

Flamenco Flyer



Volume 11 Issue 4

January 2020

Flamenco Towers Condominium Association

3701 N. Country Club Drive
Aventura, Florida 33180

ASSOCIATION OFFICERS

President.....David Bowen
Vice PresidentSteven Bussell
Treasurer Claudio Riti
Secretary..... Marcia Hoffman
Director Nancy Drobner
Director Tom Gebhardt
DirectorEugene Kochkin
Director Laura Singer
DirectorJourdan Weltman

OFFICE STAFF

Manager Aniana Pagan
Admin. Asst.Lazaro Hurtado
Maint. Engineer Yadiel Ceballos
Receptionist ..Rose "Rocio" Garcia

IMPORTANT NUMBERS

Main305-931-1225
Fax305-936-8865
Security305-937-0311

OFFICE HOURS

Monday-Wed.8:00am-5:00pm
Thurs.-Friday8:30am-5:00pm

NEWSLETTER EDITORS

Steven Bussell
Laura Singer

Please visit our Website:
flamencocondo.com



Published monthly at no cost for Flamenco Towers Condominium by Coastal Group Publications. Contact CGP at T: (305) 981-3503 or info@cgpnewsletters.com to advertise in one of our newsletters or to get a free newsletter for your property.



HAPPY NEW YEAR
WISHES



We all welcome our
New Manager:
ANIANA PAGAN

ATTENTION:

Service and Support Animal Owners



Anyone who has registered a service or emotional support animal must abide by the Flamenco rules for your animal. ALL Service/Emotional Support animals must be registered and have their applications on file in the office. Please note that the management has no control over the influx of Service and Support animals. However, we do vet ALL dogs and check ALL paperwork.

We have received several complaints from residents regarding where the animals are allowed to defecate or urinate (including in the elevators). Residents have complained that animal owners are allowing their animals to go anywhere on the property. This is absolutely prohibited. Please walk your animal to the nearest Pet Waste Station installed by the City of Aventura. If your animal must go on the property, please ensure that you immediately pick up after your animal wherever you are. This will help our staff continue to keep the buildings clean. In the future,

Continued on page 2

Service Pets (cont. from page 1)

if these rules are not followed and you are observed NOT cleaning up after your service or emotional support animal, you will be fined.

Due to the increase of Emotional Support and Service animals living in the Flamenco Condo, we are asking for your assistance in caring for your animals. These are a few suggestions:

- Please curb your dog and pick up after them.
- Do not use the front entrance of the building when leaving or entering the building. Take your dogs out through the back entrances of the building. Our hallways need to be kept clean.
- Please walk your dog in the rear of the building or across the street on the path (where they have doggie bags).
- Please leash your dogs or if small please carry them.

We are looking into making an area in the rear of the building available for you to walk your dogs, if necessary. Receptacles will be placed in these areas in order to dispose of waste. The landscaper will be adding new plants and shrubbery to enhance the appearance of Flamenco. So, do not allow your dogs to exit from the lobby of the building. Use the rear exit doors. Please help to keep Flamenco clean and appealing.

PLEASE BE CONSIDERATE OF YOUR NEIGHBORS!!!

If you have any suggestions please leave a note in the box on the security desk with your name, apartment number and telephone so that we may contact you for your thoughts.

Steven Bussell and Laura Singer Co-Editors



Trash and Garbage Reminders:

It has been brought to the attention of the Management that the garbage chutes have been clogged with large boxes and debris. Please be more careful when disposing of garbage.



- All items to be disposed of in trash chutes must be tied in plastic garbage bags.
- Pizza boxes should be torn up and placed in a garbage bag before disposing them down the chute.
- No boxes or other large items may be pushed or forced into the trash chute.
- All cartons and boxes need to be flattened before disposal. Please bring them down to the recycle bins located in the rear of the building.
- The Management Office will let us know when Bulk Pick-Ups will be scheduled.
- You can place large items in the rear of the building, near the area of the dumpsters, the night before Bulk Pick-Up.



Thinking of selling your home?

Alfa Realty
2037 NE 163rd street
North Miami Beach
FL 33162

LET ME HELP

apt. 2202 **\$289K** **\$299K** apt. 1809

FEATURED LISTINGS in Eldorado

- ☆ Over \$120 million in past sales
- ☆ 105 ★★★★★ Reviews on Zillow
- ☆ Professional HDR photography, drone shots and virtual tour of your listing
- ☆ Same day FREE valuation of your home

REAL ESTATE AGENT THAT ACTUALLY CARES

Alex Bezgin
Local Aventura REALTOR®
📞 786.223.1735
✉ Alex.Bezgin@yahoo.com

Languages: English, Russian, Spanish

BLINDS & SHADES

FREE SHOP AT HOME SERVICE **WE BEAT ANY ESTIMATE** **FREE MEASURING & INSTALLATION**
BLINDS, SHADES, SHUTTERS

FAST SERVICE, LOWEST PRICES GUARANTEED!

