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Areas include Burbank, Glendale, Sun Valley Hills, Sun Valley Horse Property, Shadow Hills Horse Property, Sylmar Horse Property, Lakeview Terrace Horse Property

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Real Estate Since 1979

Office 818.953.5300

Email Brad@BradKorb.com

www.BradKorb.com

BRE #00698730

3813 W. Magnolia Blvd.
Burbank, CA 91505



On March 4, 2021, Brad Korb (left) invited Top New York Real Estate Agent and Million Dollar Listing Agent Ryan Serhant to speak to his team and fellow Los Angeles area Realtors (R)! He shared impactful ideas to implement regardless of what industry you are in.

Check out the video on our Facebook Page or Youtube Page.

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AREA MARKET TRENDS
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Burbank News & Events

Bob Petersen and Brad Korb Expand Housing Choices for Older Americans

Bob Petersen, a Mutual of Omaha reverse mortgage professional, has shown many of Brad's clients how they can refinance their existing mortgage with a Home Equity Conversion Mortgage (HECM) loan or finance their new home with a HECM for Purchase loan.

A HECM loan, commonly known as a reverse mortgage, allows borrowers to access their home equity and turn it into cash. The funds are distributed through one of six tax-free payout plans of the borrower's choice. This allows them to remain in their home with no monthly mortgage payments and, if borrowers choose, they do not have to repay their loan until they leave the home. However, they must continue paying their property taxes, homeowners' insurance, and home maintenance costs.

Like the proven performance of Brad and Bob over the years, using a reverse mortgage to purchase a new home has stood the test of time. The loan was introduced in 2008 as an offshoot of a traditional reverse mortgage. The HECM for Purchase allows borrowers to combine some of their equity, possibly from the sale of their previous home (funds can also come from savings and investments) with the proceeds from their new reverse mortgage loan to complete the new home purchase. With this kind of financing, buyers can often buy the house they want (downsizing or upsizing) without using all their cash. Again, they have no monthly mortgage payments to make. They are still responsible, however, for maintaining the home, paying property taxes and homeowners insurance, and complying with all loan terms.

"When clients work with Brad and his team," Bob said, "they are going to find that special home they're looking for. And when they find out they can refinance their existing home or purchase their new home, without using all their cash or having to make any



future monthly mortgage payments, they almost can't believe it."

"Once people find out how the HECM refinance and HECM for Purchase loans work and just how flexible they are, plus the extra cash flow it gives them, they're pretty amazed!"

Brad Korb Real Estate Group, BRE #00698730

Brad@BradKorb.com
3813 W. Magnolia Blvd., Burbank, CA 91505

Bob Petersen, NMLS ID: 874762
Mutual of Omaha Reverse Mortgage Professional

RPetersen@mutualmortgage.com
(714) 396-9512

Borrower must occupy home as primary residence and remain current on property taxes, homeowner's insurance, the costs of home maintenance, and any HOA fees. Mutual of Omaha Mortgage, Inc., NMLS ID 1025894, 3131 Camino Del Rio N 1100, San Diego, CA 92108. Subject to Credit Approval. These materials are not from HUD or FHA and the document was not approved by HUD, FHA or any Government Agency. For licensing information, go to: www.nmlsconsumeraccess.org Licensed by the Department of Business Oversight under the California Residential Mortgage Lending Act, License 4131356; Loans made or arranged pursuant to a California Finance Lender Law license, 60DBO93110. ■

Your estate, your legacy

Work with professionals to help ensure your wishes are met

Wealth doesn't manage itself—it requires professional services. In a family or business, wealth has its own set of asset and liability needs. For his long-term wealth management, Brad Korb relies on Richard V. Bertain and David Escobar of UBS Financial Services Inc., recommending them with confidence. Korb says these Certified Financial Planner™ practitioners consistently deliver premiere customer service and extensive financial resource knowledge for planning and putting in motion long-term goals and objectives.

End-of-life planning is often a difficult topic to discuss, especially with family. However, without proper estate planning in place, families can be left in the dark during a challenging time. These decisions impact more than investments and assets; they also matter when it comes to unforeseen health issues.

Taking the time to plan now will help give you confidence that everything is in order and ensure the details around the management of your estate will be carried out efficiently and in the manner you want. With the assistance of an estate planning attorney, you can take advantage of these 10 ways to make it easier for your loved ones:

1. Collect relevant documents
2. Secure your assets and documents
3. Execute a will
4. Create a revocable living trust
5. Name a power of attorney
6. Create a living will
7. Check your beneficiaries
8. Plan your final arrangements
9. Review frequently
10. Communicate with loved ones

When it comes to estate planning, it's always a good idea to have a team of advisors to help. You can consult with an estate planning attorney, your wealth advisor and your accountant to make sure all of your questions are answered and your documents prepared.

Estate planning can be stressful. But having a plan in place ahead of time can help ensure your family is taken care of and your wishes are met exactly as you intended.

Plan your legacy today

If you'd like a copy of the full UBS estate planning checklist, with details about these 10 ways to make

it easier for your loved ones to ensure your intentions are respected, please contact Bertain Escobar Wealth Management team member Taylor Moore at taylor.moore@ubs.com or call him at 626-405-4735.

Richard Bertain, Senior Vice President



with UBS Financial Services Inc., has been providing sound financial advice to clients since 1983, earning the designation of Certified Investment Management Analyst® from the Wharton School. He and David Escobar, Senior Vice President with UBS, are involved in local community organizations ranging from the Burbank Civitan Club and Boy Scouts of America to the Burbank YMCA and Leadership Burbank.

Bertain Escobar's comprehensive wealth management approach for high net worth families and businesses is straightforward and thorough: Identify goals, evaluate the situation, develop a financial plan, implement it, and monitor and rebalance as needed. They seek to perform effectively and efficiently, such that each client would be proud to recommend them to their friends and family.

Bertain Escobar Wealth Management

UBS Financial Services Inc.
251 South Lake Avenue, 10th Floor
Pasadena, CA 91101
626-405-4710
800-451-3954 toll free
855-203-6443 fax
ubs.com/team/bertainescobarwm

Richard V. Bertain, CFP®, CIMA®, ChFC®

Senior Vice President—Wealth Management

626-405-4710

richard.bertain@ubs.com

David Escobar, CFP®

Senior Vice President—Wealth Management

626-405-4711

david.escobar@ubs.com

Taylor Jeffrey Moore

Financial Advisor

626-405-4735

taylor.moore@ubs.com ■

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In The Community

Burbank News & Events

How to Minimize Capital Gains Taxes: Korb Talks 'Owner-Will-Carry'

A bit like the experienced boat skipper who navigates deep water to find the best fishing for his passengers, a good realtor plots a course for the best financing arrangement to minimize capital gains taxes for his sellers.

"We call it 'owner-will-carry,' or 'seller financing,'" Brad Korb explained. "I recently was talking to a client who wanted to sell his property but didn't want to pay such high capital gains. He wasn't aware of the tax deferral he could get if he carried the loan on the property once he sold it."

According to Korb, an example would be of a buyer who put 25% down on the property, with the structure being that the seller take back the loan and carry a note secured by the property, just as a bank would do. **The capital gains taxes would be calculated on the money received rather than full purchase price.**

"The seller also gets a much better return interest rate than he would from putting his money in a bank," Korb added. "I can help the seller when minimizing capital gains is an issue. It's the job of a good agent to help clients through territory that

is new to them, but familiar ground to us."

Korb invites anyone who wants to know more about owner-will-carry structuring to call him at (818) 953-5300.

When you sell a piece of property with owner financing, it is considered an installment sale instead of a regular sale of real estate for tax purposes. For example, when you sell a house or a piece of land normally, the buyer gives you a lump sum of money for the purchase on the closing date. With an installment sale, the buyer gives you a down payment on the closing date and then gives you regular payments over the life of the contract.

Spread Out the Gain

When you sell with owner financing and report it as an installment sale, it allows you to realize the gain over several years. Instead of paying taxes on the capital gains all in that first year, you pay a much smaller amount as you receive the income. This allows you to spread out the tax hit over many years. When you sell a property that has appreciated significantly in value, it could require you to pay a large amount of capital gains taxes. ■

The Brad Korb Team is Growing!

Due to our growth, The Brad Korb Real Estate Group in Burbank has a unique opportunity for talented Buyer's Agents. In addition to being endorsed by Barbara Corcoran, we are the only company in our area that offers an iron-clad guarantee – we either sell the home or we buy it. Please email us for details on this new and exciting career for you. Mention that you saw the ad in the Burbank Bulletin! courtney@bradkorb.com.

