

Inside Hillcrest

– Connecting Neighbors to Neighbors –



APRIL 2020

HOLLYWOOD, FLORIDA

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APRIL INSIDE HILLCREST

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"It was the best of times, it was the worst of times, it was the age of wisdom, it was the age of foolishness, it was the epoch of belief, it was the epoch of incredulity, it was the season of light, it was the season of darkness, it was the spring of hope, it was the winter of despair."

Charles Dickens had a way with words. Did anyone ever think something like this would happen in our lifetime? The last time we had a pandemic of this magnitude was 1918. I was just a kid...

I believe COVID-19 will change all of us forever and hopefully for the best. I have seen that first-hand right here in Hillcrest. It occurred to me about a month ago that this is the first time I can remember that every building has a president who isn't a nut, a condo Nazi or a know-it-all. And like our local, state and national leaders, they have had to make decisions and enact new policies about issues that we have never faced before. They have done a GREAT JOB! If you haven't thanked your board members for going above and beyond, now is the time to do it. Turns out every rule we complained about probably kept us safe.

Every building has tried to act reasonably and with compassion. This situation has even helped bring the high rises back together as a team as they met to brainstorm how to keep their lobbies and other common areas safe for their residents. Over 20 years ago the High Rise President's Council disbanded. The low and mid-rises always had their President's Council because they share expenses for the pool areas and recreation rooms. I never did get the whole story about why they parted ways. I do know that when I tried to get them back together back in 2002, the majority were brilliant but hard-headed old men who almost came to blows at the first meeting. They were used to doing their own thing and each one thought he was the brightest and best. I waited a couple months and called another meeting...and served alcohol. Everyone seemed to get along...What united them was finding out that they shared vendors but there was a big disparity in the fees and services. Money is a great motivator! After a couple of years of sharing ideas, we all became financially stronger. For the first

time ever, we had preventive maintenance scheduled in our buildings. Later on, we invited ALL 24 building presidents; and the Hillcrest Leadership Council was born. It is great to hear that the high-rise presidents are in contact with each other like never before and I hope the High Rise President Council is revived. The HLC still unites all of us but there are so many issues that are particular to high rise buildings, getting together with each other to share thoughts, problems and ideas is important.

FINANCIAL TIPS FOR THE TIMES

Inside we have some timely advice from our two Davids, **David Treece** and **David Stein** (who is the partner of our own **Diane Blank** in Hillcrest 23). I just found out I had the worst financial "advisor" ever and I have filed a complaint with Wells Fargo Advisers, the SEC, the CFP, FINRA and am working with a Certified Financial Fiduciary who is advising me every step of the way. I will introduce him to you in the May issue. And I will write an article about what you can do if your Financial Advisor violates his/her fiduciary duties. Hopefully I will have a positive update on my situation.

A BIG THANK YOU!

I reported in the last issue that our building pest control company didn't seem to be able to control my roach problem that was grossing me out. So, I called **Kevin Biederman of Pest Pro** and have not had a problem since. When one of the buildings called because an elderly resident had a bed bug problem but no funds to take care of it, **Pest Pro** once again came to the rescue. And this building wasn't even one of his clients! These are the types of advertisers that we allow to place ads in Inside Hillcrest. All can be counted on to be the best at what they do and when needed, to go above and beyond for Hillcrest.

Complete Elder Solutions is our go-to advocate for our Hillcrest seniors and their families. From **Princella Seymour**: "We assist in advance direct planning, placement and in-home care. I would ask you to visit our website at completeeldersolutions.com. You will find a list of all our services. Or please feel free to

give me a call at (954) 315-1785. We are here to help!! God Bless!!" Kevin Buffington pays for an **Elite Guard** ad every month in our paper just to support us. **Mike Balan, Executive Plumbing, Mike Great Bear, Dr. Henkel and A-1 Custom Mica** (all kinds of kitchen/bathroom surfaces, not just mica) have been with us since the beginning. We have the best Doctors, Lawyers, Finance Gurus and Elder Care services/residences as well as several neighbors/friends: **Alex Sofianos** is right up the street at **South Park Auto** and Greg Gendusa, our go-to computer guy's mom lives in Hillcrest.

LAUGHTER IS THE BEST MEDICINE

"The duty of comedy is to correct men by amusing them." - Moliere. Thankfully, this crazy time in history has provided us a lot of humor – people definitely have too much time on their hands. If you are receiving IH via email, you will find attached a very cute movie from one of our four-legged friends and another that I found very touching. I also have two videos that have a bit of profanity but are VERY funny, so reply to this email if you want to see them. And we also decided to devote a few pages inside to the best one-liners and jokes we have heard so far. Usually we save them for the January/July issues but these are all timely and sent in by you, our readers, so we don't want to wait. If you hear any good ones, forward them to inside.hillcrest@comcast.net and we may start an email Joke of the Day feature.

REAL ESTATE

Real Estate has been designated an essential business. Brian and I feel blessed to be with Keller Williams Realty. Our leaders have done a stellar job of managing this "shift" and providing us with tools to continue to attend classes/meetings and more importantly, show us how to best serve our Real Estate Buyers, Sellers and Renters. Real Estate presents its own set of challenges. In a nutshell, here are the answers to the top two questions according to Broward County:

1. Can I sell real estate? YES, as long as you DON'T meet face to face with Buyers and/or Sellers.

2. Can I show Property? YES, as long as you DON'T show it with Buyers and/or Sellers present.

Of course, the buyers are out in full force; this is definitely the time to buy. Showings are a challenge. Only one person can go into a property at any given time so we have to go in and take videos for them OR get permission from the seller to stay outside while ONE buyer goes in.



Building A Better Community

SIGN OF THE TIMES ONE LINERS

If the schools are closed much longer, parents will find a cure for the virus before the scientists.

Saw my neighbor Tammy out early this morning scraping the "My Kid is a Terrific Student" sticker off of her car. Guess the first week of home-schooling didn't go so well.

My thoughts are going out to all those married men who told their wives, "I'll do it when I have time."

