



5825 CORINTHIAN CONDOMINIUM

Volume 3 Issue 8

A Newsletter for the Residents of the The Corinthian Condominium Association, Inc.

April 2023

5825 CORINTHIAN Condominium Assoc., Inc.

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FSRsouth.FSRconnect.com/
5825CorinthianCondo

ASSOCIATION OFFICERS

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TreasurerOzzy Riverol
Secretary..... Margarita Mestres
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Director Will Manso
Director Derrick Attard
Director Philippe Lamery

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Admin Asst ... Alejandro Hernandez
Alejandro.Hernandez@FSRresidential.com

IMPORTANT NUMBERS

Main 305-865-3506
Fax 305-865-3508
Front Desk..... 305-866-6666
24-hour Cust. Care .. 866-378-1099

OFFICE HOURS

Monday-Friday..... 9:00 AM - 5 PM
HolidaysCLOSED

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MANAGEMENT REPORT

ADMINISTRATIVE ASSISTANT WEEK SUMMARY ITEMS

- Processed payments for fobs, decals, and valet stamps
- Checked mail for invoices and sent to be processed
- Set up projector for board meeting
- Sent out email blast to inform building on repairs
- Posted meeting notice on bulletin boards
- Filed away maintenance and miscellaneous fee receipts

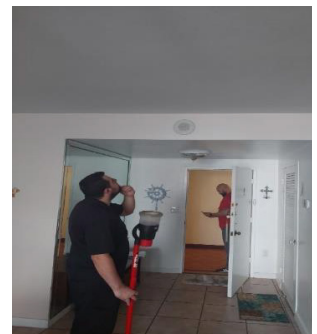
Vendor (Waste Management)

Due to a broken-down truck, waste management did not collect the trash on Monday, April 18. After I contacted their office, they rescheduled two pick-ups for us for Tuesday, and everything went according to plan.

Vendor (Honeywell)

When I arrived at the building on Monday, Dany, the building's maintenance supervisor, informed me that the Annual Fire Alarm Inspection had been scheduled for that day but could not occur. Because the office did not notify the residents of the upcoming inspection via mass communication. Monday was the day the mass communication was sent. Tuesday was rescheduled for the Fire Alarm Inspection, and everything went smoothly, and the Inspection was completed.

Annual Fire Alarm Inspection for the Corinthian Condominiums, April 17-21, 2023



Continued on page 2

Manager (cont. from page 1)

Vendor (Commercial Laundries)

Lazio from Commercial Laundry informed me that he had serviced the laundry machines on the fifth floor. He explained to me that the problem is not the soap dispenser, but rather the individuals who are using the incorrect detergent in the dispensers. He stated that residents may only use LIQUID DETERGENT.



Community Association Registration with Miami Dade County

One of the urgent matters that Genovev addressed to me was to contact Miami Dade County and follow up to see if we could provide them with the missing documents, they needed to finish the Community Association Registration. Upon receiving the City's unapproved email, which is below. I called them and spoke with Mr. Morales over the phone. He told me exactly what I needed to do to remedy the issue, which I did, and the building's registration is now complete.



Vendor (Brown & Brown)

Regarding the quote for renewal, which expires on May 31, 2023, I got in touch with our insurance broker Mr. Jon Moller from Brown & Brown. He said we ought to get a quote by May 15. I informed him that the board would have 15 days to decide before the policy's expiration date of May 31, 2023. He claimed that he has no influence over the timing of the association receiving the quote. But he will give the board a choice of at least six quotes.

Vendor (Maverick Elevator)

The Maverick Elevator check request has been processed, and I will collect it up from Corporate as soon as it is ready.

I processed the **Breezeline (Cable/WIFI)** invoice for April.

I contacted Jose Cruz from Landscaping Co. about some of the plants that are dying in front of the building entrance. He added that he had sent a proposal to replace them, but he was told that the board wants to replace them with something else in the area, which is why the dying plant remains there.



