Mirasol Ocean Towers

Monthly Newsletter

Volume 24 Issue 10 April 2025

PROPERTY MANAGEMENT

Property Mgr. ..... Michele Samuel
mirasolmanager@gmail.com

Asst Property Mgr..... Claudia Galo
mirasolcondo@gmail.com

Chief Engineer..... Freddy Silvera

Front Access Control..Kamil Iakono
Dianieris Hernandez (Only Sundays)

IMPORTANT #'S:

General.....(305)672-2642 or (305)672-2643

Front Desk.....(305)532-0526

ASSOCIATION OFFICERS

President..... Agustina Ormazabal
Vice President ..... Max Ghandi
Treasurer ..... Purmina Moorjani
Secretary.....Kevin Kehoe
Director.....Viviana Ormazabal

OFFICE HOURS (*HORAS DE OFICINA)*

Monday-Friday 9:00am-5:00pm
Saturday-Sunday.....Closed *(Cerrado)*

Mirasol Ocean Towers
2655 Collins Avenue
Miami Beach, FL 33140

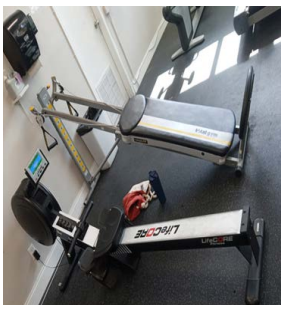
Published monthly at no cost for Mirasol Ocean Towers by Coastal Group Publications, Inc. Contact CGP at 305-981-3503 or www.cgpnewsletters.com to advertise in one of our newsletters or to get a free newsletter for your property.

The Staff at Mirasol Ocean Updates

Garage Gate Paint / Motor & Springs

Painted and covered the box and wires, see pictures attached on the east side garage ingress and egress

We hope you're enjoying the use of our gym facilities. To ensure a clean and pleasant environment for everyone, we kindly ask that all residents wipe down the gym equipment after each use.



COOLING TOWERS' MAINTENANCE

Please be advised that the Cooling Towers' maintenance is scheduled to begin in the third week of April. During this time, technicians will repair valves and clean the towers to ensure that residents have access to clean air.

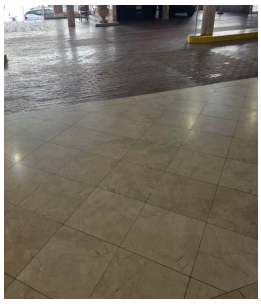
Continued on page 2

Updates (*cont. from page 1)*

Thank You for Your Hard Work

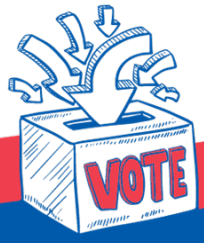
We want to take a moment to sincerely thank each of you for your outstanding efforts in cleaning and maintaining the common areas. Your dedication and hard work do not go unnoticed, and we truly appreciate the care you put into ensuring that our shared spaces are clean and welcoming for all residents.

Thank you for your continued commitment to excellence and for going above and beyond in your duties. Your contributions are invaluable and greatly appreciated.



BOARD OF DIRECTORS ELECTIONS 2025

We are approaching the upcoming elections for **the Board of Directors-2025**, scheduled for **APRIL 8 AT 6 PM**.



IT'S TIME FOR BOARD ELECTIONS!

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
Newsletters • Binding

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

Contact Marc *(the newsletter guy)*
cgpimarc@earthlink.net
786-223-9417
for a no obligation quote on your next print job
*** NO JOB TOO BIG OR TOO SMALL***

The views expressed here are not necessarily those of Coastal Group Publications, Inc. (CGP) or its staff. CGP assumes no responsibility for any text or illustrations submitted for publication.

Reminder Regarding Gym Equipment Use

It has come to our attention that some residents using the gym have been taking all the weights and not actively using them, preventing others from accessing the equipment.

We want to remind everyone that the gym is a shared amenity, and all residents must have the opportunity to enjoy and use the facilities. We kindly ask that gym equipment, including weights, be used responsibly and returned to their proper locations after use. Let's work together to ensure the gym remains accessible and enjoyable for all.

Thank you for your cooperation and understanding.

Rental Units

Rentals of units shall be limited to only one time a year.

- Rentals of units shall be restricted to a minimum of **three (3) months.** Subleasing is strictly prohibited. No Airbnb or VRBO, or any other short-term rental is permitted. The violator will be fined. Tenants will be evicted.
- Applicants must log in to Tenantev.com to begin the application process. The code for MOT # 9066
- Please note that new tenants must complete orientation before moving in.

Appreciation for Piano Donation and Coordination

MOT would like to formally extend our sincere gratitude to Mr. Cohen, an esteemed owner here at MOT, for his generous piano donation. We would also like to thank Mrs. Vazquez for her exceptional efforts in coordinating the logistics of bringing the piano to the property. Since its arrival, we have received numerous compliments from residents and visitors. The piano has significantly enhanced the appearance of the lobby, contributing to a more elegant and inviting atmosphere. We sincerely appreciate Mr. Cohen's and Mrs. Vazquez's contributions, which have positively impacted the environment at MOT. Thank you once again for your support and dedication.

