



# Commodore Club West Condominium

Volume 9 Issue 10

A Monthly Newsletter for the Residents of Commodore Club West Condominium

May 2023

## COMMODORE CLUB WEST CONDOMINIUM ASSOCIATION, INC

155 Ocean Lane Drive  
Key Biscayne, Florida 33149

### ASSOCIATION OFFICERS

**President**.....Miguel Cebolla  
**Vice Pres...** Dr. Ana Rivas Vazquez  
**Treasurer** .....Christina Ubung  
**Secretary**..... Susana Vargas  
**Director** . Freddy Gomez de Cordova

### PROPERTY STAFF

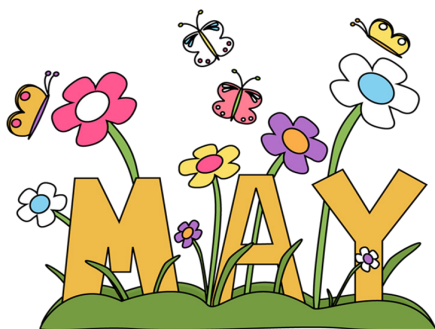
**Interim Mgr.** .Barbara Fandino-Capin  
**Asst. Manager..** Nuria Manueco  
**Admin Asst.** ..Veronica R. Arteaga  
**Maintenance....**Gustavo Urbina

### IMPORTANT NUMBERS

**Main** .....305-361-7316  
**Front Desk**.....305-361-7468  
**Gate House**....305-361-7212  
**Fax** .....305-361-9033

### OFFICE HOURS

**Monday - Friday**..8am - 4pm



## DETECT-A-LEAK WEEK

Detect-a-Leak Week is held annually every May. This is the perfect time to give your home a once over, checking for leaks that may be costing you money! Even a small leak can add up to hundreds of dollars a year, and could damage surrounding fixtures, cabinets, or floors.

One of the biggest culprits is the toilet. You often cannot tell if your toilet is leaking simply by examining it. Place a few drops of food coloring, just enough to slightly color the water, in the main tank. Let it sit for several hours, then check the toilet bowl. If you see the color in the bowl, you have a leaky toilet and it needs to be repaired. Check for dripping faucets, pipes, and connections by examining all plumbing in your home. Use a lightweight cloth to wipe around each connection. If your cloth becomes wet, you have leaky plumbing that needs to be repaired.



Don't forget to stop those leaks that you can control! Turn faucets off all the way. Don't let water run when you brush your teeth. And don't use your toilet as a wastebasket. Instead of throwing items such as tissues in the toilet and flushing, use a small wastebasket in your bathroom instead.



## ATTENTION RESIDENTS

Please do not leave boxes inside the recycle bin, unfold them and leave them underneath the laundry room table. Be kind to your neighbors. No furniture, clothing, toys or appliances.

Thank you

## ATENCIÓN RESIDENTES

Por favor no deje cajas dentro del contenedor de reciclaje, despléguelas y déjelas debajo de la mesa el cuarto de lavandería. Sea amable con sus vecinos. No se permite dejar muebles, ropa, juguetes o aparatos eléctricos.

Gracias

## LAUNDRY ROOM RULES

- Each person/apartment using the laundry room may only use one washer or dryer at a time.
- After each use, the lint filter must be cleaned. Lint is a fire hazard.
- You are responsible to ensure washers are not overloaded with detergent in order to prevent flooding.
- Be courteous. Please remove clothes promptly. If you do not remove your clothes in the appropriate time, administration will remove the items, and they will be placed inside a plastic bag. Washer time: approx 35 min; dryer time: approx 45 min

## REGLAS DE LAVANDERIA

- Solo una lavadora o secadora a la vez puede ser utilizada por cada persona/apartamento.
- El filtro de la secadora debe de limpiarse luego de usarla. La pelusa puede causar un incendio.
- Usted es responsable de no sobrecargar el detergente en la lavadora para evitar inundaciones. • sea cortés. Por favor sacar su ropa al tiempo indicado.
- Si usted no saca su ropa en el tiempo adecuado, ésta será removida y colocada en bolsas plásticas. Tiempo para lavar: aprox 35 minutos tiempo para secar: aprox 45 minutos

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## Chicken with Lemon-Caper Sauce



- ½ cup all-purpose flour
- 1 pinch salt
- 2 (6 ounce) skinless, boneless chicken breast halves
- 2 tablespoons olive oil
- ¼ cup dry white wine
- ¼ cup lemon juice
- ¼ cup cold unsalted butter, cut into pieces
- 2 tablespoons capers, drained
- 2 lemon wedges

Mix together flour and salt in a large dish. Coat chicken in flour mixture; shake off excess. Heat olive oil in a skillet over medium-high. Cook chicken oil until golden brown and cooked through, 3 to 4 minutes per side. A thermometer inserted into the center should read at least 165 degrees F. Transfer chicken to a plate; cover and keep warm. Pour wine into the skillet; allow to boil while scraping the cooked bits from the bottom of pan. Add lemon juice; boil until reduced by half, 2 to 3 minutes. Add cubed butter into boiling sauce. Stir continuously until butter is completely incorporated and sauce thickens. Remove from heat and stir in capers. Pour sauce over chicken; serve with lemon wedges.



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Rami Bazzaz License #P17524





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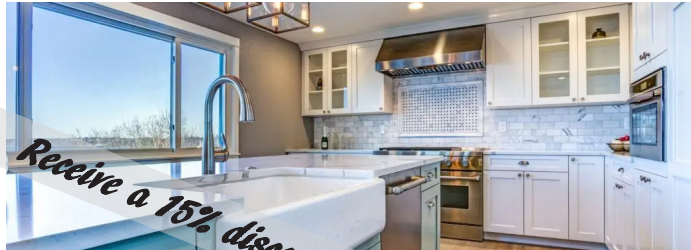
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