My body has absorbed so much soap and disinfectant lately that when I pee it cleans the toilet.

Beware two other diseases are spreading 100 times faster than COVID-19 - #Greed and #Stupidity.

For the third time this week I am buying booze for the next two weeks.

I am giving up drinking for a month. Wait, that came out wrong. I am giving up. Drinking for a month.

After years of wanting to thoroughly clean my house but not having the time, this week I discovered that is not the reason.

I don't think that anyone expected when changed the clocks earlier this month we would go from standard time to the Twilight Zone.

You thought DOGS were hard to train. Look at the HUMANS that can't sit and stay.

Day 3 – and I am already tired of babysitting my mom's grandkids.

Night one of no sports. My wife and I just had an hour-long conversation. She is really nice; apparently, she works in the medical field. Also, TVs are black when they are off.

I'm either coming out of this quarantine 20 lbs. lighter, my chakras balanced & a houseful of completed craft projects... or 20 lbs. heavier with a drinking problem.

Our cleaning lady just called us. She will be working from home and will send us instructions on what to do.

Twenty years ago, we had Johnny Cash, Bob Hope and Steve Jobs. Now we have no Cash, no Hope and no Jobs. PLEASE don't let Kevin Bacon die.

Get ready – sooner or later the Jehovah's witnesses are going to realize that everyone is home.

I'm having a Quarantine party tonight, none of you are invited.

Does anyone know how long toilet paper will last if you freeze it?

I used to spin that toilet paper like I was on the Wheel of Fortune, now I turn it like I am cracking a safe.

People aren't shaking hands because of the Corona virus; I'm not shaking hands because apparently no one has any toilet paper.

We will always remember the year 2000 as Y2K; guess 2020 will be remembered as Y2PLY.

Ladies, it is time to start dating the older dudes. They can get into the grocery store early.

WE should see a decline in home invasions. Everyone is at home with a gun and enough bleach and paper towels to clean up the scene.

I need to practice social-distancing from the refrigerator.

Still haven't decided where to go for Easter ---- The Living Room or The Bedroom

PSA: every few day try your jeans on just to make sure they fit. Pajamas will have you believe all is well in the kingdom.

Homeschooling is going well. 2 students suspended for fighting and 1 teacher fired for drinking on the job.

This morning I saw a neighbor talking to her cat. It was obvious she thought her cat understood her. I came into my house, told my dog - we laughed a lot.

So, after this quarantine, will the producers of My 600 Pound Life just find me or do I find them?

Quarantine Day 5: Went to this restaurant called THE KITCHEN. You have to gather all the ingredients and make your own meal. I have no clue how this place is still in business.

Day 5 of Homeschooling: One of these little monsters called in a bomb threat.

I'm so excited --- it's time to take out the garbage. What should I wear?

I hope the weather is good tomorrow for my trip to Puerto Backyarda. I'm getting tired of Los Livingroom.

Classified Ad: Single man with toilet paper seeks woman with hand sanitizer for good clean fun.

Day 6 of Homeschooling: My child just said "I hope I don't have the same teacher next year".... I'm offended.





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Tuesday, March 31, 10-10:30 a.m. EDT


What should you do now?

How should you handle your retirement money—especially if you are about to go into retirement now earlier than you expected?

The just-passed CARES Act offers short- to mid-term financial support to help you, including:

- 401(k) loan limits have increased from \$50,000 to \$100,000
- Required Minimum Distributions from IRAs and 401(k) plans (at age 72) are suspended.
- Waives the 10% early withdrawal penalty for distributions up to \$100,000 for coronavirus-related purposes, retroactive to January 1st.

I'll give you advice on how economic stimulus changes to IRAs and 401k plans could affect your long-term financial security.



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WILL IT BE THE FORECLOSURE CRISIS ALL OVER AGAIN?

By Eric Glazer, Esq. - Published March 30, 2020

We all remember just how badly our communities suffered about a dozen years ago during the great recession. Our firm represented condominiums where nearly half of all units went into foreclosure. It was terrible for community associations. The paying owners were often times forced to pay double to make up for the monies not being collected from all the delinquent owners.

So, here we are during this Corona Virus crisis and the same questions are being asked again. How bad will this get for community associations if the unemployment numbers continue to spike? Can we simply tell everyone they don't have to pay assessments for a while? Can we move reserve funds? Can we borrow money? Can we change our collection policy to show some mercy?

I don't think that this time is going to be as bad as last time. No way. I'm optimistic that the economy will be bouncing back shortly. This virus will go away sooner than later, and the government is throwing massive amounts of money at the problem.

In addition, it was a different kind of problem a dozen years ago, where people who couldn't afford to buy a home, over extended themselves. It was a time where everyone was upside down on their homes and you didn't lose much by simply walking away, other than that 5% down payment you made. Sometimes it was even less. Now, more people have more equity in their homes so I don't see them walking away from their property.

Associations obviously cannot tell the owners not to pay assessments. The association has bills that need to be paid each and every month for employees, insurance, landscaping, repairs, supplies, etc. These bills can only be paid if owners pay their assessments. But... If things get tough, there is no doubt that many owners won't be able to pay each month. So what is an association to do?

Some associations have reserve funds. If the unit owners vote to move these reserve funds into operating, the board can amend the budget and reduce the monthly assessment amounts. Perhaps an even better idea would be to simply have access to a line of credit that is simply there as the association needs it. Money is very cheap right now. This is actually the right time to borrow. I would strongly suggest applying for that line of credit now, before delinquencies kick in, because once delinquencies are high, the bank is likely to say no.

Some attorneys may be telling associations that now is the time to be tough and make sure to vigorously go after all owners who are delinquent. I don't buy into that. If someone can't afford to pay the \$500.00 they owe you now, why should I send them immediately to collections and inflate that number to \$5,000.00? Are they now suddenly able to pay it? Did they magically get their job back? Of course not. Always try to enter into a reasonable payment plan. If they are a few months delinquent, perhaps agree that they pay the full amount each month going forward but the delinquencies to be brought current within six months. Whatever is reasonable.

