

# Brickell Ten CONDOMINIUM



*A Newsletter for the Residents of the Brickell Ten Condominium Association*

Volume 1 Issue 12

January 2025

## BRICKELL TEN

Condominium Association Inc.

1010 SW 2ND Ave

Miami, Florida 33130

brickelltenmanagement@gmail.com

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

## ASSOCIATION OFFICERS

**President**..... James Brewer

**Vice President** . Valeria Rodriguez

**Secretary/Treas.**.....Julia Stepanova

## PROPERTY STAFF

**Manager**.....Madeleyvis Boris

brickelltenmanagement@gmail.com

**Admin Assistant** ..... Linda Capote

## IMPORTANT NUMBERS

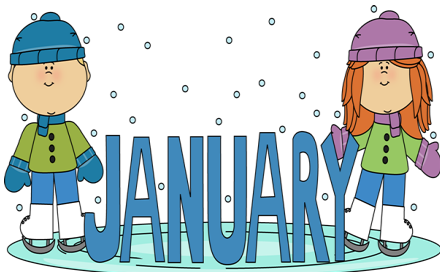
**Front Desk**..... 786-245-6883

**Security**.... 786-245-6984 Ext 102

**Main Office** ..... 786-235-9196

## OFFICE HOURS

**Mon. - Fri**..... 9:00 am - 5:00 pm



Published monthly at no cost for  
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## WINDOW AND BALCONY RAILINGS CLEANING PROJECT

Dear Residents,

We are pleased to inform you that a **window cleaning and balcony railing glass project** has been scheduled for **Wednesday, January 22, 2025 (weather permitting)**.

To ensure a smooth and efficient cleaning process, please follow the steps below:

1. Ensure the areas are accessible for cleaning ( balcony railings)
2. Remove any furniture, decorations, or plants near the windows or balcony railings.
3. Close and secure all windows during the scheduled cleaning hours.
4. Make sure there is enough space for the cleaning crew to move around safely.
5. Store fragile or valuable items on the balconies that might be affected by vibrations or accidental contact.
6. Keep children and pets away from the areas being cleaned.
7. Lay down protective coverings, such as plastic sheets or towels, near the windows and balcony entrances to catch any drips or debris.
8. Remain accessible via phone or email during the cleaning process in case the staff or management needs to contact you.

**Please note that sliding doors are not included in this project.** We appreciate your cooperation in making this project a success. If you have any questions, feel free to reach out to us at 786-235-9196 Ext.104

## MOVE IN/ OUT PROCEDURES

To facilitate your move-in or move-out process, we kindly ask that you email the management office with the exact date and time you would like to reserve the cargo elevator. Please ensure your reservation request is submitted at least three days in advance of your planned move or furniture deliveries. In addition, a Certificate of Insurance (COI) from your moving company is required. For your convenience, you can request a sample to brickelltenmanagement@gmail.com. **Please note that we cannot confirm your reservation without this document.**

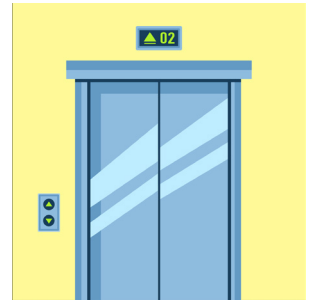
The measurements for our cargo elevator are as follows:  
Height: 87 | Width: 86

We strongly recommend disassembling any furniture you may have, as items that exceed these dimensions will not fit in the elevator.

Thank you for your cooperation and understanding. Should you have any questions or need further assistance, please feel free to contact the management office at 786-238-9198

## ELEVATOR RESERVATIONS AND WORKERS ACCESS

**Elevator Reservations:** We strongly suggest that you reserve the elevator in advance. The sooner the better as we only reserve (1) Move/delivery daily. We do not have the parking or the elevator capacity to have more than (1) truck/delivery at a time.



**Workers Access:** When coordinating and scheduling any workers to your unit, please inform management in advance so they can be added to the daily schedule. Only companies/workers that have submitted their required documents will be added to the schedule. Lastly, We DO NOT HAVE PARKING FOR WORKERS ONSITE. Only moves/deliveries that reserve elevator and submit the required fees and documents will have parking.

## JACUZZI/ RED BUTTON INSTRUCTION OF USE


We want to clarify the use of the **red button** on the jacuzzi. Please only use for:


- **Emergency Stop:** Shut down the jacuzzi in case of a safety issue.
- **Heater Reset:** Resets the heater after overheating or an error.

Do not pull or press the red button, as the jacuzzi water will flush away, and use will not be allowed until it reaches a safe water level.


If you have any issues while using the jacuzzi, please call the front desk for assistance at 786-235-6883 Ext.100

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



# 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.



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District5@miamidade.gov

<p><b>DISTRICT OFFICE</b> 2100 Coral Way, Suite 400 Miami, Florida 33145 Monday - Friday 9 am - 5 pm</p>	<p><b>MIAMI BEACH OFFICE</b> 1700 Convention Center Drive, ground floor Miami Beach, Florida 33139 Monday / Wednesday 9:30 am - 4:30 pm</p>
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@CommishEileen

Inside D5 Newsletter

**Commissioner Eileen Higgins**  
District 5

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**LEAKS FROM UNITS ABOVE?**

**AIR CONDITIONER LEAK?**

**SHOWER PAN LEAK?**

**GOT PROPERTY DAMAGE?**

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Melanie Plotkin, HAS, Hearing Aid Specialist  
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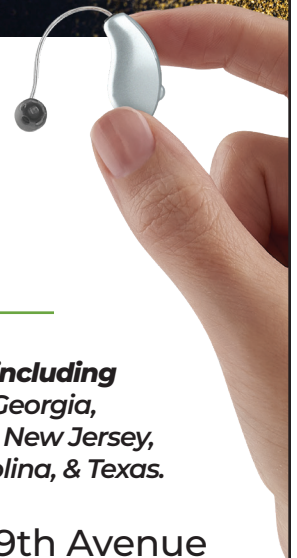


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