

Brickell Ten CONDOMINIUM



A Newsletter for the Residents of the Brickell Ten Condominium Association

Volume 3 Issue 5

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BRICKELL TEN
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OFFICE HOURS
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Parking Spaces

Parking Spaces and Garage Access are for Residents' Only We DO NOT HAVE PARKING FOR WORKERS ONSITE. Only moving/delivery trucks that reserve elevators and submit the required fees and documents will have parking. We can only accommodate and schedule (1) truck per day during the allowed days/hours.

Why do I need condo insurance when I am already covered by my condo association?

Many condo owners assume that since they pay a monthly condo association fee, they are fully covered by the condo association's master insurance policy. Unfortunately, that is not the case. Your condo association insurance only covers the building's exterior structures, commonly owned property such as walkways, hallways, pool area and liability for the condo association. The condo owner assumes all responsibility for the interior and contents of their unit.

H06 POLICY (CONDO OWNER INSURANCE)

What does a typical condominium insurance policy cover? Condo insurance is designed specifically to protect owners from assuming risks and goes well beyond what's covered in a basic condo association insurance policy. Condo insurance covers specific components of your unit, which includes floors, walls and ceilings, fixtures, and protects against property damage, bodily injury liability and loss of use. Condo insurance also provides coverage protection from windstorms, fire and lightning, theft or break in, smoke and vandalism. If your building is destroyed, the condo association's insurance will pay to rebuild the common areas and your unit, but you will be responsible for all of the unit's interior items depending upon what's in your condo association's master insurance policy.

H0-6 Condominium Unit Owners Policy • Coverage A - Building-Interior of Unit • Coverage C - Personal Property Furniture, Clothing, etc. • Coverage D - Loss of Use, Additional Living Expenses when unit is damaged due to a covered loss. • Coverage E - Personal Liability, Claims arising from Liability as Owner of the Unit. • Loss Assessment Coverage - To reimburse for assessments made by Association for covered losses.

Be Kind to Your Neighbors

A friendly reminder to please be mindful of your community and neighbors. While in your unit be aware of small things that could potentially affect your neighbors. Odors such as smoke from a cannabis, cigarette/cigar, burning food, or trash could leave lingering odors behind.

If you are a smoker, we suggest smoking on the balcony (with sliding door closed so smoke does not seep inside apartment/building). **DO NOT** smoke in the bathrooms as the exhaust exit may seep into other unit's bathrooms.

Anything that cause the resident's enjoyment of their home is considered a "nuisance". If we find that you are causing a nuisance, are smoking in your unit and it states on your lease that there is no smoking allowed inside units, we will be forced to inform the landlord and send the complaint to the association's attorney to start eviction process at the landlord's expense.

Please we all must remember that your habits affect everyone in the building to include families, children, and their pets. Your cooperation is appreciated.



Pets Guidelines /

Access to Common Areas

According to Brickell Ten Condominium Rules and Regulations, your pets' access to the common areas is limited. We kindly ask that all current and prospective pet owners comply with the access restriction stated in the Rules and Regulations to ensure the safety and comfort of all Residents.




COMMISSIONER
VICKI L. LOPEZ
MIAMI-DADE COUNTY - DISTRICT 5



My Miami and Miami Beach offices are open and ready to welcome you. If you have a concern, need assistance, or want to connect with County services, my team and I are here to listen and support you.

CONTACT US:

- 305-375-5924 | district5@miamidade.gov
- www.miamidade.gov/district05 | [@CommissionerVickiLLopez](https://twitter.com/CommissionerVickiLLopez)
- 2100 Coral Way, Suite 400, Miami, FL 33145 (Open M-F, 9 AM - 5 PM)
- 1700 Convention Center Drive, 1st Floor, Miami Beach, FL 33139 (Open M & W, 9 AM - 5 PM)


Mis oficinas en Miami y Miami Beach están abiertas y listas para recibirle. Si tiene alguna inquietud, necesita asistencia o desea conectarse con servicios del Condado, mi equipo y yo estamos aquí para escucharle y brindarle apoyo.




CONTÁCTENOS:

- 305-375-5924 | district5@miamidade.gov
- www.miamidade.gov/district05 | [@CommissionerVickiLLopez](https://twitter.com/CommissionerVickiLLopez)
- 2100 Coral Way, Suite 400, Miami, FL 33145 (Abierto de lunes a viernes, de 9 AM a 5 PM)
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The Patron Saint of Wi-Fi



The Catholic Church officially has a millennial saint. Carlo Acutis, canonized by Pope Leo XIV in September 2025, is believed to be the first saint born after 1980. Nicknamed “God’s influencer,” the English-born, Milan-raised teenager was a computer whiz who taught himself programming and web design, built a website cataloging Eucharistic miracles, and managed his parish’s digital presence — all before his death from leukemia in 2006 at age 15. Unlike the robed and haloed saints of centuries past, Acutis is typically depicted in jeans, sneakers, and a red polo shirt, often with a laptop. The Vatican has embraced his tech-savvy image, and a new mobile app inspired by his work launched earlier this year. He is widely regarded as the unofficial patron saint of the internet. Not bad for a kid who also really loved playing video games.




Abraham Jaskiel, DMD
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786.239.1283



Move In / Out Procedures

To facilitate your move-in or move-out process, we kindly ask that you email the management office with the exact date and time you would like to reserve the cargo elevator. Please ensure your reservation request is submitted at least three days in advance of your planned move or furniture deliveries. In addition, a Certificate of Insurance (COI) from your moving company is required. For your convenience, you can request a sample at brickelltenmanagement@gmail.com. Please note that we cannot confirm your reservation without this document.

The measurements for our cargo elevator are as follows:

Height: 87 | Width: 86

We strongly recommend disassembling any furniture you may have, as items that exceed these dimensions will not fit in the elevator.

Thank you for your cooperation and understanding. Should you have any questions or need further assistance, please feel free to contact the management office at 786-238-9198.

Elevator Reservations

We strongly suggest that you reserve the elevator in advance. The sooner the better as we only reserve (1) Move/delivery daily. We do not have the parking or the elevator capacity to have more than (1) truck/delivery at a time.



Workers Access:
When coordinating and scheduling any workers to your unit, please inform management in advance so they can be added to the daily schedule. Only companies/workers that have submitted their required documents will be added to the schedule. Lastly, **We DO NOT HAVE PARKING FOR WORKERS ONSITE.** Only moves/deliveries that reserve an elevator and submit the required fees and documents will have parking.

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