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Dear Lake Emerald Owners and Residents,

New company logo, new office. ReMax Experience offers greater internet and greater international exposure. All of the agents in my office are experienced agents.

If you’re thinking of buying or selling at Lake Emerald, ALWAYS call Christine. NOBODY has sold more of Lake Emerald than Christine!

**RECENT LAKE EMERALD SALES**

116/405  SOLD AND CLOSED AT $162,250
105/214  SOLD AND CLOSED AT $162,000
114/208  SOLD AND CLOSED AT $155,000
112/108  SOLD AND CLOSED AT $150,000
115/101  SOLD AND CLOSED AT $149,500
116/304  SOLD AND CLOSED AT $143,333
113/306  SOLD AND CLOSED AT $142,500
117/405  SOLD AND CLOSED AT $140,000
105/206  Under Contract - was listed at $140,000

535 Successful Lake Emerald Closings

Remember to call Christine for the help you need before, during, and after you buy or sell a home!
Board Report

We are now in the middle of Summertime and many of you go and enjoy the swimming pools. However, recently and, most of the times at weekends, the following violations of our Rules and Regulations have been reported:

• Pool and whirlpool hours are from dawn until dusk.
• Proper swimming attire is required at all times when in the pool/sauna/spa areas.
• Each person is required to conduct themselves in an orderly manner. No running, roughhousing, excessive splashing, diving or jumping from the ledge of the pools is permitted. Anyone who is not conducting themselves in an orderly manner will be requested to leave the area by Management, clubhouse or security personnel.
• Children under fourteen (14) years of age may use the swimming pools only when continuously supervised by an adult at least 18 years old.
• Pets are not permitted in the pool, sauna and spa areas.
• Audio equipment and cells are not allowed at the pool and spa unless used with earphones, unless at a planned LEOA event.
• No food or drinks are permitted within 4 feet of pool; only unbreakable containers are permitted at pool areas. Absolutely no glass containers are permitted in the pool, sauna and spa areas and the adjacent deck areas.
• No recreational floats are permitted; no diving equipment of any kind is permitted in the pool.

The pool must remain a place where all residents and their guests enjoy going...

Last but not least, as you might already know, beginning September 4, 2017 the pool restrooms will be kept locked at all times, and you will need to use the same key that is used for the gym/tennis court to open the pool restroom doors.

This decision was made by the Board for safety and security reasons. Thank you, for your cooperation

If, you do not have a key please come by the office. There is a $50.00 deposit for the key.

Media Report

If you want up to the minute information on what’s going on at Lake Emerald, then don’t forget to check out the website at www.leoacondos.com. Please be advised that a copy of the last three Reflections can be found on the website. Please be also advised that an audio CD recording of the LEOA Board meetings is available upon request from the Office. Contact Rosa Santiago if you would like a copy made. If you wish to sign up to receive the Reflections newsletter via e-mail, please submit your name, building & unit, and e-mail address to Rosa Santiago at office@leoa condos.com.

With kindest regards

MAIN GATE GUEST CAMERA LOGIN

Maintenance did the upgrades from Comcast to have the cameras operational again. Please contact the Office to get the new IP address, username, and password.
When did it actually happen? What really is happening? And how do we deal with the situation at hand?

These are only a few of the questions we are toying with in this world, and it seems like we cannot heal from one tragedy when another one comes overlapping it, if we are counting think of the recent ones like teenagers getting gunned down right here in South Florida almost every day of the week. I cannot think of the families forgetting their loved ones so soon but we do. Unless it really hit home it is not even a reality for us. We cannot fathom the pain in the hearts of these mothers and fathers who lost a child so tragically.

What about the victims of heart attacks and strokes and cancer, etc. This really hit the hearts of the families as well. Let’s not think of the economic woes of the world at large. Nations rising up against nations, flooding, earthquakes and uprising of various groups who so senselessly massacre the lives of men, women and children. These are some of the woes that we are dealing with.

I strongly believe we need to pray fervently to a GOD that created the heavens and the Earth, The ONE who isn’t surprised by all things that are happening, and humble ourselves and pray for all, also the ones who are being persecuted for simply being in a certain place at a certain time, we need to open our eyes and fill our hearts with love for all of humanity, and reach out to our neighbors in this day and age where technology keeps us locked in our homes, watching TV, playing video games, working on our computers, etc.

