



# Monthly Newsletter

Volume 23 Issue 11

May 2024

## PROPERTY MANAGEMENT

**Property Mgr.** ..... Lynda Maldonado  
mirasolmanager@gmail.com

**Asst Property Mgr.**.... Lauren Perez  
mirasolcondo@gmail.com

**Admin. Asst.** ..... Lexi Valdes  
mirasolhelp@gmail.com

**Chief Engineer** .....Isael Oliva

**Front Access Control**..Kamil Iakono  
Dianieris Hernandez (Only Sundays)

## IMPORTANT #'S:

**General**.....(305)672-2642 or  
(305)672-2643

**Front Desk**.....(305)532-0526

## ASSOCIATION OFFICERS

**President**..... Kelly Swenson

**Vice President** .....Lee Tachman

**Treasurer** ..... Peter Carril

**Secretary**..... Luis Ayala

**Director** ..... Lilach Zusman

## OFFICE HOURS

### (HORAS DE OFICINA)

**Monday-Friday** ..... 9:00am-5:00pm

**Saturday-Sunday**.....Closed (*Cerrado*)

## Mirasol Ocean Towers

2655 Collins Avenue  
Miami Beach, FL 33140



Published monthly at no cost for  
Mirasol Ocean Towers by  
Coastal Group Publications, Inc.  
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.

## A NEW NEWSLETTER IS HERE AND WE CAN'T WAIT TO SHARE IT WITH YOU!

Welcome to our **NEW** Mirasol Ocean Towers newsletter! We are thrilled to share with you the latest developments in our mission to better your community!

## DID YOU KNOW?

Did you know that via your portal access you can post messages onto a community forum and ask your board members questions directly? This is a great service and a sure way to ensure your voice is heard within the Mirasol Ocean Towers community! We hope you enjoy this little part of our site as much as we do.

## PROJECT UPDATES

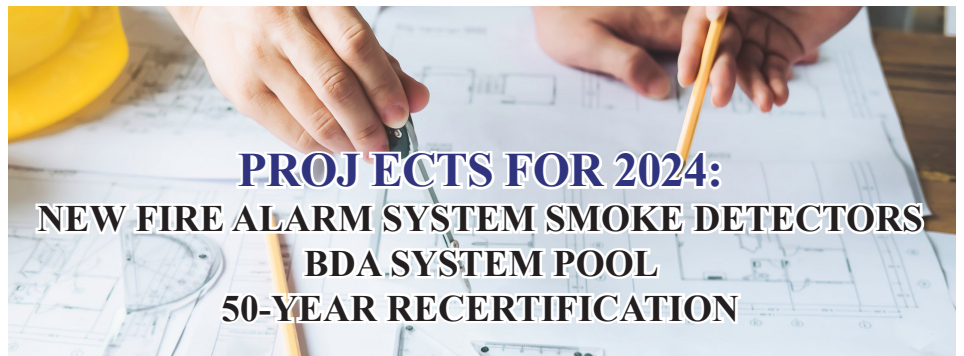
**Pool** - The tally for the materials alterations has been completed, and the results have been published. Our efforts are focused on securing the necessary permits.

**50-year recertification**- The structural bid has been completed. The electrical bid package will be complete shortly, and then Pistorino will present it to the contractors for bidding.

**Sprinklers**- Sprinklers have been installed. The inspection was performed on the 5th, 6th, 7th, and 8th floors, and they are moving forward. We are now awaiting the 9th & 10th floor.

**Parking Garages**- 52 violations were sent to residents with unauthorized items present in their parking spaces. Along side maintenance completed the guest parking pressure washing project. Parking garage cleaning will continue.

**Fire Alarm** - The building conducted a mandatory annual fire alarm test from 4/8/2024 to 4/12/2024. We are now awaiting the completed report.



**PROJECTS FOR 2024:**  
**NEW FIRE ALARM SYSTEM SMOKE DETECTORS**  
**BDA SYSTEM POOL**  
**50-YEAR RECERTIFICATION**

**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.<sup>1</sup> Genesis AI hearing aids feature a waterproof design & rechargeable battery that can last up to 51 hours on a single charge.<sup>2</sup> 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](http://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.

# Community Events



## Dance Fusion for Seniors

Wednesday, May 1st - 8:30-9:30AM  
Scott Rakow Youth Center - 2700  
Sheridan Avenue. Dance fusion is  
available every Wednesday free of  
charge to all.



## Beat The Gym Boot Camp

Friday, MAY 10 @ 7 PM - 10 PM  
1111 Plaza 1111 Lincoln Road, Miami  
Beach, FL. Bootcamp with Tony  
Thomas Get ready for a morning  
packed with epic workouts, good  
vibes, and community. Grab a friend  
and prepare to sweat...



## Chess Club for Teens The Miami Beach Regional Library

Wednesday MAY 15 @ 4 PM - 6 PM  
Miami Beach Regional Library 227  
22 Street. Whether you're a beginner  
or an experienced chess player, match  
your skills and learn a few new tricks  
about this game of strategy.

# COMMUNITY WEBSITE

Mirasol Ocean Towers has an amazing website filled with all property information from documents, meeting minutes, and much more!  
Login instructions are displayed on the site.

<https://websites.mmilive.net/mirasol/>

Be sure and register with the link above!



Commissioner  
**Eileen Higgins**  
District 5

*"With offices in Miami and Miami Beach, we are here to listen to your concerns and connect you to the services and resources you need from Miami-Dade County."*

[www.miamidadegov/district05](http://www.miamidadegov/district05)

305-375-5924

District5@miamidadegov



### DISTRICT OFFICE

2100 Coral Way, Suite 400  
Miami, Florida 33145  
Monday - Friday / 9:00 am - 5:00 pm

### MIAMI BEACH OFFICE

1700 Convention Center Drive, ground floor  
Miami Beach, Florida 33139  
Monday / Wednesday / 9:30 am - 4:30 pm

@CommishEileen

@CommishEileen

Inside D5 Newsletter

# stellar

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.

Photo: Boaz/Licence #PT15224

# PEST CONTROL

All 4 Pest Control will visit our building on Thursday, two (2) times a month, from 9:00 am to 4:00 pm. Our maintenance person will escort the exterminator during the process. The schedule is as follows:



**PEST CONTROL**  
Environmental Service

*All 4 Pest Control visitará nuestro edificio todos los Jueves, dos (2) veces al mes, de 9:00 am a 4:00 pm. Nuestra persona de mantenimiento acompañará al exterminador durante el proceso. El horario es el siguiente:*

May / Mayo						
S	M	T	W	T	F	S
				2		
			16			

UNITS / UNIDADES		
Thursday 2nd Jueves	401	1412
Thursday 18th Jueves	1501	2512



# 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



# 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



### 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



Painting & Services Unlimited Lic. CC94BS00437

Lasora Enterprises, Inc CGC031497 Licensed & Insured General Contractor

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