

GULF GATE GAZETTE



Monday - Thursday:
9:00 a.m. - 6:00 p.m.

Friday: 9:00 a.m. - 5:00 p.m.

Saturday: 10:00 a.m. - 4:00 p.m.

Sunday: Closed

*Office hours subject to change

Office Hours, Happy New Year,
Stay Connected, Emergency Info

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The Gulf Gate staff join in wishing you all the best in 2020!

Our New Year's resolution is to continue to find ways to make your home more comfortable and your life here at Gulf Gate more convenient. We welcome your honest opinions and hope to use your feedback to continue to improve in 2020. There are many ways to let us know what you love about your community and what you'd like to see change:

- Fill out an online survey (condorliving.com > Residents Area > Resident Survey)
- Send us an email
- Message us on social media
- Call the office
- Or, best of all, stop in and tell us in person!

Resolve to Stay Connected

Our community newsletters are just one way to find out what's happening at your community. You can get instant updates on the latest news at Gulf Gate by connecting with us through Facebook, Twitter, and Instagram. The best part about social media is that you can participate and interact with the staff and your neighbors. So click us out – we're excited to see you there!

Phone: 941-921-7300

Email: gulfgate@condormgt.com

Website: condorliving.com

Facebook: @gulfgateapartments

Twitter: @GulfGateApts

Instagram: @GulfGateApts

Jessica
Community Manager

Sarah
Assistant Manager

Melanie
Leasing Consultant

Agustin
Painter/Construction

Leka
Painter/Construction

Ardit
Maintenance Tech.

Tim
Maintenance Tech.

Suzana
A bldg. Caretaker

Raquelle
B bldg. Caretaker

Dielle
C bldg. Caretaker

Mri
D bldg. Caretaker

Arlinda
E bldg. Caretaker

Heather
F bldg. Caretaker

Vitore
Clubhouse Caretaker

In Case of Emergencies

There are staff members available after hours for emergencies. An emergency is considered anything that can't wait to be handled until office hours resume. Common examples include heat problems, water leaks, lack of water, being locked out of your apartment, and noise concerns. For this type of

after-hour emergency, please call **941-921-7300** to reach the on-call staff member. Call 911 for police, fire, or health emergencies. For situations that don't require immediate attention, leave a message, or fill out a maintenance request any time at condorliving.com.

Call-Outs

Heat it Up

This time of year it is often necessary to turn on your heat. If you're experiencing any problems with your heat, please contact the Rental Office right away. Make sure your lanai door and all windows are tightly closed for efficient use.

It's a good idea to turn your heat on every few months to keep the furnace coils in good condition and free of dust and accumulation. **A clean filter is important for heating and air conditioning efficiency.** Filters are available for free in the clubhouse and must be replaced every 30 days. Just stop by and pick one up when you pay your rent each month!

Parking Lot Protocol

Please remember that the speed limit in the parking lots is 10 mph. Use caution when turning corners and near building entries to help prevent an accident from happening.

Also, take care to pull in between the parking space lines when park-

ing in the lot, and be careful when you open your door so you don't hit other cars.

We try to be diligent in replacing light bulbs as soon as they go out. However, if you notice a light out in the lots or anywhere on the property, please contact the Office.

Safe and Secure

While there is no certainty that you will never be the victim of theft or other crime, you can take the following precautionary measures to deter thieves and protect yourself and your belongings:

- **Don't invite break-ins by leaving valuables in your car.** Articles most frequently stolen include small electronics, gym bags, store bags, personal IDs, backpacks, purses, and loose change. Take these items out of your car before you lock it.
- **Always lock your apartment door,** even when you are home or are leaving for a brief period of time. Secure bedroom windows and lanai doors to prevent them from being opened from the out-

side.

- **Lock your windows** as well, and keep the window coverings closed at night.
- **Make sure there is no identifying information on your keys.** Report any lost keys to the Office immediately.
- **Be a good neighbor:** Report suspicious activity to the Rental Office or alert the police if necessary.

At Your Disposal

Your garbage disposal is a small appliance with a big job to do. Many garbage disposal problems can be avoided by following these tips:

- Always run cold water before, during, and after putting food into the disposal.
- Never pour grease in the drain.
- Don't put large vegetable peels, stems, lettuce, bones, rice, or pasta noodles down your garbage disposal.

Call the Office if you're having problems with your disposal or any drains.

Welcome Home

We'd like to say "welcome" to all the new residents who have moved in during the last few months and a very big "thank you" to those of you who have continued your residency here.

We sincerely appreciate you all and look forward to continuing to go Beyond the Expected for you and all of your housing needs!

Lovely Lanais

Thank you to everyone who decorated their lanais and contributed to the beauty of our community! Appropriate outdoor decorations are always encouraged throughout the year. Please periodically inspect your lanai screens and outside doors for any damage, and report any necessary repairs to staff. Lanais must be maintained in an attractive condition and may not be used for any kind of storage.

"Have a terrific twenty-twenty!"

- Gulf Gate staff

New Year Notes

Whether your New Year's resolution is to get fit, relax, or just have more fun, you can accomplish it right in your own community by taking advantage of the following awesome amenities.

CLUBHOUSE FUN

For an easy change of pace right at home, take a walk over to the clubhouse, open daily during office hours. Reserve the theater room to watch your favorite movie, test your skills in a game of pool, or grab a book from the library.