Important Reminder: Hurricane Preparedness

As a hurricane approaches, we urge all residents to take the necessary precautions to ensure your safety. Please review the following steps to prepare:

- Secure windows and doors.
- Stock up on essential supplies such as water, non-perishable food, and medications.
- Ensure that emergency kits are ready, including flashlights, batteries, and first aid supplies.
- Stay informed by monitoring local news and weather updates.
- Your safety is our top priority.
- Please take these preparations seriously and stay safe during this time

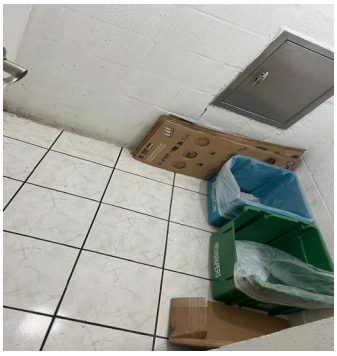
Recordatorio Importante:Preparación para Huracanes

Dado que se aproxima un huracán, les instamos a tomar las precauciones necesarias para garantizar su seguridad. Por favor, revisen los siguientes pasos para prepararse:

- Aseguren ventanas y puertas.
- Almacenen suministros esenciales como agua, alimentos no perecederos y medicamentos.
- Asegúrense de tener listos los kits de emergencia, que incluyan linternas, baterías y suministros de primeros auxilios.
- Manténganse informados monitoreando las noticias locales y actualizaciones meteorológicas.
- Su seguridad es nuestra prioridad. Por favor, tomen estas precauciones en serio y manténganse a salvo durante este tiempo.

FLATTEN CARDBOARD BOXES

Residents who fail to flatten cardboard boxes will be fined. Please ensure that all cardboard boxes are flattened before disposal.



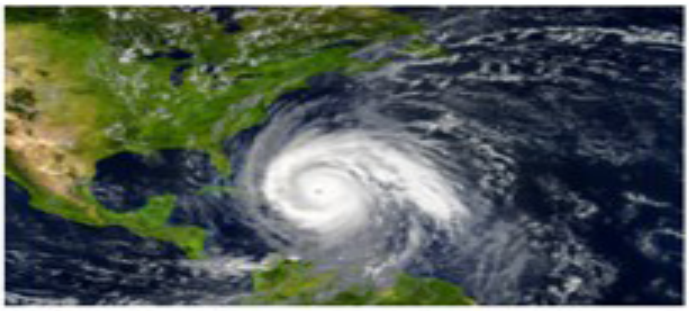
HURRICANE SEASON

Dear Residents,

As we are experiencing changing weather conditions with heavy winds, please **secure any items on your balcony** that could become airborne. This is to ensure the safety of your property, neighbors, and pedestrians below. If you plan on leaving, please take a moment to bring in any items at risk of being blown away, which could cause damage or injury.

Additionally, please remember that **hurricane season runs from June through November.** If you are not on-site in an emergency, we recommend making arrangements with a neighbor or friend to ensure the security of your balcony and outdoor items.

Thank you for your cooperation and attention to this critical matter.



Estimados residentes,

Dado que estamos experimentando cambios en el clima con vientos fuertes, les pedimos **amablemente que aseguren cualquier objeto en su balcón que pueda volar**. Esto es para garantizar la seguridad de su propiedad, de sus vecinos y de las personas que transiten por debajo. Si tienen planes de salir, les solicitamos que traigan dentro de su vivienda cualquier artículo que pueda ser arrastrado por el viento, para evitar daños o lesiones.

Además, les recordamos que la temporada **de huracanes va de junio a noviembre**. En caso de emergencia, si no están en el lugar, les recomendamos hacer arreglos con un vecino o amigo para asegurarse de que su balcón y objetos exteriores estén asegurados.

Gracias por su cooperación y atención a este importante asunto.

Items to Bring Inside or Secure During a Heavy Storm:

1. **Balcony Furniture:**
   - Chairs
   - Tables
   - Loungers
   - Cushions and pillows
   - Etc.
2. **Decorative Items:**
   - Planters
   - Statues
   - Outdoor rugs
   - Lanterns or candles
   - Windchimes

Please note that these are some suggestions.

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Please note that these are some suggestions.

Condo Resident Perks

WE ARE NOT FOOLING With This SALE!

Hearing Health Event
Now Through April 30

Melanie Plotkin, HAS, Hearing Aid Specialist

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

Exclusive Offer for Condo Residents!

$1000 OFF the purchase of a pair of the all new Starkey Edge AI Rx hearing devices.[1]

Starkey's all new Edge AI is no joke!

- **Waterproof [2] up to 1 meter** Built tough to be waterproof, sweatproof and everyday-proof.
- **Smart Adaptation** distinguishes between noise and speech.
- **Next Generation Connectivity** Adjust the volume from your smartphone.
- **Long-Lasting Rechargeable Battery** Charge overnight & listen for up to 51 hours.

Google ★★★★★ **Customer Reviews**

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

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1. Cannot be used on prior purchases or combined with prior discounts.
2. up to 1 m, not intended for swimming. Rechargeable styles only.

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ground floor
Miami Beach, Florida 33139
Monday / Wednesday
9:30 am - 4:30 pm

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Inside D5 Newsletter

Commissioner
Eileen Higgins
District 5

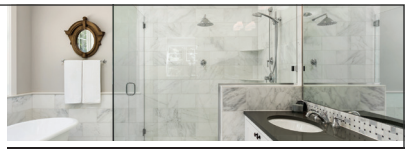
KITCHEN & BATHROOM REMODELING
SATISFACTION AND QUALITY GUARANTEED
NO JOB TOO SMALL

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



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