

# Ocean One Waves

June 21 Issue 4

June 2020

## OCEAN ONE Condominium Association

19333 Collins Avenue  
Sunny Isles Beach, FL 33160

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## MESSAGE FROM THE PRESIDENT

Dear fellow residents

The past month has been busy and difficult. While work on ongoing projects proceeded, the building continued to operate under all the Covid19 restrictions and regulations imposed by both Miami Dade County and the City of Sunny Isles.

Our Painting and Waterproofing Project will be completed by the end of the month. Presently, all the scaffolding has come down and the only work that remains are eye level tasks (such as painting the cabana area and ground floor exit doors) and the replacement of several leaking louvers at the roof levels. This has been a long, arduous and expensive project, but I am sure that you all agree that our building looks beautiful and elegant. Please join me in thanking the Property Committee, under the direction of Gordon Silverman, for their efforts and time dedicated to this project. Between the research, planning stage, and execution, it took two years of their time.

Concurrent to finishing the Painting Project, we performed other tasks to enhance the look of the building. In the front of the building, the fountain, shut down for many months, was cleaned and is now operating again. The benches and garbage disposal bins were painted, and the damaged shrubbery has been replaced. In the back of the building, the pool and cafe decks were power washed. The pool itself, closed due to Covid regulations, was emptied, acid washed, and refilled.

The cable and internet installation conducted by Hotwire, our new provider, continues at a furious pace, as our deadline to transition off Atlantic Broadband is July 1. Presently, all the fiber optic cable infrastructure has been installed and the main feed pulled into each unit by running the main wire through the air conditioning closets in each unit. They are now in the process of doing the final installation in each unit. This requires running the wire (the thickness of fishing wire) from your air-conditioning closet to wherever your modem is located within your apartment. This is a seamless and transparent installation performed by a two-man team using protective gear (masks, glove, shoe cover) accompanied by Ocean One security personnel.

Hotwire has sent out their welcome package to all unit owners and have begun their consultation calls. Please contact them at [oceanone@hotwirecommunications.com](mailto:oceanone@hotwirecommunications.com) to schedule an appointment.

Additionally, please ensure that you contact Atlantic Broadband to inform them that you are terminating your contract with them as of July 1. The office will be

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**President** (cont. from page 1)

collecting all your Atlantic Broadband equipment (boxes and recorder) that must be returned to them. For those presently using Atlantic Broadband telephone services, we recommend you transfer to Hotwire. It is free during the first year, \$14.95 the second; a tremendous savings. To do so, and keep your current phone number, you must fill out Hotwire's LOA form and return to [oceanone@hotwirecommunications.com](mailto:oceanone@hotwirecommunications.com). Copies of this form can be found in the office. The office staff can also help you scan and send the form to Hotwire.

Concurrent to the cable installation, Hotwire has been installing WI-FI in all our common areas within the building as well as pool and back areas. We have been assured that the signal will be so strong that it will reach the beach. Additionally, we are working with their camera department to install a new camera security system in the building. We will be installing a new computer, software and update/add/move existing cameras where applicable. The new camera system should be completed and operational by the end of July.

As if all this ongoing work is not enough, on May 29th Sunny Isles issued Emergency Order 08-20 allowing Beach, Hotels and Pools, closed during the pandemic, to re-open June 1st. Strict spacing regulations means that seating in the cafe area, pool deck, and tiki huts and beach will be limited and restricted. The Management Office has sent a letter to all residents outlining all the rules that will be enforced. Some of these include limiting the number of people at the pool deck at one time, limited area on the beach where lounges will be available and no outside guests (with limited seating, our residents must have priority). PLEASE NOTE: the rules are NOT fabricated by the Board and/or Management. They are issued by Miami Dade County and/or the City of Sunny Isles, and we are trying our best to comply with them while not causing too much inconvenience to our residents. Other common areas such as the spa, gym, children's playground are to remain closed until further notice. As I write this, under last minute orders from the mayor of Miami Dade, the beach did not open as scheduled on June 1. Hopefully, by the time you are reading this letter, it will have reopened.

As the Covid recommendations for social distancing remain in effect, I

urge you, for your benefit and respect for your neighbors to wear masks in the elevators and while walking through the building. I am pleased to inform you that we have not had any reported cases of Coronavirus in the building. Let's keep it that way.

Hurricane season has arrived once more and will be with us until November 1st. On June 1st, the Management Office sent out an email titled **Ocean One - Hurricane Season - BE PREPARED**. Please read it carefully and follow all the recommendations. Our staff have begun to prepare the building in an event of a hurricane. Hopefully, we will be spared this year.

As the summer approaches, keep healthy and safe. Enjoy our beautiful, newly painted home, with faster internet, expanded cable television viewing, and a modern security system in place.

Respectfully, Tamara Benson

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# MEET YOUR STAFF

## Jenny Rios, Assistant Property Manager

By Hellen Soriano

Jenny Rios is the new Assistant Property Manager at Ocean One. She has taken over Britney Pugh's responsibilities as Britney moved to Washington, DC.



Jenny is licensed as Property Manager in Florida. This means that she is familiar with aspects such as insurance, Florida statutes, and much more. That is, everything needed to operate as Property Manager.

Previously, she had been working at high-rises such as Jade Ocean, where she worked for one year. Before that, she worked for over three years at HOAs and mid-rise condos with First Service Residential.

She is originally from Medellin, Colombia, and all of her family is still there. She is here with her husband and her little girl who was born in the United States.

When she decided to come to this country, she first came to California where she lived for ten years before moving to Florida. Her plan was to finish her studies and she now has an associate's degree.

She met her husband in Florida. He is Cuban and their daughter is five years old. What she enjoys the most is spending time with her family and cooking. They have a

*Continued on page 4*

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**STAFF** (cont. from page 3)

golden retriever they call Goldy that is one year old. She tries to travel to Medellin once a year to visit her family, although with the current situation, she isn't sure she will be able to visit any time soon.

At Ocean One she started working on February 17, 2020. She is in charge of all aspects related to employees, payroll, vendors, contractors, maintenance payments, assessments, etc. She understands that the most important thing she can give Ocean One's residents is customer service. She wants everyone to feel that their requests are taken seriously. She also wants to support Monique and the board with any project that may currently be in process and with those that will come along in the future.

She understands the importance of putting herself in the residents' shoes and giving everyone the utmost importance to their requests, giving them the necessary attention in order to solve every problem.

When I ask her how she's dealing with the current pandemic, she says: "Panic is our worst enemy, we must be responsible, take precautions and heed all instructions issued by the health authorities. Not going out means not going out. I hope everyone at Ocean One stays healthy and safe."

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