While it is impossible to reach the other side of the world to offer our condolences, we can start one step at a time, by being more in tune with what is going on in our own backyards. People are hurting, and hurting people hurt people.... Let that sink in for a moment! We need to open our hearts to being more receptive to the pain in someone’s eyes as we are walking past them. Say something, a simple smile will in most cases, put a smile in another person’s face. Say “good morning or good afternoon” as you walk into a room that has people present. These were common courtesies of yester-year, for those of us who were taught these simple manners. These days it is just fine to walk into a room and stand or sit there for minutes without catching the eyes of another and gesturing a hello, or greeting them. I find it so refreshing when people greet others. It’s almost a dying art form.

I said it before and it’s worth repeating, be the change you will like to see. One step at a time we can help to replenish faith in each other by being the one to put yourself out there. And do not be deterred by someone’s failure to respond. Let it be a part of your life, to be courteous and polite. Self-control these days are out the window, everyone shouts and voice their opinions about how long it takes for the cashier to ring up our groceries, how far we have to walk after parking our beautiful cars, how long the waiter takes to bring out our food in the restaurants we are privileged to treat ourselves to and the list goes on, you get my drift!!!

What about our friends on the other side who do not have money to buy simple food for their families. To buy much needed medicines for their dying babies. I am not trying to dampen your mood, but to bring a sense of awareness of how much we have, and to have an attitude of gratitude even when the going gets tough sometimes. We have an ability in this free part of the world to bounce back from adversities than most who cannot, no matter how hard they try. We have lots to be thankful for and spending 10 to 15 minutes expressing that gratitude to the maker of the universe does so much more for us, than for “HIM.” Do you not know that when we pray for others, GOD sees our obedience and bless us twice as much? Aha!! Bet you didn’t know that. Spending time in GOD’s word will enlighten the most hard of hearts and it does a body good as well. There is such a mind body connection that we will touch on, at a different time. It’s a great topic to expand on. For now, Have a great month, until next time. . .
After a very successful autumn, Bo Sebastian, a yoga practitioner for 28 years has offered to share two 45-minute Introduction Yoga Classes for adults who are wanting to find a way to stretch and strengthen their bodies with active muscle relief. Bo has a yoga DVD called “Boga Fitness.” You can preview the promo by going to YouTube and type in “Boga Fitness” or searching for “Bo Sebastian” in Amazon books to review his other Holistic approaches.

Classes will be held every Tuesday and Thursday at 11 a.m. for 45 minutes at the Clubhouse. Participants will need to bring a yoga mat, a blanket and an old necktie for stretches. Also, if you are planning to commit to the class, you may want to invest in 2 yoga blocks, which help people over the age of 45 modify poses to accommodate our aging bodies. Welcome All!

For more Information:
Call Bo Sebastian (954) 253-6493
Public safety is a top priority in Broward County, and AlertBroward, powered by Everbridge, enables us to provide you with critical information quickly in a variety of situations that may affect your safety. This could include severe weather, public health emergencies and evacuations of buildings or neighborhoods.

The success of AlertBroward relies on your participation. By signing up, you'll receive time-sensitive messages wherever you specify, such as your home, mobile or business phone, or in an email or text. You choose how you'd like to receive real-time access to potentially life-saving information. *

Residents with landlines listed in the Yellow or White Pages have been automatically subscribed to alerts by phone. Unlisted numbers are not included.

Residents are encouraged to register now to begin receiving alerts. Sign-up is quick, easy, and secure. Just go to Broward.org/Emergency and look for the AlertBroward Sign Up icon to create your account.

You can also download the Everbridge app on your mobile device to receive push notifications and alerts.

This emergency notification service is being funded by the Florida Division of Emergency Management and is provided at no cost to Broward County residents.

For more information about AlertBroward, visit Broward.org/Emergency and be sure to follow us on Facebook.com/BrowardEMD and Twitter.com/ReadyBroward.

* Contact information you provide will only be used for emergency notification purposes.
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<td>Tales for Tots Age 2</td>
<td>Family Friendly Intro to Chess (NSCF)</td>
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<td>End of Summer Ice Cream Parfait &amp; Poetry Party</td>
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<td>Adult Computer Classes</td>
<td>Active Adults Health Talk - Eat This, Not That</td>
<td>Friends Used Book Sale</td>
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<td>Fire Fighter/Police Storytime</td>
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<td>Halfmoon Yoga Class for Young Adults with ASD or Learning Differences</td>
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Lake Emerald
Artist Group
Beginning May 17, 7-9pm!

