



5825 CORINTHIAN CONDOMINIUM

Volume 6 Issue 1

A Newsletter for the Residents of the The Corinthian Condominium Association, Inc.

September 2025

5825 CORINTHIAN Condominium Assoc., Inc.

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5825CorinthianCondo

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IMPORTANT NUMBERS

Main 305-865-3506
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24-hour Cust. Care .. 866-378-1099

OFFICE HOURS

Monday-Friday..... 9:00 AM - 5 PM
HolidaysCLOSED

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MANAGEMENT REPORT

ADMINISTRATIVE ASSISTANT WEEK SUMMARY ITEMS:

- PROCESSED PAYMENTS FOR FOBS, DECALS, AND VALET STAMPS
- CHECKED MAIL FOR INVOICES AND SENT TO BE PROCESSED
- COLLECTED AND PROCESSED MAINTENANCE PAYMENTS
- SENT OUT EMAIL BLAST TO INFORM BUILDING ON REPAIRS
- POSTED ON CALENDER UPCOMING DELIVERIES
- FILED AWAY PROCESSED FEE RECEIPTS
- CONTACTED MAINTENANCE FOR WATER LEAKS

REMINDER

It has come to the attention of the Management Office that cigarette butts have been found on balconies of residents who do not smoke in addition to the property grounds, which appear to have been discarded by residents off of their balconies.

We want to remind everyone that **throwing cigarette butts or any objects off balconies is strictly prohibited** for both safety and cleanliness reasons. Any unit occupant caught will be liable for the damage caused to the unit below. Discarded cigarette butts pose serious fire hazards and create unsanitary conditions. This behavior endangers your neighbors and damages the property.

We kindly ask that all residents who smoke use proper, fire-safe ashtrays and to dispose of cigarette butts responsibly.

Please note: repeated violations may result in fines or further action in accordance with local safety laws.

We appreciate your cooperation in helping to keep your community safe, clean, and enjoyable for all residents.



MAINTENANCE ITEMS

Maintenance painted the garage entrance floors.

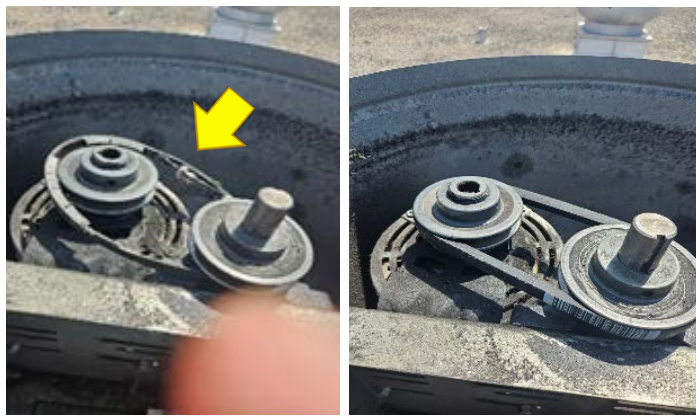


Trash Room floor – before & after

Fernandez Boilers provided the annual boiler cleaning and maintenance



Maintenance replaced the damaged roof exhaust fan belt of the bathroom A line.



Damaged belt

new belt

Dash Door replaced the roof access door corrosive hinges with a continues hinge. They will also install an aluminium sweep to cover the gap on the bottom of the door.



New continues hinge

Summit Fire & Security completed the annual inspection of seventy fire extinguishers. They replaced One 2.5-gallon Water Mist Extinguisher was replaced with a new one due to Hydro/Failed Visual Inspection



TWO CONVENIENT LOCATIONS

EMERGENCY CARE 24/7

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

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

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

dredyaguerradds@gmail.com
WWW.DENTISTSURFSIDE.COM

NATIONAL GOOD NEIGHBOR DAY

While every day is a good day to be a good neighbor, Sept. 28 reminds us that in this busy, digital world, there are real people living just across the hall or a few floors away. Isn't it time to get to know them? Some celebrate Sept. 28 as National Good Neighbor Day, while others mark it on the 4th Sunday of September—but whatever day is chosen, being a considerate condo neighbor can be achieved in many ways.