We look forward to hearing from you.

The Brad Korb
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Visit www.BradKorb.com
For All Your Real Estate Needs!

How to Get Your Affairs in Order... 'NO MATTER WHAT DOCUMENTS' Advanced Health Care Directive, Power of Attorney, HIPAA Release Form, Will and/or Trust

Attorney Joseph McHugh is LA Law Center's founder. As an Estate Planning / Elder Law / Special Needs Attorney, Joe feels strongly that every adult, must have a selection of these 'NO MATTER WHAT DOCUMENTS' to stay in control of their life.

Sadly, death or mental incapacity due to illness or accident may strike at any time, and now with the COVID 19 epidemic getting your affairs in order should be an even more important consideration. Executing these documents NOW, while healthy and competent will prevent the need for unnecessary court intrusion and expense, and unintended consequences!

With respect to having these 'NO MATTER WHAT DOCUMENTS' in place... there is no time like the present! Do not wait until you do not have the ability to make choices about your body and your assets.

The following are the Top 10 Reasons to protect yourself and your family with personal legal documents.

1. Choosing a Personal Representative for Health Care Decisions

Executing an **Advanced Health Care Directive** (medical durable power of attorney) assigns the person of YOUR CHOICE to act on your behalf to make medical decisions if you are mentally or physically incapable of making those decisions yourself. Having this document can prevent the need for someone having the need to proceed to court to be appointed conservator of your Person.

2. Choosing a Personal Representative for Financial Decisions

Executing a **Durable Power of Attorney** identifies the person of YOUR CHOICE to act on your behalf to make



financial and administrative decisions for you, if you are mentally or physically incapable of making those decisions yourself. Again, having this document can prevent the need for someone having the need to proceed to court to be appointed conservator of your Estate (assets).

3. Allow Person(s) You Choose to Communicate with Doctors and Medical Facilities

Under the HIPAA Privacy Rule, an individual may authorize release of his or her protected health information (PHI) to only a specific person(s). Executing a **HIPAA Release Form** allows your doctor to speak with those you designate regarding your health issues if you are mentally incapable... even for a short time.

4. Appointing Guardians for Minor Children

Executing a **Will** is extremely important if you have children under 18 of age. Creating your **Will** gives you the opportunity to assign guardians to care for your minor children in the event of your incapacity or death. Choosing the right person(s) to care for your children and possibly raise your children is one of the most important decisions you make.

5. Having Peace of Mind

A **Will** gives your loved one's peace of mind that you have recorded your wishes for after your death. Your **Will** allows you to put in writing who you want to administer your estate, and how you want your estate distributed. Even with small estates, giving your property to specific loved ones allows you to stay in control even after death. A **Will** can prevent your family from fighting over the estate. The last

thing you probably want is a family battle after your death. **A Will does not avoid Probate if your assets are more than \$166,000 (without beneficiaries on accounts) or a house in your name.**

6. Avoid Probate!

Creating a properly drafted **Trust** will avoid putting your loved ones through the complicated court ordered Probate process **ESPECIALLY IF YOU OWN REAL PROPERTY**. Instead of paying thousands of dollars in probate costs, fees, and attorney charges, a trust allows your estate to be administered without necessary court involvement and distributed according to your direction upon your death. Instead of taking months or even years, with a **Trust**, your estate can be settled with no court or judicial interferences. In the event of your incapacity, your Successor Trustee immediately takes control of your estate for your benefit. **There will be NO court Conservatorship required.**

7. You Keep Control!

Your **Trust** has your personal instructions for managing your assets, and the use of your funds in the event of your incapacity or death. Your **Trust** also gives more detailed instructions about who will be in charge and how your estate will be managed if you become incapacitated or die. While you have capacity, you still have full control to buy, use, spend, or even give away your property as you wish. You can sell property, change your beneficiaries, or

your trustee, or even revoke the trust if you should decide to do so.

8. Your privacy is protected

A **Trust** is private and does not have to be made a part of public records (**Wills** must be filed and are available to the public). If you become incapacitated, it will remain a private family matter. Your beneficiaries need not be made public.

9. Be Proactive with Medi-Cal Planning for Long Term Care and Lawsuits

By creating an Irrevocable **Trust** in advance, you can protect your assets from Medi-Cal and Personal Injury Lawsuits (car accidents as you get older become a potential problem). This allows client to more quickly qualify for Medi-Cal if they need nursing home care.

10. Protect Those with Special Needs

If you or other family members wish to leave an inheritance to a disabled or aged family member on SSI, Medi-Cal, Veteran's Benefits, Section 8 housing, etc., it is critical to set up a system to have the inheritance or any distributions sent to a **1st party or 3rd Party Special Needs Trust**. This ensures the person will not become disqualified from government public need benefits programs.

If you have questions about your plan, see an experienced attorney. Joe's firm is happy to offer a free consultation, so you know your affairs are in order!

Phone: 818-241-4238, Fax: 818-507-0785, www.la-lawcenter.com ■



"True success is found when you stay focused on **what's really important**—family, friends and community." — **Brad Korb**

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The COVID-19 Job Loss Bill Credit program provides a bill credit for residential customers who are currently unemployed.

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CITY OF BURBANK WATER AND POWER

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Burbank News & Events

LISTINGS AND SALES ... JUST IN TIME FOR SPRING

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BRAD KORB'S RECENT LISTINGS		BRAD KORB'S RECENT SALES		BRAD KORB'S RECENT SALES...Continued	
15425 Sherman Way #234	2098	906 Andover	3748	29532 Wisteria Valley	6178
1330 N. Evergreen	2198	11486 Bessemer	3928	20541 Miranda	6208
10244 Wheatland	2088	6710 Denny	3878	7035 Woodley #215	6188
18530 Hatteras #214	2158	202 N. Florence	3968	124 E. Avenue 44 Unit D	6248
11803 Snelling	2218	209 W. Alameda #103	2028	16800 Kinzie	6168
1625 Riverside #1	2118	5125 Harold #104	3708	11300 Foothill #89	6308
1137 Orange Grove	2278	1501 N. Lima	3988	5107 Coldwater Canyon #14	6238
14219 Hubbard	2188	635 N. Parish	3938	365 N. Hollywood Way	6198
1610 Riverside	2228	4140 Warner #306	3978	20010 Avenue of the Oaks	6218
15220 Morrison	2298	9300 Burnet #111	2038	1114 Melrose #3	6278
16414 Nicklaus #146	2338	2037 Jolley	3998	20230 Keswick #19	6258
1625 N. Buena Vista	2208	15206 Burbank #307	2018	3500 Manchester #197	6328
		10244 Wheatland, Seller	2088	729 E. Lemon	6298
		10244 Wheatland, Buyer	2088	28947 Thousand Oaks #106	6268
		238 S. Lincoln	3678	542 Parkrose	6288
		1625 Riverside #1	2118	14025 Riverside #2	6418
		12120 Terra Bella #39	6158	5411 Tyrone #104	6358
		15545 Hart	6048	18724 Runnymede	6318
		1417 Armadale	6058	10340 Margate	6348
		1767 Seth Loop W	6068	20650 Leadwell	6448
		25338 Via Ramon	6088	2105 Freeman	6428
		10950 Saticoy #14	6108	25402 Via Novia	6368
		12541 Pinehurst	6128	4454 Lubbock Unit D	6398
		15135 Nordhoff #4	6098	700 Union #109	6378
		1833 261st	6078	212 W. North Shore	6388
		6530 Rhodes	6118	3426 Wichita Falls	6408
		3032 1/2 Coolidge	6228	10757 Hortense #207	6458
		3401 Daniel	6138	36453 Rodeo	6468
		1270 Smoke Tree	6148	915 Plaza Serena	6438

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Pictured left to right: Kevin Hsueh, Paolo Orobio, Andrew Lin (UCLA D4), Matthew Ng (UCLA D4), Ana Gomez (RDA), Lupe Alcantar

KCDC Fostering Careers in Dentistry: A Pre-Dent Profile on Kevin Hsueh

By: Marc Montano, KCDC Staff

The Kids' Community Dental Clinic (KCDC) proudly traces back its history more than 50 years ago from the Sisters of Providence at the St. Joseph Medical Center. At the time, nuns from the Sisters of Providence would have a team of local volunteer dentists whom the nuns could call to perform dental procedures that children needed at the local hospital.