You can also reserve the party room, with its full kitchen, for your next private gathering. Call the Office to ask about availability today!



FITNESS GOALS

The fitness center has a variety of equipment to help you meet your fitness goals. You can work up a sweat on the recumbent bike, elliptical, treadmills, and multi-use weight machines. The fitness center is open 24/7 for your convenience. Or, take a few

minutes to relax in the sun and take a dip in the outdoor pool. The clubhouse pool is heated this time of year!

OUT AND ABOUT

Looking for fun activities outside of Gulf Gate? We've thought of a few more local options for you:

• **Siesta Key (visitflorida.com/en-us/cities/siesta-key.html):** Spend the day at the #1 beach in the U.S., then use the free Siesta Key Breeze Trolley to shop or dine in The Village or to check out Turtle Beach. End the week by attending the Sunday Sunset Drum Circle near the public pavilion!

• **Gulf Gate Public Library (friendsofgulfgatelibrary.org):** New in 2015, this \$7.6 million 24,920 square foot library also houses a Lego club, chess club, and French and Spanish conversation group meetings.

• **Mote Marine Laboratory and Aquarium (mote.org):** Explore the secrets of the Gulf through touch pools, viewable working labs, and high-tech interactive exhibits; or visit the sharks, manatees, and sea turtles!

• **St. Armand's Circle (starmandscircleassoc.com):** Renowned as a continental marketplace, the Circle is a charming with its lush tropical plants,

courtyards, and lanais, antique statuary, and contemporary architectural design. Whether shopping for trinkets and treasures, high fashion, home décor, gourmet snacks, or candlelit feasts under the stars, you'll find it all St. Armand's Circle.

• **Marie Selby Gardens (selby.org):** Originally the home of William and Marie Selby, Marie Selby Botanical Gardens today is an urban, bayfront oasis showcasing a living collection of rare and beautiful tropical plants. The Gardens is also a respected world leader in the study and conservation of plants. Several horticulture features are among the most popular with guests and visiting scientists alike. Check out the website for more info!



• **Sarasota Opera and Van Wezel Performing Arts Hall (vanwezel.org):** Located right on the bay front, the purple and lavender seashell-inspired hall has winter events lined up all season!

New Year - New Records

Remember to update your contact and vehicle information with the Rental Office: You can fill out a form on condorliving.com, give us a call, or stop by in person.

We will always do our best to respect your privacy and only call you when necessary; however, there are times when we must contact you. We keep a database of information that allows us to reach you for many reasons, including: maintenance emergencies, weather emergencies, fire and other safety situations, and matters regarding your lease.

Cart Convenience

Please remember not to leave shopping carts in the breezeways or other common areas of the building. Leaving them in these areas could be hazardous to others.

If you are unable to return them to the store, please take them to the northwest corner of the property and place them in the fenced parking space nearest to Mall Drive.

Friendly Reminders

Noise Annoys

Even though the walls of your home are sound-controlled, please be mindful of excess noise coming from your apartment and in the courtyards. We ask that you not disturb your neighbors at any hour of the day, but especially between 10:00 p.m. and 8:00 a.m. Please also be quiet and courteous in common areas such as swimming pools, laundry rooms, and parking lots. If you have a question about appropriate noise levels, contact the Rental Office.



"As a matter of fact, I do have an elephant up here!"

Referral Bonus

Know any friends, family, coworkers, or Facebook connections who are looking for a new home? Refer them to Gulf Gate and receive free rent credit when they move in!

What would you do with an extra \$50 in your pocket? Buy a new outfit? Treat yourself to a night on the town? Save up for a summer vacation? There's no limit on how many referral bonuses you can receive. Just think what you could do with all that extra cash!

Rent Reminder

We appreciate the prompt manner in which our residents pay their rent. Remember, rent is due on the 1st of each month. **Effective March 1, 2020, rent payments received on the 4th of the month or later will incur a late fee of \$100.**

For your convenience, we offer online rent payment. Just visit our website, condorliving.com, click the Residents Area tab in the upper-right corner, then click the Pay Rent Online tab and follow the prompts after logging into the secure resident portal. Call the Rental Office if you need help, and we can walk you through the process in just a few short minutes. **Please note that paying online will be a lease requirement starting in 2020, unless otherwise approved by management.**

Keeping It Clean

Keeping Gulf Gate a beautiful place to live is an effort that involves everyone. Help show your community pride by carefully disposing of your waste in the proper receptacles. Always take all your mail from the mail area, even the junk mail.

Be sure to use sealed garbage bags that aren't overloaded when taking out the trash. Never leave trash bags in the walkways as this is a safety hazard. Remember to use the recycling bins for aluminum, paper, plastic, glass, and cardboard.

We ask for your cooperation in properly disposing of electronics, furniture,

and other large items. Leaving these kinds of items in common areas or by the dumpsters is a violation of your lease and our community policies. If you need help locating a pick-up service or drop-off location, please call the Rental Office. Thank you for helping us take care of your community!



No Smoking Allowed

In accordance with the Florida Indoor Clean Air Act, smoking is prohibited in all common areas. This includes the clubhouse, swimming pools, storage areas, elevators, and laundry rooms. Please respect this policy and show consideration for your neighbors by limiting smoking to your car, your apartment, or outdoors. Remember to dispose of your cigarette butts properly, and call the Rental Office if you'd like a complimentary "butt bucket" for your home.