- Start with a smile and a friendly hello. If someone new moves into your building, a small welcome gift—like fresh fruit, a potted plant, or even an invitation to coffee by the pool—can go a long way.
- Respect shared spaces. Hallways, lobbies, the gym, and the pool belong to everyone. Keep noise down, clean up after yourself, and make sure your guests do the same.
- Be mindful with pets. Always pick up after them, use designated areas, and make sure barking or other noises don't disturb the peace of your neighbors.
- Keep your balcony and entry neat. A tidy space helps everyone enjoy the view and keeps the building looking its best. Dispose of trash properly, keep plants trimmed, and avoid clutter in shared areas.
- Look out for one another. If you know a neighbor who is elderly or lives alone, check in from time to time. A quick chat in the elevator or an offer to pick something up from the store can mean a lot.
- Stay aware. A community thrives when neighbors keep an eye out for one another. Report suspicious activity to building management or security, and encourage a culture of care.

There's still plenty of warm weather to invite a neighbor to join you for a casual cookout on the patio, a poolside gathering, or even a fall-themed get-together. Being a good neighbor isn't just thoughtful—it can be fun!



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The FSR associates got together for the monthly safety meeting for the month of September, which was held in both English and Spanish. See flyers in English and Spanish attached.

Safety Topic | September 2025



Personal Protective Equipment (PPE)



Safety in the workplace begins with you. Our culture includes a focus on awareness and personal accountability to ensure work is completed in the safest way possible.

GSS #10 'Safety and security are everyone's responsibility. We follow safety policies and procedures, and we know our individual and collective roles in emergency situations.'

A culture of safety does not mean having an incident free workplace. It means having a workforce with associates who are alert, aware of their surroundings and are always on the lookout for any potential hazards or dangerous conditions. Being alert means always being able to spot potential hazards.

One of the most frequent causes of workplace accidents is due to a failure to use personal protective equipment or incorrect personal protective equipment (PPE).

Our associates have been injured because they have not worn their assigned PPE or have used the wrong type. Examples of required PPE include hand, eye, face, or foot protection. When preparing to perform a job task, it is important to stop to think through the safest way to complete the task and which type of PPE may be required to protect you from possible hazards.

1. Assess the type of job to be performed and thoroughly identify potential risks
2. Determine which parts of the body may be at the greatest risk
3. Review the available PPE to determine if it will create a safe barrier
4. If not, request assistance or support

Life, simplified.SM

Tema de Seguridad | Septiembre de 2025



Equipo de protección personal (EPP)



La seguridad en el lugar de trabajo empieza con usted. Nuestra cultura incluye un enfoque en la consciencia y la responsabilidad personal para asegurar que el trabajo se haga de la manera más segura posible.

GSS #10 'La seguridad y la protección son responsabilidad de todos. Seguimos las políticas y los procedimientos de seguridad y entendemos cómo responder de manera individual y colectiva en situaciones de emergencia'.

Una cultura de seguridad no significa tener un lugar de trabajo libre de incidentes. Significa tener una fuerza laboral de asociados que están alertas, conscientes de sus alrededores y siempre están pendientes de cualquier peligro potencial o condición peligrosa. Estar alerta significa poder detectar siempre peligros potenciales.

Una de causas más frecuentes de accidentes en el lugar de trabajo es la no utilización de equipo de protección individual o a la utilización de equipo de protección individual (EPP) incorrecto.

Nuestros asociados se han lesionado por no utilizar el EPP asignado o por utilizar el tipo incorrecto. Algunos ejemplos de EPP obligatorios son la protección de manos, ojos, cara o pies. Al prepararse para realizar una tarea laboral, es importante detenerse a pensar en la forma más segura de completar la tarea y qué tipo de EPP puede ser necesario para protegerlo de posibles peligros.

1. Evalúe el tipo de trabajo a realizar e identifique minuciosamente los riesgos potenciales
2. Determine qué partes del cuerpo pueden estar en mayor riesgo
3. Revise el EPP disponible para determinar si creará una barrera segura
4. En caso contrario, solicite asistencia o apoyo

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NO JOB TOO SMALL

PAINTING AND MINOR REPAIRS

SATISFACTION AND QUALITY GUARANTEED

REMODELING & INSTALLATIONS

Kitchens | Bathrooms | Interiors | Cabinets

Vanities (New & Resurfaced)

Baseboards & Crown Molding

Quartz, Marble & Granite Countertops

Popcorn Ceiling Removal | Interior Doors & Frames

Impact Windows & Doors

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Ceramic Tile & Marble Installed | Mirrors

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