

August 2021 | Volume 66 | Issue 8
Miami Shores | Biscayne Park | El Portal | North Bay Village

Egret



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This sprawling 1940s charmer offers a unique blend of space, authenticity, and privacy. Alluring features include custom wood doors, spade archways, original hardwood floors, bright boho sunroom, formal living and dining, updated kitchen, separate office, and huge laundry room. Plus, there are three spacious bedrooms and a bonus connected flex room with private entrance - great as a fourth bedroom, home gym, or second living area. You'll treasure relaxing evenings in your newly landscaped backyard oasis complete with a massive patio, landscape lighting, and a new and modern 6-ft privacy fence. All tucked away on a quiet tree-lined cul-de-sac corner lot in desirable Miami Shores. New roof - 2019!



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PENDING

Under Contract in 5 Days!



148 NW 97th Street | Miami Shores
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SOLD!

Under Contract in 5 Days!



76 NW 97th Street | Miami Shores
Sold @ \$875,000

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500 NE 96th Street | Miami Shores
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Under Contract in 6 Days!



1130 NE 91st Terrace | Miami Shores
Sold @ \$1,390,000

SOLD!

Under Contract in 4 Days!



26 NW 108th Street | Miami Shores
Sold @ \$555,000

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2021 Chamber Trustees

Egret Published outdated materials for the Recreation Department in the July Issue. Egret regrets the error.



Barry University



Our sincere gratitude for Gigi Turkel of Core Design Group for another amazing cover and Kate Baumwell for the fantastic event snaps.

President's Message

Neil Kodsi, President,
Greater Miami Shores Chamber of Commerce



I am very proud to say that July was another fantastic month for your Greater Miami Shores Chamber of Commerce.

On July 1st, we honored Angie Dorney as our 2021 Citizen of the Year at an extremely well-attended event on the rooftop at the Citadel. Everyone who attended had a fantastic time. We want to give a special "thank you" to our sponsors for the event, Barry University, Doctors Charter School of Miami Shores, Robert Bourne Real Estate, Vanessa Maggi Team, 50 State Technology, Sun Credit Union and Wes Peace from Graber Realty.

We also had a very well-attended "Women in Business" Event at the Citadel on July 22nd. Our Women in Business networking group is growing with each monthly event. So, please follow us on Facebook, Instagram, or check our website, miamishores.com, for our next event which will be on August 26th.

We also want to give a special thanks to the Citadel for hosting these two events in July. If you have not made it down to the Citadel, which is located at 8300 NE 2nd Avenue, just South of Downtown Miami Shores, you are really missing out on some great shopping and awesome food.

As we enter August, we are continuing to work on more monthly live events for you to get an opportunity to socialize and network with your fellow members of the greater Miami Shores community. Please follow our website, miamishores.com, for more information on additional events that will be taking place in the coming months. Also if you are interested in hosting an event or just have ideas for events that you would like to discuss, please don't hesitate to send me an email at NeilKodsi@miamishores.com. I'd love to hear from you.

I am also proud to announce that we have officially decided to bring back "Green Day" in 2021. As you all know, "Green Day" has been the Chamber of Commerce's premiere outdoor event for the last several years. But, as with many annually-held large gatherings, "Green Day" could not be held in 2020 due to the pandemic. We look forward to holding our 2021 "Green Day" on October 30th on 2nd Avenue and look forward to seeing all of you there. This year promises to be another fun-filled event. If you are interested in sponsorship opportunities, please check out our website, miamishores.com, or send me an email at NeilKodsi@miamishores.com.



