



**Brad Korb**

# Burbank Bulletin™

Successfully serving thousands of families since 1979

Se Habla Español, Մենք խոսում ենք հայերեն, Мы говорим по-русски, On parle français, and American Sign Language



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

## CONTACT US

The **BradKorb** REAL ESTATE GROUP

Focused on What Matters to You  
Real Estate Since 1979

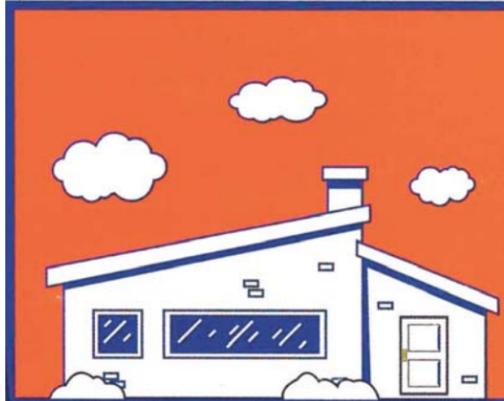
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www.BradKorb.com

BRE #00698730

3813 W. Magnolia Blvd.  
Burbank, CA 91505



When **Proposition 19** went into effect on **April 1**, California homeowners who are age 55+, severely disabled OR victims of wildfire or natural disaster will be able to move ...

- Anywhere in California
  - To any home, regardless of price\*
  - Up to three times
- ... **WITHOUT** incurring a property tax hike!\*



For more info, visit [prop19.car.org](http://prop19.car.org)

The information contained herein is intended to provide general information and is not intended as a substitute for individual legal advice. Consult a qualified real estate or estate planning attorney with questions pertaining to a specific situation.



\*Purchasing a more expensive replacement property will result in an adjusted property tax increase based on the original Prop 13 tax basis.

Follow The Brad Korb Team on Twitter & Facebook to receive information on upcoming open houses.



- **FACEBOOK:** Brad Korb
- **TWITTER:** @BradKorb



## THE BRAD KORB TEAM FEATURED PROPERTY!



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Call 1-800-473-0599, Enter Code 2538

**Your Property Could Be Featured Here and Online to Reach Millions of Potential Buyers Around the World!**

Call today to find out how our marketing strategy will move you!  
(818) 953-5300

[www.BradKorbForeclosureHelp.com](http://www.BradKorbForeclosureHelp.com)

Think foreclosure is the only option?  
Think again!

We provide you with information about how to avoid a foreclosure, explain the effect it can have on you and your family, and offer other options that may be available to you. This includes a short sale, and we can help you determine if you qualify.

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[www.LACountyPropertyInfo.com](http://www.LACountyPropertyInfo.com)

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Page 12 **NEW**

# In The Community

## 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

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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](http://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. ■

### Make philanthropy your legacy

Lasting impact begins with a plan

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.

Developing a philanthropic plan can help accelerate your philanthropy, create more impact and ultimately make you feel more fulfilled in your giving. Adopting a planned approach can improve satisfaction with the effectiveness of your giving.

A philanthropic plan should be a living, breathing document. This allows for shifts in the family's passions as well as growing knowledge about the causes you support. It also lets you to leverage technological innovations and new thinking from leaders in those sectors.

#### Why are we giving?

Before focusing on the causes you will dedicate your time, talent and resources to, first ask yourself: "Why do I want to give back?" This is where you consider the "why" of giving, rather than the "what" and ask questions like: Do you give out of passion, responsibility or obligation, do you want to honor a loved one, do you donate to bring your family together or teach values, do you want to change the world in which we live, and do you want to fix an issue or protect something beautiful? In philanthropy, focusing on a specific goal can make it easier to measure your impact, however having too broad a focus can be frustrating when you don't see results. Apply a who/what/where model to help you define your philanthropic focus, and you can effect real, visible change.

#### Choosing charities

Philanthropy is much more than just granting funds to charities that align with your family's passions. A disciplined identification and selection process will help you make smart, systematic decisions about who to support and how. That will help you translate your vision and strategy into concrete actions. It can also be a good place to start when you're making decisions about grants.

If you'd like a copy of the full UBS report on strategic planning for philanthropy, contact Bertain Escobar Wealth Management team member Taylor Moore at [taylor.moore@ubs.com](mailto:taylor.moore@ubs.com) or call him at 626-405-4735.



Richard Bertain, Senior Vice President with UBS, 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  
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855-203-6443 fax  
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### 2021 Summer Day Program

June 1<sup>st</sup> - August 11<sup>th</sup>

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

Fees	T-Shirts	Field Trips
Registration: \$65 Option 1: Partial Day Weekly (7:30am-4pm): \$155 Option 2: Full Day Weekly (7:30am-6pm): \$180 <small>*Payment is due Friday for the following week. Sibling discounts available – for info contact Priscilla.</small> 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  <small>*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.</small>	Purchase your shirts at your summer location. Summer camp shirts must be worn daily to participate in all activities. <b>1 shirt for \$7 or 2 for \$12</b>	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 ( <a href="http://bgcburbank.org">bgcburbank.org</a> ) for more information.

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

## Backpack Giveaway

August 2-6, 2021  
8:30 a.m. to 5:30 p.m.

