



A Monthly Newsletter for the Residents of Solaris at Brickell Bay

Volume 1 Issue 9

March 2020

BOARD OF DIRECTORS

President..... Filippo Oliva
Vice President Alejandro Abreu
Secretary..... Katherine Arty
Treasurer Mauricio Arango
Director Lorena Arnold

PROPERTY STAFF

Property Manager..... Peggy Otano
Admin Asst Bryan Martinez
Maint Super Joel Abad

IMPORTANT #'S

Office..... 305.373.0012
Front Desk..... 305.373.0013
Email
manager@solarisbrickellbay.com

OFFICE HOURS

Monday - Friday 9:00 AM – 5:00PM

SOLARIS@BRICKELL BAY

Condominium Association Inc.
186 SE 12 Terrace
Miami, FL 33131



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Message from the Board and Management

Dear Residents,

The safety and welfare of our residents and community are of utmost importance and of high priority. **Governor DeSantis has declared all of Florida to be under a state of emergency.** Thus, The Solaris At Brickell Bay Condo Board of Directors exercising Emergency Powers granted pursuant to Statutes 718, along with Management have worked closely together to implement the following stringent mitigation and containment measures starting immediately.

CLOSURE on Amenities – effective immediately:

- All amenities such as the Gym, Club Room and Pool(limited) will remain closed until **March 30th**. You may use the Pool at your discretion, but there will be no use of chairs.
- Cancellation of all Club Room events until March 30th.
- ***Food deliveries must be picked up at Front Desk to avoid having delivery personnel enter our building.***
- Service Parking Area (for workers) will be opened from 9am-3pm, Monday through Friday only, until further notice.
- But only Non-essential contractors & vendors are prohibited entry to building. ONLY emergency service providers due to plumbing or AC would be permitted.
- **Realtors showings will be temporarily stopped for the next two weeks.**
- Suspend all none-essential visitor’s access until further notice (family of caretakers remain authorized)

Management Operations that will be implemented as of Monday, 3/16/2020:

- Management Office will continue to operate; residents’ access to the office will be limited- unless it is an urgent matter. Otherwise, please call and or send an email for any non-emergency requests, comments, complaints, or special needs.
- Office Regular business hours will remain as usual.
- A physical 6-foot buffer zone around the Front Desk to prevent close contact between front desk agents and visitors/residents is being implemented.
- A no physical contact policy between staff and others (handshakes, high fives, kiss greetings, hugs, etc.) is in effect.

Continued on page 2

Board (cont. from page 1)

- Increased stringent disinfecting cleaning protocols are in place and will continue as frequently as possible.
- Stay-home policy for staff, if showing symptoms (cough, shortness of breath, fever), until not symptomatic for at least 48 hours without use of relief medicines.
- Valet is to wear gloves and change gloves after handling each vehicle. (We are waiting on order of gloves from valet company)
- Operations Team will be enforcing all health & safety procedures. Please be respectful of their guidance as we are working effortlessly to contain the health and safety of our community.

Additional Important Recommendations and Reminders

- Limit your contact with staff and other residents and stay home as much as possible.
- You are also encouraged to avoid any unnecessary travel, including leaving your residence.
- Whenever possible, use gloves when using common elements of the property.
- We will continue to keep you informed of any new development from the CDC and updates from the City of Miami.

You may reach the Miami-Dade County Florida Department of Health COVID-19 hotline at (305) 3242400. For questions about COVID-19 in Florida, please call the Florida Department of Health at 1-866779-6121.

All of us have the responsibility to help fight the spread of the coronavirus. Let's work together to push through this crisis and come out strong and healthy.

Stay Healthy!
Your Board of Directors and Management Team

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Commissioner
Eileen Higgins
District 5

"With offices in Miami and Miami Beach, we are here to listen to your concerns and connect you to the services and resources you need from Miami-Dade County."

COME VISIT

DISTRICT OFFICE

2100 Coral Way, Suite 400
Miami, Florida, 33145
Monday - Friday / 9:00 am - 5:00 pm

MIAMI BEACH OFFICE

1700 Convention Center Drive, ground floor
Miami Beach, Florida, 33139
Tuesday and Thursday / 9:30 am - 4:30 pm

www.miamidade.gov/district05

305-375-5924
District5@miamidade.gov

@CommishEileen
/CommishEileen

CLEAN HANDS KEEP YOU HEALTHY.