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more information on membership, advertising, distribution, or content. The Egret is designed by Carla Peters/MyWeeThree Design, printed by David Bloom/Physical Advertising Works, distributed by South Florida Distributors, LLC. For contact information please go to the Chamber's website: www.miamishores.com Find a copy of the Egret at: Biscayne Park Village Hall

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Pizza Fiore
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Starbucks Miami Shores
The Citadel



Tangerine Montessori

Marie Tapia, the founder of Tangerine Montessori, discovered her love for teaching while working with underprivileged children in Chile during her last year of high school. "I never thought that I would end up working in education, but the children showed me the joy and magic of teaching." This is when she decided to study Psychology in Education and afterwards Exceptional Education specializing in Language Development. After arriving in Miami, Marie Tapia fell in love with the Montessori Approach and got her certification in this field. Marie Tapia believes that

childhood is the most essential period in our lives, this is when we create the foundation of our future development as human beings.

After her first daughter was born, she pursued her dream of opening her own school; establishing Tangerine Montessori 2010. "Having the chance to work with children, families, and teachers is a beautiful gift but also a great responsibility. We work hard to offer our community a creative, loving, and nurturing environment. We aim to make every day a special day, and this is what keeps me inspired."

Tangerine Montessori has grown along with her students one

grade at a time, and now they are proud to offer 5th grade this coming school year 2021-2022. Marie Tapia told us that they are working on a new project to expand the school and open a new campus in El Portal. "We are very excited to be able to expand and share the magic of Montessori to more families in our community."

To learn more about the school visit their webpage www.hellotangerine.com or contact them at contact@hellotangerine.com



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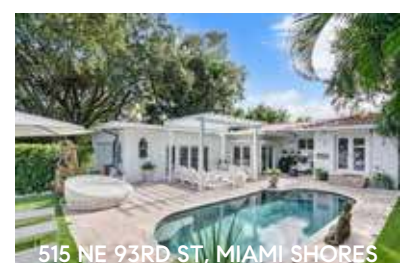
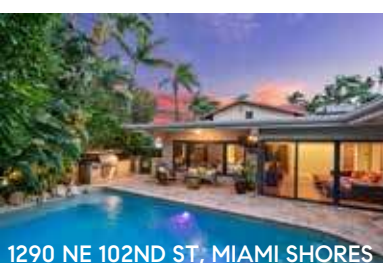
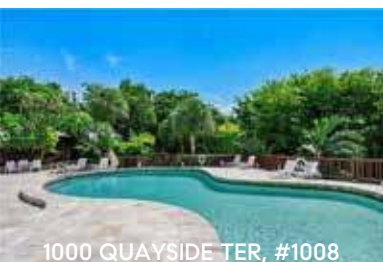
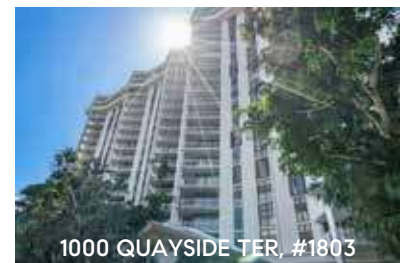
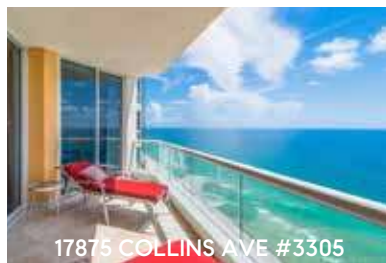
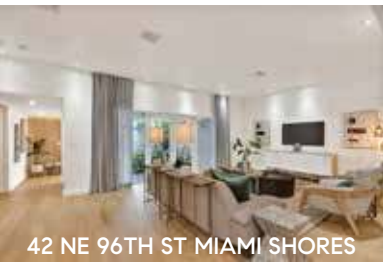
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Properties Exclusively For Sale By The Jack Coden Group



1800 NE 114 St #1810 \$585,000

BEAUTIFUL 2 BEDS/3 FULL BATHS corner Rotunda at The Cricket Club with HIS & HERS full master bathrooms and walk-in closets! This 2,320 sq. ft. unit features a spacious floor plan.