Boards have to balance the need to pay the bills with the ability to show some compassion and common sense. If an owner ignores all demands for payment, there may be no choice but to proceed legally. But, if an owner is truly in dire straits for the time being, is not ignoring the board and simply needs some time, then give them that time. Sometimes you can't get blood from a stone, but you can extend a reasonable payment plan to an owner fallen on hard times.

These are tough times everyone. Hopefully we will never see anything like it again in our lifetimes or our children's or grandchildren's lifetimes. History will record how we treated each other during these times. I hope those history pages show that we did all we could to help each other.

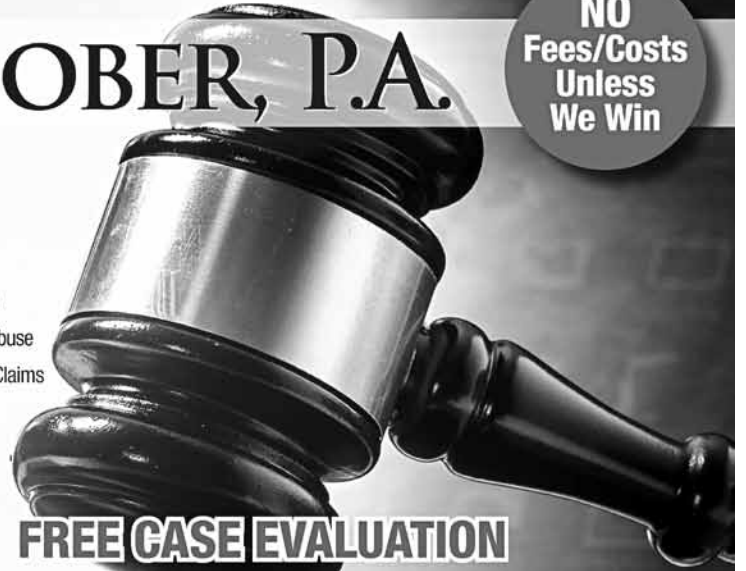
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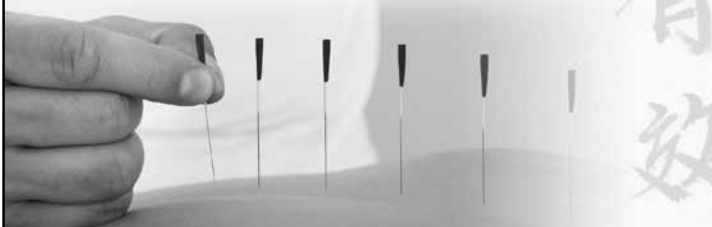
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For more information contact **Diane Blank at 305-904-1211** or **David Stein at 561-902-3387**. We look forward to hearing from you.

Regards,

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MARTY KIAR - BROWARD COUNTY PROPERTY APPRAISER



During these difficult and unprecedented times, BCPA is still working to assist property owners with filing for exemptions and answering property related questions. Advances in technology have allowed our staff to continue to provide service to the public while maintaining a safe distance from others. BCPA staff continues to process deeds, permits and property reviews while minimizing unnecessary health and safety risks to our staff, families and community at large.

All communication with our office can be handled electronically via our website, email, fax or phone. You can easily apply for Homestead Exemption online at www.bcpa.net If you need assistance filling out any exemption application or have questions, you may call our office at (954) 357-5579 and we can help fill out your exemption application with you on the phone and then mail the application to you with a self-addressed return envelope for you to complete and sign. Additional exemption information can be found on our website at www.bcpa.net If you are unable to find the information you are looking for or need additional assistance, you can email me directly at martykiar@bcpa.net

2019 Property Tax Payment Deadline Extended to April 15

While the Property Appraiser's Office does not handle the billing or collecting of property taxes, the Florida Department of Revenue has issued a payment extension for the collection of the 2019 property taxes. On March 16, the governor directed the Florida Department of Revenue to extend the payment due date from March 31 to April 15, 2020 to assist those adversely affected by COVID-19.

Broward County's Records, Taxes and Treasury Division is responsible for the billing and collecting of property taxes and has posted this information on their website at <https://www.broward.org/RecordsTaxesTreasury/Pages/Default.aspx> Should you have any questions regarding the payment of property taxes, their office can be reached at (954)831-4000.

Take care,

Marty Kiar
Broward County Property Appraiser

Continued from Pg. 1

Keeping our Real Estate business going is a challenge but we can do listing appointments meetings and training classes via Zoom, so we are still able to help folks buy and sell.

And with virtual notary services, wires and e-sign, there is no trouble getting a property to close. If you have been thinking about buying, now is the time! If you are thinking about selling, we can get it done for you. **Email us at info@ATeamFlorida.com.**

WHAT ELSE IS NEW?

This is the cleanest my house has ever been. I also watch a lot of ID (Investigation Discovery) TV and Forensic Files. I love true crime. I am pretty sure I could get away with murder except for the two cardinal rules: 1. You cannot kill anyone you know (then what's the point?!) and you cannot tell anyone EVER! (what's the fun in that?!). I say this because I cleaned out the refrigerator from top to bottom and because of watching Forensic Files, I think I may have found the remains of Jimmy Hoffa.

I also spend a few hours each day reconnecting with people I haven't spoken with in years. Every day I spend at least an hour calling old friends, clients and acquaintances. It is fun! Everyone ends the conversation with "Stay Safe". Remember when that meant wearing a condom?

SOME FINAL WORDS OF WISDOM AND COMFORT

Etta Stevens has a great Meditation article this month – see page 16; and I was sent the following poem which I really like. It is by Kitty O'Meara, the 'poet laureate of the pandemic'. Her untitled prose poem, which begins with the line, "And the people stayed home," has apparently been shared countless times since its first posting.

**IT SECURITY TIP:
Find Out Who Has Your Personal Information**

Privacy is an increasingly rare commodity these days. In fact, to test it out, all you need to do is just search for yourself on **Pipl.com**—you might be surprised at the number of companies that claim to have information about your family, income, address, phone number and much more.