20% OFF Motorized Shades
exp. 2/29/20
must present coupon

MOTORIZED SPECIALIST
VERTICALS REPAIRED & CLEANED
SHADES REPAIRED & CLEANED

WE ALSO DO REPAIRS
VERTICAL TRACKS REPAIRED

305-469-8162 WE SHOW UP! 25 Years in Biz



IMPORTANT DATES TO REMEMBER

BINGO
February 3, 2020
at 7:30 in the Recreation Room

BOARD MEETING
TBA

MARTIN LUTHER KING DAY
January 20, 2020

TOTAL APPLIANCE INSPECTION
January 6- February 6, 2020




Mobile (786)-277-7355
Direct (305)-459-5019
patrickjaimez@gmail.com

COLDWELL BANKER
GLOBAL LUXURY

www.patrickjaimez.com

Hablo Español/Falo Português
Selling Flamenco for over 20 years!

FLAMENCO

STATUS	ADDRESS	BD/BA	LA SF	LIST \$	SALE \$
Sold	3701 N Country Club Dr 1607	3/3	1,465	\$275,000	\$265,000
Sold	3731 N Country Club Dr 821	2/2	1,092	\$248,899	\$242,000
Sold	3701 N Country Club Dr 1001	2/2	1,153	\$239,900	\$250,000

Active & Sold Listing data was accessed through the Southeast Florida MLS for the period 12/1/2019 through 1/2/2020.

Call me today for a FREE, no cost obligation, comprehensive market analysis of your property.



Landscape Schedule
Please check bulletin board for January dates

Bulk Trash Schedule
Please check bulletin board for January dates

stellar
Public Adjusting Services
Professional Insurance Claim Representation

GOT PROPERTY DAMAGE? GET HELP NOW!

RE-OPEN OLD & DENIED CLAIMS

FREE CLAIM INSPECTION


IS YOUR ROOF LEAKING?

ARE YOU HAVING PLUMBING BACKUPS?

DO YOU HAVE WATER DAMAGE?

DOES YOUR DRAIN LINE NEED TO BE REPLACED?

RESIDENTIAL • COMMERCIAL COMMUNITY ASSOCIATIONS



MIAMI-DADE (305) 396-9110
BROWARD (954) 376-6991
PALM BEACH (561) 404-3069

STELLARADJUSTING.COM

This is solicitation for business. If you have had a claim for an insured property loss or damage and you are satisfied with the payment by your insurer, you may disregard this advertisement.

License #P175224

LIFESTYLE
INTERNATIONAL REALTY



Fernando A. Rizzo, MBA
REALTOR®

(352) 256-2203
Fernando@RizzoTheRealtor.com

“Work with a Professional”



Retired nurse looking for part time work caring for elderly patients. Has own car for help with transportation to and from doctor's appointments, shopping and errands.

786-486-9022

Excellent References
Resume Available on Request



The First Service Web Site <https://flamencotowers.connectresident.com/>

The Flamenco website contains information including: management reports, contracts, financial statements, calendar of important upcoming events and more. Please go to the website and register, if you have not done so, and you will be able to read Flamenco Community material that may be of interest to you.

CLICK AND PAY FIRST SERVICE RESIDENTAL
Payment of the Maintenance and Upcoming Assessment can be paid online. No More Coupon Books. Easy to Pay.

Signing up is easy:
Log onto fsresidential.com and click on Make A Payment or any questions? Call 1.888.354.0135 and press Option1.

<https://www.clickpay.com/custom/fsr/login.html>

You can:

- Pay by eCheck at no cost
- Pay by credit or debit card for a nominal fee
- Set up automatic payments
- Pay from your phone or tablet.

OR

Follow these steps:
Steps to Pay –Click and Pay --- First Service Residential
<https://www.fsresidential.com/florida/make-a-payment>

- Click --Log in and pay online
- Login or Register
- Click Auto Pay
- Click Edit
- Edit amount
- Change amount
- Save
- Close.

Dealing with the Flu



It's that time of year again! Flu season is here. You may find yourself suffering from fever, aches, and other symptoms of the flu. There really is no cure for the flu. But there are things you can do to make yourself more comfortable during the duration. The best course of action in dealing with the flu is to get plenty of rest and drink lots of fluids. What about chicken soup? Well, it can't hurt! Although it doesn't cure anything, it can soothe a sore throat, clear clogged passageways, and hydrate you. It is always good TLC at a difficult time. Remember to contact your doctor if your flu symptoms seem severe, you have trouble breathing, or if you have a fever that is not relieved with over the counter medication.

