza Eshghi

**Treasurer** ..... Sally Lamb

**Director** ..... Charlie Lebess

### **IMPORTANT NUMBERS**

**Office** ..... 305-573-5404

**Fax** ..... 305-573-2914

**Valet** ..... 305-573-3607

**Security** ..... 305-573-3099

### **OFFICE HOURS**

**Mon - Fri** ..... 8:00AM - 5:00PM



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## **COVID-19 SCAMS**

Unfortunately, even in times of national emergencies when most of us will come together to help one another; criminals will still try to find a way to steal your hard-earned money and personal information.



### **SCAM #1**

Law enforcement has already begun to see trends in which subjects are calling victims and claiming to be with a government agency such as the IRS or Health Department.

These scammers are claiming that they need to verify your personal information such as name, date of birth, social security number, and mailing address in order to send out a stimulus check. Please do not verify any information as no government agency will call you unsolicited and ask you to provide your personal information over the phone.

### **SCAM #2**

Some scammers are calling or showing up at victim's front doors claiming to be able to offer home test kits and/or vaccines for COVID-19. There are **NO** home test kits or FDA approved vaccines for COVID-19 at this time. Please do not provide any credit card payment information or money to these scammers. If they show up at your front door please contact the police department immediately.

### **SCAM #3**

Scammers are calling pretending to be with the State Department or other government agency and claiming that a relative of the victim has been diagnosed with COVID-19 but is stuck somewhere out of the country. The scammers claim the victim must send money to either facilitate the return of their relative to the United States and/or to provide food and lodging to the relative until they can return. This is also a scam please do not wire any funds to any stranger.

## Spinach & Potato Frittata

Frittatas are excellent for Easter brunch and any Passover meal, because they're not reliant on grains in any way and can be totally flexible to accommodate leftovers. This recipe is Easter-appropriate, Passover-approved, and an excellent way to celebrate spring.

- 2 tablespoons olive oil
- 6 small red potatoes, sliced
- 1 cup torn fresh spinach
- 2 tablespoons sliced green onions
- 1 teaspoon crushed garlic
- salt and pepper to taste
- 6 eggs
- 1/3 cup milk
- 1/2 cup shredded Cheddar cheese

Heat olive oil in a medium skillet over medium heat. Place potatoes in the skillet, cover, and cook about 10 minutes, until tender but firm. Mix in spinach, green onions, and garlic. Season with salt and pepper. Continue cooking 1 to 2 minutes, until spinach is wilted. In a medium bowl, beat together eggs and milk. Pour into the skillet over the vegetables. Sprinkle with Cheddar cheese. Reduce heat to low, cover, and cook 5 to 7 minutes, or until eggs are firm. Serves 6.





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# PREVENTING ILLNESS

Please keep in mind that the best way to prevent illness is to avoid being exposed to the Coronavirus. The CDC has published these steps for doing just that:

- Stay home if you're sick.
- Choose to self-isolate if you fall into a high-risk category.
- Avoid close contact with people who are sick.
- Wash your hands often with soap and water for at least 20 seconds.
- Avoid touching your eyes, nose or mouth.
- Follow coughing and sneezing etiquette (cover your mouth with a tissue and then toss the tissue in the trash).
- Clean and disinfect frequently touched objects and surfaces.
- Follow social distancing rules even when using the elevators!

In the Association's continued efforts to protect the health and wellbeing of its residents, please immediately notify management if you test positive for the novel coronavirus (COVID-19), or if you become aware of another resident who has tested positive for such virus, so that the Association may take appropriate steps in furtherance of protecting the health, safety and welfare of the Association and other residents. Please note that the intent of this notice is not to create a panic within the community, but only to further the Association's efforts in protecting the health and wellbeing of all residents.

We sincerely appreciate the patience and cooperation of everyone who is a member of this community in support of the aforementioned protocols and directives.

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ELEMENTS of STONE

SOLD! Well, that's great to say; however, sometimes the picture is not as clear. Here's our current picture as of March 9, 2020:

### Market Update

\*INFO TAKEN FROM MLS ALL AGENCIES

11 UNITS SOLD IN THE PAST 6 MONTHS

5 STUDIOS

5 ONE BEDROOMS

1 TWO BEDROOM

- ✓ The Median sales price of ALL sales is \$160,000
- ✓ The Highest sales price was the 2/2 at \$230K
- ✓ The Lowest sales price were two units at \$138,500
- ✓ Average days on market for all sales was 94 days
- ✓ There are two "Pending" sales; both one bedrooms
- ✓ There is one studio unit that is "Active w/Contract"

Looking forward to prices increasing.

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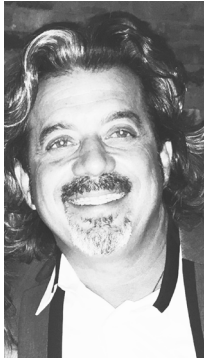


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