



5825 CORINTHIAN CONDOMINIUM

Volume 4 Issue 3

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

November 2023

5825 CORINTHIAN Condominium Assoc., Inc.

5825 Collins Avenue
Miami Beach, Florida 33140
GM@5825corinthian.com
FSRsouth.FSRconnect.com/
5825CorinthianCondo

ASSOCIATION OFFICERS

President..... Otoniel Izquierdo
Treasurer Osvaldo Riverol
Secretary..... Rich Nichols
Director Derrick Attard
Director William Manso
Director John Vest
Director Maria Chirino

PROPERTY STAFF

Managed By: . First Service Residential
Manager Alex Comesana
Gm@5825corinthian.com
Admin Asst Claudia Aparicio
Admin@5825corinthian.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
- Collected And Processed Maintenance Payments
- Sent Out Email Blast To Inform Building On Repairs
- Posted On Calender Upcoming Deliveries
- Filed Away Processed Fee Receipts
- Contacted Maintenance For Water Leaks



In observation of Thanksgiving, the Management Office will be closed on Thursday, November 23rd, and Friday, November 24th. No work or deliveries will be allowed on Thursday or Friday. We will resume normal operations on Monday, November 27, 2023. On behalf of all of us, we wish you a Happy Thanksgiving!

Notice of Special Board of Directors' Meeting

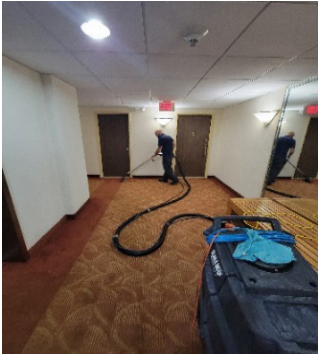
5825 CORINTHIAN CONDOMINIUM ASSOCIATION, INC.
TO ALL MEMBERS:

On **Tuesday, November 28, 2023, at 7:00 PM.**, a Special Meeting of the Board of Directors of **5825 Corinthian Condominium Association, Inc.** will be held at the following location: 5825 Collins Avenue, Miami Beach, FL 33140 in the Corinthian Room and via Zoom.

The Notice of Special Board of Directors' Meeting was mailed and posted on the property.

MAINTENANCE ITEMS

Carpet Cleaning – Maintenance cleaned the hallway carpet from all floors.



Chemicals that are used to clean the hallway carpets.

Maintenance cleaned the carpet of the Fiesta Room and Mezzanine.



Continued on page 3

Dirty water from the PH1 carpet



Dirty water from the 11th floor carpet



(after)



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Maintenance Items (cont. from page 2)



After

Maintenance replaced the door push-bar of the 1st floor south door.



Before

After



Maintenance replaced the faulty belt and lubricated the roof exhaust fan of the A line bathroom.



Old belt

Fixxt Plumbing installed the 2nd new centrifugal sump pump today, October 6th. The (old) sump pump burnt out during pump replacement of the 1st pump. The garage drain is working at normal capacity.



Old sump pump



The 2nd - New sump pump

Continued on page 4



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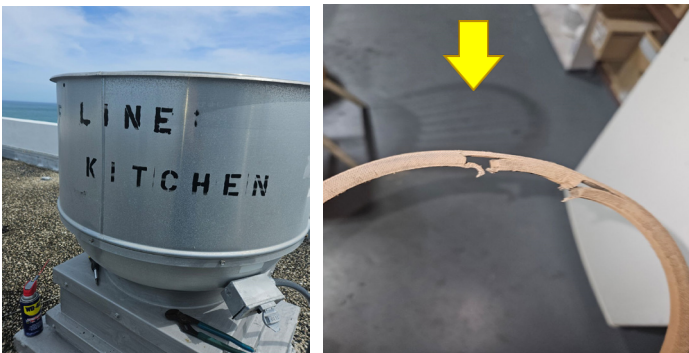


Maintenance Items (cont. from page 3)

14th floor stairs- The faulty light was replaced with LED.



After Maintenance replaced the faulty belt and lubricated the roof exhaust fan of the kitchen F line.



Old exhaust fan belt

The garage entrance walls were cleaned.



Before



after

On Tuesday, October 10th. All Florida Pest Control did an extensive pest control service application of the different areas: laundry rooms, meter/electrical rooms, and stairwells.



City Cool repaired the elevator equipment room a/c unit located on the roof. The unit stopped working. They replaced a low voltage fuse, the burned-out overflow switch, and the old thermostat to a digital thermostat. The filter dryer needs to be replaced; the part was ordered.