JUST SOLD

615 NE 55th Ter. \$820,000

Live the lifestyle of Miami's first Historic neighborhood! Located on one of Morningside's prettiest blocks, this 3 beds & 2 baths features an open split floor plan w/ large living + dining area.



NEW LISTING

124 NE 96th St. \$1,950,000

Welcome to the MOST SPECTACULAR pool home in Miami Shores! This Beverly Hills hacienda style ranch with over 4,000 sf of living space.

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TIP OF THE MONTH

Buyers shopping for a new home are attracted to houses with great natural lighting. If you are painting your home's interior for a sale, choose an off-white color, to attract more light, rather than a darker pallet. Keep all window treatments wide open to maximize the amount of daylight entering each room. And never keep storm shutters closed during a viewing!

Properties Exclusively For Sale By The Jack Coden Group



UNDER CONTRACT

1800 NE 114th St. #1804 \$499,000

Welcome to the MOST DESIRABLE corner line at The Cricket Club! This 2 beds & 3 baths Rotunda features a spacious floor plan.



4755 Alton Rd. \$1,199,000

ENJOY MIAMI BEACH LIVING in this 3 bedroom/3 bathroom PLUS bonus room, MIMO style home surrounded by lush tropical landscaping!



1290 NE 100 St. \$899,000

This classic MIMO style Miami Shores ranch, located a few houses from the bay, is 2,158 Sf and has the ultimate curb appeal.



UNDER CONTRACT

244 Biscayne Blvd. #PH4908 \$1,685,000

Imagine a unique 2 story PH w/ 1700 SF of outdoor rooftop patio & 2 other private balconies on the 49-50th floors, with EXQUISITE 5 STAR LIVING, in Downtown's finest resort style condo!



8959 Abbott Ave. \$799,000

Location Location Location! Well-kept 3 bedroom, 2 bath beach home plus a 1 car garage just a short walk to the beach! Located in highly desirable Abbott Ave.



UNDER CONTRACT

782 NE 77th St. \$699,000

DRIPPING IN CHARM! This adorable 2 beds & 2 baths plus a 1 car garage is a must see! Features include a newer roof, newer AC (3 years old).



JUST SOLD

8001 Crespi Blvd. #5A \$175,000

Beautiful and spacious 1 bedroom & 1.5 baths unit in Miami Beach! Features include remodeled kitchen, ceramic floors throughout, updated bathrooms.



UNDER CONTRACT

13105 Ixora Ct. #310 \$139,000

This well-kept Keystone Point waterfront condo features a spacious and welcoming living & dining area that leads you to a wonderful balcony that overlooks the water.



UNDER CONTRACT

541 NE 56th St. \$849,000

Located in on one of Morningside's prettiest street, this well maintained 2 bedrooms & 2 baths feature Italian Carrera marble and tile floors, a private master suite.

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The Road Forward



Dr. Arvi Balseiro
Head of School

The Cushman School

The Cushman School. Navigating last year's COVID-19 pandemic took incredible teamwork, love and commitment to our students, their families, and each other, coupled with flexibility of thought and action. Our expert team of physicians and nurses who were part of our TASK FORCE kept us current with data that led to our various decisions. Each member of Cushman's community joined in being responsible for one another's health and well-being, and because of this joint accountability, we did not have a single spread of COVID on our campuses; we are grateful to have such a caring Cushman family.

Experiencing the real-world navigation of a turbulent and uncertain time led each of our constituencies, including our students, to great lessons learned, and it propelled us to

take our next steps toward the creation of new educational landscapes that will soon become part of the Cushman experience. Our students managed expectations beautifully and gained the confidence needed to pivot through a hybrid platform. Each of us applied technology to improve meaning, engagement and efficiency while maintaining a significant 'high touch' environment. This will continue to be our aim. We spent time rethinking our processes, procedures and ways of engaging students and their families and are now ready to apply ways of readapting ourselves through appropriate measures that will not only continue to engage our families but will engage them anytime and anywhere. As a leader in anytime, anywhere learning, Cushman will carefully blend practices to make Cushman's experience ever more special.

