

# VILLA DORADA

## AT AVENTURA

Volume 11 Issue 11

*A Monthly Newsletter for the Residents of Villa Dorada Condominium*

March 2024

### IMPORTANT NUMBERS

**Managed By** .....  
Campbell Property Management  
**Management**..... 305-935-1454  
**All Ways Towing** .....954-496-6810  
**Aventura-Code Compliance**.....  
305-466-8941  
**Aventura Police-Non-Emergency** .  
305-466-8989  
**Comcast / Xfinity**.....800-934-6489  
**FP&L (Power Outage)** .. 800-468-8243  
**FP&L Service**.....305-442-8770  
**Aventura Express Bus**.. 305-932-1287  
**Emergency After Hours** .954-427-8770  
*For Plumbing, Elevator & Water Intrusion*  
**Security Execupro**... 786-660-5771  
**Security Main Dispatch**..305-225-0095

### IMPORTANT EMAILS

**Parking Boss (Guest Parking Pass)**....  
Villadorada.parkingattendant.com  
**Service Requests (Work Orders)** ..  
Villadoradaadmin@campbellproperty.com

### OFFICE HOURS

**Monday - Friday** ..8:30AM - 5:30pm  
*Office closed for lunch 12-1pm daily*



Published monthly at no cost for Villa Dorada Condominium by Coastal Group Publications. 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.

## MAINTENANCE FEES REMINDER

Beginning March 1, 2024 New Monthly Maintenance Fees:

Two Bedroom \$1,051.51  
Three Bedroom \$1,261.25

Payments are due on the 1st of each month and late after the 10th. ACH (auto debit) users monthly fees will be updated automatically. Coupons have been ordered for all other owners. Monthly maintenance late fees will be waived for the month of March.

To avoid delays, payments by check are accepted in the Management Office. Online payments are available at [https://portal.campbellproperty.com/Home\\_v2/Login](https://portal.campbellproperty.com/Home_v2/Login)

The last payment of the Insurance Special Assessment is due March 1, 2024. Two Bedroom \$469.88 Three Bedroom \$563.60

For assistance, please contact the Management Office at 305-935-1454 or [VillaDoradaAdmin@Campbellproperty.com](mailto:VillaDoradaAdmin@Campbellproperty.com)



## Villa Dorada Condominium Association Updated Amenity Hours

Pool Hours - Dawn to Dusk (currently 7:30am-8:00pm) to be adjusted quarterly.  
Playground Hours - 9:00am – 7:00pm  
Gym/Restrooms - 5:00am – 12:00am  
Card Room - 7:00am – 11:00pm  
Recreation/Party Room - 7:00am – 11:00pm



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

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



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# COMCAST/ XFINITY UPDATE

The Association's Comcast/Xfinity 5 Year agreement originally signed in 2019 is expiring March 20, 2024.

You may have already received notification from Xfinity explaining options for individual residents when the agreement expires.

There is no need for residents to obtain cable and/or internet services on your own or return equipment at this time.

The Board of Directors along with Management has been working with Comcast/Xfinity as well as other cable/internet providers to obtain the best available bulk option for the Association.

The Association's legal counsel is reviewing the option in the current agreement to extend our current services until a renewal or change of provider is approved by the Board of Directors.

Residents will be provided with ample notice as to next steps associated with bulk cable and internet services.

Please contact the Management Office with any questions at 305-935-1454 or [VillaDoradaPM@CampbellProperty.com](mailto:VillaDoradaPM@CampbellProperty.com).

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## Irish Boxty

### Ingredients

- 1 ½ cups grated raw potatoes
- 1 cup all-purpose flour
- 1 cup leftover mashed potatoes
- 1 large egg
- 1 tablespoon skim milk
- salt and pepper to taste
- ¼ cup olive oil

### Directions

1. Toss grated potatoes with flour in a large bowl. Stir in mashed potatoes until combined.
2. Whisk egg and milk together in a separate bowl; mix into the potatoes. Season to taste with salt and pepper.
3. Heat oil in a large skillet over medium-high heat. Drop in potato mixture, forming patties about 2 inches in diameter. Fry on both sides until golden brown, 3 to 4 minutes per side. Drain on a paper towel-lined plate. Serve warm.



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## EASTER EGG-CELLENT TIPS

### EGG DECORATING IDEAS

For a personal touch on decorating this year, use wax crayons, magic markers or paints on your egg shell to create your own design; then coat it with clear nail polish to prevent smearing. To make the shell glisten, use pearl-colored nail polish. For a porcelain finish, apply several coats of diluted school glue. If you are going for the natural theme this Easter, try organic coloring. By using strong tea, cranberry juice, apple juice, grape juice, etc. you can create beautifully colored eggs. For this idea, set up large containers full of the desired juices and add a teaspoon of vinegar to each juice (this helps set the color). Drop the hard-cooked egg into the juice, making sure to cover only the part of the shell you want colored, allow it to set over night or longer in the refrigerator. When you remove the egg from the water, you will have an elegant, organically decorated egg.

### HARD-BOILED EGGS

Keep in mind that the fresher the egg, the harder it is to peel. Try to buy your Easter eggs a week or two in advance. Put the eggs in single layer in saucepan. Add enough tap water to cover the egg by at least 1-inch. Cover and quickly bring just to a boil. Remove pan from heat and let stand 17 minutes. Immediately run cold water over the eggs until cool. When eggs are cool, thoroughly crack the shell and roll egg between hands to loosen shell. Start at the large end and peel.



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