The Lake Emerald Artists Group is a group of visual artists who reside full-time and seasonally at Lake Emerald.

The group is open to all Lake Emerald visual artists - amateurs and professionals. However, you do not need to be a working artist to join the group - we especially encourage beginners to join us.

We meet weekly on Monday, 10am to noon, in the Clubhouse. Darrell Craig, a former Art Instructor and Art Center Director, is our teacher. The course is primarily for watercolor, but you may use other mediums - colored pencil, pastel, acrylic, etc.

Beginning Wednesday, May 17, an additional evening session will be offered from 7 to 9pm. Please contact Darrell if you are interested in joining either the Monday morning or the Wednesday evening class. He can be reached at: darrellcraig@mac.com

By Inga Maximoff

Conserve Water & Save Money

The City of Oakland Park grants a $100 Rebate when you purchase and install EPA-approved Watersense® Toilet!

By installing that new generation of Lo-Flow Toilet, you can contribute to DRAMATICALLY reduce the Water & Sewer bill of LEOA! And your Maintenance Fees at the same time!

Please contact the Office and we will provide you with all the required information.

You can also call the Public Works Department of the City at (954) 630-4414 or visit their website http://www.oaklandparkfl.gov/514/Ultra-Low-Flow-Toilet-Rebate-Program.

IT’S REALLY EASY!

By Darrell Craig

FREE COMMUNITY EVENT
Live Music & Food Trucks from 6-10 PM
Bring your Family & Friends, Lawn Chairs & Blankets
Hang out on Main Street at Oakland Park City Hall

MUSIC on MAIN STREET
September 22 • Cadillac Band

Oakland Park City Hall
3650 N.E. 12th Avenue, Main Street Oakland Park, Florida 33334
FACEBOOK: facebook.com/OPCBCA INSTAGRAM: @oaklandparkevents TWITTER: @oaklandparkevents

By Inga Maximoff

Hurricane Preparedness
Are YOU Ready?

8 Reflections of Lake Emerald
Community Contacts

MANAGEMENT OFFICE
Property Manager Olivier Maes
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  954-735-1718 Ext 201
Office Manager Rosa Santiago
office@leoacondos.com
  954-735-1718 Ext 200
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  954-735-1718 Ext 202
Bookkeeper Roudlie Mesamours
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  954-735-1718 Ext 207
Maintenance Guillermo Ramirez
maintenance@leoacondos.com
  954-497-1549
Security
security@leoacondos.com
  954-497-1549

LAKE EMERALD OWNERS ASSOCIATION INC.
BOARD OF DIRECTORS

Officers
 PRESIDENT Joseph Dibbs
  jmdibbs@yahoo.com
  954-305-2934
 VICE PRESIDENT Gregory Comer
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  954-292-3712
 SECRETARY Alexander Marin
marin131@yahoo.com
  954816-5427
 TREASURER Alexandre Grillo
alexandregrillo@yahoo.com
  954-805-5805

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  954-205-5217
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  718-938-3084
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  757-561-6146
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  954-3094-2312
 Antonio Romero
tromeroleoa@gmail.com
  954-773-3677

COMMITTEES

CHAIRPERSON

Budget / Oversight  Alex Grillo
Clubhouse Greg Comer / Alex Grillo
Fining Sylvester Moore
Gym Eduardo Roza
Landscaping Greg Comer / Alex Grillo
Media Tony Romero
40 Year Recertification Joseph Dibbs
Orientation & Screening Alex Marin / Linda Thompson
Reflections Indira Basdeo/Jia Borror
Security Joseph Dibbs
Wildlife Richard Stanley
Vacant Land Indira Basdeo

$$$ SAVE $$$
Save Paper!
Save Time!
Save LEOA Expenses!