Wash your hands with soap and water for at least **20 SECONDS.**

LIFE IS BETTER WITH **CLEAN HANDS**

www.cdc.gov/handwashing

This material was developed by CDC. The Life is Better with Clean Hands Campaign is made possible by a partnership between the CDC Foundation, GOU Industries, and Staples. HHS/CDC does not endorse commercial products, services, or companies.

COVID 19
CORONAVIRUS DISEASE

SYMPTOMS OF CORONAVIRUS DISEASE 2019

Patients with COVID-19 have experienced mild to severe respiratory illness.

Symptoms* can include



*Symptoms may appear 2-14 days after exposure.



If you have been in China or in close contact with someone with confirmed COVID-19 in

In the Event of an After Hours Emergency

Please call the front desk at 305.373.0013

stellar
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BROWARD (954) 376-6991
PALM BEACH (561) 404-3069

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2020 BUDGET MEETING UPDATE

We would like to update you on the outcome of the 2020 Budget Meeting that took place on Wednesday, March 4th, 2020. The Board of Directors approved the 2020 "Amended" Budget with No Reserves. The membership submitted the required amount of proxies we needed and **Voted to waive the statutory reserves**, which means that the membership will fund 17% reserves (**\$15,300 annual contribution to cover the months of January and February which is a State Statutory requirement**) and waive the reserves for March through December 2020.

Coupons will be mailed to all owners. If you are on auto deduction via Click Pay, you will be required to login and update your monthly maintenance. <https://www.fsresidential.com/corporate/make-a-payment>

The maintenance schedule is effective April 1st, 2020.

Please see Chart below to view your new maintenance amount for your unit and you may request a copy of the 2020 Amended Budget Draft by emailing manager@solarisbrickellbay.com

SOLARIS AT BRICKELL BAY
Proposed-AMENDED-Maintenance WorkSheet - 2020

Building#- Unit Type	Unit	NumberOfUnits	CurrentYearPayment	Proposed Monthly WithoutReserves	Proposed Monthly Reserves	Proposed Monthly Per Unit Maintenance	Proposed Monthly Total All Units Maintenance
0000-A1	06,08	30	583.49	562.9	6.83	569.73	17091.9
0000-A2	7	15	565.09	545.15	6.62	551.77	8276.55
0000-B1	01, 04, 05, 09	59	886.56	855.3	10.38	865.68	51075.12
0000-B2	02, 03	28	823.5	794.46	9.64	804.1	22514.8
0000-B3	PH-04	1	922.49	889.96	10.8	900.76	900.76
0000-B4	PH-03	1	910.08	877.98	10.66	888.64	888.64
0000-B5	PH-05	1	866.75	836.18	10.15	846.33	846.33
0000-B6	PH-02	1	786.04	758.32	9.2	767.52	767.52
0000-C1	PH-01	1	1236.67	1193.05	14.48	1207.53	1207.53
0000-C2	PH-06	1	1221.96	1178.88	14.31	1193.19	1193.19
0000-R1	CU-01	1	479.36	458.14	5.8	463.94	463.94
0000-R2	CU-02	1	746.39	713.34	9.03	722.37	722.37
0000-R3	CU-03	1	333.1	318.35	4.03	322.38	322.38
Total		141				0	106271

If you have any questions or need assistance, please call the office at 305.373.0012 or email, manager@solarisbrickellbay.com.

Sincerely,

Peggy Otano, LCAM
Property Manager

We Manage, Rent and, Sell Units at Solaris Condo

We handle the management of several units in the building

**CONSIDER US FOR ALL YOUR
PROFESSIONAL REAL ESTATE NEEDS!**

Located in the lobby for your convenience

**Nosotros administramos, rentamos y vendemos
unidades en Solaris Condo**

Estamos localizados en el lobby para su conveniencia

**ADRIANA ANGEL – BROKER
GABRIEL RINCON - REALTOR
Cell: 786-315-7672**

AdrianaAngelR@gmail.com

186 SE12 Terrace Suite 100, Miami, FL 33131