Over the years, KCDC's goals have grown to include a Pre-Dental Program. The

Pre-Dental Program fosters careers in dentistry as early as high school, through their paid summer internship programs, and even recent baccalaureates deciding on a career change. One of those individuals, Kevin Hsueh, is an international student who moved to the US in 2012. He graduated from University of California, San Diego with a Bachelor's of Science in Computer Science and previously worked with a team to develop healthcare-related applications and software. However, he felt this career path was

Continued on page 7

BURBANK-VALLEY GARDEN CLUB

By popular demand, Yvonne Savio, returns to us this month for another wonderful program. Container gardening is ideal for those who have little or no room to garden or for those that want to contain their gardening to pots or other vessels. There are some challenges to creating a container garden and Yvonne will discuss what to put in them, how to plant them and the other specific "how-to's" and other ways to help you create beautiful and productive gardens. She will also share some wonderful ideas for unusual and special containers.

Yvonne has earned degrees in journalism, English literature, art and photography as well as a horticulture degree. For years she worked in the Botany and Vegetable Crops Cooperative Extension Departments at University of California, Davis and developed the



PHOTO CREDIT: Yvonne Savio



PHOTO CREDIT: Yvonne Savio

Master Gardener Program in Yolo County. She is the founder and owner of the very popular website www.GardeninginLA.net which provides gardening resources for the greater Los Angeles County area and beyond.

The Burbank-Valley Garden Club will hold a ZOOM MEETING on Thursday, APRIL 1, 2021 at 10:00 a.m. Pre-registration necessary.

Please join us for this very special educational and inspirational program. NOTE: THIS ZOOM PROGRAM IS FREE AND OPEN TO EVERYONE, BUT YOU MUST PRE-REGISTER. Please email Kathy Itomura for Registration information and the Zoom Link at KathyItomura@pm.com ■

In The Community

Burbank News & Events

BURBANK COORDINATING COUNCIL...

Serving Burbank since 1933

BCC Meets the first Monday of every month from October through May. It is currently a zoom meeting and everyone is welcome....link is on the website burbankcc.org

The April 5th meeting is at noon and will feature Burbank Parks, Recreation and Community Service Dept. to talk about Spring and Summer classes opening in the city, and the PASS program in Burbank. It is also election of officers for 2021-2022.

Members may make announcements to share upcoming events. Contact us!! bcc.info1933@gmail.com or 818-216-9377

FYI...An audio recording of our Association Meeting is posted on our website so no one misses the speakers and announcements.



CAMPERSHIPS...Families, GET YOUR APPLICATION TODAY FOR SUMMER CAMP!!

Applications are on our website burbankcc.org or email bcc.camper@gmail.com in English, Spanish and Armenian. Information workshops will be held in English and

Spanish. Applications are also available at the Burbank School District office at 1900 W. Olive Avenue, at the front desk.

Guidelines:

1. Children must attend Burbank Schools or live in Burbank
2. Both parent and youth agree youngsters want to go attend camp
3. Financial need must exist (proof of income to be provided)
4. Campers must be ages 6-18

Did you go to camp as a child? Did you enjoy the out of doors, making new friends, learning new skills? That is what we wish for our Burbank campers. Children come from low income or homeless families, and children learn and grow from the Camp experience! BCC plans to send children to daycamps, resident camps, after school programs, and specialty programs. (All programs depend on Covid restrictions/precautions, of course.)

Make your tax deductible donation today! Mail to BCC, PO Box 10126, Burbank, CA 91510 ... or use Paypal on the website at burbankcc.org. Camps are costly, so your contribution of \$250 should send one child to enjoy a week of a camp experience!!! And most important, CAMP CHANGES LIVES!!!

Help us by making cards, pictures, notes for local nursing homes. They help to brighten the day for those in care facilities. And, of course, any contributions to cards, or stories, qualifies for high school Service Learning Hours.

We are still collecting stories of "My Life In Covid" along with drawings and poems, to create a Burbank Covid Story. Anyone may participate....write out a short or long review of how life has changed during Covid....and send it to BCC through email bcc.info1933@gmail.com We are planning to share our booklet with everyone....it will be our living history of how we fared through Covid.

One more thing...BCC is looking for a space to use permanently, to store our supplies for Holiday Baskets, Camperships, Gala, meetings, our business records, along with the tables, and shelving needed to organize everything for all the programs we offer to the community. It would take up a two car garage size space and would become our new office as well. If anyone knows of a location, please let us know right away!

Note...we won't be storing the car shown in the picture. ■



Burbank Temporary Aid Center Updates

BTAC Continues to Serve Record Numbers

As the need in the community has increased, so has the generosity of this wonderful community. Thanks to our supporters, BTAC was able to offer two grocery orders in both November and December and continue it, at least through the end of April. This helps our friends in need put money they might have spent on groceries toward other household bills, such as car insurance and payments, utilities, and rent.

How does someone sign up for services?

So many people are struggling to make ends meet and many have never had to ask for help. BTAC is here to help you. Burbank residents are welcome and encouraged to sign up for services. It is a simple process.

- Just gather the following for your household: ID's, proof of income (social security, unemployment, etc.) and a BWP or other bill that lets us know you live in Burbank.
- Take this information to BTAC on a Tuesday, Wednesday, or Thursday between 9 a.m. and 11 a.m. (we close at noon but need time to get everything into our system and your groceries gathered!)
- You'll be signed up and on your way home with groceries before you know it!

Homeless Services

Mondays and Fridays are the days BTAC provides groceries, any case management support for those who are homeless. This is also when they can sign up for services on these days.

Homeless clients can opt to receive either a very hearty daily (M-F) sack lunch OR monthly groceries for those who have access to cooking facilities.

BTAC Donation Policy During the Pandemic

As you can probably imagine, BTAC has had to make several adjustments during this pandemic. Several items BTAC could previously accept are now not allowed due to health guidelines.

BTAC cannot accept any of the following items:

- Any used items: clothing, blankets, towels, etc.
- Previously used grocery bags or any other pre-used bags
- Home grown fruits and vegetables.

Hours for donations have changed:

- Weekdays, Monday – Fridays: 8:00 a.m. – 3:00 p.m.
- Weekends: by appointment only

Most Needed Items: When deciding what food items to donate, keep in mind the kind of things your family needs and enjoys. Also, our families especially appreciate full-size hygiene items, such as toothpaste, body wash, deodorant, etc.

Monetary Donations are important, too: Many people aren't aware that your monetary donations to BTAC help support BTAC's Bill Assistance program. Whether helping with rent, a BWP or Gas Co. bill or subsidizing transportation – just to name a few, these donations help some of our friends and neighbors to keep from becoming homeless.

BTAC's Annual Gala

BTAC's annual gala is being reworked and rescheduled. Stay tuned for more information. To be added to the invitation list, contact BTAC for more information: 818-848-2822 ext. 110 or bhowell@theBTAC.org. ■



Dear friends:

As we enter the second year of this pandemic, I wanted to share a few thoughts. First, is that Burbank Temporary Aid Center is here, thriving and serving the community – because of YOU! I am continually humbled and touched at the generosity of the Burbank community.

As we moved into April 2020, BTAC dropped from having 5 staff and 80 volunteers to 4 staff and 18 volunteers. It took us a few weeks to hit our stride, but we were able to develop a schedule to ensure we could be open every day in the mornings.

We did not know exactly what to expect in many areas, but we knew that our numbers would increase – and they did. More than 550 new households

signed up for assistance. Even with these increased numbers and fewer hours, our amazing volunteers have kept things moving smoothly. Thanks to their hard work and creativity BTAC has been able to serve more people in one morning, than had been served in an entire day, prior to the pandemic. Our volunteers are rock stars!

Of course, great volunteers and staff can only give away what BTAC has been given. And this is where our amazing Burbank community shines! Intuitively you knew that the need would be great. Immediately, food donations increased. Churches and clubs organized drive-thru food drives. Everyone found a way to ensure BTAC had food. And because of this, beginning in November 2020, BTAC was able to increase the number of times each household could receive groceries from once each month to twice! I was touched at the outpouring of appreciation at this change. It meant that many households had more funds they could put toward rent or utilities. You did that!

These donations were supplemented with donations of perishables – produce, deli, dairy, etc. from many of our area grocers. We pick up from Trader Joe's, Pavilions, Costco and Grocery Outlet on

a regular basis – sometimes daily.

Your financial support has also been important to our success. We have been able to pay our bills, many of which are tied to our ability to provide services. Not having those worries hanging over us made it easier for us to roll up our sleeves and focus on our real work of serving the community.