Your personal information, including your email address, phone number and social security number, is worth a lot of money to legitimate businesses and bad guys alike. The difference is, the bad guys want to steal from you. Companies want to know as much about you as possible so they can sell you more products and services or serve you ads that are highly relevant to your demographics and preferences.

Here it is:

"And the people stayed home. And read books, and listened, and rested, and exercised, and made art, and played games, and learned new ways of being, and were still. And listened more deeply. Some meditated, some prayed, some danced. Some met their shadows. And the people began to think differently.

And the people healed. And, in the absence of people living in ignorant, dangerous, mindless, and heartless ways, the earth began to heal. And when the danger passed, and the people joined together again, they grieved their losses, and made new choices, and dreamed new images, and created new ways to live and heal the earth fully, as they had been healed."

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**I know this. When this ends—
AND IT WILL—every game will
sell out, every restaurant will have
a 2-hour wait, every kid will be
glad to be in school, everyone will
love their job, the stock market
will skyrocket, every other house
will get TP'd, and we'll all embrace
and shake hands. That's gonna be
a pretty good day.**

Hang in there, World.

April Kitchen Korner

- by Cindy Abraham



Understatement of the year – “strange times”. We have to stay in but we still have to eat. Not eat and eat and eat. We probably need less food because we are more sedentary. But eating out of boredom or anxiety is a fact of life.

The best strategy of course is to NOT buy any junk food. If it isn't in the house, we don't eat it. I get the whole “comfort food” thing but exercising just a little self-control when buying groceries right now will go a long way. EAT BEFORE you go grocery shopping – it works!

Planning to make BIG changes in your diet or regular routine is not the way to go. You won't do it. Little changes can make all the difference.

Pick one TV show and exercise during the commercials. Just the one show each day. You will be surprised at how effective it is.

Definitely get fresh air whether it is on your balcony/porch, or behind your house/building where you can take a short walk. At the very least commit to one walk down your hallway, catwalk or around your house.

I see the shelves with sodium-filled canned goods emptying out, but not the produce section. You know if it is in the house you will eat it eventually. Load up on fruits and vegetables. Make a schedule to eat a few carrots, nuts (whatever you actually like) at certain times throughout the day. You will find you eat less at “mealtime”.

You can freeze just about any fruit or vegetable. Rinse them well and dry them. Spread them on a baking sheet. Freeze and then bag them. The exceptions are celery, watercress, endive, lettuce, cabbage, cucumbers and radishes. These foods have high water content and become soggy and waterlogged when thawed.

Spinach can be added to a LOT of recipes and if it is fresh, you can hardly taste it. Romaine is one of the healthiest lettuces and Caesar salads have become a staple for us. We eat our carbs early in the day because, of course, Oprah and I “love bread”! Protein and vegetables for dinner.

What does all this have to do with Kitchen Korner? Everything. Food is part of a regimen to keep us healthy so now is the time to use it for just that.

ONE EASY RECIPE

Apparently, everyone has 10 dozen eggs in their fridge – can't figure that one out. Hard-boil a few eggs. Eggs are no longer the big cholesterol no-no they used to be. At just 78 calories each, eggs are an efficient, rich source of protein. Eggs also are a good source of other nutrients, including vitamin D (which aids bone health and the immune system) and choline (which helps metabolism and liver function). Slice them and put them on sandwiches, crackers, cheese snacks, or even add them to pastas - anything you make that a sliced egg would make sense. I have a friend who puts sliced egg on a peanut butter and jelly sandwich – no kidding.

EASY TO PEEL HARD BOILED EGG (using large eggs)

Set the eggs out for about 15 minutes so they are not so cold. Bring enough water to just cover the eggs to a boil FIRST. If you want to add a little vinegar and salt, do it. I cannot find a definite answer to that one.

Lower the eggs into the pot and turn down the heat to a slow simmer. Prepare an ice bath. After 10 minutes, use a slotted spoon to put the eggs in the ice bath. When they are cool to the touch, tap the large end to crack the egg and peel immediately. Cooked peeled eggs can be stored in an air-tight container with a damp paper towel for about 5 days. Unpeeled eggs can be refrigerated for up to a week.

I enjoy the company of children way better than adults and always have. And I believe I have learned a lot from them. What do children know that adults seem to have forgotten? Children are more confident, more courageous and enjoy life far more intensely than adults. Every day is a fresh start...and seeing these kids outside our window was good for our soul! Brian took these pictures...



A LITTLE BIT OF HUMOR FOR EVERYONE

THE DOWNSIDE OF MASKS

A suspected Covid-19 male patient is lying in bed in the hospital, wearing an oxygen mask over his mouth and nose.

A young student female nurse appears and gives him a partial sponge bath.

“Nurse,” he mumbles from behind the mask, “Are my testicles black?” Embarrassed, the young nurse replies, “I don’t know, Sir. I’m only here to wash your upper body and feet. He struggles to ask again, “Nurse, please check for me. Are my testicles black?”

Concerned that he might elevate his blood pressure and heart rate from worrying about his testicles, she overcomes her embarrassment and pulls back the covers. She raises his gown, holds his manhood in one hand and his testicles gently in the other. She looks very closely and says, “There’s nothing wrong with them, Sir. They look fine.

The man slowly pulls off his oxygen mask, smiles at her, and says very slowly, Thank you very much. That was wonderful. Now listen very, very, closely.

“Are – my – test – results – back?”

ADVICE FROM HOME

Just be careful because people are going crazy from being in lock down! Actually, I’ve just been talking about this with the microwave and toaster while drinking coffee and we all agreed that things are getting bad.

I didn’t mention anything to the washing machine as she puts a different spin on everything.

Certainly not to the fridge as he is acting cold and distant. In the end the iron straightened me out as she said everything will be fine, no situation is too pressing. The vacuum was very unsympathetic... told me to just suck it up, but the fan was more optimistic and hoped it would all soon blow over!

The toilet looked a bit flushed when I asked its opinion and didn’t say anything but the doorknob told me to get a grip. The front door said I was unhinged and so the curtains told me to yes, you guessed it pull myself together.



