



# BRICKELL PLACE

## Phase I

### Monthly Newsletter

Volume 17 Issue 3

A Newsletter for the Residents of the Brickell Place Phase I Condominium Association

October 2023

#### BRICKELL PLACE PHASE I ASSOCIATION, INC.

1901 Brickell Ave., Miami, FL 33129  
<https://brickellplace.buildinglink.com>

#### ASSOCIATION OFFICERS

**President** ..... Caridy Patino  
**Vice President** ..... Oscar Rojas  
**Treasurer** ..... Ricardo Samanez  
**Secretary** ..... Katya Rehders  
**Director** ..... Patrick Burbank

#### PROPERTY STAFF

**Manager** ..... Julio Gonzalez-Portuondo  
**Admin. Assistant** ..... Roxana Fuentes  
**Bookkeeper** ..... Yhipsis Dumenigo  
**Maintenance Director** ..... Luis Lopez  
**Housekeeping Sup.** Mercedes González  
**Valet Supervisor** ..... Humberto Zelaya  
**Security Director** ..... Wilfido Gomez

#### IMPORTANT NUMBERS

**Main** ..... 305-854-5343  
**Fax** ..... 305-854-0466  
**TV Room/Security** ..... Extension 1  
**Front Gate** ..... Extension 2  
**Management** ..... Extension 3  
**Bookkeeper** ..... Extension 4  
**Receiving** ..... Extension 5  
**Valet** ..... Extension 6  
**Emails** ..... manager@brickellplace.net  
admin@brickellplace.net  
accounting@brickellplace.net  
maintenance@brickellplace.net

#### OFFICE HOURS

Mon. - Fri. ....9am - 12:30pm & 1:30-4pm

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### DON'T FORGET...

### Spring forward...Fall back...

Daylight Saving Time begins for most of the United States at 2 a.m. on the **Second Sunday in March** and lasts until 2 a.m. on the **First Sunday of November**.

**Be sure to set your clocks back one hour at 2 AM on Sunday, November 5, 2023.**

This is also a great time to change the batteries in your smoke and carbon monoxide detectors. Many fire departments encourage people to change their batteries in these detectors when they change their clocks, because it can be so easy to forget otherwise. “A working smoke detector more than doubles a person’s chances of surviving a home fire,” says William McNabb of the Troy Fire Department in Michigan. More than 90 percent of homes in the United States have smoke detectors, but one-third are estimated to have worn-out or missing batteries.

Change your clock,



**CHANGE** your batteries



## OCTOBER IS



### HOW CAN I FIND BREAST CANCER EARLY?

The best way to find breast lumps that may be cancer is to do 3 things:

- Have regular mammograms.
- Have your doctor check your breasts.
- Check your breasts yourself every month.
- Doing all of these things gives you the best chance to find cancer as early as you can. Finding breast cancer early makes treatment much easier and more effective. More than 90 out of 100 women whose breast cancer is found early will be cured.

### CHANGES TO LOOK FOR IN YOUR BREASTS

- Any new lump (which may not be painful or tender)
- Unusual thickening of your breasts
- Sticky or bloody discharge from your nipples
- Any changes in the skin of your nipples or breasts, such as puckering or dimpling
- An unusual increase in the size of one breast
- One breast unusually lower than the other

For more information you can visit the American Cancer Society's breast cancer Web site at [www.cancer.org/](http://www.cancer.org/) or call 800-ACS-2345. You can also visit the Breast Cancer Network's Web site at [www.breastcancer.net](http://www.breastcancer.net).

## BRICKELL PLACE CONDOMINIUM

A-1865 Brickell Ave | B-1901 Brickell Ave  
C-1915 Brickell Ave | D-1925 Brickell Ave

*Sold within the last 3 months*

APT #	BED	BATHS	SQ FT	SOLD PRICE
A-1412	2	2	1,362	\$601,400.00
A-1407	1	1	1,064	\$525,000.00
A-703	1	1.5	1,064	\$470,000.00
A-1509	3	2.5	2,133	\$750,000.00
A-TH1	2	2	2,123	\$1,650,000.00
A-1107	1	1.5	1,064	\$425,000.00
B-1502	1	1.5	1,064	\$465,000.00
B-511	2	2	1,362	\$655,000.00
C-708	3	3	2,124	\$860,000.00
C-1505	1	1.5	873	\$430,000.00



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### SEMSCH REALTY

200 Crandon Blvd Suite 360, Key Biscayne, FL 33149

Brickell / Downtown / Key Biscayne  
Coconut Grove / Coral Gables / Sunny Isles

Information is believed accurate, but not guaranteed. Information obtained from Miami-Dade public records.



Commissioner  
**Eileen Higgins**  
District 5



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2100 Coral Way, Suite 400  
Miami, Florida 33145  
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1700 Convention Center Drive, ground floor  
Miami Beach, Florida 33139  
Monday / Wednesday / 9:30 am - 4:30 pm

[www.miamidade.gov/district05](http://www.miamidade.gov/district05)

305-375-5924  
[District5@miamidade.gov](mailto:District5@miamidade.gov)

@CommishEileen

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Inside D5 Newsletter

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## Slow Cooker Chicken Tortilla Soup

- 1 lb shredded, cooked chicken
- 1 (15 oz) can whole peeled tomatoes, mashed
- 1 (10 oz) can enchilada sauce
- 1 (4 oz) can chopped green chiles
- 1 onion, chopped
- 2 cloves garlic, minced
- 2 cups water
- 1 (14.5 oz) can chicken broth
- 1 teaspoon cumin
- 1 teaspoon chili powder
- 1 teaspoon salt
- ¼ teaspoon black pepper
- 1 bay leaf
- 1 (10 oz) package frozen corn
- 1 tablespoon chopped cilantro
- Tortilla chips (crumbled)
- Toppings (optional)

### Directions

Place chicken, tomatoes, enchilada sauce, green chiles, onion, and garlic into a slow cooker. Pour in water and chicken broth; season with cumin, chili powder, salt, pepper, and bay leaf. Stir in corn and cilantro. Cover and cook on Low for 6 to 8 hours or on High for 3 to 4 hours. Sprinkle tortilla chips, and serve with grated cheese, sour cream and any other topping you like!







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**LEAKS FROM UNITS ABOVE?**

**AIR CONDITIONER LEAK?**

**SHOWER PAN LEAK?**

**MENTION THIS FLYER FOR FREE POLICY REVIEW**

## GOT PROPERTY DAMAGE? GET HELP NOW!

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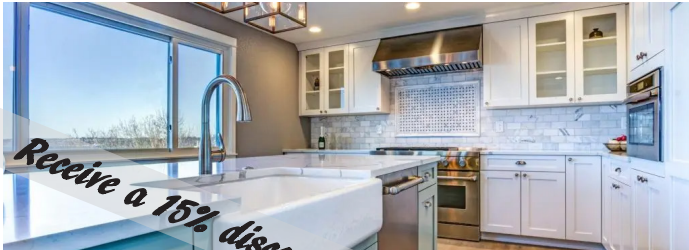
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