



# 360 CONDO NEWSLETTER

Volume 11 Issue 10

A Monthly Newsletter for the Residents of the 360 Condominium Association

January 2025



**Condominium Association, Inc.**  
7900 Harbor Island Drive  
North Bay Village, FL 33141

### ASSOCIATION OFFICERS

President ..... Jorge Gonzalez  
Vice President ..... Elva Williams  
Secretary ..... John Batista

### PROPERTY MANAGEMENT

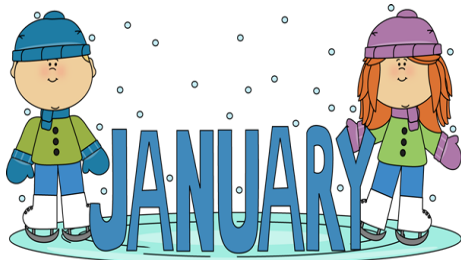
Property Manager ..... Jason Apolinario  
Chief Engineer ..... Gilbert Cabrera

### IMPORTANT NUMBERS

Main ..... 305-397-8196  
Fax ..... 305-763-8304  
Guardhouse ..... 305-763-8239

### OFFICE HOURS

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



Published monthly at no cost for the 360<sup>o</sup> Condominium by Coastal Group Publications, Inc. Contact CGP at (305) 981-3503 or [www.cgpnnewsletters.com](http://www.cgpnnewsletters.com) to ADVERTISE in one of our newsletters or to get a FREE newsletter for your property.

*Here's to a brand new year of good health, good fortune, and good times. Thanks for bringing in the New Year with us here at 360 Condominium. We feel fortunate to have you all as our residents.*



Condo Resident **Perks**

Now through January 31st only!

Your New Year's resolution:  
**I will hear better this year.**  
Achieve it with Edge AI from Starkey.

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



GET **\$1000 OFF**  
the purchase of a pair of the all new  
Starkey Edge AI hearing devices<sup>1</sup>.

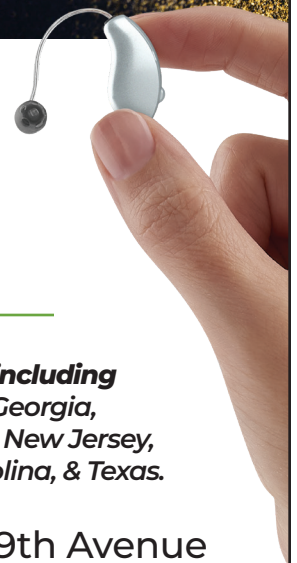


**Introducing Edge AI** Starkey's  
EDGE AI's cutting-edge technology  
mimics the brain's auditory cortex to  
help fix that broken process — classifying  
complex soundscapes, enhancing speech,  
and reducing noise in real-time with  
advanced and powerful AI at the edge.

- **Waterproof Up to 1 meter**
- **Identifies speech 30% more often than our previous models.**
- **Next Generation Connectivity**
- **Smart Adaptation distinguishes between noise and speech.**

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



## HOT SPINACH ARTICHOKE DIP

- 1 (8 oz) package cream cheese, softened
- ¼ cup mayonnaise
- ¼ cup grated Parmesan cheese
- ¼ cup grated Romano cheese
- 1 clove garlic, peeled and minced
- ½ teaspoon dried basil
- ¼ teaspoon garlic salt
- salt and pepper to taste
- 1 (14 oz) can artichoke hearts, drained and chopped
- ½ cup frozen chopped spinach, thawed and drained
- ¼ cup shredded mozzarella cheese

Gather all ingredients. Preheat the oven to 350 degrees. Lightly grease a small baking dish. Mix cream cheese, mayonnaise, Parmesan cheese, Romano cheese, garlic, basil, garlic salt, salt, and pepper together in a medium bowl. Gently stir in artichoke hearts and spinach. Transfer the mixture to the prepared baking dish; top with mozzarella cheese. Bake in the preheated oven until bubbly and lightly browned, about 25 minutes.







PATRICKJAIMEZ PA

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

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*Get Honest Experienced Help Selling or Buying your Home.*

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 When it comes to **Selling** or **Buying** a home, it is important to **trust** in a **Real Estate Agent** who cares about your neighborhood as much as you do. When you are ready to buy or sell **give me a call**, your local real estate expert.

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**LEAKS FROM UNITS ABOVE?**

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**MENTION THIS FLYER FOR FREE POLICY REVIEW**

## 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.

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**Contact Marc** *(the newsletter guy)*  
[cgpmarc@earthlink.net](mailto:cgpmarc@earthlink.net) | 786-223-9417



# GET INVOLVED



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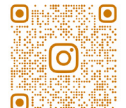
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- Cabinets / Vanities
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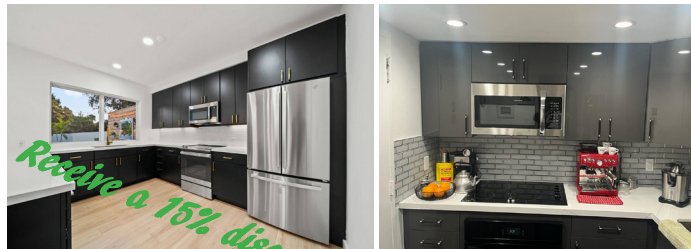
## PAINTING & SERVICES UNLIMITED

- Painting, Condo, House, Apt. Roof Painting
- Full Service Contractors
- Popcorn Ceiling Removal
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