Doctors Charter School of Miami Shores.

We are thrilled to welcome back our almost 600 students to in-person learning. Our school has partnered with the Florida Department of Health in following newly implemented CDC guidelines that will ensure a safe return for our students to our campus. We highly encourage our students and staff to wear masks and will be encouraging our students who are eligible, to receive the COVID19 vaccine. This school year our school will have an actual registered nurse as part of our staff and we will be looking for ways of better educating our families and encouraging them to receive the COVID19 vaccine. Since last April, our school has seen a steady increase of students returning back

to in-person learning and we feel that all of the safety protocols in place last year has prepared us for a safe return to in-person learning this school year. Additionally, thanks to the support of the Miami Shores Community Alliance, we will have new outdoor eating areas for all of our students to ensure greater social distancing during each of our lunch periods. We will continue to offer touch-free hand sanitizers in each of our classrooms and common areas as well as portable individual student shields for each student to take to their respective classes. Our experience in deep sanitization, contact tracing and open communication with parents will ensure another successful school year for our students and staff. Go Hawks!



Dr. Ed Acevedo
Executive Director

Doctors Charter School of Miami Shores



Mariandl Hufford
President & Head of School
Miami Country Day School

Miami Country Day School thrived despite a year of global stagnation, staying true to its objective of giving students the full country day experience every day. It was a year of progress and victory across the board, from academics to the arts and athletics.

MCDS's President and Head of School, Mariandl Hufford, is the driving force behind MCDS. Her purposeful leadership has guided the entire MCDS community through a year of unprecedented growth and progress despite the pandemic. Ms. Hufford has ensured that the pandemic did not alter the commitment to every student, every day, or the academic excellence synonymous with MCDS. Her ability to pivot programming to reflect the overall core values, needs of students, families, and faculty alike,

ensured that the academic process was never interrupted. To keep the promise of every student, every day alive, everywhere, Ms. Hufford hired additional lower-school teachers to guarantee that younger students' social, emotional, and academic needs were met. In addition, in two short years, Ms. Hufford has, as the President and Head of School, streamlined the finances to ensure efficient oversight, strengthened the culture of philanthropy, and oversaw numerous campus improvement projects.

MCDS's faculty and staff's flexibility, grace and ability to adapt has kept their community together, to the changing nature of the pandemic. Together they have put education at the forefront and their community thanks them for their dedication, resilience, passion and purpose.

Q&A on the 2021/22 School Year

We asked several local schools what they've learned from overcoming pandemic challenges and what we can expect in the upcoming 2021.2022 school year.



Brenda L. Swain,
Principal

Daniel Diaz,
Asst. Principal

**Miami Shores
Elementary**

Miami Shores Elementary School has weathered the COVID storm and is excited about the 2021-22 school year!

Although, our MSES family members experienced some loss during the almost 2-year COVID ordeal, the faculty and staff remained committed to our students and parents. We continued to provide the best educational experience for in person students and our online learners.

As we embark upon the 2021-22 school year, we look forward to welcoming back all our sensational students! Our MSES Team members

are excited about continuing our family-oriented safe environment, implementation of our school-wide Cambridge Program, Afterschool Care Program, and Extracurricular activities with a focus on diversity and equity.

Our theme for the 2021-22 school year is "Mission Possible!" We will host our "Parent/Student Meet & Greet" on Friday, August 20, 2021. Parents are encouraged to visit our website at www.miamishores elementary.net, for more information.

As Audrey Hepburn would say, at Miami Shores Elementary School, we believe "nothing is impossible, the word itself says "I'M POSSIBLE"!

Miami Shores Presbyterian Church School has shown to be a strong academic school within an outstanding family atmosphere! COVID has not slowed us down, but made us stronger!

