



Views From...

# Brickell Key II

*A Newsletter for the Residents of the Brickell Key II Condominium Association, Inc.*

Volume 1 Issue 4

March 2019

## BRICKELL KEY II

Condominium Association, Inc.

540 Brickell Key Drive

Miami, Florida 33131

### PROPERTY STAFF

**Managed by ...** KW Property Mgt.  
305-381-7777

**Manager .** Milagros PonceDeLeon  
*mponcedeleon@kwpmc.com*

**Asst. Manager....** Elys Rodriguez  
*erodriguez@kwpmc.com*

**Admin. Asst. ....** Maribella Ortiz  
*maribellao@kwpmc.com*

### ASSOCIATION OFFICERS

**President.....** Frank Simone

**Secretary.....** Lance Benson

**Treasurer .....** Adrian Diaz

**Director .....** Sandra Barrera

**Director .....** David Lowey

### IMPORTANT NUMBERS

**Office.....** 305-381-7777

**Fax .....** 305-381-7737

**Website: ..** <http://web.kw-ic.com/BrickellKeyTwo/>

### OFFICE HOURS

**Mon - Fri.....** 8:30 am - 5:30 pm

### NEWSLETTER

**Editor: .....** Elys Rodriguez

## Brickell City Centre Farmers Market

Every Saturday from 10am-3pm the Brickell City Centre hosts a Farmers Market for the community to delight while supporting local artisans and their diverse, locally grown produce and goods!



## Unit Entrance Doors

If you would like your unit entrance door replaced, FPG Wholesale Inc has a standing order for Brickell Key II Condominium.

You will need to have our maintenance team provide you with the correct measurements of your door before you place an order and once your new door arrives, our maintenance team will install it at no cost. You will need to provide the door lock hardware for the door and we recommend that a professional lock smith install them.



You may contact FPG Wholesale Inc at 305-266-2296 or visit them in their showroom located at 7190 Coral Way, Miami FL 33155.

## Dryer Vent Cleaning

### Does your dryer vent need cleaning?

**Before:**

Build-up in your dryer vent may cause slow dry times, higher energy and repair costs and can be a potential fire hazard.



**After:**

- Dryer may dry faster
- Lower energy costs
- Less strain on your dryer
- Reduced fire hazard



# Air Conditioning Unit Maintenance

As we begin to go into the summer months it is important to make sure you've given air conditioning unit it's yearly check-up. Air conditioners require regular maintenance to work at their peak. If you follow these tips each year, you'll be staying cool and saving cash—in energy bills and unexpected repair costs.

## 1. CHANGE THE FILTER REGULARLY.

## 2. CLEAN THE VENTS.

Again, a regular dusting several times a year is a must. You could also consider having a professional give your air ducts and vents a thorough cleaning.

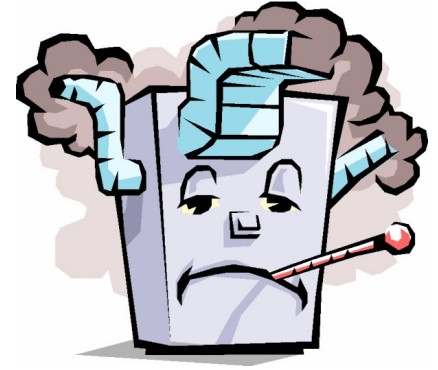
## 3. CHECK TO SEE IF YOU'RE BLOCKING THE CONDENSING UNIT.

The part of your air conditioner that draws air into the system obviously needs to be uncovered. That means any items you may have conveniently stored in your

A/C closet should come out.

## 4. CHECK YOUR FREON LEVELS.

Your air conditioner isn't consuming freon coolant, so under ideal conditions, the freon would never need to be filled or changed. But you could have an HVAC tech check for a leak (especially with older models) or another irregularity as part of your annual A/C maintenance plan.



## 5. CHECK EVERYTHING ELSE.

If you're going to have a pro come in to check the freon, also have them check that the electrical controls and coils are in top shape. A professional HVAC tech can also calibrate your thermostat



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# Get Ready for TAX TIME

The first step to preparing your taxes is organization of your records. Use this list of commonly needed documents to help you with this year's tax return.

- W-2s
- 1099s
- Statements you've received from your employer or the government, both state and federal Interest earned statements Interest paid statements
- Notice of distribution from partnerships, estates, or trusts
- Records of unemployment insurance
- Records of Social Security benefits
- Social Security numbers for you, your spouse, and any dependents
- Receipts for deductible expenses, including business, moving, childcare, medical, and home office expenses
- Records of charitable contributions
- Your tax return booklet with label

Although this list is not comprehensive, it is a good start on your way to preparing for your tax preparation.



International Women's Day, an international holiday, has been set aside to recognize the achievements and successes of women the world over. March 8<sup>th</sup> marks one of the first organized actions by working women anywhere in the world. On this day in 1857, hundreds of women garment and textile workers went on strike in New York City protesting against low wages, long working hours, and inhumane working conditions. The event ended in violent struggles with police.

"Our lives shall not be sweated from birth until life closes,  
For our hearts starve as well as bodies  
Give us bread, but give us roses."  
(The anthem of striking mill workers in Lawrence, Massachusetts, 1912.)

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Here are 5 ways Suddath provides the best service Miami has to offer:

- 1. America's #1 Mover.** Suddath has offices in Miami, Ft. Lauderdale, Tampa, Melbourne, Orlando and headquartered in Jacksonville. We are the largest agent in the United Van Lines family, which allows us to provide you with consistent, high-quality services at origin and destination.
- 2. Highest Caliber Crews and Drivers.** Drivers are the unsung heroes of the moving industry and have a big impact on the ease of your move. That's why we only hire the best, award-winning, tenured and fully-background checked crews.
- 3. Safety Record.** Suddath is a safety-first organization. We take pride in our ability to consistently maintain some of the highest safety ratings in our industry.
- 4. Range of Services.** Suddath offers a multitude of solutions to fit any budget or lifestyle. From packing and storage to convenience services and destination information, we have you covered.
- 5. Competitive Rates.** With all of the above, and so much more, Suddath still provides the best value at competitive rates. Let us prove it to you!

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