

# COASTAL NEWS



*A Newsletter for the Residents of The Coastal Towers Condominium*

Volume 8 Issue 3

December 2020

## PROPERTY STAFF

**Bookkeeper** ..... Luz Guevara  
coastalbookkeeper@gmail.com

**Property Manager** ..... Will Vega  
CTCAmanager@gmail.com

Francheska Turull  
coastaltowersasstoffice@gmail.com

## IMPORTANT NUMBERS

**Main** ..... 305-945-6326

**Fax** ..... 305-944-7341

**Security/Lobby** ..... 305-945-2471

**Security Gate** ..... 305-944-5778

**Email** ..coastaltowersops@gmail.com

## OFFICE HOURS (Unit Owners Only)

**Mon. - Fri.** ..... 8:30 AM-4:30 PM

**Closed** ..... 12:00 PM-1:00 PM

**Realtor Hours** ..... M-F 10-10:30 AM

3:30-4:30 PM



**COASTAL TOWERS**  
**Condominium Association, Inc.**  
400 Kings Point Dr,  
Sunny Isles Beach, FL 33160



## BOAT DOCKS AVAILABLE FOR JET SKIS AND WAVE RUNNERS

The condo association is offering rental of boat dock slips to owners and tenants that would like to have a jet ski/wave runner in the property. The cost for rental will be the minimum charge for a boat (20 ft.) at \$12 per foot. Residents interested in renting a dock space need to visit the condominium office for more details and to collect an application. **The condo association is not responsible for theft or damage to the jet skis. Owners are responsible to secure the jet ski and obtain the necessary insurance.**

## SERVICE ANIMAL POLICIES ENFORCED

There have been **NUMEROUS VIOLATIONS** by renters and owners who are not respecting and not complying with Coastal Towers "Service Animal" policies. The board has decided to impose **SUBSTANTIAL FINES** to any resident that disregards the rules and regulations. Security staff will enforce the regulations and cameras around the property will provide evidence of any and all violations.

- 1) All residents with service animals must use the freight elevator when entering or leaving their unit. Any resident who violates this policy will be fined.
- 2) Any resident that walks their service animal on the property and the animal defecates on property will be fined **immediately**. All residents must walk their service animals outside of the property upon exiting the building.
- 3) All residents must have their service animal on a leash at all times when entering and exiting the building. Residents who fail to comply with the leash rule will automatically be fined, no exceptions. Animals are not allowed to run freely in any of the hallways or in any common areas of the building. Failure to comply will result in an immediate fine from the association.
- 4) Residents are not permitted to babysit any outside animals within the association property. Owners and renters must insure that any visiting friends or family are informed that they cannot bring their animal on property to visit. Failure to comply with this rule and regulation will result in a fine. The association does not allow or permit dog sitting for outside residents.

## COURTESY AND KINDNESS IN OUR COMMUNITY

We all live in a community that we want to enjoy. We want to feel safe, proud and happy. Each of us, as resident of this wonderful community, need to do our part. Adhering and following some simple regulations shows respect, consideration and care for our neighbors. Please, be cognizant, attentive and aware of your conduct, behavior and actions while you are in the premises. Residents should be thoughtful, considerate and conscientious with our actions and behaviors.

Our Residents, Property Manager and maintenance team asks that each of us cooperates and contributes to keeping the community beautiful and enjoyable for all.

Please,

- DO NOT throw lit cigarettes or cigarette buds from the balcony.
- DO NOT throw water from the balcony when cleaning the floor or watering plants.
- KEEP THE NOISE, music and sounds low inside your unit after 10 pm (even on weekends)
- BE AWARE that the maintenance team is responsible for works in the grounds of the property. Repairs that need to be done in the buildings, NOT in a resident's unit .

Residents showing respect and consideration for each other will make our community a safe and happy place to live.

Thank you for your cooperation on this matter

## MONTHLY FINANCIAL STATEMENTS

All Owners are invited to receive a copy of the monthly financial statements upon request. All operating expenses, revenue received by the association, balances, etc. appear on the statements. Please, visit the management office during business hours, Monday thru Friday from 8:30 am to 4:30 pm and request a copy.

## BUDGET APPROVAL MEETING

DECEMBER 8, 2020

On Tuesday, December 8, 2020 in the Social Room, the Board of Directors of Coastal Towers approved the budget for 2021. The approved budget will cover our financial obligations and keep the association in good financial conditions for the New Year. A copy of the budget was sent to every owner as part of a package in the month of November. Limited Proxy Ballots: Reserves were also collected during the meeting. These ballots will determined if we have sufficient votes to **fully fund our reserves**. If we don't receive enough votes, we will continue **partially funding our reserves**.

