



*A Newsletter for the Residents of the Brickell Harbour Condominium*

Volume 17 Issue 8

## BRICKELL HARBOUR Condominium Association Inc.

200 SE 15th Road  
Miami, Florida 33129

### ASSOCIATION OFFICERS

**President**..... Steve Greenberg  
**Vice Pres.** ..Adriana Dominguez-Tio  
**Treasurer** .....Williams Lucena  
**Secretary**..... Roberto Holz  
**Director**...Jose Antonio Casas Gomez  
**Director** ..... Jeffrey Lampert  
**Director** ..... Cary Diaz

### PROPERTY STAFF

**Manager** ..... William Gonzalez

### IMPORTANT NUMBERS

**Front Desk**....305-854-6144 ext. 1  
**Office**.....305-854-6144 ext. 2  
**Fax** .....305-854-2945  
**Emergency** .....1-800-514-5770

### OFFICE HOURS

**Monday-Friday** 9:00 AM - 5:00 PM



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## HURRICANE SEASON

Hurricane season is upon us once again and will last through November 30th. Florida can be threatened at any time during this season. Please take a moment to read this very important information.

The Board of Directors of Brickell Harbour and KW Property Management & Consulting would like to ensure that all unit owners receive as much information as possible to aid in the preparation for any upcoming storm. A tropical storm or hurricane can develop within hours threatening the area. During these months, special precautions need to be taken by everyone in the community. Stay tuned to local weather updates during the season. The following terms are used by weather forecasters:

**HURRICANE WATCH-** A hurricane may strike our area within 48 hours.

**HURRICANE WARNING-** A hurricane may strike within 36 hours.

Management will mass email periodic updates to all owners and let you know of current conditions or when services have been restored. **Please make sure that management has an updated email address for you.**

All residents are encouraged to develop a personal disaster preparedness plan before an emergency strikes. The following internet links can aid you in further preparations:

<http://www.nhc.noaa.gov> | <http://www.fema.gov> | <http://www.floridadisaster.org>

Please be advised that at the time a Hurricane Watch is issued, KW Property Management Company and its personnel will begin to secure the building and common areas. Before sustained winds reach dangerous levels and the hurricane becomes an imminent threat, the essential personnel will shut down the property's equipment such as the elevators, HVAC equipment and domestic water pumps. This will assure your systems will be operational after weather conditions return to normal and power has been restored.

### PLAN AHEAD

#### CLEAR BALCONIES

Implement as many precautions as practical in advance, such as removing all furniture from your balconies, removing and securing all outside items that might become projectiles during the storm, closing hurricane shutters and placing towels on window sills and on the bottom of all exterior doors.

*Continued on page 2*

**HURRICANE SEASON (cont. from page 1)**

If you are leaving town for any length of time during hurricane season, please remove all balcony/patio furniture, plants, loose objects and assign a nearby relative or friend to close the shutters. In the event of a storm, do not rely on the Association's staff to make preparations for you; their time will be dedicated to securing the community's mechanical operations and common areas.

Review your insurance policies to ensure you are fully covered. Inventory and take pictures of your apartment and valuables and store photos and documents in water proof container.

**MARINA DOCK OWNERS and LESSEES**

Dock owners/lessees which have their boats in the Brickell Harbour marina must prepare to remove their vessels when a Hurricane/Tropical Storm WATCH is issued and MUST REMOVE their vessels from the marina when a Hurricane/Tropical Storm Warning is issued.

**SPECIAL NEED RESIDENTS**

Special needs residents should be sure to register NOW with the front desk or office. Residents who require special care or special transportation have to preregister with the Miami-Dade County Emergency Evacuation Assistance Program at 305-513-7700. 888-311-3233 or 305-468-5402

**PLAN YOUR EVACUATION**

Have a transportation plan and a pre-planned place to stay during an evacuation. Remember that pets are not allowed in most evacuation shelters. Call in advance so you can make plans for you and your pets. As you exit, please sign the security log giving a phone number and address where you may be reached after the storm. Only essential personnel may be allowed back on the community for several days after the storm.

Remember that the coastline is subject to storm surge or flood. You will want to evacuate well ahead of the possibility of flooded roads and mass traffic jams.

When an evacuation order is issued, EVERYONE must evacuate the building. An evacuation area is no place to be during a hurricane. Employees and emergency responders are expected to evacuate as well.

There will be no emergency services during a storm, and authorities will not be available to help you. Essential condo operations, such as the elevators, air conditioning, water service etc. will be suspended. The Condominium could become inundated by a storm surge.

Please also keep in mind that if you do not evacuate, you can expect that there will be no building or Association services once the staff evacuates and possibly for several days after the storm.

At the time a call for evacuation has been issued, the Association employees will conclude the procedures to prepare the community's common areas for the storm and leave. Once an evacuation order is given, you should be packed and prepared to leave. Government officials advise elderly and handicapped residents not to wait for the official evacuation order; please leave early.

After the hurricane has passed, all essential personnel will return to the property as soon as physically possible. Please be safe and plan ahead!

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17-B	2	2	\$413,000.00
5-E	1	1.5	\$265,000.00
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Information is believed accurate, but not guaranteed. Information obtained from Miami-Dade public records.



## Vehicle Registration & Decals

Please register your vehicle (s) at the management office and obtain a decal. Any vehicle without a decal will have a notice placed on the window. Below are the samples of the new Decals that will be used at Brickell Harbour to register and identify Bikes and Vehicles.



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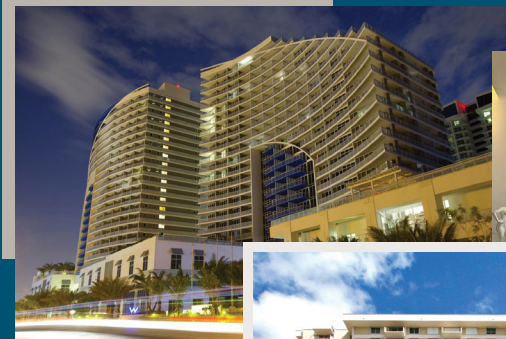
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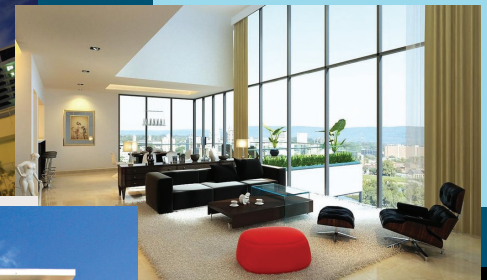
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