If you wish to sign up to receive Reflections
via e-mail, please submit your name, bldg/unit #
and e-mail to office@leoacondos.com
An integral copy of Reflections is also found
on LLOA’s website.
Happy Reading and Save!
When ONLY the Best Will Do, Call Lake Emerald’s ONLY Broker/Agent Team!
Tour the MLS & Visit Us on the Web at www.realtyassociates.com/markhirst

Mark Hirst
Realty Associates
954-600-2391
mark@hirstlarsenhomes.com

Brett Larsen
Broker Associate, Realty Associates
954-600-2391
brett@hirstlarsenhomes.com

★ ★ ★ BREAKING NEWS ★ ★ ★

Great news for homeowners looking to sell or buyers previously not qualified due to down payment requirements. Federal guidelines have eased up on the amount required for down payments and currently have made certain loans available with as little as 1% down. This means that inventory will be in high demand, increasing values and pricing for sellers. It’s a win-win either way.

If you are contemplating selling…

CALL MARK HIRST AT 954-600-2391 NOW FOR GREAT RETURNS!

<table>
<thead>
<tr>
<th>RECENTLY SOLD</th>
<th>FOR SALE</th>
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<tr>
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<td>105/216</td>
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<td>$138,400</td>
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<td>$143,000</td>
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</table>

SOLD IN 1 DAY!

CALL MARK HIRST at 954-600-2391 TODAY!

List with the best representation South Florida has to offer!
We go the extra mile, even after the sale has closed. Representing both buyers & sellers.
“When ONLY THE BEST will do!”
Hurricane Season Reminder: Special Needs Shelter

If you have a medical condition requiring a greater level of care than provided at a General Population Shelter, but you do not require hospitalization or a medical institution, a **Special Needs Shelter** may be appropriate for you.

Special Needs Shelters offer basic medical assistance and monitoring. They are staffed by qualified medical personnel and have back-up electricity for limited lighting and essential medical equipment. Family members and caregivers are encouraged to accompany you.

Special Needs Shelters are appropriate if you:

- have minor health/medical condition(s) that require professional observation, assessment, and maintenance.
- require assistance with personal care and/or assistance with medications but do not require hospitalization or a medical institution.
- need assistance with medication administration and/or vital sign reading and are unable to do so without professional assistance.

Pre-registration for the Special Needs Shelter is open throughout the year, and while not required, is strongly encouraged to ensure that the shelter will be adequately prepared to meet your needs. All residents seeking shelter in a Special Needs facility will be reviewed on an individual basis to determine the best shelter option.

To request or obtain an application for a Special Needs Shelter and/or Paratransit evacuation transportation, including applications in alternative formats, call Broward County Emergency Management at **954-831-3902** (or TTY 954-831-3940).

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**Clubhouse Rooms are Available to Rent for Private Functions**

**Contact the office at 954-735-1718, ext. 200 or office@leoacondos.com**

The Lake Emerald Clubhouse is available for rent to the residents and the community, and only so long as they are in attendance at the function. Reservations will be CONFIRMED only upon receipt of the rental fee and the deposit, which must be received by the Management Office at least three (3) weeks prior to the reservation date. Verbal or written requests will be tentatively placed on the calendar pending payment of fee and deposit. The rental of the Clubhouse is strictly on a first come first payment basis. The property manager reserves the right to cancel a reservation or accept another reservation upon payment of fees. The rental of the Clubhouse entitles the renter to the use of the rest rooms. Abuse of this policy will result in immediate termination of the contract, loss of deposit and/or other justified fines determined by the manager.

<table>
<thead>
<tr>
<th>Size</th>
<th>1-Month</th>
<th>3-Months</th>
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Schedule of Fees: Fees can be seen by contacting the Clubhouse Manager.
Rental and Deposit must be written in two separate checks or charge card transactions.
Rooms to be rented: Main Ballroom, Auxiliary Ballroom, Card Room, Game Room.

Acceptable Formats for Newsletter: FOR PRINTED ADVERTISING: Electronic formats: PDF or JPG. Graphics files should be 300 dpi for print advertising. Please email art files to: administration@leoacondos.com or Call with Questions 954-735-1718.

To Advertise in Reflections Newsletter please contact 954-735-1718.

To Advertise on our website and channel 92 or all three venues please contact Shelini Ramdas, administration@leoacondos.com
#1 AGENT ON PROPERTY
OVER 385 TRANSACTIONS

For a Full Inventory of Listings
visit
www.lakeemerald.com

EMAIL: 22libra@comcast.net
PHONE: 954-484-1786

ALL BROWARD
www.homefindersmap.com

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