

# HOLLYWOOD STATION RESIDENCES Monthly Newsletter

*A Newsletter for the Residents of the Lofts at Hollywood Station Condominium Association*

Volume 11 Issue 3

January 2024

**THE LOFTS AT  
HOLLYWOOD STATION**  
C/O MIAMI MANAGEMENT, INC  
2100 Van Buren Street  
Hollywood, FL 33020

Management Office is located  
on the Second Floor

**PROPERTY STAFF  
Manager**

Andrea Diaz

andiaz@miamimanagement.com

**Maintenance**  
Alberto Gonzalez

**Weekend Janitorial**  
Anthony Herrera

**IMPORTANT NUMBERS**  
Management..... 954-653-2255



Published monthly at no cost for  
The Lofts at Hollywood Station by Coastal  
Group Publications, Inc. Contact CGP at  
(305) 981-3503 or [www.cgpnewsletters.com](http://www.cgpnewsletters.com)  
to advertise in one of our newsletters or to  
get a free newsletter for your property.

## REMINDERS AND TIDBITS FOR THE MONTH OF JANUARY 2024

2024  
Happy New Year

### **RULES REMINDERS:**

#### **Noise Nuisances & Civil Matters**

Please remember there is an Association designated "Quiet Time" between the hours of 11:00pm and 8:00am; whereas no Resident shall do anything which may become an unreasonable annoyance or nuisance to any other Resident. During the designated time, please refrain from playing any musical instruments, televisions or radios which may disturb others. Should you encounter an unreasonable disturbance during these times, we are advising you to **call the Police** to address the issue. This is a civil matter and needs to be managed by the Police. They will be able to accurately assess the situation at that time. The City of Hollywood Police Department non-emergency number is (954) 764-4357 or if call **911** should it be an emergency issue or if you feel threatened in any way. While we appreciate your compliance with the docs, rules & regulations; your neighbors appreciate it more.

#### **Fire Alarm Emergency**

In the event of an emergency or fire alarm please ensure that you exit the building through the stairwells which would lead you to Dixie Hwy and across the street before the railroad tracks. Wait until Fire Department or Management advises you that it's safe to re-enter the building.

**Bulk Items** – The Association does NOT have a bulk item removal service, nor are bulk items allowed to be disposed of in the dumpsters on property.

*Continued on page 2*

**Reminders (cont. from page 1)**

Just because it “fits” in the dumpster area or down the trash chute it does not mean it will be removed. Please hire a Junk Removal company for any items which are large and need to be thrown out. There is a bulk dump site which is available located at **5601 W. Hallandale Beach Blvd, West Park, FL (954-765-4999)**. Proof of residency in the City of Hollywood is required.

**LOFTS NEWS:**

**Lofts Concrete Restoration Project – A big thank you to all the residents for your support. The construction project is underway on the westside of the building throughout the month of January, next location will be units facing Van Buren Street so please start preparing your balconies if you are located facing Van Buren Street to remove all patio furniture**

**Annual Fire Sprinkler & Alarm Test– Will be held on Wednesday January 31, 2024 between the hours of 9am-4pm , please note audible sound will occur during this time.**

**Contractors – Please be aware that any contractor performing any services inside your unit whether scheduled by you or your landlord you will need to provide the association office with the contractor’s certificate of insurance and business license. This is listed on the Rules and Regulations from the association. If you have any questions, please contact the management office for any questions.**

**LOFTS RECYCLE:**

**HOW TO RECYCLE: USE THESE THREE RULES TO RECYCLE RIGHT**

It’s time to get back to the basics. The fact is that some recycling actions make a bigger impact than others. So please remember these three basic rules the next time you recycle.

Recycle clean bottles, cans, paper and cardboard.

Keep food and liquid out of your recycling.

No loose plastic bags and no bagged recyclables.

**stellar**  
Public Adjusting Services  
Professional Insurance Claim Representation

**CALL US BEFORE YOUR INSURANCE COMPANY!!**  
**(305) 396-9110**  
**STELLARADJUSTING.COM**

**CALL US TODAY FOR A FREE CLAIM INSPECTION**

**RE-OPEN OLD & DENIED CLAIMS**  
**WATER DAMAGE TO KITCHEN OR FLOORS?**  
**LEAKS FROM UNITS ABOVE?**  
**AIR CONDITIONER LEAK?**  
**SHOWER PAN LEAK?**

**MENTION THIS FLYER FOR FREE POLICY REVIEW**

**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.

Ramin Boaz, License #171524

We offer a variety of services and treatments, exclusive 1 on 1, in the comfort of your own home.

**B C O T ASSESSMENT & SERVICES**  
**PHYSICAL & OCCUPATIONAL THERAPY**  
Are you suffering from Back Pain, Poor Balance or Weakness?