## Holiday Décor In The Lobby

The spirit and joy of the Holiday season is well represented with decorations and ornaments placed around the lobby area. The management office has received very positive feedback and high compliments from residents for the wonderful holiday displays created by the administrative team of the condo association. Beautifully executed by Francheska Turull, Luz Guevara and our very efficient and professional maintenance and housekeeping team. **Congratulations on a phenomenal decorating achievement!!**







**Shuttle Routes**

The City provides free Community Shuttle Service 7 days per week with three lines running simultaneously for the convenience of residents and visitors.

- **Orange Line #1** runs Monday to Sunday 8:00 am to 7:35 pm
- **Orange Line #2** runs Monday to Saturday 8:00 am to 7:50 pm
- **Blue Line** runs Monday to Friday 7:45 am to 3:50 pm

**Mount Sinai Transportation Services**

- The SIBshuttle is available for transportation to Mount Sinai Miami Beach. Service is available by appointment only.
- Appointments must be made by noon the prior weekday.
- Book an appointment online
- You may also make an appointment by calling 305.792.1706.

**Things You Should Know**

- Ride is FREE
- Be early
- Times are approximate due to traffic
- Install the SIBshuttle smartphone app to check shuttle’s current location and estimated time of arrival
- Call 305.741.0907 to check the estimated time of arrival for each line at any bus stop
- During school drop-off (7:30 – 8:45 am) and pick-up times (1:30 – 3:30 pm, except Wednesdays 1:30 – 2:30 pm), the northbound shuttle bus will not access Pelican Community Park (stop 17) through 181 Drive. Instead, the shuttle bus will stop at 181 Drive and Atlantic Boulevard (northbound).
- No tipping
- Children 12 & under are not allowed to ride without an adult
- No smoking, food or drinks
- No pets permitted on City Shuttle Buses except for service animals permitted under applicable law
- If you have any questions, ask the driver!
- Handicapped Services
- All SIBshuttle buses are handicap accessible, equipped with a lift for wheelchairs.

**Coastal Towers Board of Directors**  
 Pablo Guedez  
 Rodolfo Mendible  
 Mauro Sangio  
 Bessie Goldstein  
 Joe Pihno  
 Christian Gomez  
**Property Manager: Will Vega**  
**Assistant Property Manager: Francheska Turull**  
**Bookkeeper: Luz Guevara**  
 Maintenance Team and Security Staff

***Wishes all Coastal Towers Residents***

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**Point Delvista Towers Aventura Marina**  
**AND SO MANY MORE!**

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**SOLD IN 3 DAYS!**

**I CAN SELL YOURS TOO, ASK ME HOW!**

## LIVING IN THE FLORIDA RIVIERA

### SUNNY ISLES BEACH NEWS AND EVENTS

Celebrate the holidays in Sunny Isles Beach this December! For one night only on Saturday, December 19, we're bringing a winter wonderland light display to Gateway Park. Residents can reserve their spot to walk through our spirited decorations from 6–9 pm. See our 26 foot holiday tree, along with other winter-inspired decorations, safely in person with your family. You and your family will walk through during your reservation time (10-15 minutes), and receive a special treat when leaving. Reservations are required and available only to residents with a valid city-issued SIB Resident ID Card. Only one reservation is required per household, but at least one person in the household must have a valid city-issued SIB Resident ID Card. Reservation is for a 15-minute time slot for you and your family to walk through the park and enjoy the decorations. Masks are required in the park. Sanitation protocols will continue to be practiced for your safety and the safety of our staff. For questions, please contact the Cultural & Community Services department at 305.792.1706.

**Sunny Isles Beach Resident ID Card:** If you are a resident of Sunny Isles Beach, it pays to get your Sunny Isles Beach Resident ID Card. Free gifts, reduced pricing on activities and cultural trips, advance registration for programs, and FREE entrance to selected events are just some of the benefits of having this unique Resident ID Card.

#### **Proof of Residency Requirements for Obtaining Your Resident ID Card**

SIB Resident ID cards are required for ALL program registrations and events at the resident rate. SIB Resident ID cards issued for verified residents are valid for 1 year and must be renewed annually.

#### **Apply or Renew Online**

Follow the link below to apply for or renew your Sunny Isles Beach Resident ID Card.

#### **Apply In-Person**

Due to COVID-19, we recommend that you apply and renew your Sunny Isles Beach Resident ID card online. If you need to apply in-person, print applications are available at the Sunny Isles Beach Government Center.