Our staff and volunteers continue to wear appropriate protective wear. Many are in the process of being vaccinated. Even with the hope these vaccinations bring, we know our recovery will not be

immediate. But while our friends and neighbors begin to recover financially, BTAC will still be there, ready to help.

Thank you for your ongoing support of Burbank Temporary Aid Center and those who need BTAC's assistance. We do it together and the thanks we receive is also thanks for you.

Best,

Barbara Howell

Barbara Howell
Executive Director/CEO ■

Shark Tank's Barbara Corcoran says,
Partner with the agent I TRUST!

"In Los Angeles
I would hire Brad Korb."

He knows how to attract the right kind of buyers
and he creates so much demand that if your home
doesn't sell at a price and deadline you agree to...

Brad will BUY IT!"



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YOUR HOME
AT A PRICE ACCEPTABLE TO YOU
GUARANTEED
OR I'LL BUY IT!

In The Community

Burbank News & Events



Burbank Public Library

knowledge • discovery • community

Opening Burbank Public Libraries

We are happy to announce that each Burbank Public building is now open. Capacity and hours are limited, but we expect each to increase as time goes on. Please check our website to see which hours your preferred location is open.

Patron and staff safety is our top priority. All buildings are routinely cleaned by staff, and hand sanitizer and wipes are available. To provide the best visiting experience for everyone, we ask patrons to abide by the following requirements:

- All patrons (including children age 2 and older) are required to properly wear (covering nose and mouth) a face-covering at all times during their visit. If you do not have one, a mask will be provided by staff upon entry

- Do not enter if feeling ill
- Patrons must maintain 6 feet of distance from one another
- The number of people allowed onsite at any given time will be dictated by County regulations
- Toys and puzzles will not be available in the children's area

Library services available for in-person users include:

- Browsing and checking out Library materials; picking up holds; returning items
- Getting a Library card
- Using a public computer or wifi; printing and photocopying
- Limited seating
- Reading newspapers and magazines
- Getting a Metro TAP card or adding funds
- Using the restroom

If you're not quite ready to come inside, we can still put Library materials into your hands.

The Book Connection at BPL

A personalized service offered by the Library for Kids, Teens, & Adults.

Looking for a few good books? Let the professionals here at the Burbank Library create a selection just for you. Just answer some easy questions, and based on your suggestions we will fill an order for you to pick up curbside. Just think of

us as your personal Library concierge.

Holds

Use your Library card and PIN to log in to your account in the Library catalog. You will then be able to reserve items you would like to take home by placing them on hold. You will be notified when the items are available, and you can schedule a time for Curbside Pickup.

Curbside Pickup

Make an appointment for contact-free pickup at any Library branch.

There are four simple steps to the process:

1. Reserve your items by placing a hold and wait for notification that they are ready
2. Schedule an appointment online for pickup at Central, at Buena Vista, or at Northwest, or call your library branch
3. At the scheduled time, park in the designated spot at your branch and call inside to notify staff
4. Pick up your items via contactless exchange outside the building. You must wear a face covering when picking up materials. ■



Burbank Central Library 110 N. Glenoaks Blvd. Buena Vista Branch Library 300 N. Buena Vista St. Northwest Branch Library 3323 W. Victory Blvd.

burbanklibrary.org

Burbank Chorale

The Burbank Chorale has begun Virtual Rehearsals for the Spring Semester as of January 12, 2021 at 7PM.

and will continue to meet every Tuesday until April 20, 2021. If you are interested in auditioning, please email membership@burbankchorale.org or call 818-759-9177.

The Chorale is also planning a Virtual Spring Concert on April 24, 2021 at 7:30PM

If you are interested in obtaining tickets, please email tickets@burbankchorale.org or call 818-759-9177.

LOL: Ladies of Lockheed

By Susie Hodgson

Before World War II, there were five (only 5!) female employees at Lockheed. You read that right.

Men were the breadwinners; women ran the household. Both jobs were equally hard. But back in 1917, women could also be found working in factories. They stopped in 1918. Why? Because the men who were in World War I came home and the working women were let go when the Great War ended. The men were back, ready to assume their "real" jobs. So guess what happened when World War II struck.

After Pearl Harbor Day, men voluntarily enlisted and the draft followed. Men who were too old, or ailing or had barely survived polio stayed in the United States, working. But not enough of them.

At first, the big aviation companies didn't want women workers. But it wasn't long before the corporate big wigs realized they had to hire women – they desperately needed the help! So women went to work. They even justified it to the doubting public. Courtlandt Gross (brother of Lockheed President Robert and leading executive) declared: "Big airplanes are made up of small parts and women build small parts to perfection." It wasn't long before there were thousands of women workers at Lockheed.

By the fall of 1942, the entire aircraft industry had added 63,000 women employees. By 1943, that number soared to 2.1 million female workers. And then a famous song came out: "Rosie the Riveter." Riveting was considered the best "starting out" training job for women who'd never had a factory job before. That's why so many ladies riveted! But who was Rosie?

There was no one Rosie. The 1942 Memorial Day issue of the Saturday Evening Post painted by Norman Rockwell came out. Many people today believe he created the famous Rosie the Riveter picture. You know the one. Rosie has a fist up and below it, the caption reads "We Can Do It!" But surprisingly, that's not the one that motivated the wartime U.S. An artist named J. Howard Miller actually created the "famous" one – which became extremely popular – no, not during the war, but in the feminist movement of the 1970s/80s!

Overall, women liked being part of the war effort. They had freedom, money and the feeling of immense patriotism. But being a "working woman" during the war wasn't all fun and games. There was open hostility from the male workers toward the females. The women were paid half of what men doing the same job were. Day care resources were scarce. And after the war, the government itself pressured the women to quit to make room for the returning men. Actually the government didn't have to apply too much pressure as aircraft plants were already laying off their women to achieve the same goal. And now let's hear from a real Lockheed lady.

It was a "gal" named Beatrice Morales Clifton. She applied for a job at Lockheed and later said, "So I took the forms and when I got home and told my husband, oh! He hit the roof. He was one



of those men that didn't believe in the wife ever working; they wanted to be the supporter. I said, 'Well, I've made up my mind. I'm going to work regardless of whether you like it or not.' I was determined. A lot of them guys at the time resented women coming into jobs and they let you know about it. I was feeling just horrible. Because I never worked with men, to be with men."

On Beatrice's first day of work at Lockheed, "They put me way up in the back, putting little plate nuts and drilling holes," she stated. "They put me with some guy – he was kind of a stinker, real mean. A lot of them guys at the time resented women coming into jobs and they let you know about it. I was feeling just horrible because I never worked with men, to be with men alone other than my husband.

"So then time went on and I made a mistake. I messed up something, made a ding. He got so irritable with me, he says, 'You're not worth the money Lockheed pays you.' I was very scared. I had never been out on my own. Whenever I had gone any place, it was with my husband. It was all building up inside of me. My husband didn't have much to say 'cuz (sic) he didn't approve from the beginning. He never really got used to the idea.

"I bought the clothing from Sears. It was just a pair of pants and a blouse. To tell you the truth, I felt kind of funny wearing pants – and those shoes! I wasn't used to low shoes! Even in the house, I always wore high heels!

"I went from 65 cents to \$1.05 per hour – that was top pay. It felt good and, besides, it was my own money. I could do whatever I wanted with it because my husband, whatever he was giving to the house, he kept on paying it."

Then her son got a fever. Her husband told her he got it because she's never home. So she quit. Her son DID come first. But she was bored. So she wrote to Lockheed in 1950 – she had heard they were hiring. They said no women until next year – so she headed back to Lockheed then and stayed a good long time.

The "Ladies of Lockheed" were heroes. They helped win the war. Was your mother one of them? Or grandmother, aunt – or how about you? To all the "Ladies of Lockheed" and all the other aviation factories across our land, we say loud and proud, thank you!

Want to learn more about Burbank? We hope to be able to safely open again soon, but until then, please visit our newly-re-designed web site!

THE BURBANK HISTORICAL SOCIETY

Web site: burbankhistoricalsoc.org
115 N. Lomita, Burbank, 91506
(818) 841-6333 ■

Free Published List Of Foreclosures—Homes That Are 60%, 70% and 80% of the Market

www.LACountyPropertyInfo.com

In The Community

Burbank News & Events

WHILE WE ALL SHELTER IN PLACE

KCDC NEEDS YOUR DONATIONS!

