



# Mimosa Monthly News

Volume 16 Issue 1

*A Monthly Newsletter for the Residents of Mimosa Condominium*

March 2025

## MIMOSA CONDOMINIUM ASSOCIATION, INC

4747 Collins Avenue  
Miami Beach, Florida 33140  
office@mimosacondo.com

### ASSOCIATION OFFICERS

**President** ..... Ari Rothman  
**Vice Pres** ..... Susan Schnall  
**Treasurer** ..... Dov Klein  
**Secretary** ..... Chaim Jacobs  
**Director** ..... Brian Sand

### PROPERTY STAFF

**Condo Office.** Jennifer Jimenez  
**Bldg. Sup.** ..... Nesip Toykan

### IMPORTANT NUMBERS

**Main** ..... 305-532-6411  
**Fax** ..... 305-532-3128

### OFFICE HOURS

**Mon - Fri** .... 8:30am - 4:30pm



Published monthly at no cost for  
Mimosa Condominium by  
Coastal Group Publications, Inc.  
Contact CGP at (305) 981-3503 or  
[www.cgpnewsletters.com](http://www.cgpnewsletters.com)  
to advertise in one of our  
newsletters or to get a free  
newsletter for your property.



## HAPPY SAINT PATRICK'S DAY!

Saint Patrick's day is held in honor of Saint Patrick, the Patron Saint of Ireland who brought Christianity to the Emerald Isles, as Ireland is known. It is truly a day of celebrating Irish history, ancestry, traditions and customs. Are you Irish perchance? Well, the saying goes everyone is a little Irish on Saint Patrick's Day. Here are a few more classic Irish sayings & blessings":

- Top of the mornin' to you...(and the rest of the day to 'me self!)
- "Erin Go Braugh" is perhaps the most common Irish term you will hear. It means "Ireland Forever"
- May God grant you many years to live,  
For sure he must be knowing  
The earth has angels all too few  
And heaven is overflowing.
- May you be in heaven half an hour  
Before the devil knows you're dead!
- May the road rise to meet you,  
May the wind be always at your back  
May the sun shine upon your face  
The rains fall soft upon your fields  
And, until we meet again,  
May God hold you in the palm of his hand.
- May your blessings outnumber the shamrocks that grow  
And may trouble avoid you wherever you go.



## GUINNESS BEER CHEESE DIP

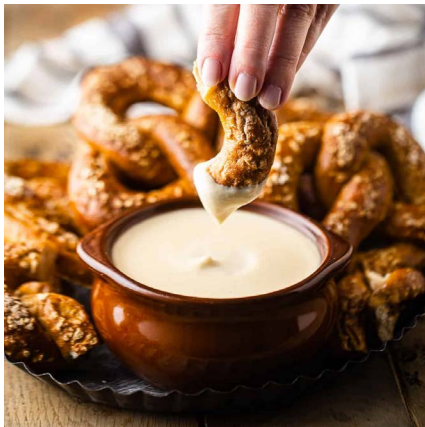
### Ingredients

- 32 oz Velveeta, cut into 1/2-inch cubes
- 1 cup Irish stout beer (such as Guinness)
- ½ cup salsa
- 2 Tbs Worcestershire sauce
- 1 tspn chili powder
- ½ tspn onion powder
- ¼ tspn cayenne pepper (Optional)

### Directions

1. Heat cheese in slow cooker on high until melted, about 20 minutes.
2. Stir beer, salsa, Worcestershire sauce, chili powder, onion powder, and cayenne pepper into cheese until smooth and heated through, stirring frequently, about 10 minutes.

Serve with tortilla chips, raw veggies, crusty bread or baked pretzels for dipping.





**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 #P176224

With offices in Miami and Miami Beach, we are here to listen to your concerns and connect you to the services and resources you need from Miami-Dade County.

**www.miamidade.gov/district05**  
305-375-5924  
District5@miamidade.gov

**DISTRICT OFFICE**  
2100 Coral Way, Suite 400  
Miami, Florida 33145  
Monday - Friday  
9 am - 5 pm


**MIAMI BEACH OFFICE**  
1700 Convention Center Drive,  
ground floor  
Miami Beach, Florida 33139  
Monday / Wednesday  
9:30 am - 4:30 pm





@CommishEileen



Inside D5 Newsletter





**Commissioner  
Eileen Higgins**  
District 5

**TWO  
CONVENIENT  
LOCATIONS**



**DR. EDY A. GUERRA**  
*NEW PATIENT SPECIAL \$79*  
(D0210, D0150, D1110)

**EMERGENCY  
CARE 24/7**

9456 HARDING AVENUE  
SURFSIDE, FL 33154  
305-866-2626

4011 WEST FLAGLER ST, SUITE 506  
MIAMI, FL 33134  
305-643-1444

dredyaguerrads@gmail.com

WWW.DENTISTSURFSIDE.COM

## WANTED

**PRINT JOBS** *anything that puts ink on paper*

---

**Condo/HOA Services | Residential or Commercial**  
Voting/Election Packages • Annual Notices (w/ affidavits) • Letterhead  
Property Signage • Stickers/Decals • Window Lettering • Binding

