



Island Pointe
Luxury Waterfront Condominium Residences

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IMPORTANT NUMBERS

Main 786-506-0943
Office..... 305-864-8296

OFFICE HOURS

Mon. - Fri......9:00 AM - 5:00 PM

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MESSAGE FROM THE MANAGER

Good afternoon,

Spring is officially here—and in South Florida, that means two things:

- Slightly warmer weather
- And at least one day where it rains for 10 minutes and everyone forgets how to drive

Over the past few months, we've focused on four core principles: Transparency. Accountability. Proactive maintenance. Professionalism. These continue to guide how we operate—and more importantly, how we improve.

BUILDING UPDATES

We continue to work through ongoing building matters, including:

- Evaluating long-term repair and engineering needs (Chillers & Pool Pump)
- Reviewing proposals for upcoming projects (60Year Recertification)
- Addressing day-to-day maintenance concerns

Some items take longer than we'd all like—but they are being handled deliberately and with oversight.

A QUICK REMINDER (FRIENDLY, BUT IMPORTANT)

Our building runs best when everyone follows the rules in place.

This includes:

- Proper use of common areas including the Kayak racks
- Pet policies
- Parking guidelines
- General consideration for your neighbors



Message from the Manager (cont. from page 1)

We're not trying to win any "Most Rules" award—we're just trying to keep the building safe, orderly, and enjoyable for everyone.

COMMUNITY LIVING

Island Pointe is more than a building—it's a community.

That means:

- Being mindful of shared spaces
- Respecting staff and neighbors
- And yes... sometimes holding the elevator a few extra seconds
(Small things go a long way.)

COMMUNICATION

We remain committed to keeping communication:

- Clear
- Timely
- Straightforward

If you have questions, concerns, or need assistance, please don't hesitate to reach out. Your cooperation makes a real difference—and it is appreciated.

Warm regards,

Edward Rodriguez, LCAM
Property Manager



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