We are collecting new and used video games & software, CDs, DVDs, VHS & Blu-ray movies and music for resale

ALSO: UNWANTED WATCHES, MOBILE PHONES, CAMERAS, AND MUSICAL INSTRUMENTS!



DROP INTO THE COLLECTION BOX OUTSIDE THE CLINIC ON MONDAYS BETWEEN 8:30-3PM (OPEN FOR EMERGENCIES)

If you have 100+ items, a local pick up can be arranged!

KIDS' COMMUNITY DENTAL CLINIC
400 W. ELMWOOD AVE., BURBANK CA 91506
(818) 841-8010
WWW.KIDSCLINIC.ORG

Careers in Dentistry

Continued from page 4

unfulfilling and missing “the social aspects [of interacting with patients],” Kevin says. He explained, “the hands on aspect... seeing the perspectives of patients,” were all something his previous career path lacked. Kevin’s commitment to KCDC’s underserved children was kicked off in 2019. And what kept him coming back to volunteer since then was the “high standards of the clinic. Here I learn a lot of things while other places just let you watch,” he said. Other pre-dental students (pre-dents), such as UCLA senior Susu Le, who will attend UCSF School of Dentistry this fall, echoed similar praises saying she was “amazed by the level of quality care that KCDC is able to provide to every patient.” KCDC’s Pre-Dental Program is rich in its diverse endeavors to educate pre-dents beyond the clinic’s walls.

Kevin’s first major KCDC project outside the traditional chairside setting was UCLA School of Dentistry, UCLA Fielding School of Public Health, and the UCLA Biostatistics Department’s joint biennial study on tooth decay’s pervasiveness on minority populations. Here he became exposed to the public health disparities at an academic level. Since then, Kevin has attended other events such as local elementary school screenings around Burbank, and the recent UCLA School of Dentistry: Oral Health Screenings, Fluoride, and Tacos drives.

In addition to formal academic studies, KCDC’s partnership with the UCLA School of Dentistry also allows select 4th year graduating dental students (D4’s) who are interested in pediatric dentistry to complete a 3-week pediatric dental externship at the clinic.

This externship creates an invaluable network and resource for pre-dents like Kevin, where he learns the applications of dentistry chairside assisting the D4’s. In between patients, the access to D4’s allows Kevin to pick their brains, asking about their dental school application process, unexpected challenges while in dental school, and even elucidating on both the tangible and intangible aspects to succeed in dental school.

While most pre-dents choose to attend

local dental schools such as UCLA, UCSF, USC, Western University, a few pre-dents have gone to dental schools further out of state to Boston University, Midwestern University, Touro College of Dental Medicine, University of Detroit Mercy, and Harvard Dental School.

The success of KCDC’s Pre-Dent Program is evident through the many KCDC pre-dent alumni who have come back and continued to volunteer with KCDC upon graduating from dental school. As always, KCDC would like to give a special thank you to: Dr. Autumn Abadesco, DDS (UCSF ‘16), Dr. Ariga Abrahamian, DDS (USC ‘18), Dr. Nareh Abrahamian, DDS (USC ‘14), Dr.

Burbank Tournament of Roses Association

By Robert Hutt

The recent stay-at-home restrictions have given us all plenty of time to see the clutter in our homes, garages, and storage lockers. Perhaps some of you have even been motivated to do some cleanup. With the pandemic’s restrictions being lifted and the folks at Tournament House in Pasadena preparing for the 2022 Rose Parade, we are also looking forward to the return of our largest single fundraiser: our annual Craft Faire and Open House. Perhaps we can help each other!

If things go as planned, our next Craft Faire/Open House will be held on the first Saturday in October. That Saturday will also be our float’s formal second test drive. Our thought is that getting up close and personal with Burbank’s Rose Parade float is an interesting attraction for the bargain hunters. The float will be completely enclosed having received its coating of roofing foam. All mechanical effects will be installed and working. The float may even be painted and ready for decoration!

Our last Craft Faire/Open House was packed! Not just with visitors but with our talented vendors. We had no floor space for additional tables. We are currently working on some ideas to solve the problem. While April is still too early for us to send out vendor sign-up packets, the time is right to think about this fundraiser. Our hope is that this advanced notice may inspire those with garages cluttered with useful, but seldom used, items to donate them to Burbank Tournament of Roses Association.

Now back to your cluttered garage. In addition to the Craft Faire, we also organized a “garage sale” corner where we were able to find new owners for some of the tools we’ve used to build Burbank’s floats. While recognizing that one man’s trash is another man’s treasure, we are NOT looking for clothing, furniture, dishes, glassware or grandma’s tea



This Unlikely Tale of Friendship brings together a young knight and dragon rewriting their own story, by reading together in harmony. The 2022 parade theme is “Dream, Believe, Achieve” and celebrates the power of education.

service for twelve. We are looking for serviceable power tools that we could use in our own construction work, but also those tools that would fit with our “garage sale” theme. The Deco folks could also use a professional quality food grinder for large batches of rice and seeds.

While our construction site is basically a steel fabrication facility, we typically do not design or build things that need great precision. We do our work with simple tools and make good use of our drill press, cold saw, plasma cutter, power hand tools and welders.

We do not have a lathe or milling machine. Although, if someone did bring us a lathe, they’d have an open spot in their garage, we could probably find a new home for it and make a little money, too.

Our reduced schedule at the construction site is Wednesdays and Saturdays from 10 AM until about 2 PM. Everyone is required to wear a face mask, maintain safe social distances, and use hand sanitizer. We still have occupancy restrictions inside the building so please call ahead to 818-840-0060 before coming to be sure that we are open and there is room.

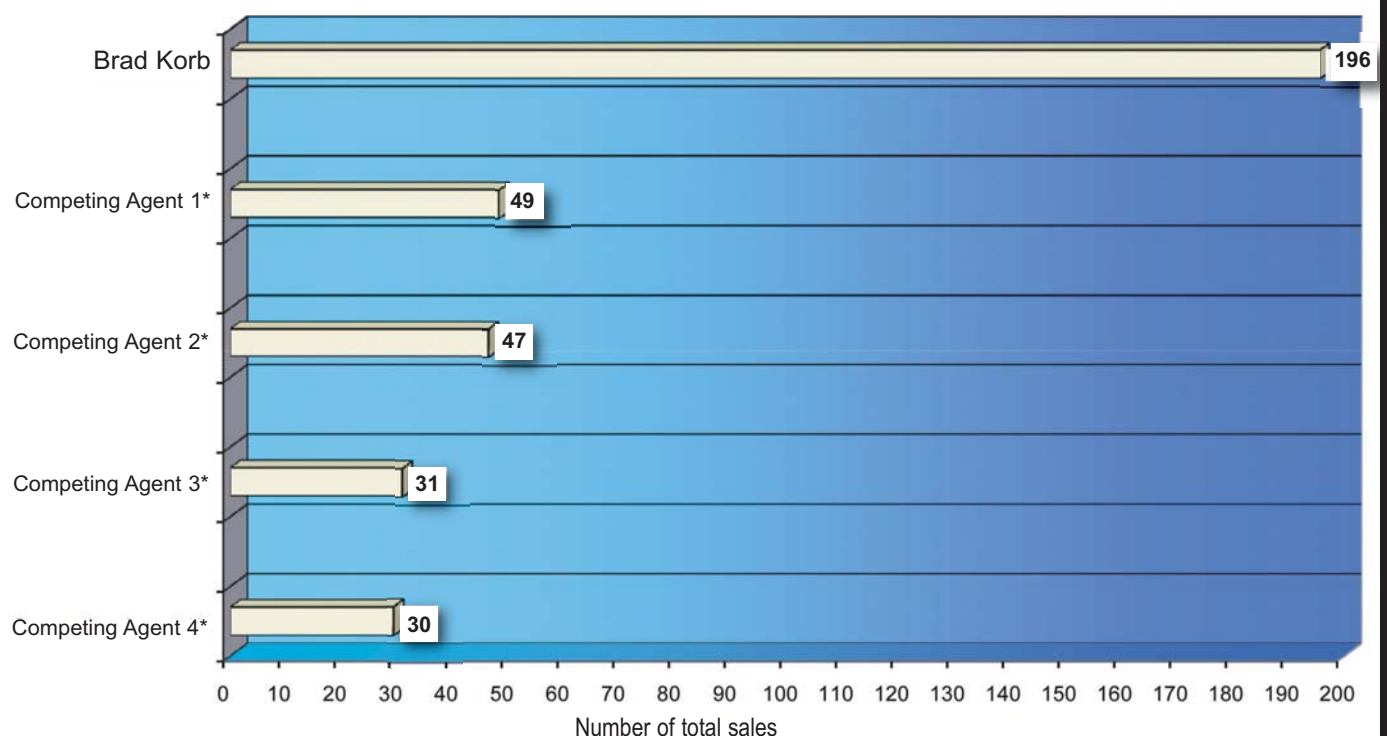
Stay Safe! Stay Healthy! ■

Jeffrey Asano, DDS (UCLA ‘18), Dr. Heather Householter, DDS (UCLA ‘18), Dr. Derek Patao, DDS (USC ‘20), Dr. Melissa Shimizu Weaver, DDS (UCSF ‘15), Dr. Manjiri Vartak, DDS (UCLA ‘17) for their continued

support since their time as volunteers until today. As a future dentist, Kevin hopes to one day grow this list, serving low-income families and mentoring future pre-dents seeking a career in dentistry. ■

Burbank Agents Number of Sales

January 1, 2020 through December 31, 2020



Based on data supplied by Southern California Multiple Listings Service and its member Associations of REALTORS, who are not responsible for its accuracy, and statistics from The Brad Korb Team. Analysis dates are January 1, 2020 through December 31, 2020. May not reflect all activity in the marketplace.

