



Mar Del Plata
Condominium Assoc., Inc.
 6423 Collins Avenue
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<http://mardelplatamiamibeach.com>

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MESSAGE FROM THE PRESIDENT

Hello Everyone,

There's lots of stuff to discuss, so let's get right to it, shall we?

Insurance renewal: We again went with Citizens as our insurance carrier for the upcoming year. Not that we had much choice. Insurance companies willing to write policies in Florida are as elusive as the native Skunk Ape, particularly for condominiums residing directly on the beach. The cost went up approximately \$100,000 from the previous year. And we were told to continue to expect increases. There *are* a few things that will mitigate costs. One we've already started, and that is installing impact glass windows. This is a critical component that will help us reduce costs. After the concrete work is completed, the next big project is installing a new roof and waterproofing the building. Once that is achieved, we can expect relief in premium costs.

Speaking of the "**Concrete Restoration**," the project is moving to another location within the building. Many parking spaces are being freed up, getting us closer to normalcy. Yes, naysayers, we *are* progressing. Lights in the parking lot are also being replaced, giving it a brighter and cleaner look.

Mandatory Reserves: The reserve figures were sent out to everyone. You know the numbers, so there is no need to repeat them. It will be challenging to meet the demands the State of Florida has impacted its citizens with(us), particularly those of the condominium community (us). Write your Congressmen? Governor? Sure, it can't hurt. But so far, all our pleas have fallen on deaf ears. Next is the voting booth.

Website creation: We've begun work on a new Mar del Plata Website. In it, you can search for anything pertaining to the building and your condo account.

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President (cont. from page 1)

We expect it to be user-friendly, but please contact the management office if you have any issues or suggestions. We're hoping to improve it along the way.

Stolen bikes: A resident has reported that their bikes have been stolen from the parking lot. This is not the first time we've had this happen. There are many petty thieves around who are always on the lookout for opportunities. Don't give them the opening. Secure your bikes, and don't leave valuables inside unlocked vehicles.

Although we've been navigating some pretty rough waters lately, it all pales compared to the passing of our dear friend Luis Gonzales—a true gentleman. About a week before he passed, he told me how much he missed the people of Mar del Plata. I told him that, as residents, we sometimes can't help but pick favorites among the staff. "But," I said to him, "YOU were everyone's favorite." Luis was a devoted and valued employee whose personality and dedication won our hearts. He will be missed by all—Godspeed, Luis.

BTW, I hope everyone had a very Happy Mother's Day.
Ernesto




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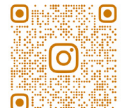
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