Quarantine Day 6

My wife is out getting the garden ready. Not sure what she is planting. Potatoes, maybe?



OUR UPDATE & WELL WISHES

– by Cindy Abraham, Keller Williams Realty Professionals A Team Florida



First of all, we hope you and your family are safe and healthy!

We are here for you - literally! We are in town and are not planning to go away any time soon. We are here to guide, discuss, help and most importantly listen to you! Together we will figure out what this new time means for all of us and we will keep you posted on the news of how it affects the real estate world in Hollywood as more news come in. If you and yours are away and need anything logistically here in the city please let us know.

What's happening in the real estate market in Hollywood and surrounding areas?

We see that there is a lot of uncertainty. Many people strongly rely on the stock market and overall economic outlook of the country when making their real estate decision about purchasing or selling property. So far, most analysts are not ready to draw conclusions, we won't want to speculate either, but here are some facts:

- Many listings are coming off the market, so far there have been almost 1,000 listings that came off the market temporarily and permanently in Broward County within the last 2 weeks. 110 in Hollywood alone.
- The existing supply is down to 465 homes in Hollywood, making it drop 7.6% from the last month and 10.5% lower compared to the same time a year ago.
- The government is trying to stimulate the economy with lower interest rates, fed rate cuts (not the same as interest rates), bailing out the large companies so they can hire back and stop the layoffs, sending money to households, delaying credit card payments, mortgages and much more.
- What are some things you can do to make working from home (or being at home) more pleasant?

Everyone is in different spaces and under different circumstances in their households, but we highly recommend the following 5 tips:

1. Location - try to find yourself a dedicated and comfortable spot to work that you can associate with your job and leave when you're done.

2. Bring the outdoors in - bring in some greenery in your workspace, it is pleasant for the eyes and makes the home air healthier!
3. Repurpose your commute time - one of the major perks of working from home is you don't have to spend time on the commute. Use this time for a workout, meditation or family time.
4. Show your face - Zoom, BlueJeans, Skype or Lifesize are great technologies to help you create more meaningful interactions with others!
5. Create lists and plan for the day - create a to-do list in the morning that you want to accomplish by the end of the day. If possible do it the night before to help get started in the morning. If you don't have a physical notepad - check out "Google Keep" in G suite with tools to take notes, including text, lists, images, and audio.

What are our wishes to you and yours?

We hope you, your families and loved ones stay well, healthy and safe! One day the virus will be tamed down or eradicated, markets will recover, people will go back to the offices and things will go back to normal. Until then, let's reassess and learn how to be better and stronger as a community, nation and the world!

Warm wishes,

Cindy Abraham & Brian Gaiefsky,
Keller Williams
Realty Professionals



LOOKING TO BUY OR SELL?

Let's grab a coffee and chat when things go back to normal; or we can just email or text, it's up to you!

Chat – **954-964-2559**
Email – **Info@ATeamFlorida.com**
Text – Cindy - **954-895-1617**
Brian – **954-415-5323**

HOW SOME HILLCREST BUILDINGS ARE HANDLING COVID-19 ISSUES

Hillcrest 25 (Hopefully everyone is doing this, but 25 sent it in a great format:

1. Closed Pool Area
2. Removed all lobby furniture and outdoor entrance benches.
3. Contracted to have building sanitized.
4. No new renovation projects.
5. All deliveries must be picked up at Security including food, Med's and newspapers ,etc
6. Continuous posting of CDC notices.
7. Common area wipe downs every 30 minutes
8. Opened our staircase for residents not wanting to use elevators
9. Social distancing.
10. One family or 2 persons to an elevator.
11. Utilization of e mail blasts for notices.
12. Contacts with elderly to verify well-being. A couple of our ladies are baking happy cookies and attractively packaging them for our Seniors. It lets them know they are not forgotten and that people care.

Hillcrest 16

Late fees for the month of April have been waived. All maintenance projects that can incur an assessment such as painting and driveway

work are postponed. Building has been thoroughly clean and sanitized with daily sanitization of laundry rooms, elevators and common areas.

Hillcrest 19

Bldg. 19 immediately took steps to have their cleaning company sanitize the entire building. They sent in a special crew. Residents were asked to wear gloves or carry wipes with them when using elevators, common door entries, or laundry rooms. Our property manager posted a sign that says: IF YOU CARE – PLEASE SHARE! It became a TEAM effort in the building to help one another with paper supplies, food, etc. all in an effort to STAY SAFE.

Hillcrest 27

The building Treasurer joined SHIPT; \$100 for the year. They shop and deliver (www.shipt.com). She contacts people in the building and uses the website to place orders at Publix and 5 other local businesses. They deliver to the table in front of Security and she loads up a shopping cart to deliver the order to the unit owner's door. They settle up later on via envelopes under the door.

APRIL 2020 STATE OF THE MARKET

– by Cindy Abraham, Keller Williams Realty Professionals A Team Florida

PENDING SALES

Building	Unit #	B/B	SF	Orig. List	Final List	Sold	DOM
23	419	2/2	1284	179,900	179,900		49
19	203	2/2	1100	158,900	158,900		246
19	211	1/1/1	830	125,900	125,900		9
18	510	2/2	990	139,000	100,000		339

CLOSED SALES

Building	Unit #	B/B	SF	Orig. List	Final List	Sold	DOM
25	411	2/2	1600	235,000		215,000	56
27	1102	2/2	1600	285,000	230,000	220,000	185
24	215	2/2	1216	170,000	160,000	150,000	51
19	209	2/2	1087	142,000		130,000	13
25	108	1/1/1	844	137,599		128,000	27
21	1006	1/1/1	896	138,500	129,999	125,000	174
23	306	1/1/1	844	127,200	119,900	115,000	150
9	203	2/2	899	119,000		119,000	17
27	203	1/1/1	844	120,000	108,000	105,000	329

SOMEBODY TP'D OUR LISTING

The price went from
375K to 1.2 Million



Quick market update. If you are buying – DO IT NOW! If you are selling, get real with the price. If you are renting and your job/income has not been affected by the pandemic, think about buying. If you are a landlord, be as compassionate as you can.