* Agent names available upon request. Current CRMLS members.

In The Community

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The Boys & Girls Club of Burbank and Greater East Valley is proud to announce they have a new Main Clubhouse location

The new Main Clubhouse address is
300 E. Angeleno Avenue
Burbank, CA 91502

The Club officially moved into their new location the week of March 22, 2021.

Our doors reopened on March 29, 2021.

Thank you to all of supporters and friends who made this dream come true. We couldn't have done it without you! ■



Registration **MARCH 1st** via parent portal at parentportal.bgcburbank.org

Due to COVID-19 Childcare guidelines, space is limited at all locations. The Club will follow all LA County Public Health Department guidelines, and may make changes to the summer program based on the county's recommendations.

Locations

Main Club (new location)	Edison	Bret Harte	Stevenson
300 E Angeleno Ave, Burbank, CA 91502	933 N Keystone, Burbank CA 91506	3200 Jeffries Ave, Burbank CA 91505	3333 W. Oak St, Burbank CA 91505
Hours: 7:30 am – 6 pm	Hours: 7:30 am – 6 pm	Hours: 7:30 am – 6 pm	Hours: 7:30 am – 6 pm
Rising grades 1 st – 12 th (Rising TK/K allowed if they have an older sibling attending MC)	Rising TK and Kinder	Rising 1 st – 5 th	Rising 1 st – 5 th
Morning/afternoon snack & lunch provided at no cost.	Morning & afternoon snack provided. Members must bring a sack Lunch.	Morning & afternoon snack provided. Members must bring a sack Lunch.	Morning & afternoon snack provided. Members must bring a sack Lunch.

Fees

Registration: **\$65**
 Option 1: Partial Day Weekly (7:30am-4pm): **\$155**
 Option 2: Full Day Weekly (7:30am-6pm): **\$180**
*Payment is due Friday for the following week. Sibling discounts available – for info contact Priscilla.
Want to save 10%? Purchase a Block
Block 1: June 1 – July 9
 Full Day: **\$900** Partial Day: **\$780**
Block 2: July 12 – Aug 11
 Full Day: **\$740** Partial Day: **\$640**
*Important: High School Students are no cost. However, HS members who are enrolled for summer need to attend at least 2-3 times a week to secure their spot. Otherwise, they will be removed from future weeks to allow other members to participate in the program regularly.

T-Shirts

Purchase your shirts at your summer location. Summer camp shirts must be worn daily to participate in all activities. **1 shirt for \$7 or 2 for \$12**

Field Trips

Field trips and recreational sports will be announced as soon as we receive more information and availability from the LA County Public Health Department. We hope to incorporate field trips as soon as possible. Please visit our website (bgcburbank.org) for more information.

Financial Aid

We accept CCRC and Financial Aid is available to qualifying families on our website. We **strongly recommend** you to submit applications at least one week prior to your child's attendance. Financial aid forms can be found on our website (bgcburbank.org) under the "Membership" tab.

Estate Sales by Connor Shares How Your Trash May Be Worth More Than Your Stocks!

Often times, family members and trustees inherit an estate and are overwhelmed with how to sell the contents. They aren't sure where to begin and "Just want to get rid of the mess" so they can sell or rent the home. When Estate Sales by Connor is called out to an estate to offer a complimentary assessment of what an estate sales may bring, it is quite common to learn that the family has donated bags of "junk" or rented a dumpster to clean out all the "junk". However, it is more often than not, the "junk" may have more value than items like furniture, fine china and crystal.



Tiffany and Co and Breakfast At Tiffany's) but it was also signed by founder and artisan Louis Comfort Tiffany in 1889. Estate Sales by Connor was able to sell this item for over \$30,000.00!

While it is obvious to most that things like a coin collection and gold jewelry have significant value, it's all in the name. A mint gold liberty coin has more value than most gold rings and a set of Wallace sterling silver "Grand baroque" flatware can sell for nearly double the value of scrap silver. For most people these nuisances go unnoticed, but these are things a commission only based estate sale company, like Estate Sales by Connor will look out for, helping you to maximize your profits.

It's not just clothing and art that could have significant value, which is often overlooked, but less assuming items, like those compiled in the list below.

Estate Sales By Connor's Top Ten Items to Never Throw Away Until Assessed by an Estate Sale Company or Appraiser:

1. Records
2. Old Cameras and Camera Equipment
3. Old Perfume Bottles
4. Old Clothing
5. Costume or "junk" Jewelry
6. Anything to do with old Hollywood or Los Angeles
7. Old Car parts
8. Old tools
9. Old Glass
10. Old Linens

Instead of guessing what may be of value, give us a call and let us give your potential estate sale a complimentary assessment...after all you can always throw things out, but you can't take them back!

For an Evaluation, Contact Stephen or Aime McCrory at 310-228-0943 or 818-848-3278 or email photos to americasyoungestpicker@gmail.com. ■

When people are moving, downsizing and sorting through the estate of a loved one, the first items that they usually throwaway or donate are clothing which could fetch hundreds, if not thousands of dollars. A few years ago, co-founder of Estate Sales by Connor, Stephen McCrory found a black Alexander McQueen jacket in an estate that looked as if has just survived a Florida hurricane. "Amid some old blazers was this Jacket by Alexander McQueen", States McCrory. "I only knew it has value because he passed away and since then his clothing had skyrocketed". Upon examining it more McCrory was able to sell the jacket for nearly \$2000.00 bringing a well needed profit to his client.

While most estates know when there have Salvador Dali signed Lithograph or a Peter Max signed poster, art is another area that often goes untapped. Numerous times when Estate Sales by Connor has come to assess the contents of an estate, clients explain that they have art but nothing of value. Upon searching through the garage of an estate in Burbank, Stephen McCrory found a wooden create with a stained glass panel, upon closer examination, he determined that it was an actual piece of Tiffany Glass that came from a European church, and not only Tiffany Glass (Yes, as in

Burbank based, *Estate Sales by Connor* is a family run company that was recently featured on The Queen Latifah Show and ABC 7 Los Angeles. We offer the perfect combination of an experienced hard-working staff and a loyal following of buyers in the Greater Los Angeles and surrounding areas. We are dedicated to meet your requirements on closing dates and turnaround times, while providing quality service that ensures a smooth transaction. Not only are we estate sale professionals, who have been working within the industry for over 20 years, we have access to some of the top appraisers, auction houses and dealers in the industry. We offer exceptional service and oversee your sale (and belongings) as if they were our own. Our goal is to help you sell and liquidate your estate in a professional and profitable manner.

We are a Licensed, Bonded and Insured California Estate Sale Company

Our Services:

- Free appraisals and estate consultations.
- Estate staging and organization
- Advertising and mailing to our 2000+ mailing list.
- Less than 48 hour notice clean outs (move-in ready).
- Security and a professional staff during the sale.
- Antique, art and collectibles consignment process.
- Clean up and packing services.
- Professional References.

We aim to be of assistance to YOU / 818-848-3278 or 818-422-0558

Burbank University Women

Members of BUW meet on the 2nd Thursday at 6:00 pm each month at Joslyn Adult Center. The group invites all women who have completed 60 units or more of college work to apply for membership. The goal of Burbank University Women is to promote education and intellectual growth. Activities include monthly meetings with interesting speakers, book club, dining group, day trips, fundraising activities, and furnishing college scholarships to graduates of Burbank high schools. For membership information, please call Jeri Primm at 818-843-2610 or Marcia Baroda at 818-848-2825. ■

Thanks for Being Our Eyes, Voice & Ears!

