

VILLA DORADA

AT AVENTURA

Volume 12 Issue 8

A Monthly Newsletter for the Residents of Villa Dorada Condominium

December 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



The Villa Dorada Board of Directors & Management wish a Happy Holiday Season and a Happy New Year to all Villa Dorada residents and their families.

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



SAVE THE DATE

The Annual Budget Meeting is scheduled for Wednesday, December 18, 2024, at 7:00PM in the Villa Dorada Recreation Room, located at 20250 W. Country Club Drive, Aventura, Florida 33180 or via Zoom (Meeting ID: 995 949 2283, Password: 1494).



RESERVE STUDY UPDATE

The Florida mandated Structural Integrity Reserve Study (SIRS) has been received.

UPDATE

SIRS is mandated to help Associations safeguard the structural integrity of their buildings and protect their residents and investments.

All Unit Owners are hereby notified that a copy of the SIRS report is available for downloading at the Association Homeowner's Portal <https://portal.campbellproperty.com>.

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.

BULK TRASH SERVICES

Bulk Trash Services are scheduled quarterly. No bulk items are to be placed in garbage or dumpster areas. Any resident found disposing of bulk items will be subject to a fine & charged for removal. Thank you for your cooperation.

PET RULES

Please abide by the Rules & Regulations.

- ALL PETS MUST BE ON A LEASH AT ALL TIMES. All dog stool MUST be picked up, securely bagged and disposed of in a proper container.
- Dogs must be walked in designated areas (West side of 30th Ave., or on the swale between the sidewalk and West Country Club Drive.)
- No dogs are permitted to be walked on Villa Dorada property.



Thank you for your cooperation.

CONDOMINIUM SPECIAL ASSESSMENT PROGRAM

In preparation of the upcoming 50 Year Recertification Project Miami- Dade County offers loans up to \$50,000.00 for those homeowners who meet the qualifications.

The Condominium Special Assessment Program is designed to provide funding assistance to help condominium owners in Miami-Dade County pay for special assessment requirements that arise from rehabilitation and repairs due to applicable building integrity recertification requirements.

Please visit: https://www.miamidade.gov/global/service.page?Mduid_service=ser1689262443911730 or contact: Shawn Topps at 786-469-2209

Applications are available at the Management Office.



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dredyaguerradds@gmail.com
www.dentistsurfside.com

Pesto Puff Pastry Pinwheel

- 2 sheets puff pastry
- 2 teaspoons all-purpose flour
- 8 ½ ounces ricotta cheese
- 8 ½ ounces pesto



Preheat oven to 400 degrees. Line a baking tray with parchment paper and dust lightly with flour. Lay puff pastry on a flat work surface; cut a 12-inch circle from each sheet. Transfer 1 circle to the prepared baking sheet. Spread ricotta evenly over the pastry circle. Top with an even layer of pesto. Lay the second pastry circle on top. Set a small glass upside down in the middle of the circle. Cut the circle, away from the glass, into 4 equal quarters. Cut each quarter in half, then each eighth in half, to make 16 equal strips. Remove glass. Twist strips twice, two at a time, in the opposite direction. Pinch ends together. Repeat with remaining strips to make a pinwheel shape. Bake in the preheated oven until pastry is browned, 25 to 30 minutes.



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

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