



# Grandview PALACE *Newsletter*

Volume 13 Issue 9

A Newsletter for the Residents of Grandview Palace Condominium Association

October 2024

## GRANDVIEW PALACE Condominium Association, Inc.

7601 E Treasure Drive #25  
North Bay Village, Florida 33141

### BOARD OF DIRECTORS

**President** ...Julio Cesar De Faro Ramos  
**Vice President** .....Ronald Barnett  
**Treasurer** .....Gila Brock  
**Secretary** .....Myra Perez  
**Developer Rep.**.....James Edwards

### PROPERTY STAFF

**Manager** .....Christopher Cedeno  
manager@grandview-palace.org  
**Asst. Manager**.....Yovana Rojas  
gvp1@grandview-palace.org  
**Accounting** .....Tanya Espinosa  
gvp3@grandview-palace.org  
**Admin. Asst.** .....Brianna Taylor  
gvp2@grandview-palace.org  
**Maint. Asst.** .....Juan Alberto Garcia  
**Manager of Security**...Jeffrey Gorley  
MOS@grandview-palace.org

### CONTACT INFORMATION

**Mgmt. Office** ..... 305-861-7512  
**Front Desk**..... 305-865-8710  
**Website**.. www.grandview-Palace.org

### OFFICE HOURS

**Monday - Friday**..... 9 a.m. - 6 p.m.

Published monthly at no cost to the  
Grandview Palace Condominium  
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.



## DON'T FORGET...

## SPRING FORWARD...FALL BACK...

Daylight Saving Time begins for most of the United States at 2 a.m. on the **Second Sunday in March** and lasts until 2 a.m. on the **First Sunday of November**.

**Be sure to set your clocks  
back one hour at  
2 AM on Sunday,  
November 3, 2024.**



This is also a great time to change the batteries in your smoke and carbon monoxide detectors. Many fire departments encourage people to change their batteries in these detectors when they change their clocks, because it can be so easy to forget otherwise. "A working smoke detector more than doubles a person's chances of surviving a home fire," says William McNabb of the Troy Fire Department in Michigan. More than 90 percent of homes in the United States have smoke detectors, but one-third are estimated to have worn-out or missing batteries.

# October is National Breast Cancer Awareness Month

## How can I find breast cancer early?

The best way to find breast lumps that may be cancer is to do 3 things:

- Have regular mammograms.
- Have your doctor check your breasts.
- Check your breasts yourself every month.
- Doing all of these things gives you the best chance to find cancer as early as you can. Finding breast cancer early makes treatment much easier and more effective. More than 90 out of 100 women whose breast cancer is found early will be cured.

## Changes to look for in your breasts

- Any new lump (which may not be painful or tender)
- Unusual thickening of your breasts
- Sticky or bloody discharge from your nipples
- Any changes in the skin of your nipples or breasts, such as puckering or dimpling
- An unusual increase in the size of one breast
- One breast unusually lower than the other



For more information you can visit the American Cancer Society’s breast cancer Web site at [www.cancer.org/](http://www.cancer.org/) or call 800-ACS-2345. You can also visit the Breast Cancer Network’s Web site at [www.breastcancer.net](http://www.breastcancer.net).

# WANTED

## PRINT JOBS

anything that puts ink on paper

---


**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

**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

---

**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.

**TWO  
CONVENIENT  
LOCATIONS**



EMERGENCY  
CARE 24/7

**DR. EDY A. GUERRA**  
*New Patient Special \$79*  
 (D0210, D0150, D110)

**9456 HARDING AVE.  
SURFSIDE, FL 33154  
(305) 866-2626**

**4011 W. FLAGLER ST.  
CORAL GABLES, FL 33134  
(305) 643-1444**

[dredyaguerradds@gmail.com](mailto:dredyaguerradds@gmail.com)  
[www.dentistsurfside.com](http://www.dentistsurfside.com)

# REUBEN CASSEROLE

## Ingredients

- 6 slices rye bread, cubed
- 1 (16 ounce) can sauerkraut, drained and rinsed
- 1 pound deli sliced corned beef, cut into strips
- ¾ cup Russian-style salad dressing
- cooking spray
- 2 cups shredded Swiss cheese

## Directions

1. Preheat the oven to 400 degrees F. Spray a 9x13-inch baking dish with cooking spray. Spray one sheet of aluminum foil with cooking spray.
2. Spread bread cubes in the bottom of the prepared baking dish. Layer bread cubes with sauerkraut and beef strips, then pour dressing over top. Cover with the aluminum foil, sprayed-side down.
3. Bake in the preheated oven for 20 minutes. Remove and discard foil; sprinkle Swiss cheese over casserole. Continue baking until cheese is melted and bubbly, about 10 more minutes.