You may pick up or submit your application in-person at the **Sunny Isles Beach Government Center**, 18070 Collins Avenue, 1st Floor Information Desk, **Monday thru Friday** between the hours of **12 pm – 3 pm ONLY**.

#### **Application Requirements**

To obtain your Sunny Isles Beach Resident ID Card you

will need:

- A valid government-issued identification (driver's license, passport)
- Current deed or lease\* (duration must be at least 1 year)
- \*A copy of lease AND a letter from condo/management office stating who resides in the unit are required.

Along with two of the following items:

- A utility bill from within the last 3 months (electric, cable, or phone (not mobile) etc.) with your name and Sunny Isles Beach address
- (note: mobile phone bills will NOT be accepted)
- A current car registration and proof of insurance
- A credit or debit card statement within the last 3 months

All document addresses must match the address on your Resident ID Card application. Also, please note that all SIB Resident ID cards issued moving forward will be effective for one year from the date of issue. Each year you will need to renew your Resident ID Card before it expires to continue receiving all of the fantastic benefits.

#### **How Much Does it Cost?**

Nothing! The Sunny Isles Beach Resident ID Card is absolutely **FREE for SIB residents!** Not only, does the card get you advanced registration for programs and activities, it also gives you discounts and in some cases, free admission to City events.

### Mom & Daughter Beauty Salon



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• Ombre Style

Call for Appointment. Walk-ins Welcome. Last appointment 6 pm. *\*Hours subject to change. Please call ahead to confirm.*



## ATTENTION

Lobby/shopping carts are only to be used for groceries, luggage or small items not for contractor use. Violators will be subject to fines.



shopping cart



Bell cart

Residents please use service elevator when using bell carts. Shopping carts can be used in all elevators. **ID is required in order to use lobby/shopping carts please see front desk for service.**

## PEST CONTROL

Tuesday's starting at 9:00 am

1st. Tuesday of the Month:

Floors 16 thru 12

2nd. Tuesday of the Month:

Floors 11 thru 8

3rd Tuesday of the Month:

Floors 7 thru 4

4th Tuesday of the Month:

Floors 3 thru 1



Please see Security guard in the lobby to schedule spraying of your unit.

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## MEMO TO ALL RESIDENTS

**Lobby Area:**

- NO bicycles, scooters, skateboards, hover boards, rollerblades.
- Must wear clothes with bathing attire while in the lobby
- Must wear tops, bottoms and shoes must be worn at all times while in the lobby

**Pool Area:**

- NO FOOD or DRINKS in pool area!
- NO Glass items allowed on Pool Deck area!
- When entering the building please dry and cover yourself!
- NO LOUD MUSIC
- NO SMOKING IN POOL DECK AREA

**Guest & Visitors:**

- All GUEST and VISITORS must be registered with security!
- All GUEST and VISITORS must park in the GUEST PARKING AREA.
- GUEST and VISITORS not adhering to policy will be towed at owner's expense.

- Parking fee begins at 10:00 p.m. Monday thru Sunday.
- Parking fee is \$5.00
- Guest parking cannot be used as secondary parking under any circumstances.

**Balconies:**

- **ONLY OUTDOOR FURNITURE IS PERMITTED!**
- Balconies must not be used as storage!
- No bicycles, storage containers, kayaks, grills, hang lights, satellite dishes.
- No clothing hanging from balcony railings!
- No debris should be thrown from balconies, specifically cigarette buds!

**Short Term Leases:**

- Any unit found to be a short term rental will be fined and reported to Miami Dade County.

**ESA And Service Animals:**

- **MUST BE ON A LEASH AT ALL TIMES**

**Moving / Deliveries:**

- Moving is NOT PERMITTED after 4:30 p.m. Monday – Friday
- Moving NOT PERMITTED AT ANY TIME ON THE WEEKENDS / HOLIDAYS!
- Delivery of furniture or appliances is NOT PERMITTED ON WEEKENDS / HOLIDAYS!
- All deliveries must be registered with the management office.

**Construction:**

- **No work allowed on WEEKENDS / HOLIDAYS!**
- Work hours are from 8:30 a.m. until 4:30 p.m. Monday to Friday only!

Management would like to thank all residents in advance for following the approved “Rules and Regulations” of Coastal Towers Condominium. It is important to understand that living in a community means that all Residents have the right to peaceful enjoyment of their homes. Not following the Rules and Regulations will result in fines.

# DIAMOND REMODELERS

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