Only five Hillcrest properties went under contract in March; one in Parkview - 4912 Greenway Drive listed at \$439,000.00, a 2020 SF 3/2/1 townhome. There were 9 closed sales and again, when a listing is **overpriced**, the listing stays on the market while the seller loses money in maintenance fees, taxes, insurance and utilities.



STATE OF THE COUNTY - County Commissioner Beam Furr - District 6



Greetings Hillcrest Residents,

Over the past month, COVID-19 (coronavirus) has become a global pandemic the likes of which none of us have seen in our lifetime. Broward County, along with the entire state of Florida, is now operating under a State of Emergency as we take dramatic steps to address this crisis. This includes a state-wide “stay-at-home” recommendation and closures of all non-essentials businesses.

COVID-19 has asked us to make sacrifices that seem unprecedented. We are all staying home for the good of our neighbor. We are missing holidays, birthdays, weddings, and graduations. We are seeing sports events like the Masters and March Madness cancelled for the first time in history. Millions of people are staying home, lonely and locked away from their loved ones. Many of these residents are paying an economic toll with loss of jobs and businesses due to this crisis. This is a scale of sacrifice that is unheard of for many of us.

But this kind of sacrifice is certainly not impossible, and it has precedent for many Americans who are still with us today. During the 1930s and 1940s, we saw this same scale of sacrifice as our nation faced World War II and the Great Depression. At that time, our country was faced with darkness that had us on the ropes. But we survived. We survived because millions of Americans came together to serve in the military, work in factories, and ration food for the greater good. This created the “Greatest Generation.” This Greatest Generation served as the backbone of America for decades.

Now, a new generation is being asked to sacrifice for their neighbors. They are being asked to make changes in their lives to PROTECT the Greatest Generation – the ones who once saved our nation through their sacrifice. This crisis could give an entire generation of young people the sense of shared purpose that we haven’t seen in America for decades. Despite physical distance, we are being brought together. I know we will come out of this crisis stronger than before.

As we make these collective sacrifices, COVID-19 must be continue to be taken very seriously. This is a dangerous disease that has now

taken more American lives than the attacks on 9/11. Beyond following the emergency orders issued by the County and the State of Florida, the best thing we can do is follow all of the recommendations given by medical experts at the Center for Disease Control to stem its spread and keep ourselves healthy. This is especially true for our vulnerable populations, particularly those who are 65+ or with pre-existing conditions.

For up-to-date information on the Coronavirus, residents should visit broward.org/coronavirus. This website serves as Broward County’s one-stop center for relevant information during the crisis. They can also call 954-357-9500.

My office remains open, and if you have questions or concerns, I encouraged you to e-mail bfurr@broward.org or leave a voicemail at 954-357-7006. We are here to direct you to resources such as testing centers, financial assistance, closures and regulations, and more.

Please stay safe, and please stay healthy. And above all else, despite our physical distance, make sure to reach out to your loved ones and neighbors. All of us can use the company and the comfort. We will get through this together. Thank you.

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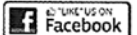
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Commissioner Blattner's April 2020 Report

by Commissioner Dick Blattner



"These are the times that try men's souls."
(Thomas Paine, Common Sense).

To which I would add, women and children's as well. There was a bit on TV about this being the best time to be a pet because they get more care and attention than usual. I'm thinking my cat has had enough and would love to send me back to the office.

Our last meeting was March 4, but the plan is for us to meet again April 22. At the moment this will be via teleconference, but I am in favor of Zoom or some other form of video conferencing. The Governor has approved this kind of meeting so that governing can take place. When more details are available, I will post them on Facebook.

Mark your calendar: 4/22: 9:00am CRA. 1:00pm Commission

While elected officials have been urged to work from home, City staff has been doing the same; kind of splitting shifts with some people in the office Monday and Wednesday and others Tuesday and Thursday, for example.

Our Charter provides that the City Manager has extraordinary powers during an Emergency. Dr. Ishmael has had to do that only once, when our fuel contract was running out at the same time our fuel tanks were almost dry.

THIS AND THAT

Met with the General Obligation Bond staff. They are in the very preliminary stage of planning for a wall on 46th from Stirling to North Hills. They will be reaching out to homeowners along that route to try to determine who owns what.

It looks like the developer will build a concrete rail fence, leaving views to 46th. Homeowners wanted privacy and put up their own and then the City planted the dreaded ficus trees. This will take a while, but it is a beginning.

The Parks Department is developing scenarios for residents to view and comment for upgrades to Mara Berman Giuliani Park This is probably a late April or early May event, planned for public accessibility on a Thursday and Sunday afternoon.

Deposit your out-of-date prescriptions. Walmart and CVS (at least the one at 46th and Sheridan) have set up depositories where extra and obsolete prescriptions and over-the-counter drugs can be deposited. Excellent public service.

Site plan for Yellow Green Market has been approved by the Planning Department. The next step is a presentation to the Planning and Development Board. I expect that meeting to be in May.

Washington's Little Red Book will have to wait 'til next month. I think it is at the office.

Hope you and your friends and family are safe and following the recommendations of Washington, Tallahassee, Broward County and Hollywood.

That can be confusing, but common sense will help. In the meantime, we all need to show our empathy to those who are out of work; whose businesses are shuttered; and are having a tough time.

Dick - 954-558-0175

DISHWASHERS AND DISPOSALS

GARBAGE DISPOSALS

You might be surprised to learn that your dishwasher is more effective at saving you money and water than hand-washing. Research from the EPA's Energy Star Program found opting for an Energy Star-certified dishwasher instead of hand-washing can cut your utility bill by more than \$100 a year.

Using your dishwasher isn't just saving you money—it's also saving water. The Energy Star Program research found using your dishwasher saves 7,000 gallons of water a year compared to washing dishes by hand. The National Resources Defense Council reports hand-washing uses up to 27 gallons per load, while dishwashers use approximately 3 gallons. And if you're using an energy-efficient appliance, you are helping cut back on greenhouse gas emissions and air pollution.

