

# The Yacht Club at Aventura

## Monthly Newsletter



Volume 8 Issue 10

A Newsletter for the Residents of The Yacht Club at Aventura Condominium Association

January 2020

### BOARD OF DIRECTORS

**President** .....Jacqueline Wise  
**V. Pres/Secretary**.....Anthony De Napoli  
**Treasurer** ..... Steve Picov  
**Director** ..... Amnon Gershoni  
**Director** .....Janet Waldman

### PROPERTY STAFF

**Manager** ..... Naiselki Maestre, LCAM  
**Chief Engineer** ..... Waler Silva  
**Rental Manager and Security Director** ..... Lydia Arroyo  
**Admin. Assistant** .....Angelina C  
**Rental Receptionist** .... Lori Kenney  
**IT** .....Juan Ramos

### IMPORTANT NUMBERS

**Main** ..... 305-931-4216  
**Fax** ..... 305-931-2243  
**Rental Manager** .....305-466-0518  
**Security** .....305-682-1174  
 or 305-682-9045

### EMAILS

**Property Inquiries & Deliveries:**  
 nmcam@theyachtclubataventura.com  
 assistant@theyachtclubataventura.com  
**Rentals and Guest Registration:**  
 lydia@theyachtclubataventura.com  
 receptionist@theyachtclubataventura.com  
**Website Assistance:**  
 it@theyachtclubataventura.com

### OFFICE HOURS

**Mon. - Fri.** .....9:00 am - 5:00 pm



**CONDOMINIUM ASSOCIATION, INC.**  
 19777 E. Country Club Drive  
 Aventura, Florida 33180



**STAY UP TO DATE!**



### WEBSITE

The updated website for The Yacht Club at Aventura has launched. You may now see current news, pictures, submit tickets and more! Please visit, [www.theyachtclubataventura.com](http://www.theyachtclubataventura.com). If you would like to create a username and password, please email our IT Department at [it@theyachtclubataventura.com](mailto:it@theyachtclubataventura.com).

### PARKING GARAGE

Parking Spaces are **now available** to lease or buy!  
 Please keep in mind, parking spaces may only be leased at a minimum duration of one month. Please contact [nmcam@theyachtclubataventura.com](mailto:nmcam@theyachtclubataventura.com) for more information.

### PEST CONTROL SCHEDULE

Landlords, please notify your tenants of the schedule listed below. The Schedule will be posted in each building. Please notify [assistant@theyachtclubataventura.com](mailto:assistant@theyachtclubataventura.com) if you wish to deny this service.

#### 2020 – Pest Control Schedule

February Buildings	12 <sup>th</sup>	19 <sup>th</sup>	18 <sup>th</sup>
	1, 2, 3	4, 5, 6	7, 8, 9



### DELIVERIES

When expecting a delivery to your unit, please notify the Management Office at least 24 hours in advance so that we may schedule your elevator reservation.

### RENTALS

Kindly send all rental contracts with proper documentation to [rentals@theyachtclubataventura.com](mailto:rentals@theyachtclubataventura.com). It is imperative that we have your tenants' name, phone number, passport or license and signed Rules & Regulations at least **72 hours prior to their arrival**. We need this time to properly process the information into the system and program the access cards. **For weekend arrivals, please provide all rental contracts to Management the Wednesday prior of arrival date.**

**Stay Up to Date** (cont. from page 1)

**OWNERS**

It is your responsibility to update your mailing address, email address, and phone number with the **Management Office**. Also, kindly note that realtors and unit managers will only be given access after receiving approval from the Unit Owner by mail or email.

If you have any suggestions that you would like to provide to the Management Office, you may email our Community Association Manager, Naiselki, at [nmcam@theyachtclubataventura.com](mailto:nmcam@theyachtclubataventura.com).

**ALL RESIDENTS**

Please note that if you are traveling for an extended length of time and decide to leave your vehicle on property, we ask that you notify the Management Office as well as leave your vehicle parked on the second floor of the parking garage. In addition, all commercial vehicles must also park on the second floor of the parking garage.

