



MIRAGE

On the Ocean

A Newsletter for the Residents of the Mirage on the Ocean Condominium Association, Inc.

Volume 1 Issue 8

May 2024

BOARD OF DIRECTORS

President.....Robert Paradela
Vice PresidentVincent Papa
Treasurer Arlene Amargos
Secretary..... Carolina Ferdman
Director ... William Schottenstein

PROPERTY STAFF

Manager Lourdes Roland
manager@mirage8925.com
Maintenance Moises Mesa
Maintenance@mirage8925.com
Front Desk Sup... Roberto Oviedo
frontdesk@mirage8925.com

OFFICE HOURS

Monday- Friday 9am - 5pm

IMPORTANT NUMBERS

Main 305-864-0825
Management Office Ext 1
Front Desk..... Ext 2
Valet..... Ext 3
Maintenance Ext 4



MIRAGE

ON THE OCEAN

Condominium Association, Inc.
8925 Collins Avenue
Surfside, Florida 33154

Published monthly at no cost for Mirage on the Ocean by Coastal Group Publications, Inc. Contact CGP at (305) 981-3503 or info@cgpnewsletters.com to advertise in one of our newsletters or to get a free newsletter for your property.

Hurricane Season is Fast Approaching.

ARE YOU PREPARED?

Hurricane Season is June 1 to November 30

Hurricane preparedness is a natural part of living in Miami-Dade County. Below are some key tips to include in your personal hurricane plan. Make sure everyone in your household knows what they are supposed to do.

Have disaster supplies on hand.

- Flashlight and extra batteries
- Portable, battery-operated radio and extra batteries
- First aid kit and manual
- Emergency food and water
- Non-electric can opener
- Essential medicines
- Cash and credit cards
- Sturdy shoes

Check your insurance coverage and be sure it includes replacement coverage, especially for renters.

Evacuation Plans:

- Rehearse your evacuation plan with your household and leave extra time for traffic.
- If you live in an evacuation zone, make plans to move inland to a friend or family member's home.
- If you are electrically dependent you should evacuate for any category of tropical storm or hurricane.
- Emergency Evacuation Assistance Program. Residents who may need assistance evacuating from disaster should register for the Emergency Evacuation Assistance Program by calling the Office

of Emergency Management at (305) 513-7700 or download and application from the OEM website: https://www.miamidade.gov/global/service.page?Mduid_service=ser1470238193996672.

Communications:

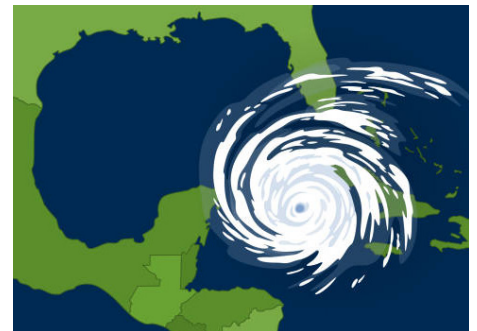
- Develop an emergency communication plan. In case family members are separated from one another during a disaster, have a plan for getting back together.

Water Is Life:

The most important part of your hurricane kit is water. Have 1 gallon per person per day. Your water heater can store several gallons of fresh water to use if there is no water pressure, especially in high-rise buildings.

Protect Your Windows:

Permanent shutters are the best protection. A lower-cost approach is to put up plywood panels. Use 1/2-inch plywood--marine plywood is best--cut to fit each window.



FRIENDLY REMINDERS

KEYS for emergency access

The Association R&R states:

- A. A key to each unit shall be deposited with the manager for use in emergency situations. Unit entry locks may not be changed except with the approval of the Association and, in such event, a key to the new lock shall be deposited with the manager.

Please remember to double check the set of keys that is at the office to make sure that is working properly. This set of keys will be used only in case of emergency and the owner/resident will be notified immediately.

SHOPPING CARTS

There are four shopping carts for the convenience of the residents, two at the garage level and two at the main lobby level.