At the Brad Korb Team, we treat our clients in a world-class way because it's what we believe in. So it means a lot to our Team when clients like the Patel Family (below) show how much they believe in us by telling their friends, neighbors, and family about our great service. It means a lot when clients show how much they believe in us by letting us know if they hear of a neighbor who's thinking of selling their home.

To all of you, we extend a sincere THANK YOU!



818.953.5300 or www.BradKorb.com

In The Community

Burbank News & Events

Brad Did It Again!



Brad Did It Again with the purchase of Michael Dragan's house in Burbank!

Are You Struggling to Make Ends Meet (You're Not Alone)

The Covid-19 Global Pandemic - has dramatically altered the financial well-being of many individuals and families.

Many are facing stressful times over their loss of financial independence and daily income security. You're not alone – we're here to help you through these "tough" times.

What We Do – For Our Clients:

- Improve monthly cashflow - month one
- Reduce/eliminate monthly cash spending to creditors
- Reduce/eliminate out-of-pocket medical/dental cost
- Eliminate 10's of thousands of creditor debt
- Prevent Bankruptcy (BK)
- Save home from "must sell" situations
- Qualify for Mortgage Loan
- Improve Credit status/score



John Janis, Platinum Resources and Brad Korb

OUR GUARANTEE:

- There is NO Client Financial Downside Risk -
You will not spend 1-cent until we get the results

- For additional information - Please contact Brad at 818-953-5304, Brad@BradKorb.com, or John Janis toll free 800-706-1210, JohnJ@PlatinumResources.US

CLIENT REVIEW'S – [click on this link](https://platinumresources.us/testimonials/)
<https://platinumresources.us/testimonials/>

#1 – “John, I want to thank you and Platinum Resources for providing me excellent service throughout our relationship. Not only did you save me a tremendous amount of money, you helped me save my home and business. Your proactive approach in taking care of my debt issues, as well as providing excellent counsel on so many other financial issues gave me a huge sense of relief. Thank you John and I will always be eternally grateful for your support and wish you and your Company the best, Geri”

#2 – “John, thank you for all that you have done for me throughout my financial dilemma. Admittedly, when I was first introduced to you, I felt hopeless, overwhelmed and skeptical that you could improve my situation. Your personal involvement and financial business savvy helped me save the equity in my home, over \$100,000 in credit card debt and provided me the necessary monthly income to help me meet my obligations. You changed my life, which was rapidly spiraling downhill. I appreciate the amount of energy, patience and dedication put forward on my behalf. Thank you for never giving up on me and tolerating my stubbornness, Bob”

Burbank African Violet Society

The Burbank African Violet Society's next "Zoom" club meeting will be on Thursday morning April 15, 2021 at 10:00 A.M. The program will be presented by a guest speaker with the program being on an "African Violet Topic".

There is always something new to learn about America's favorite house plant the African violet. Questions and answers will follow the program. Guests are always welcome to participate in our "Zoom" club meetings. For more information please reference our website: www.burbankafricanviolets.weebly.com or telephone me @ (661) 940-3990. ■

BURBANK ADULT CENTERS

Events and activities for those age 55 and over
(unless indicated otherwise).



The Joslyn Adult Center is currently closed as a precautionary measure for COVID-19 and, as a result, all in-person activities held in the facility are suspended. Contact the Joslyn Adult Center Monday-Friday between 8am-5pm to request the most up-to-date information regarding reopening.

JOSLYN ADULT CENTER

1301 W. Olive Ave., Burbank, (818) 238-5353

Check out these events/programs
at the Joslyn Adult Center.

Where there is a ✓ please call Joslyn Adult Center
at 818-238-5353 to sign up! (\$2 without BSAC card)

Virtual Activities

Advance sign-up is required for all virtual activities. To reserve your spot contact the Joslyn Adult Center at 818-238-5353.

SPECIAL ACTIVITIES

Joslyn Virtual Bingo
Wednesday April 7th from 2:00pm-3:00pm

Join us once a month for FREE BINGO!
Sponsored by Regal Medical Group, Inc.

FITNESS

Kundalini Chair Yoga
Mondays from 8:30am-9:30am

Kundalini Yoga is the yoga of self-awareness. Each class is focused on exercises that boost the immune system and enhance the function of the Central Nervous System. The class often ends with a 5-minute meditation.

Fall Prevention with Harry

Tuesdays 12:30-1:30pm

Learn how to prevent stumbles, recognize fall risks, and to safeguard your environment. This class will help build lower body strength and emphasize core training, balance, and stability movements.

Strength and Balance with Harry
Wednesdays from 11:00am-12:00pm

Build strength, decrease body fat, and improve balance and flexibility. This class will incorporate progressive resistance training, stretching, tai chi, yoga, Pilates and circuit training.

Shao Chi & Yoga

Thursdays from 11:00am-12:00pm

This modern approach to Tai Chi (Shao-Chinese word for young, fresh, new) will get you more in touch with your body. The slow movements will focus on balance, core strength, flexibility, gait, posture, and anticipatory postural control. This class also combines yoga tailored for a wide range of physical abilities.

Chair Strength Training

Fridays from 11:00am-12:00pm

This chair strength class will focus on exercises that build muscle mass, increase bone density, promote good posture, and improve balance.

CLASSES

Brain Booster Live
Mondays 2:30-3:30pm

Virtual Brain Booster is an extension of the Brain Booster class held at the Joslyn Center during normal operations. In this

group participants learn and practice proactive measures for maintaining a healthy mind with simple methods that can be incorporated into everyday life!

SUPPORT GROUPS

Coping with COVID-19
Mondays from 11:00am-12:30pm

This support group addresses life challenges introduced by COVID-19.

Men's Support Group
Thursdays 1:00-2:30pm

This group provides space for men to discuss inner thoughts, life challenges, and fears.

TECHNOLOGY

Zoom Coaching Appointments
Tuesdays & Thursdays 9am & 10am
Need help using Zoom to attend meetings and groups? Meet one-on-one over the phone with Joslyn staff to learn the ins and outs of Zoom! By appointment only.

Ongoing Programming
Home Delivered Meals ✓
Currently Open for Enrollment

During the Covid-10 pandemic, the City of Burbank Home Delivered Meals (HDM) program is providing up to seven free lunch meals to Burbank Residents ages 60+! To apply, for Home Delivered Meals, please contact Burbank Nutrition Services at 818-238-5366.

Project Hope ✓
Currently Open for Enrollment

Project Hope is a free program that pairs volunteers with Burbank Residents ages 60+ to assist with: over-the-phone companionship, grocery shopping, picking up prescriptions, dropping off items at the post office, and fulfilling other essential errands individuals may need completed on their behalf.

If you are in need of assistance with any of these services, or are interested in volunteering for Project Hope, please contact the Burbank Volunteer Program (BVP) at 818.238.5370, or email BVP@burbankca.gov.

Day Trips

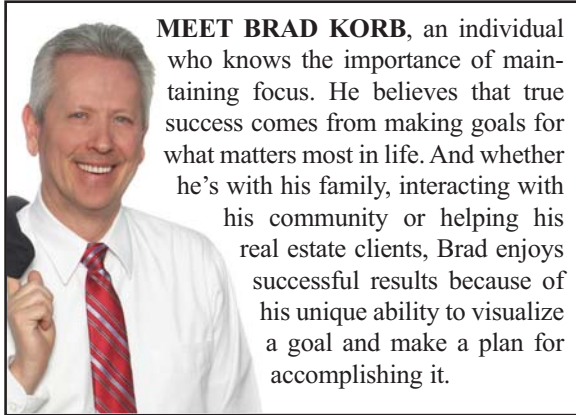
At this time the Travel/Recreation Office has suspended all day trip activities. Further information regarding future day trips will be available when regular operations and programing at the Joslyn Adult Center resume. ■

Featured Homes

For 24-hour recorded info & addresses, simply dial **1.800.473.0599** and enter the 4-digit code.