Under Contract!

7441 WAYNE AVE, #6J
MIAMI BEACH, FL

Call Now!
Rosa Jacquelin
(786) 239-1283



Beautiful, corner-unit condo with open balcony and great views at Parkview Point Condominiums. Renovated kitchen with granite countertops and stainless steel appliances.

Love Where You Live!

www.SignatureHomesOfMiami.com

Flamenco Holiday Party

Our Holiday Party was held on Sunday, December 22, 2019 at 5:00 pm. We want to thank you all for coming out and enjoying the festivities with us. Thank you to Rosalie Noceti for decorating our beautiful tree. Our lobby looked so beautiful!



National Florida Day

National Florida Day on January 25 recognizes the 27th state to join the United States. The Sunshine State is home to the oldest established city in the country. With over 400 years of history, St. Augustine's streets and colonial architecture have stories to tell.



With an average high temperature of 79.5°F, it should be no surprise that Floridian John Gorrie brought refrigeration and air conditioning to the world in 1851. Add to that, more than half the year with partly cloudy to sunny days, the invention of sunblock would be a necessity, too. Hungary born pharmacist, Benjamin Green, invented a sunscreen in 1944 which later became a tanning lotion known as Coppertone. Florida offers more than enough to do and see. From man-made worlds and relaxing beaches to long, colorful and intricate history, the Sunshine State's open spaces and sunny faces require more than one visit or enjoying Florida as a resident.

*State Flower - Orange Blossom | State Tree - Sabal Palm | State Beverage - Orange Juice | State Capitol - Tallahassee
State Song - Swanee River*

DIAMOND REMODELERS

Full Service Contractors

We are committed to the fulfillment of your home improvement needs with an eye towards increasing the value of your real estate asset. Whether you are remodeling a kitchen, bathroom, complete residence or room addition; we are the *Miami Beach Experts*, **family owned for 30 years.**

*specializing
in condo &
apartment interiors*

Jeff Diamond & Anthony Lasorsa
305-865-9005
www.diamondremodelers.com
jeff@diamondremodelers.com



Receive a 15% discount on any remodeling job!

Painting & Services Unlimited Lic. CC94BS00437 • Lasora Enterprises, Inc CGC031497
Licensed & Insured General Contractor

Kitchen & Bathroom Remodeling

Satisfaction and Quality Guaranteed

REMODELING • INSTALLATIONS

- Kitchen / Bathroom
- New & Resurfaced Cabinets
- Cabinets / Vanities
- Custom Baseboards / Crown Mouldings
- Granite / Marble / Mica Counter Tops
- All Types of Tiles & Marble Installed

"Your Experienced Handyman"

PAINTING & SERVICES UNLIMITED

- Painting, Condo, House, Apt. Roof Painting
- Full Service Contractors
- Popcorn Ceiling Removal
- Plumbing & Electrical Service
- Smooth Ceilings
- Doors / Windows EST. 1980
- Framing, Drywall & Finishes
- Mirror Installation

- Design & Management Services
- No Job Too Small
- Free Estimates
- Service & Quality at Reasonable Prices
- Commercial & Residential
- Habla Español

15% Off
any remodeling job!

10% OFF Any Service
Valid With Coupon. Not To Be Combined With Other Offers. Exp 2/29/2020



DAVILA CONSTRUCTION GROUP LLC.
State General Contractor CGC1521462

CALL FOR FREE ESTIMATES

305.747.6707

Contact@Davila-Construction.com



24 Years in Construction
Bathrooms | Kitchen | Floors
General Remodeling

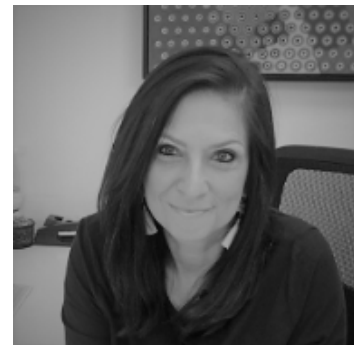
ASK FOR OUR CONDO UPGRADE PACKAGES!

Sell your unit for TOP PRICE.

FREE REPORT

Find out how much your unit is worth now.

Take advantage of the renovations at the Coronado Towers and sell your unit for top dollar.



Helena Grossberg, MBA

Licensed Real Estate Broker
REALTOR® & Notary
Real Estate Instructor



CALL (954) 809-5318

English | Español | Português

If you want to buy, sell, or rent your unit, work with someone that has experience.
DO IT WITH CONFIDENCE.

www.HelenaGrossberg.com
ALM Realty & Services, Inc.