

VILLA DORADA

AT AVENTURA

Volume 11 Issue 12

A Monthly Newsletter for the Residents of Villa Dorada Condominium

April 2024

IMPORTANT NUMBERS

Managed By
Campbell Property Management
Management..... 305-935-1454
All Ways Towing954-496-6810
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 to advertise in one of our newsletters or to get a free newsletter for your property.

Annual Meeting and Election of Villa Dorada Condominium Association, Inc.

On May 16, 2024, at 4:00 PM, by Zoom Meeting (Link to be provided in the Second Notice) and at the Villa Dorada Card Room, located at 20250 West Country Club Drive, Aventura, Florida 33180, the Annual Meeting and Election of the Directors of the Association will be held, as well as all other business noticed.

Assuming there are sufficient candidates requiring an election, the ballots and Candidate Information Sheets will be mailed to all voting members, along with the Second Notice of Annual Meeting and Election, no later than 14 days before the date of the Annual Meeting.

BICYCLE REMINDER

Bicycles MUST be properly stored in bike racks or within your unit .
As per the Rules & Regulations bikes are not permitted to be stored outside of a unit on any common element, or limited garden areas.



NOW THROUGH APRIL 30TH

Get exclusive savings on the latest hearing technology plus receive a complimentary hearing examination.

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.



WE SPECIALIZE IN SECOND OPINIONS!

CALL US TODAY! (888) 272-9589

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

www.HearAgainAmerica.com

WE ARE NOT FOOLING WITH THIS SALE!

Special savings on fully digital Rx hearing aids from Phonak & Starkey.

Get the fully digital P30 Rx Hearing Aids from Phonak with LIFETIME SERVICE starting at

\$1990 per pair

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.*



‡RIC Model. *Cannot be used on prior purchases or combined with another discount.

MONTHLY PAYMENTS

Monthly Maintenance payments are due on the 1st of each month. Late fees will be applied if payments are received after the 10th of the month. **All delinquent accounts will be sent to collections!** For those residents using Bill Pay from their financial institution, please send payments to: PO Box 621117 Orlando, FL 32862-1117



APRIL HOLIDAYS AND CELEBRATIONS

Passover 2024:

Monday April 22nd - Tuesday, April 30th

April 22 is Earth Day!

Let's celebrate and find the leader in each of us, so that every day can be Earth Day.



Villa Dorada Condominium Association Updated Amenity Hours

Pool Hours - Dawn to Dusk (currently 7:30am-8:00pm) to be adjusted quarterly.

Playground Hours - (currently 9:00am-8:00pm) to be adjusted quarterly

Gym/Restrooms - 5:00am – 12:00am

Card Room - 7:00am – 11:00pm

Recreation/Party Room - 7:00am – 11:00pm



CORONADO, BUILDING 1

FOR SALE

3300 sq. ft. Double Townhouse

3 Bedrooms, 4 Baths

\$995,000

- Recently updated
- Move in Condition
- Plenty of Closet Space
- 2 Indoor Parking Spaces near building
- Backyard is 11th hole of Turnberry Country Club

Contact Broker George Levien for information & to visit Condo

305-775-0203

By Appointment



Stress is present in everyone's life. Consider these tips for coping.

- Include exercise in your day, even if it is just a walk around the neighborhood.
- Make sure you get enough sleep, at least seven to eight hours a night.
- Eat a healthy diet, limit alcohol and caffeine, and drink enough water each day.
- Make sure that you take time for yourself each day.
- Remember that no one is perfect.
- Learn to set priorities in your life and focus on completing them as well as you can.
- When you are confronted with a stressful situation, change what you can, and don't waste energy on what you can't change.

If you feel that the stress in your life is more than you can handle, there is help available. Seek the advice of a medical professional, mental health therapist, or a clergy member to explore all of your options.



Public Adjusting Services
Professional Insurance Claim Representation

CALL US BEFORE YOUR INSURANCE COMPANY!!

(305) 396-9110
STELLARADJUSTING.COM








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.





PATRICKJAIMEZ PA

Mobile (786)-277-7355
patrickjaimez@gmail.com



GLOBAL LUXURY

Hablo Español / Falo Português
Selling Real Estate for over 20 years!

THINKING OF BUYING OR SELLING?
I CAN HELP. I AM AT YOUR SERVICE.
Get Honest Experienced Help Buying or Selling your Home.

TRUST the advice of a professional.

When it comes to **Buying** or **Selling** a home, it is important to **trust** in a **Real Estate Agent** who cares about your neighborhood as much as you do. When you are ready to buy or sell **give me a call**, your local real estate expert.

Call me today for a FREE, no cost obligation, comprehensive market analysis of your property.