**Denizens | Businesses | Club Promoters | Restaurants | City**  
Celebrations • Obit Books • Biz Cards • Promo Materials • Brochures  
Announcements • Posters-Banners • Vehicle Wraps

---

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



## Condo Resident Perks



# Luck of The Ear-ish HEARING HEALTH EVENT








**Now Through March 31st only**

**Pot o' Gold Savings on the all new Edge AI;  
Starkey's most advanced Rx Hearing Aids yet.**

Melanie Plotkin, H.A.S., Hearing Aid Specialist

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

Introducing Edge AI.  
Rivalled Only By Perfect Hearing.

-  **Next Generation Connectivity:** Volume adjustments from your smartphone.
-  **Speech Probability Predictor:** Identifies speech 30% more often, even in tough listening situations.
-  **Long-Lasting Rechargeable Battery:** Charge overnight and listen (and stream) for up to 51 hours.<sup>1</sup>
-  **Waterproof<sup>2</sup>** up to 1 meter.
-  **Discreet** design



**Exclusive Offer for Condo Residents!**

**\$1000 OFF**

the purchase of a pair of  
the all new Starkey Edge AI  
Rx hearing devices.<sup>3</sup>



**We Specialize in Second Opinions!**

**Call Us Today  
(888)-272-9589**

**Google ★★★★★ Customer Reviews**

*"The staff is so friendly. They treat you like family. My issue was easily and quickly resolved." - C. Pleach*

19046 NE 29th Avenue, **Aventura**  
222 95th Street, **Surfside**  
[www.HearAgainAmerica.com](http://www.HearAgainAmerica.com)

1. Edge AI RIC R only. Other styles will vary. 2. up to 1 m, not intended for swimming. Rechargeable styles only. 3. Cannot be used on prior purchases or combined with prior discounts.

## I KID YOU NOT

March is National Kidney Month. And although we don't often give much thought to these hard-working organs of ours, it is a good time to learn more about our kidneys and how they relate to our general health. Your kidneys filter through approximately 200 quarts of blood a day, resulting in about two quarts of waste and excess fluids. They also produce hormones and vitamins that keep your body functioning properly. A person can have kidney disease for years and not know it. The early warning signs of kidney disease are:

- Burning during urination.
- Excessive need to urinate, especially at night.
- Blood in the urine.
- Puffiness or swelling of the hands or feet.
- Pain in the back or side below the ribs.
- High blood pressure.

If you have any of these symptoms, call your doctor. You should also get a simple urine and blood test each year to help detect early kidney disease. Ask your doctor for more information.



### KITCHEN & BATHROOM REMODELING

*SATISFACTION AND QUALITY GUARANTEED*

**NO JOB TOO SMALL**

### REMODELING & INSTALLATIONS

Kitchens | Bathrooms | Interiors  
Cabinets | Vanities (New & Resurfaced)  
Baseboards & Crown Molding | Mirrors  
Quartz, Marble & Granite Countertops  
Popcorn Ceiling Removal | Interior Doors & Frames  
Impact Windows & Doors  
Ceramic Tile & Marble Installed  
Plumbing & Electrical Service

### PAINTING

House, Condo, Apt. | Interiors & Exteriors  
Roof Painting | Pressure Cleaning

### MINOR REPAIRS

Exterior Wood | Facia & Soffit  
Stucco | Drywall & Framing

Design & Management Services  
Free Estimates  
Service & Quality  
Commercial & Residential



Specializing in Condo & Apartment interiors. 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.**

**DIAMOND**  **REMODELERS**

### KITCHEN AND BATHROOM SPECIALISTS

**Jeffrey Diamond**

Lic# CC94BS00437

Licensed & Insured General Contractors

**Anthony Lasorsa**

Lic# CGC031497

**WWW.DIAMONDREMODELERS.COM | 305-865-9005**

Jeff@diamondremodelers.com

 @diamondremodelers

 Diamond Remodelers

**Special Discounts will be applied for mentioning this ad**

Published monthly at no cost for Mimosa Condominium by Coastal Group Publications, Inc.  
Contact CGP at (305) 981-3503 or [www.cgpnewsletters.com](http://www.cgpnewsletters.com)  
to advertise in one of our newsletters or to get a free newsletter for your property.