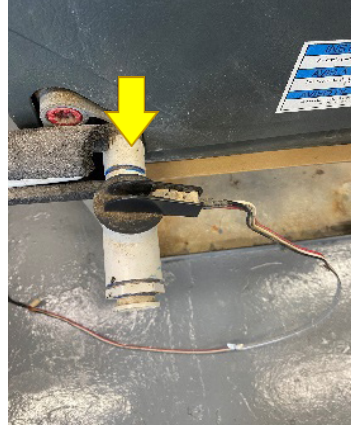


Faulty filter dryer

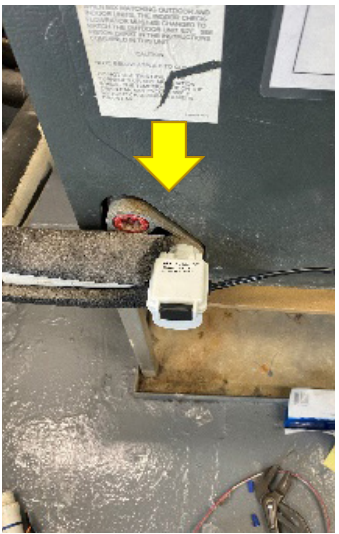
Maintenance Items (cont. from page 4)



Low voltage fuse



overflow switch (old)



(new)



thermostats

Maintenance replaced the door push-bar of the 6th floor south door and adjusted the door closer.



Before



after

Continued on page 6



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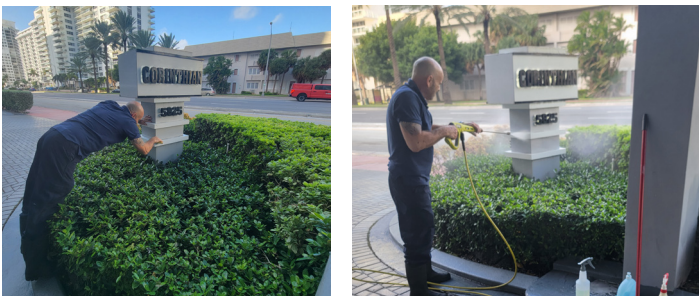
Maintenance Items (from page 5)

City Cool cleaned the coil of the common area A/C units on the 7th floor hallway. The unit was not cooling.



Before

Maintenance cleaned the Corinthian sign in front of the property



Before



After

Maintenance painted the stained wall around the pool shower.



Before



after

An electrical cover was placed on the electrical box located on the pool wall.



Before



after

Continued on page 7

Maintenance Items (from page 6)

Maintenance cleaned the drains located in front of the property.



Before



Tru-Cutz Landscaping replaced the overgrown plants in front of the property with red and white Begonias.

BEFORE

AFTER



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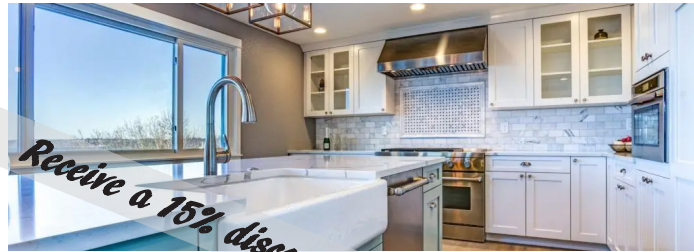
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OCTOBER

- Zun Zun Children's Festival: 123 Andrés **SUN 10.1 FREE**
- La Escala Sonora **WED 10.4**
- Kany Garcia • Second Date **FRI 10.6**
- Mala Rodriguez & Sara Socas **SAT 10.7**
- Kevin Kaarl **THU 10.12**
- Italian HIT week • Coma Cose **SAT 10.14 FREE**
- Scary Pockets **SUN 10.15**
- Cuco in Concert: iii points Satellite Event **THU 10.19**
- The Head and the Heart **FRI 10.20**
- Arturo O'Farrill & the Afro Latin Jazz Orchestra **SAT 10.21**
- Pedro Capó **SUN 10.22**
- The Dip **THU 10.26**
- Midnight at MuseZeum ft Slick Rick **SAT 10.28**
- Rocky Horror Picture Show **SUN 10.29**

NOVEMBER

- Rhythm Foundation Gala **THU 11.2**
- Gera MX & Nanpa Básico **FRI 11.3**
- Israel Fernandez & Diego del Morao **SAT 11.4**
- Fall For Dance NOW! **SUN 11.5**
- GIMS **THU 11.9**
- The Second Annual Law Rocks Miami **FRI 11.10**
- Juanes (Ratones Paranoicos) **SAT 11.11**
- Daybreaker **SUN 11.12**
- Nu Deco Ensemble Dress Rehearsal **THU 11.16 FREE**
- Nu Deco Ensemble ft. Lucius **SAT 11.18**
- Metronomy **SUN 11.19**
- We Belong Here **SAT 11.25**

DECEMBER

- North Beach Music Festival **FRI 12.1 • SAT 12.2 • SUN 12.3**
- Miami Beach Rock Ensemble:
A Tribute to Doug Burris **SAT 12.16**
- North Beach Social: Suénalo Sound System **THU 12.21 FREE**

SCAN THE QR CODE TO
EXPLORE ALL EVENT INFO:



all programs subject to change*



TICKETS & INFO 7275 COLLINS AVE. MIAMI BEACH, FL 33141

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