We were able to pivot so quickly and efficiently during this time. Our amazing staff has not missed a beat! We continued to teach our strong academics. Our testing scored underlined what we already knew - that we are a small but mighty school! Our scores keep going up - not down or flatlined - which was seen across the nation due to COVID and online learning. Our students are confident in their learning and know how to problem solve as well as think independently.

Our school was also a safe environment for all to be at. We are proud to say that we did not

have any cases in the elementary school and only 1 case in the preschool. We followed our protocol and were able to quickly overcome and continue on.

We have learned how powerful we are when we continue to work and learn together. We applaud our families, who are there for each us and each other - helping out however they can. We know that our families are the backbone of our school! MSPCS is thankful that we have such supportive families and staff.

MSPCS is looking forward to another successful year!

Please contact us if you would like to learn more about our school or would like a tour. We can be reached at schools@mspcs.net or call one of our offices elem. 305.759.2548, preschool 305.751.5417



Anita Stevens
Head of School

**Miami Shores
Presbyterian
Church School**



Stephen Brown,
Ph.D.

Principal

**St. Rose of Lima
Catholic School**

Since 1951, the community of **St. Rose of Lima Catholic Church and School** has overcome numerous challenges faced by local, state, national and worldwide events. The recent trials of COVID-19, once again, tested the resiliency of our families, our faith, and our operational vitality. Fortunately, the strength of our parish is rooted deeply within the hearts of our people. As people of faith, we continue to place our trust in God and work together to support each other as a loving family.

Throughout the pandemic, our parish priests, staff, teachers, students, parents, and extended friends have remained united and supportive, always serving in the best interest of our children first. While many schools across the nation remained closed for the 2020-21 school year, St. Rose of Lima simultaneously offered an outstanding education to students on-campus and remotely. Our unique strengths of community, faith, service,

operational stability, innovation, and passion were witnessed by all who know us.

As we begin the 2021-22 school year and welcome over 100 new families to our beloved school, we will continue to carefully reflect on our past and future operations. Our students and parents can look forward to an exciting experience that will be engaging and stimulating for all learners. This year, we are expanding our opportunities for gifted learners and revitalizing many of our cherished extra-curricular programs that were paused due to the pandemic. Complimented by the countless technological advancements accomplished over the past sixteen months, our teachers and staff are prepared to ensure every child reaches their fullest potential.

We are grateful for your support and invite you to join us for weekend Mass, one of our parish activities or contact us for a campus tour. See you soon!

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 **AUTOCARE CENTER** 

Chamber News

Angie Dorney, our annual "Citizen of the Year" was honored at the Citadel, July 1st. Fun flowed along with food and drinks as we celebrated.



Miami Shores Mayor, Sandra Harris, administered the oath to all new Chamber Board Members.

Welcome Dr. Edwin Acevedo from Doctors Charter School, Julie Isha from Barry University and Roni Bennett, from South Florida People of Color.

Again, many thanks to our generous sponsors Robert Bourne Real Estate, Vanessa Maggi Team, Sun Credit Union, 50 State Technology, Wes Pearce from Graber Realty and many more friends and family.

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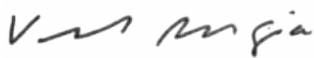
A New Perspective.

I was born and raised in Miami Shores, and what makes it unique from other areas around Miami is its small-town feel.

As your neighbor and your REALTOR®, I'm here to preserve the investment you and so many others have made in this unique place. In our ever changing world, that means bringing fresh ideas on how to market the incredible real estate in this special village.

I believe in the future of Miami Shores, in helping it stand out and growing in value. It's what I'm passionate about. I'm here to be that new outlook on Miami Shores real estate and help you get the most out of your home sale or purchase.

If you or someone you know is looking for a fresh perspective on selling or buying a home, call me anytime on my personal cell, 305.525.5711, and let's talk.



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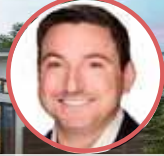
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THE DWELL HOUSE

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