



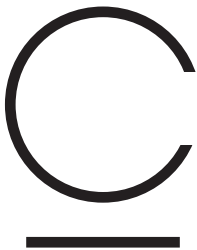
CENTRO

A Newsletter for the Residents of the Centro Downtown Condominium Association, Inc.

Volume 6 Issue 9

September 2023

CENTRO DOWNTOWN
Condominium Association, Inc.
151 SE 1st Street
Miami, Florida 33131



PROPERTY STAFF

Manager.. Lauren Gutierrez, LCAM
manager@centrocondominium.com

Admin Asst..... Sohely Ortez
admin@centrocondominium.com

Front Desk.....

Front Desk is available to residents 24/7

Frontdesk@centrocondominium.com

Packages are available to be picked up at Amazon Hubs and/or Front Desk at any time.

ASSOCIATION OFFICERS

President.. Juan Pablo Alvarez

Treasurer .. Jorge Sierra Bejas

Secretary.. Isis Pina Rodriguez

IMPORTANT NUMBERS

Main 305-440-0566

OFFICE HOURS

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



PACKAGE PICK UP REMINDERS



We ask that all residents pick up their packages within 3 days of receiving delivery notification. This will help staff and delivery drivers effectively manage storage space and ensure smooth operations.

If you are unable to retrieve your package(s) within the requested time-frame, please make arrangements with the Frontdesk and/or Management Office.



NOTE: When ordering packages to the building, it is crucial to include a unit number and resident's name. We kindly request that you please do not ship packages under guest names as it can cause a confusion with staff and delivery drivers. Accurate and complete information will ensure an efficient delivery package service for everyone.

BALCONY REMINDER

When cleaning there are some things to keep in mind:

- Be sure to sweep the dirt or debris into the middle of the balcony before sweeping it up with a dustpan.
- Use a damp mop to clean the surface of the balcony.
- Cover the edges of the balcony with rolled up towels to help with avoiding any water or dirt from being pushed over the edge.



RENTER’S INSURANCE

Take a look around you. Everything you see is vulnerable if you don’t have renter’s insurance. Many renters think that their possessions are covered by their landlord’s policy. But your landlord’s policy typically only covers the structure and any liabilities the owner would face. Your possessions are not covered under this type of policy.



Isn’t It Expensive?

Renter’s insurance can cost as little as \$15.00 a month. It all depends on how much coverage you want and where you live. Considering that you have no control over circumstances like fire, water damage, or burglary, this is a wise investment and gives you peace of mind.

Why Do You Need Insurance?

You may think your possessions aren’t valuable enough to insure. But add up the cost of replacing everything you have. It is a significant amount of money. If you do not have enough savings to cover these expenses all at once, you need renter’s insurance. Many policies also provide personal liability coverage, protecting you in the event that someone is injured at your home.

Where Do I Get Renter’s Insurance?

Almost all insurance agents that sell homeowner’s insurance also sell renter’s insurance. Call several for quotes and choose the one that seems the most comprehensive and affordable for you. If you are interested in buying renter’s insurance online, search for renter’s insurance and you will find many companies willing to give you quotes by email. Some companies specialize in renter’s insurance with low deductibles and the ability to purchase your policy online.

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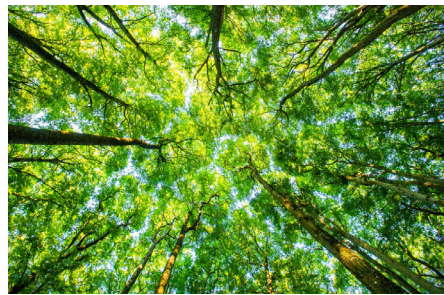
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DID YOU KNOW?

- A shade tree positioned on the west side of a home can keep it 20 percent cooler than a home without a tree. The cooling effect of one tree is equal to that of five room air conditioners running 20 hours a day.
- In one year, a single city tree provides \$73 in air conditioning, \$75 in controlling erosion and storm water, \$75 in wildlife shelter, and \$50 in controlling air pollution.
- Almost 98 percent of all Christmas trees are grown on farms. More than one million acres of land have been planted with Christmas trees, with each acre holding over 2000 trees.
- An acre of Christmas trees provides for the daily oxygen requirements of 18 people.
- Most of the fresh water in the U.S. is produced by our forests. Two-thirds of all the precipitation runoff in the 48 contiguous states come from our forests. And 14 percent of all runoff comes from the roughly 190 million acres of our national forests, which take up only eight percent of the land.



"A man who stops advertising to save money is like a man who stops a clock to save time." – Henry Ford

CGP publishes monthly newsletters for over 50 condos; each written & delivered to each resident by the board & management.

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Commissioner
Eileen Higgins
District 5



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MIAMI BEACH OFFICE
1700 Convention Center Drive, ground floor
Miami Beach, Florida 33139
Monday / Wednesday / 9:30 am - 4:30 pm

COME VISIT US

www.miamidade.gov/district05
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District5@miamidade.gov

@CommishEileen @CommishEileen Inside D5 Newsletter

First Day of Fall

We may not be experiencing the signs here in South Florida, but throughout the country the first leaves have started turning colors, and the air is growing cooler and crisper, signifying the start of the Fall season. And it's Football Season – what better signal that Fall is here? Hope you enjoy the beautiful nights and days this season is sure to bring.





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RE-OPEN OLD & DENIED CLAIMS

WATER DAMAGE TO KITCHEN OR FLOORS?

LEAKS FROM UNITS ABOVE?

AIR CONDITIONER LEAK?

SHOWER PAN LEAK?



GOT PROPERTY DAMAGE?

GET HELP NOW!

THIS IS SOLICITATION FOR BUSINESS. IF YOU HAVE HAD A CLAIM FOR AN INSURED PROPERTY LOSS OR DAMAGE AND YOU ARE SATISFIED WITH THE PAYMENT BY YOUR INSURER, YOU MAY DISREGARD THIS ADVERTISEMENT.

Rami Boaz, License #PT15224

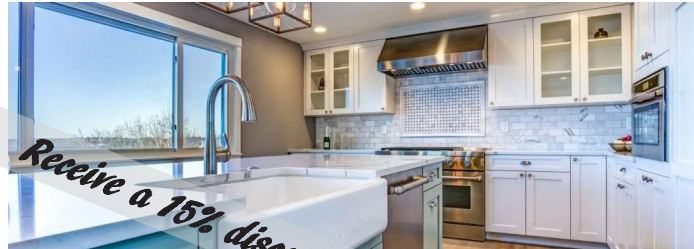
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