To Contact Brad via his Social Media, please find him at:

FACEBOOK: Brad Korb (personal page) / The Brad Korb Team (fan site) / **LINKEDIN:** Brad Korb / **TWITTER:** @BradKorb



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3 Beds 3 Baths

TOO NEW FOR PHOTO

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3 Beds 2 Baths
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2 Beds 1 Bath
BURBANK \$799,997
Call 1-800-473-0599, Enter Code 2208



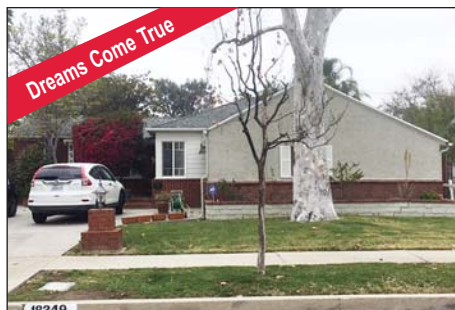
Permitted ADU
NORTH HILLS \$799,997
Call 1-800-473-0599, Enter Code 2408



Great Place to Start
VAN NUYS \$799,997
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VALLEY GLEN \$798,897
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Dreams Come True
TARZANA \$759,957
Call 1-800-473-0599, Enter Code 2308



3 Beds 2 Baths
NORTH HOLLYWOOD \$729,927
Call 1-800-473-0599, Enter Code 2008



New House
BURBANK \$699,996
Call 1-800-473-0599, Enter Code 2198



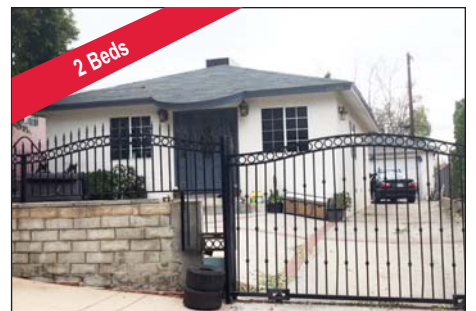
2 Beds 2 Baths
ARLETA \$649,946
Call 1-800-473-0599, Enter Code 2268



Pool
SYLMAR \$629,926
Call 1-800-473-0599, Enter Code 2188



3 Beds 3 Baths
SYLMAR \$619,916
Call 1-800-473-0599, Enter Code 2338



2 Beds
SYLMAR \$599,995
Call 1-800-473-0599, Enter Code 2288



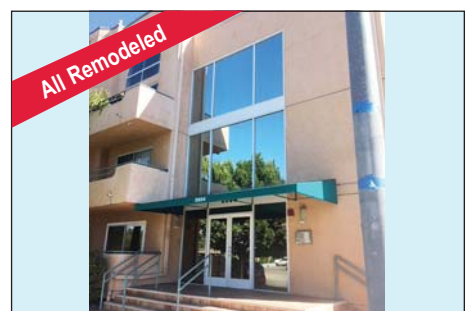
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PICO RIVERA \$599,995
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Private Garage
CABRINI VILLAS \$599,995
Call 1-800-473-0599, Enter Code 2418



Fix & Save
PICO RIVERA \$549,945
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All Remodeled
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BURBANK \$499,994
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2 Beds 2 Baths
TARZANA \$279,972
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Low HOA
VAN NUYS \$219,912
Call 1-800-473-0599, Enter Code 2098

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Market Trends

Burbank

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	2	NA	0	1	0	0.0	\$255,570	\$255,570	100.0%	160
\$300,001 to \$400,000	2	1	50.0%	0	2	0	6.0	\$364,000	\$357,000	98.2%	23
\$400,001 to \$500,000	1	3	300.0%	2	12	2	0.5	\$445,944	\$447,669	100.4%	27
\$500,001 to \$600,000	6	5	83.3%	10	28	5	1.3	\$558,493	\$559,893	100.3%	36
\$600,001 to \$700,000	4	13	325.0%	5	49	8	0.5	\$644,003	\$655,807	101.8%	21
\$700,001 to \$800,000	2	12	600.0%	12	44	7	0.3	\$727,213	\$752,457	103.5%	16
\$800,001 to \$900,000	6	8	133.3%	5	58	10	0.6	\$829,445	\$859,099	103.6%	18
\$900,001 to \$1,000,000	6	11	183.3%	7	66	11	0.5	\$919,639	\$952,812	103.6%	11
\$1,000,000+	21	0	NA	0	150	25	0.8	\$1,265,188	\$1,296,201	102.5%	19
Market Totals	48	55	114.6%	41	410	68	0.7	\$936,850	\$961,965	102.7%	19

Lake View Terrace Horse Property

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$300,001 to \$400,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$400,001 to \$500,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$500,001 to \$600,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$600,001 to \$700,000	0	0	NA	0	2	0	0.0	\$642,498	\$647,500	100.8%	22
\$700,001 to \$800,000	0	0	NA	0	1	0	0.0	\$699,996	\$770,000	110.0%	16
\$800,001 to \$900,000	0	0	NA	0	3	1	0.0	\$846,000	\$835,000	98.7%	6
\$900,001 to \$1,000,000	0	0	NA	0	0	NA	NA	NA	NA	NA	NA
\$1,000,000+	0	0	NA	0	0	NA	NA	NA	NA	NA	NA
Market Totals	0	0	NA	0	6	1	0.0	\$753,832	\$761,667	101.0%	13

Sylmar Horse Property

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$300,001 to \$400,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$400,001 to \$500,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$500,001 to \$600,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$600,001 to \$700,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$700,001 to \$800,000	0	1	NA	1	3	1	0.0	\$730,000	\$770,000	105.5%	5
\$800,001 to \$900,000	0	2	NA	1	0	0	NA	NA	NA	NA	NA
\$900,001 to \$1,000,000	0	0	NA	0	0	NA	NA	NA	NA	NA	NA
\$1,000,000+	5	0	NA	0	3	1	10.0	\$1,202,633	\$1,241,667	103.2%	90
Market Totals	5	3	60.0%	2	6	1	5.0	\$966,317	\$1,005,834	104.1%	48

Shadow Hills Horse Property

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$300,001 to \$400,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$400,001 to \$500,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$500,001 to \$600,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$600,001 to \$700,000	0	0	NA	1	1	0	0.0	\$649,900	\$660,000	101.6%	48
\$700,001 to \$800,000	0	1	NA	0	2	0	0.0	\$749,000	\$758,000	101.2%	11
\$800,001 to \$900,000	0	1	NA	0	2	0	0.0	\$789,954	\$853,250	108.0%	6
\$900,001 to \$1,000,000	0	0	NA	0	3	1	0.0	\$964,967	\$954,667	98.9%	42
\$1,000,000+	1	0	NA	0	12	2	0.5	\$1,811,167	\$1,740,333	96.1%	70
Market Totals	1	2	200.0%	1	20	3	0.3	\$1,417,836	\$1,381,525	97.4%	52

Sun Valley Horse Property

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$300,001 to \$400,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$400,001 to \$500,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$500,001 to \$600,000	0	1	NA	0	0	0	NA	\$0	\$0	NA	0
\$600,001 to \$700,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$700,001 to \$800,000	0	0	NA	1	1	0	0.0	\$650,000	\$750,000	115.4%	5
\$800,001 to \$900,000	0	1	NA	0	2	0	0.0	\$837,450	\$850,000	101.5%	6
\$900,001 to \$1,000,000	0	0	NA	0	2	0	0.0	\$1,049,500	\$977,500	93.1%	54
\$1,000,000+	2	0	NA	0	4	1	3.0	\$1,337,500	\$1,200,875	89.8%	33
Market Totals	2	2	100.0%	1	9	2	1.3	\$1,085,989	\$1,023,167	94.2%	29

Sun Valley Hills

PRICE RANGE	Active Listings	Pendings	Pendings Ratio	Number of Expired Listings Last Six Months	Number of Closings Last Six Months	Sold Per Month	Inventory (Months)	Average List Price (Sold Homes)	Average Sold Price	List to Sales Ratio Overall	Days on Market
0 to \$300,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$300,001 to \$400,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$400,001 to \$500,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$500,001 to \$600,000	0	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$600,001 to \$700,000	1	0	NA	0	0	0	NA	\$0	\$0	NA	0
\$700,001 to \$800,000	0	3	NA	0	6	1	0.0	\$725,333	\$759,000	104.6%	9
\$800,001 to \$900,000	0	0	NA	2	4	1	0.0	\$804,950	\$844,194	104.9%	7
\$900,001 to \$1,000,000	0	2	NA	2	7	1	0.0	\$1,027,357	\$961,429	93.6%	32
\$1,000,000+	1	0	NA	0	4	1	1.5	\$1,249,500	\$1,118,750	89.5%	44
Market Totals	2	5	250.0%	4	21	4	0.6	\$941,014	\$911,228	96.8%	23