- Ultrasound and Massage for Pain Management
- Balance & Vestibular Therapy
- Cardiac, Neurological and Senior Rehab
- Relaxation Techniques
- Protective Equipment Protocols

**THERAPY IN YOUR OWN HOME**  
Licensed Medicare Provider FL8318

**BRIAN CAITS**  
**(954) 328-1505**

**“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.

Advertise to over 30,000 condo residents.

**COASTAL GROUP**  
**PUBLICATIONS, INC.**  
305-981-3503 www.cgpnewsletters.com





### HEAR IT FOR YOURSELF!

Recent technology has revolutionized how Hearing Aid Specialists can resolve hearing loss. On your first appointment, we will demonstrate cutting edge technology, and how it can impact how well you hear - whether it be a noisy environment, or the quiet of your home. We will also show you the power of Bluetooth and devices that work with your phone to improve your hearing.



**Melanie Plotkin, H.A.S.,** Hearing Aid Specialist

**Javier Benitez, HAS, BC-HIS,** Hearing Aid Specialist,  
Board Certified in Hearing Instrument Sciences



Scan me to find our nearest office & to request an appointment online.

## CALL US TODAY! (888) 272-9589

19046 NE 29th Avenue, **Aventura**  
222 95th Street, **Surfside**

[www.HearAgainAmerica.com](http://www.HearAgainAmerica.com)

**BRING IN THE NEW YEAR WITH BETTER HEARING!**

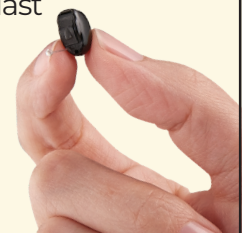
**Get fully digital Rx Hearing Aids with LIFETIME SERVICE starting at**

**\$1495** *per pair*

**Upgrade your health with Rx hearing devices that last all day long!**

Starkey's **Genesis AI** hearing aids feature a waterproof design & rechargeable battery than can last up to 51 hours on a single charge.‡

**Get \$1000 OFF** your purchase of a new pair of Genesis AI hearing aids.\*



\*Cannot be used on prior purchases or combined with another discount.

# DIAMOND REMODELERS

**Full Service Contractors**

We are committed to the fulfillment of your home improvement needs with an eye towards increasing the value of your real estate asset. Whether you are remodeling a kitchen, bathroom, complete residence or room addition; we are the *Remodeling Experts*, **family owned for 40 years**.

*specializing  
in condo &  
apartment interiors*

Jeff Diamond & Anthony Lasorsa  
**305-865-9005**  
[www.diamondremodelers.com](http://www.diamondremodelers.com)  
[jeff@diamondremodelers.com](mailto:jeff@diamondremodelers.com)

## Kitchen & Bathroom Remodeling

Satisfaction and Quality Guaranteed

### REMODELING • INSTALLATIONS

- Kitchen / Bathroom
- New & Resurfaced Cabinets
- Cabinets / Vanities
- Custom Baseboards / Crown Molding
- Granite / Marble / Quartz Counter Tops
- All Types of Tiles & Marble Installed

**"Your Experienced  
Handyman"**



### PAINTING & SERVICES UNLIMITED

- Painting, Condo, House, Apt. Roof Painting
  - Full Service Contractors
  - Popcorn Ceiling Removal
  - Plumbing & Electrical Service
  - Smooth Ceilings
  - Doors / Windows
  - Framing, Drywall & Finishes
  - Mirror Installation
- EST. 1980

- Design & Management Services
- No Job Too Small
- Free Estimates
- Service & Quality at Reasonable Prices
- Commercial & Residential
- Habla Español

**15%  
Off**  
any  
remodeling  
job!

**10%  
OFF  
Any  
Service**  
Valid With Coupon.  
Not To Be Combined  
With Other Offers.  
Exp 2/29/2024



*Receive a 15% discount on any remodeling job!*

Painting & Services Unlimited Lic. CC94BS00437  
 Lasorsa Enterprises, Inc CGC031497 Licensed & Insured General Contractor

**TWO  
CONVENIENT  
LOCATIONS**



**EMERGENCY  
CARE 24/7**

**DR. EDY A. GUERRA**

*New Patient Special \$79*  
(D0210, D0150, D110)

**9456 HARDING AVE.  
SURFSIDE, FL 33154  
(305) 866-2626**

**4011 W. FLAGLER ST.  
CORAL GABLES, FL 33134  
(305) 643-1444**

[dredyaguerradds@gmail.com](mailto:dredyaguerradds@gmail.com)  
[www.dentistsurfside.com](http://www.dentistsurfside.com)

**7441 Wayne Ave**

**PARKVIEW POINT #15B**



**SOLD**

**Call Now!**  
**Rosa Jacquelin**  
**(786) 239-1283**



*Love Where  
You Live!*



[www.SignatureHomesOfMiami.com](http://www.SignatureHomesOfMiami.com)