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Manager (cont. from page 2)



The Board of Directors meeting notice for Thursday, April 20, 2023, has been posted on the building boards. (On April 18, 2023, at 5 PM)

The FSR associates got together for the monthly safety meeting for the month of April, which was held in both English and Spanish.

TEMA DE SEGURIDAD ABRIL DE 2023 

SEGURIDAD ELÉCTRICA

Una de las causas más comunes de incidentes que producen fatalidades en el lugar de trabajo es la electrocución. Cada año, la OSHA señala los riesgos a la seguridad eléctrica como una de las 10 principales violaciones a la seguridad, lo cual implica que esta sigue siendo una oportunidad para todas las industrias.



Un concepto erróneo común es que los incidentes eléctricos solo pueden sucederles a personas que trabajan directamente con electricidad. La realidad es que cualquier trabajo que exponga a una persona a corrientes eléctricas puede ser riesgoso. ¿Trabaja usted en una oficina? La mayor parte de los equipos de oficina funcionan con electricidad. ¿Hace trabajos de limpieza? Algunos de los equipos con los que trabaja funcionan con electricidad. ¿Trabaja en mantenimiento? Su exposición es aún mayor debido a la imprevisibilidad en sus tareas diarias y la cantidad de electricidad con la que está en contacto.

SAFETY TOPIC APRIL 2023 

ELECTRICAL SAFETY

One of the most common causes of incidents resulting in workplace fatality is electrocution. Each year, OSHA cites electrical safety hazards as one of the top 10 safety violations, which means this continues to be an opportunity for all industries.



A common misconception is that electrical incidents can only happen to people who are working directly with electricity. The reality is that any job that exposes a person to electrical currents can be hazardous. **Do you work in an office?** Most office equipment is powered by electricity. **Housekeeping?** Some of the equipment you work with is electrically powered. **Maintenance?** Your exposure is even greater because of the unpredictability in your day-to-day tasks and the amount of electricity you are in contact with.

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5825 Corinthian

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DO NOT USE POWDER DETERGENT

Thank you, Management Team



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Manager (cont. from page 3)

MAINTENANCE ITEMS:

Make the necessary repairs to the parking door located on the second floor



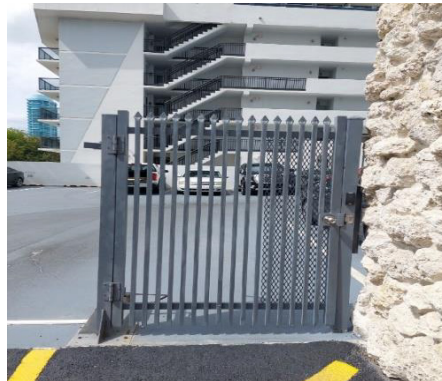
Made adjustments to the parking garage's motor as well as the door chain.



Put some lubricant on the chain that opens the parking garage door.



Make repairs to the parking lot that is close to the entrance.



Unclog the toilet in the men's restroom.



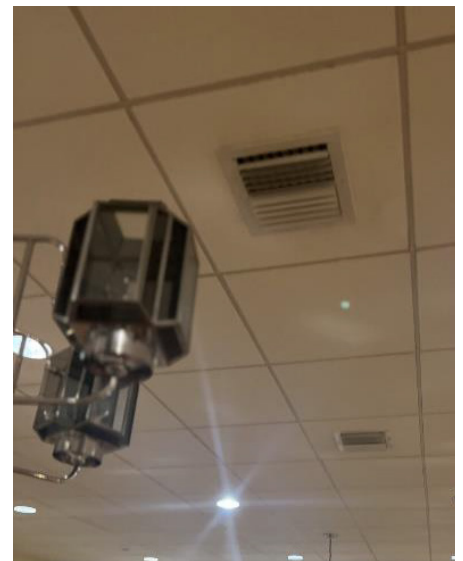
Water trap on the sixth story has been repaired.



On the 11th floor, repairs were made to the water trap.



In the room where meetings are held, the vent for the air conditioner has been fixed.



Pending Tasks:

- NoCo is still disputing an invoice for not being paid.
- Honeywell invoices to be processed.
- Maverick check to be picked up (FSR).

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