

COASTAL NEWS



A Newsletter for the Residents of The Coastal Towers Condominium

Volume 12 Issue 4

January 2025

BOARD OF DIRECTORS

President..... Richard Parker
Secretary.....Jonathan Knowles
TreasurerChristian Gomez
Director David Benitez
Director Hana Levy

PROPERTY STAFF

Dir. of Operations.. Francheska Turull
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Mon. - Fri..... 8:30 AM-4:30 PM
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Message From The Board Secretary

Dear Residents of Coastal Towers

I hope that you had an enjoyable holiday season.

January is election season at Coastal Towers. I am excited to report that we have 17 candidates standing for the 7 board seats, making this the most hotly contested election in more than two decades – and possibly ever. Last year, there were only 7 candidates for the 7 seats.

You should by now have received the election package with the list of the candidates, plus the profile that 8 of them provided. Please take the time to read these as they provide evidence of two different views about the building.

In one camp is a group of individuals who believe that the building was being effectively managed by the former building manager and by the members of the Board who resigned. They believe that you should re-elect them in spite of their failure to pursue the recertification of the building in a timely fashion and their unwillingness to investigate alleged fraud



COASTAL TOWERS
Condominium Association, Inc.
400 Kings Point Dr,
Sunny Isles Beach, FL 33160

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Message from the Secretary (cont. from page 1)

against the Association. This camp consists of Pablo Guedez, Norha Garcia, Mauro Sangio with support from Raudel Lemus.

In the other camp are the serving members of the Board – Richard Parker, Christian Gomez, Jonathan Knowles together with David Benitez, Noemi Gerardo and William Piero Meija – who share a vision for how to improve the building and the quality of life for its residents. They view membership of the Board as an opportunity to serve this community, not as a means to gratify their egos and obtain personal favors.

If this language gives you the impression that I care about this issue, trust your instincts. I believe that this election represents a critical moment in the history of Coastal Towers – a moment when you, the owners, get to make it clear what kind of future you want.

Are you content to settle for the indifference of the

past ten years or do you believe that Coastal Towers deserves proactive, transparent management and a clear articulated vision from the Board about the capital improvements we want to make? The decision is yours.

We all want this election to result in a clear mandate for one or other view so we can move beyond the gossip and hearsay that has plagued the building since the former building manager was terminated. For that reason, we are working to get as high a turnout as possible in this election. It is important that whoever is elected to the Board this year is confident that they have the support of as many owners as possible.



One action we have taken in pursuit of this is to introduce the option for owners to vote electronically. If you have signed the consent form for receiving electronic communications and electronic voting, you will be receiving an email with instructions. There is no obligation to use this option – if you prefer, you can still mail in or hand in your ballot.

This will be my final letter as your 2024 Board Secretary. It has been a privilege to serve this community over the past year. Little did I suspect when I took on the role of sorting out the parking lot back in June that I was tugging on a thread that would lead to information that ultimately resulted in the termination of the former building manager and the subsequent resignation of the four Board members who support him.

I believe that the community has been well served by the actions Rich, Christian and I have taken since then to improve the operational and financial integrity of the building. My opinion is that we have laid the foundation for a brighter future for Coastal Towers as a place to live and a place to invest.

But it’s not my opinion that matters. It is yours. Please make sure you vote so that whoever is on the new Board knows that they have your your active support and that those that do not get elected to the Board recognize that their perspective was not widely shared.


Your 2024 CTCA Secretary,
Jonathan


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Soups & Stews for Cold Winter Days

Cheese and Broccoli Chicken Soup

1/2 cup butter
 1 cup all-purpose flour
 11 cups water
 3 cubes chicken bouillon
 6 ozs boneless chicken breast, cut into 1/2 inch chunks
 2 heads fresh broccoli, trimmed and chopped
 1-1/2 teaspoons salt
 1 teaspoon ground black pepper
 1 cup light cream
 3 cups shredded Cheddar cheese

Melt butter over medium heat in large pot. Add flour, stirring constantly until a thick paste forms. Remove mixture from pot and set aside. In same pot, combine water, bouillon, chicken, broccoli, salt, and pepper. Bring to a boil over high heat. Reduce heat to medium low and simmer for 45 minutes or until broccoli is tender. Stir in flour mixture a little at a time until soup thickens. Simmer an additional 5 minutes. Reduce heat and stir in cream. Mix well. Add cheese one cup at a time. Your soup is now ready to serve. Makes 5 servings.

Green Chile Stew with Pork

3 pounds boneless pork loin, cubed
 3 tablespoons peanut oil
 3 potatoes, diced
 1 onion, chopped
 3 stalks celery, chopped
 2 tomatoes, chopped
 7 green chile peppers, chopped
 4 cloves crushed garlic
 4 cups chicken broth
 salt to taste

In a large skillet over medium high heat, brown the pork in oil, in 2 or 3 batches. Place the meat in 3 to 4-quart heavy pot and add the potatoes, onion, celery, tomatoes, chilies, and garlic. Add about 1 cup of the chicken broth or water to the skillet the pork was cooked in, stirring over high heat and scraping up the browned bits on the bottom of the pan. Bring to a boil. Add this to the pot, along with enough additional water or broth to barely cover the ingredients. Cover and simmer until the stew is thick and the meat is very tender, about 1-1/2 hours. Add salt to taste before serving. Makes 8 servings.

Crock Pot Vegetarian Chili

1 (11 oz) can black bean soup
 1 (15 oz) can kidney beans, drained
 1 (15 oz) can garbanzo beans, drained
 1 (16 oz) can vegetarian baked beans
 1 (14.5 oz) can chopped tomatoes
 1 (15 oz) can corn, drained
 1 onion, chopped
 1 green bell pepper, chopped
 2 stalks celery, chopped
 2 cloves garlic, chopped
 1 tablespoon chili powder
 1 tablespoon dried parsley
 1 tablespoon dried oregano
 1 tablespoon dried basil

Place all the ingredients in a crock pot. Stir well and cook for at least two hours on a high setting. Makes 8 servings.



Did You Know?

How many days in a millennium? The calendar system that was in use during a particular millennium determines the actual number of days that elapse during that time span.

- The First Millennium (1 - 1000 AD) consisted of 365,250 days.
- The Second Millennium (1001 - 2000 AD) consisted of 365,237 days.
- Our current Millennium (2001 - 3000 AD) will consist of 365,242 days.



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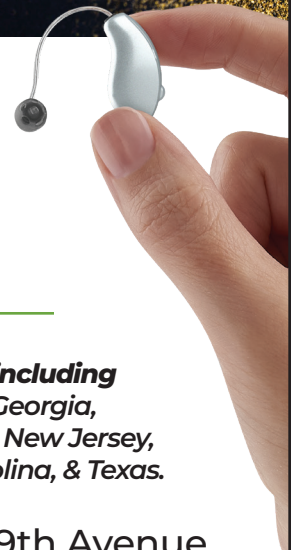


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