**Access Card and Transponder Provision**

Until further notice, the Management Office will be placing transponders on vehicles from **9AM-4PM Monday - Friday excluding holidays**. In addition, our Security Guards will be placing transponders on vehicles and providing access cards every Saturday and Sunday.

**Wi-Fi Update**

The Yacht Club at Aventura Condominium offers free Wi-Fi by the pool area:

Wi-Fi Name: **Yacht Club**  
Password: **clubguest**

Kindly provide this information to your guests.



**Association Recommendations**

HO6 – Condominium Owners Insurance : The statutes and laws in the state of Florida that govern Condominiums and Insurance are very specific as to what is the owner’s responsibility and what is the Condominiums responsibility. It is standard practice and **highly recommended that unit owners purchase insurance for their contents and the interiors of their units as well as for liability**. All of the buildings in the property are fully insured to cover any/all aspects of common area damage that may occur; however, **this insurance does not cover any damage that may occur inside an individual unit owner’s premises that was caused by a neighboring or adjacent unit**. Therefore, it is advisable that all unit owners take the time to reach out to a qualified insurance agency to inquire about this policy.

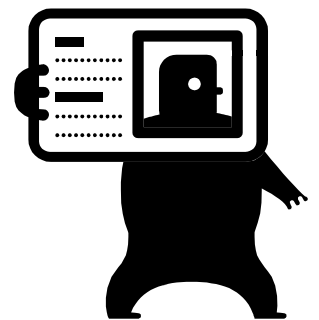
**Trash Disposal**

Garbage rooms are located at the end of the hall on each floor in every building. **Do not leave your garbage bags AT THE BUILDING’S MAIN ENTRANCE DOOR, HALLWAY AND/OR TRASH ROOM FLOOR**. Place your trash inside a plastic bag before disposing of it in the trash chute. If some debris falls out of the bag, please be responsible and clean it up. Thank you for your cooperation in this matter!



**ID Required**

Security Guards have been hired to provide **SECURITY** to the community. The staff in the Guard House is required to ask for identification for every vehicle that uses the Visitor Gate and does not have a transponder sticker and every individual walking into the property who does not have a fob or access ID card. If you are a guest, please make sure to have your picture ID to show the staff at the Guard House every time that you return to the property. If you are a resident of the property and you do not have your Access card or transponder sticker, please register immediately at the Management Office.



Published monthly at no cost to The Yacht Club at Aventura Condominium by Coastal Group Publications, Inc. Contact CGP at (305)981-3503 or [info@cgpnewsletters.com](mailto:info@cgpnewsletters.com) to ADVERTISE in one of our newsletters or to get a FREE newsletter for your property.

## Contractor's List

Below, please find the information which needs to be submitted to the Management Office prior to commencing any upgrades in your unit.

- Approved vendor contract from the owner.
- Letter from the owner explaining the work to be done inside of the unit.
- Business License from the contractor.
- Request a letter of approval from the Association to present to the City of Aventura for a work permit approval.
- Certificate of Insurance naming The Yacht Club at Aventura as an additional insured.
- Copy of permit(s) for the Association to file must be submitted prior to work commencement.
- Estimated time of completion of the work to be done in the unit.
- Elevator Fee of \$100.00 – if applicable.



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### YACHT CLUB AT AVENTURA

STATUS	ADDRESS	BD/BA	LA SF	LIST \$
Active	19555 E Country Club Dr 8204	2/2	1,180	\$340,000
Active	19701 E Country Club Dr 5601	2/2	1,180	\$339,000
Active	19555 E Country Club Dr 8208	2/2	1,100	\$335,000
Active	19955 E Country Club Dr 8107	2/2	1,180	\$324,500
Active	19801 E Country Club Dr 4403	2/2	1,180	\$318,000

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

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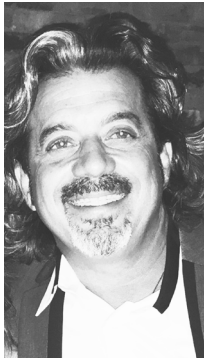


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