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

- 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

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



BRIEAN CAITS
(954) 328-1505



WANTED

PRINT JOBS *anything that puts ink on paper*

Denizens | Businesses | Club Promoters | Restaurants | City Celebrations • Obit Books • Biz Cards • Promo Materials • Brochures • Announcements • Posters-Banners • Vehicle Wraps

Condo/HOA Services | Residential or Commercial
Voting/Election Packages • Annual Notices (w/ affidavits) • Letterhead
Property Signage • Stickers/Decals • Window Lettering • Binding

Contact Marc *(the newsletter guy)*
cgpimarc@earthlink.net | 786-223-9417



**MAKE IT
I  PACT**
CUSTOM WINDOWS AND DOORS

**FOR ALL SURFSIDE AND
AVENTURA RESIDENTS!**

Welcome to Make It Impact!

As South Florida entrepreneurs, we specialize in delivering efficient, safe, stylish impact window solutions for homes and businesses. We're all about personalized service, advanced security, and top customer satisfaction. Join us to enhance and secure your property.



305.507.3320



office@makeitimpact.com



makeitimpact.com



@makeitimpact



SCAN TO
SCHEDULE FREE
ESTIMATE



OFFERED PRODUCTS

➔ IMPACT WINDOWS

Discover the the perfect combination of style, durability, home protection and peace of mind with impact windows. Designed to withstand the forces of extreme weather, these windows offer a fortified barrier against high winds, flying debris, and potential intruders.

➔ IMPACT DOORS

Elevate your home's security and style with sleek and modern impact door designs. Crafted with reinforced frames, impact-resistant glass, and advanced locking mechanisms, impact doors offer a reliable and robust barrier against extreme weather conditions and potential intruders.

➔ COMMERCIAL WINDOWS & DOORS

Enhance your business's security and aesthetics with impact commercial windows and doors. Designed to withstand the most rigorous demands, these windows and doors offer a robust defense against severe weather conditions, enhance energy efficiency, and provide superior protection.

| VISIT US: <https://makeitimpact.com/>

Did You Know?: April is National Kite Month

- In ancient China, it was believed that kites could ward off evil spirits. Today, the kite is regarded as a symbol of good luck.
- The first recorded attempt to use kites to obtain scientific data occurred in 1749 when two Scottish scientists, Alexander Wilson and Thomas Melville, fastened thermometers to kites in order to record the temperature of the air at high altitudes.
- In 1847, chief engineer T.G. Hulett used a kite to string the first steel cable over the Niagara River in order to continue construction of a suspension bridge over the gorge.
- In 1887, E. D. Archibald, an English meteorologist, took the first aerial photograph by attaching a camera to his kite.
- In 1898, a modified Hargraves Box Kite rose more than two miles over the Earth's surface to a height of 12,471 feet (3,801 meter) above Milton, Massachusetts. Today's kits are restricted by aviation rules to fly no more than 300 feet high or within three miles of an airport.
- Guglielmo Marconi, inventor of the wireless telegraph, used a hexagon kite in 1901 to lift an antenna four hundred feet in order to receive the first radio signal ever transmitted across the ocean.
- During World War II, kites bearing pictures of enemy aircraft were used by the United States Navy for target practice. Huge box kites were also flown above American war ships to ward off attacking enemy aircraft. Long steel wires were suspended from each kite, causing damage to any approaching planes.
- The largest kite in the world is flown each year in Hoshubana, Japan, a small village near Tokyo. The kite measures 36 feet wide and 48 feet long and weighs nearly a ton. It can take 50 or more men to send the kite aloft.



DIAMOND REMODELERS

Full Service Contractors



@DIAMONDREMODELERS

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
jeff@diamondremodelers.com

Kitchen & Bathroom Remodeling

Satisfaction and Quality Guaranteed

REMODELING • INSTALLATIONS

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

"Your Experienced Handyman"

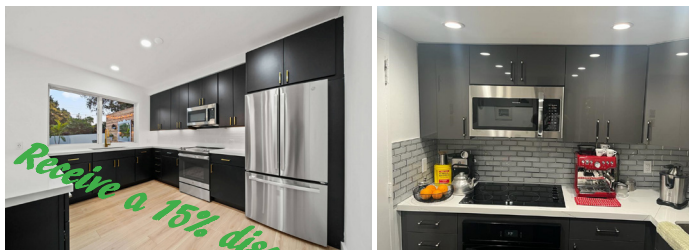
PAINTING & SERVICES UNLIMITED

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

- 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 5/31/2024



Receive a 15% discount on any remodeling job!



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

Published monthly at no cost for Villa Dorada Condominium by Coastal Group Publications.
Contact CGP at (305) 981-3503 or www.cgpnewsletters.com
to advertise in one of our newsletters or to get a free newsletter for your property.