PATRICKJAIMEZ PA

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

**COLDWELL BANKER**  
**GLOBAL LUXURY**

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

## FEATURED PROPERTIES



10261 E Bay Harbor Dr #301  
 (Boat slip inc.) 2 B / 2.5BA,  
 1960 sqft \$2,850,000

9341 E. Bay Harbor Dr #PH 7-D  
 2B/2.5BA, 1510 sqft  
 \$670,000

## THINKING OF BUYING OR SELLING?

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.

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



**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.

Room Board License #P16324

**7441 Wayne Ave**  
**PARKVIEW POINT - #15B**






*Love Where You Live!*

**Call Now!**  
**Rosa Jacquelin**  
**(786) 239-1283**

Video Tour: [www.SignatureHomesOfMiami.com](http://www.SignatureHomesOfMiami.com)

**“A man who stops advertising to save money is like a man who stops a clock to save time.” – Henry Ford**

CGP publishes monthly newsletters for over 50 condos; each written & delivered to each resident by the board & management.

Advertise to over 30,000 condo residents.

**COASTAL GROUP**  
 PUBLICATIONS, INC.  
 305-981-3503 [www.cgpnewsletters.com](http://www.cgpnewsletters.com)

# DID YOU KNOW THAT? PUMPKIN FACTS

**A pumpkin is really a squash?** It is! It's a member of the Cucurbita family which includes squash and cucumbers.

**That pumpkins are grown all over the world?** Six of the seven continents can grow pumpkins including Alaska! Antarctica is the only continent that they won't grow in.



**That the "pumpkin capital" of the world is Morton, Illinois?** This self proclaimed pumpkin capital is where you'll find the home of the Libby corporation's pumpkin industry.

**That the Irish brought this tradition of pumpkin carving to America?** The tradition originally started with the carving of turnips. When the Irish immigrated to the U.S., they found pumpkins a plenty and they were much easier to carve for their ancient holiday.

## Fun Facts About The Pumpkin!!

- Pumpkins contain potassium and Vitamin A.
- Pumpkin flowers are edible.
- The largest pumpkin pie ever made was 20ft in diameter and weighed 3,699 pounds. It used 1,212 pounds of canned pumpkin, 109 gallons of milk, 2,796 eggs, 7 pounds of salt, 14 pounds of cinnamon, and 525 pounds of sugar
- In early colonial times, pumpkins were used as an ingredient for the crust of pies, not the filling.
- Pumpkins were once recommended for removing freckles and curing snake bites.
- The largest pumpkin ever grown weighed 2,749 pounds.
- Pumpkins are 90 percent water.
- 80% of the pumpkin supply in the US is available in October.
- Native Americans flattened strips of pumpkins, dried them and made mats.
- Native Americans called pumpkins "isqoutm squash."
- Native Americans used pumpkin seeds for food and medicine.

# 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

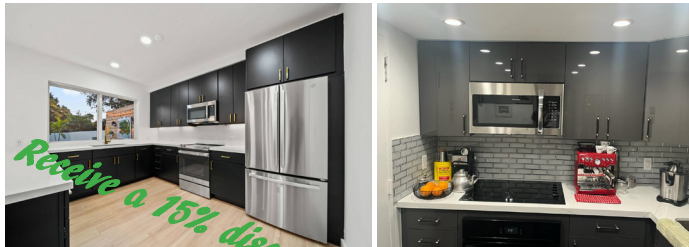
- Kitchen / Bathroom
- New & Resurfaced Cabinets
- Cabinets / Vanities
- Custom Baseboards / Crown Moldings
- Granite / Marble / Quartz Counter Tops
- All Types of Tiles & Marble Installed



**"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



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



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

- 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 11/30/2024

Published monthly at no cost to the Grandview Palace Condominium 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.