Garbage Disposals are only designed to grind up and discard residual foods on plates – not for large chunks of food. Most of us know to pour lemon juice, baking soda and or ice in the disposal and run it to help keep it clean and deodorized. But there are some foods that should never be put in a garbage disposal because they can cause clogs:

- Egg Shells and coffee grounds
- Grease
- Pasta & Rice
- Seeds and Nuts
- Potato peels or ANY fibrous vegetables like celery, corn husks, asparagus, etc.
- Poultry skin, bones, seafood shells or any greasy meats including pet food
- Medication

Here are a couple of things that you can, and probably should put down your garbage disposal: Putting ice cubes down your disposal will help sharpen the blades. Always run cold water down the disposal whenever the disposal is on. Put lemon or other citrus peels/wedges down the disposal to help get rid of bad scents.

However, If you have an InSinkErator Evolution Series® garbage disposal (no blades), every model is equipped with a baffle that can be easily removed and cleaned. The baffle sits in the collar of the disposal. Simply, pull it out, rinse it off, and wipe it clean of any food waste residue.

★ ★ ★ WHAT IF ★ ★ ★

Submitted by Etta Stevens

There is so much fear, and perhaps rightfully so, about COVID-19.

And, what if... If we subscribe to the philosophy that life is always working out for us, that there is an intelligence far greater than humans at work...That all is interconnected.

What if... the virus is here to help us? To reset. To remember. What is truly important. Reducing travel so that the environment, the skies, the air, our lungs all get a break.

Parts of China are seeing blue sky and clouds for the first time in forever with the factories being shut down.

Working from home rather than commuting to work (less pollution, more personal time).

Reconnecting with family as there is more time at home.

An invitation to turn inwards — a deep meditation — rather than the usual extroverted going out to self-soothe.

To reconnect with self — what is really important to me?

A reset economically.

The working poor. The lack of healthcare access for over 30 million in the US. The need for paid sick leave.

How hard does one need to work to be able to live, to have a life outside of work?

And, washing our hands — how did that become a “new” thing that we needed to remember. But, yes, we did.

The presence of Grace for all.

There is a shift underway in our society — what if it is one that is favorable for us?

What if this virus is an ally in our evolution?

In our remembrance of what it means to be connected, humane, living a simpler life, to be less impactful/ more kind to our environment.

An offering from my heart this morning. Offered as another perspective. Another way of relating to this virus, this unfolding, this evolution.

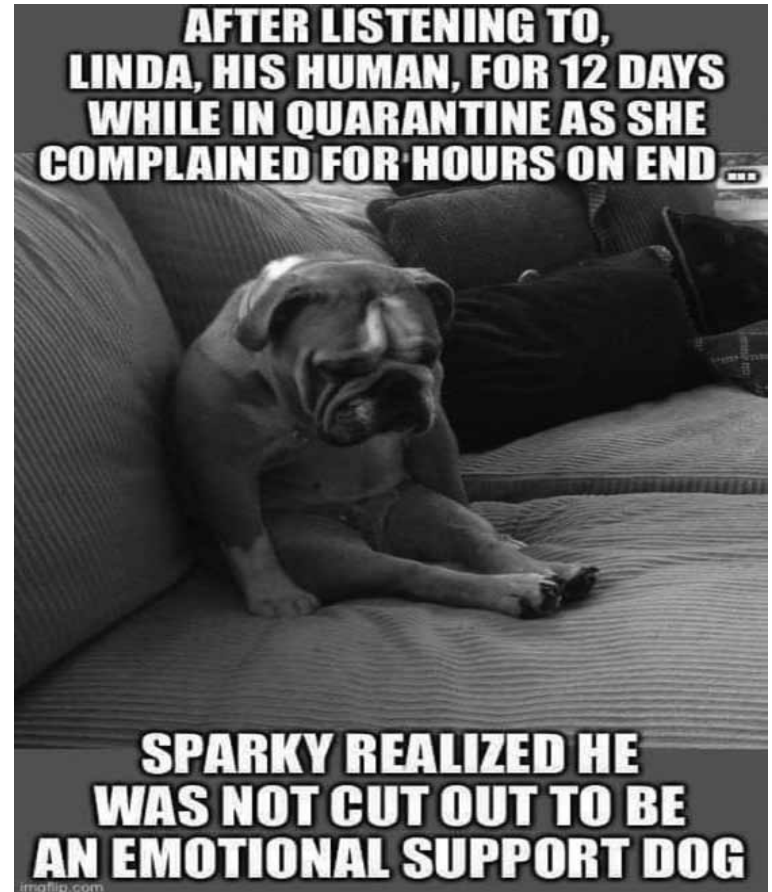
It was time for a change, we all knew that.

And, change has arrived.

What if...♥♥♥♥

This is a lesson for us all. The world was in the midst of turmoil, crisis, and destructive habits by everyone. We have no leadership at the moment that can show us the way to sanity and back to a more conscious society. This virus is teaching us to slow down, go back to using our intelligence and take a “BREAK” from this destruction of our world. Then get our heads together after this calamity and put our “Humpty Dumpty World back together again with reasonable and rational behavior. And of course, Meditate and never forget to Pray, WE WILL OVERCOME THIS, WITH GODS’ HELP.

The Brahma Kumaris have many meditations available. You can type in on youtube, BeBe Butler. There are 78 meditations all done simply and spoken in a beautifully calming voice. Every Tuesday at 10:30 am, I do FaceBook live on my page, Etta Stevens, trying to keep our library students connected and more in a place of peace during this crisis. I will be glad to have many visitors on the FB live on Tuesday.



MORE ONE-LINERS

If you see my kids locked outside today, mind your business. We are having a fire drill. #Homeschooling.

Home Schooling Day 7. They all graduated #DONE.

Nine months from now I better not see Ko'rona Vyress 6 lbs. 9 oz.

Not sure who needs to hear this but today is Wednesday.

This is the longest something made in China that ever lasted.