- Shopping carts shall be promptly returned after use to the same location where you got it.
- Please do not leave it inside the elevator.
- Please do not leave the cart inside your unit or in the corridor for later.

BUILDING INTERIOR-HALLWAYS

The corridors, walkways, entrances, lobby, elevators and stairways may not be obstructed with anything at all. **Rugs or mats are not permitted in corridors outside of unit doors.** Please kindly remove it from there.

BALCONIES

- Are to be kept clean and neat in appearance at all times. No articles of clothing, towels, beach apparel, cleaning material, etc., may be placed on balconies or railings where they may be visible. Furniture extending higher than the rails shall not be placed on balcony.
- Nothing may be thrown, poured, or shaken from the balconies or windows. Cigarettes and matches are particularly dangerous and must not be tossed over railings. **Nor shall any resident sweep or wash dirt, debris, or water from their balconies onto common areas.**
- Please be extremely careful when you clean your balcony and when you are watering your plants.

You can clean it with a bucket and a towel to avoid any water affecting your neighbor's patio below.

- Waterproof containers shall be placed under all planters located on balconies please place a plate underneath the pots with plants.

Other very important considerations to keep in mind:

Now that we have the building being painted, we need to be extra careful, so no stains get on the paint due to water running down from plants.

It is extremely important to protect the patios from water intrusion.

Residents are responsible for the removal of all excess materials (such as debris from alterations or improvements in the unit) from condominium property.

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



Condo Resident Perks!

NOW THROUGH MAY 31ST

NATIONAL SAVE YOUR HEARING EVENT

Did You Know: May is Speech-Language -Hearing Month

Untreated hearing loss is surprisingly common. People may not even realize they're missing sounds and words. A hearing examination is the first step to addressing it.



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

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

Exclusive Offers for Condo Residents!

Get \$1000 OFF

Towards the purchase of a new pair of **Starkey Genesis AI** or **Signature Series Rx** hearing devices.¹ Genesis AI hearing aids feature a waterproof design & rechargeable battery that can last up to 51 hours on a single charge.² Signature Series offers clear, true-to-life sound in advanced technology custom fit to hide discreetly in your ear.



Or get fully digital Rx Hearing Aids from Resound with **LIFETIME SERVICE** starting at

\$1495 per pair Resound Key 2



WE SPECIALIZE IN SECOND OPINIONS!

CALL US TODAY! (888) 272-9589



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

www.HearAgainAmerica.com

OVER 33 LOCATIONS THROUGHOUT FL, GA, SC, MD & NJ.

1. Cannot be used on prior purchases or combined with prior discounts. \$1,000 off HAA's SRP.
2. RIC model.



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
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 6/30/2024



Receive a 15% discount on any remodeling job!

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



ALBANY HOMES CONSTRUCTION

General Contractor

www.AlbanyHomes.us
786-271-7192 | mts@albanyhomes.us
CGC1524580

"WE MAKE HOMES BETTER"



- SERVICES INCLUDE:**
- Any small or large construction project
 - Bathrooms • Kitchens • Painting
 - Tile, wood and vinyl floors
 - Interior doors • Popcorn removal
 - Quiet exhaust fans • General repairs



WANTED

PRINT JOBS
anything that puts ink on paper

- Denizens | Businesses | Club Promoters**
Schools | Restaurants | County | City
- Events • Reunions • Graduations • Obit Books • Weddings
Promotional-Branding Materials • Announcements
Biz Cards • Pamphlets • Brochures
Yearbooks • Posters-Banners • Vehicle Wraps

- Condo/HOA Managers/BODs**
Mgmt Companies-Residential or Commercial
- Voting/Elections Packages • Annual Notices (w/ affidavits)
Letterhead • Complete Property Signage
Parking/Scooter/Bicycle Stickers and Decals
Window Lettering-Wraps • Newsletters • Binding

CONTACT MARC (the newsletter guy)
cgpimarc@earthlink.net
786-223-9417

for a no obligation quote on your next print job
*** NO JOB TOO BIG OR TOO SMALL ***
Tight time lines, rush jobs ...
we'll do our best to help meet your commitments.