Imagine surviving all that unprotected sex just to die from an unprotected handshake.

My wife said if I don't get off the computer and help her with the dishes she would slam my head on the keyboard but I think she is joking667DLWE0JD0GRRKTJJGPRT094IP;KDRNBO84N.

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BILL GATES - TED2015 THE NEXT OUTBREAK? WE'RE NOT READY

Ed Note: For those of you who had not heard about Bill Gates 2015 speech, here is a transcript but I urge you to google it to hear it yourself. TED is a nonpartisan nonprofit devoted to spreading ideas, usually in the form of short, powerful talks. TED began in 1984 as a conference where Technology, Entertainment and Design converged, and today covers almost all topics — from science to business to global issues — in more than 110 languages.

Bill Gates - TED2015

The next outbreak? We're not ready

When I was a kid, the disaster we worried about most was a nuclear war. That's why we had a barrel like this down in our basement, filled with cans of food and water. When the nuclear attack came, we were supposed to go downstairs, hunker down, and eat out of that barrel. Today the greatest risk of global catastrophe doesn't look like this. Instead, it looks like this. If anything kills over 10 million people in the next few decades, it's most likely to be a highly infectious virus rather than a war. Not missiles, but microbes. Now, part of the reason for this is that we've invested a huge amount in nuclear deterrents. But we've actually invested very little in a system to stop an epidemic. We're not ready for the next epidemic.

Let's look at Ebola. I'm sure all of you read about it in the newspaper, lots of tough challenges. I followed it carefully through the case analysis tools we use to track polio eradication. And as you look at what went on, the problem wasn't that there was a system that didn't work well enough, the problem was that we didn't have a system at all. In fact, there's some pretty obvious key missing pieces.

We didn't have a group of epidemiologists ready to go, who would have gone, seen what the disease was, seen how far it had spread. The case reports came in on paper. It was very delayed before they were put online and they were extremely inaccurate. We didn't have a medical team ready to go. We didn't have a way of preparing people. Now, Médecins Sans Frontières did a great job orchestrating volunteers. But even so, we were far slower than we should have been getting the thousands of workers into these countries. And a large epidemic would require us to have hundreds of thousands of workers. There was no one there to look at treatment approaches. No one to look at the diagnostics. No one to figure out what tools should be used. As an example, we could have taken the blood of survivors, processed it, and put that plasma back in people to protect them. But that was never tried.

So, there was a lot that was missing. And these things are really a global failure. The WHO is funded to monitor epidemics, but not to do these things I talked about. Now, in the movies it's quite different. There's a group of handsome epidemiologists ready to go, they move in, they save the day, but that's just pure Hollywood.

The failure to prepare could allow the next epidemic to be dramatically more devastating than Ebola. Let's look at the progression of Ebola over this year. About 10,000 people died, and nearly all were in the three West African countries. There's three reasons why it didn't spread more. The first is that there was a lot of heroic work by the health workers. They found the people and they prevented more infections. The second is the nature of the virus. Ebola does not spread through the air. And by the time you're contagious, most people are so sick that they're bedridden. Third, it didn't get into many urban areas. And that was just luck. If it had gotten into a lot more urban areas, the case numbers would have been much larger.

So next time, we might not be so lucky. You can have a virus where people feel well enough while they're infectious that they get on a

plane or they go to a market. The source of the virus could be a natural epidemic like Ebola, or it could be bioterrorism. So, there are things that would literally make things a thousand times worse.

In fact, let's look at a model of a virus spread through the air, like the Spanish Flu back in 1918. So here's what would happen: It would spread throughout the world very, very quickly. And you can see over 30 million people died from that epidemic. So this is a serious problem. We should be concerned.

But in fact, we can build a really good response system. We have the benefits of all the science and technology that we talk about here. We've got cell phones to get information from the public and get information out to them. We have satellite maps where we can see where people are and where they're moving. We have advances in biology that should dramatically change the turnaround time to look at a pathogen and be able to make drugs and vaccines that fit for that pathogen. So, we can have tools, but those tools need to be put into an overall global health system. And we need preparedness.

The best lessons, I think, on how to get prepared are again, what we do for war. For soldiers, we have full-time, waiting to go. We have reserves that can scale us up to large numbers. NATO has a mobile unit that can deploy very rapidly. NATO does a lot of war games to check, are people well trained? Do they understand about fuel and logistics and the same radio frequencies? So, they are absolutely ready to go. So those are the kinds of things we need to deal with an epidemic.

What are the key pieces? First, we need strong health systems in poor countries. That's where mothers can give birth safely, kids can get all their vaccines. But, also where we'll see the outbreak very early on. We need a medical reserve corps: lots of people who've got the training and background who are ready to go, with the expertise. And then we need to pair those medical people with the military. Taking advantage of the military's ability to move fast, do logistics and secure areas. We need to do simulations, germ games, not war games, so that we see where the holes are. The last time a germ game was done in the United States was back in 2001, and it didn't go so well. So far, the score is germs: 1, people: 0. Finally, we need lots of advanced R&D in areas of vaccines and diagnostics. There are some big breakthroughs, like the Adeno-associated virus, that could work very, very quickly.

Now I don't have an exact budget for what this would cost, but I'm quite sure it's very modest compared to the potential harm. The World Bank estimates that if we have a worldwide flu epidemic, global wealth will go down by over three trillion dollars and we'd have millions and millions of deaths. These investments offer significant benefits beyond just being ready for the epidemic. The primary healthcare, the R&D, those things would reduce global health equity and make the world more just as well as more safe.

So, I think this should absolutely be a priority. There's no need to panic. We don't have to hoard cans of spaghetti or go down into the basement. But we need to get going, because time is not on our side. In fact, if there's one positive thing that can come out of the Ebola epidemic, it's that it can serve as an early warning, a wake-up call, to get ready. If we start now, we can be ready for the next epidemic.

Thank You.



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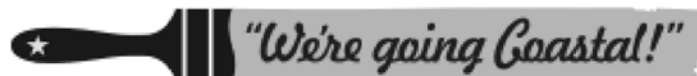


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