3813 W. Magnolia Blvd.  
Sponsored by Brad Korb Real Estate Group and Toroja

# 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!

**D**ue 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](mailto:courtney@bradkorb.com).

**The Brad Korb**  
REAL ESTATE GROUP

*Focused on What Matters to You  
Real Estate Since 1979*

**We look forward to hearing from you.**

Visit [www.BradKorb.com](http://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](http://www.la-lawcenter.com) ■



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

**NEW!**  
**COVID-19 JOB LOSS BILL CREDIT**  
**Get \$200 or \$300 in Bill Credits**

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

Learn more and apply online at [BurbankWaterAndPower.com/COVID19Credit](http://BurbankWaterAndPower.com/COVID19Credit)

**CITY OF BURBANK WATER AND POWER**

# In The Community

## Burbank News & Events

### LISTINGS AND SALES ... JUST IN TIME FOR SPRING

24-hour Recorded Info at 1-800-473-0599

#### BRAD KORB'S RECENT LISTINGS

18530 Hatteras #214	2158
11803 Snelling	2218
1625 Riverside #1	2118
1137 Orange Grove	2278
14219 Hubbard	2188
1610 Riverside	2228
15220 Morrison	2298
16414 Nicklaus #146	2338
1625 N. Buena Vista	2208
4420 Richard	2238
2441 N. Lincoln	2458
7774 Via Rosa Maria	2418
250 N. First #527	2348
8624 De Soto #104	2478
7106 Willis	2428
8876 Wonderland	2398
412 S. Everett	2148
8235 Laurel Canyon	2488
9819 Marklein	2408
5604 Rhodes #102	2368

#### BRAD KORB'S RECENT SALES

209 W. Alameda #103	2028
5125 Harold #104	3708
635 N. Parish	3938
4140 Warner #306	3978
9300 Burnet #111	2038
2037 Jolley	3998
15206 Burbank #307	2018
10244 Wheatland, Seller	2088
10244 Wheatland, Buyer	2088
238 S. Lincoln	3678
1625 Riverside #1	2118
7706 Paso Robles	3778
1137 Orange Grove, Seller	2278
1137 Orange Grove, Buyer	2278
15220 Morrison, Seller	2298
15220 Morrison, Buyer	2298
12120 Terra Bella #39	6158
3032 1/2 Coolidge	6228
29532 Wisteria Valley	6178
20541 Miranda	6208
5045 Fair #5	6478
7035 Woodley #215	6188
124 E. Avenue 44 Unit D	6248
16800 Kinzie	6168
11300 Foothill #89	6308
5107 Coldwater Canyon #14	6238
365 N. Hollywood Way	6198
20010 Avenue of the Oaks	6218
1114 Melrose #3	6278

#### BRAD KORB'S RECENT SALES...Continued

20230 Keswick #19	6258
3500 Manchester #197	6328
729 E. Lemon	6298
28947 Thousand Oaks #106	6268
542 Parkrose	6288
14025 Riverside #2	6418
5411 Tyrone #104	6358
250 N. First #332	6338
18724 Runnymede	6318
10340 Margate	6348
20650 Leadwell	6448
915 Plaza Serena	6438
2105 Freeman	6428
25402 Via Novia	6368
4454 Lubbock Unit D	6398
700 Union #109	6378
212 W. North Shore	6388
17900 Sherman Way #231	6508
3426 Wichita Falls	6408
10757 Hortense #207	6458
36453 Rodeo	3468
1415 El Sereno #6	6488
19600 Blythe	6518
8221 Langdon #210	6568
5349 Newcastle #16	6538
73 1/2 N. Catalina	6548
23642 Aetna	6498
1841 N. Niagara	6528
19350 Sherman Way #235	6558

**USE THIS TRUCK FREE!**



**Call 1-800-473-0599**  
Enter Code 4408

### 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 Tracy Kinder (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](http://www.BradKorb.com)

### BURBANK-VALLEY GARDEN CLUB

The Garden as a Healing Space will be the topic of our May speaker, Shelley Sparks. Shelley is a Licensed Landscape Architect. She lectures, teaches, writes and consults throughout the United States. A master in Feng Shui, she is the author of several award winning books such as "Secrets of the Land," "Designing Harmonious Gardens with Feng Shui" and the e-book, "Keep Plants Healthy, Monthly Actions for Beautiful Gardens". In addition to teaching Feng Shui principles for UCLA Extension, Learning Tree University and the Learning Annex, she founded and owns Harmony Gardens.

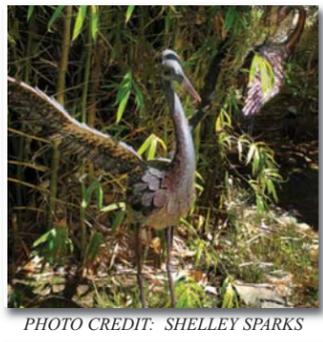


PHOTO CREDIT: SHELLEY SPARKS



PHOTO CREDIT: SHELLEY SPARKS

Shelley says, "Your Garden can be a source of healing and other beneficial qualities." She believes that as we bring our environment into balance, we live happier and healthier lives.

The Burbank-Valley Garden Club will hold a ZOOM MEETING on Thursday, MAY 6, 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 [kkitomura@gmail.com](mailto:kkitomura@gmail.com).



PHOTO CREDIT: SHELLEY SPARKS



PHOTO CREDIT: SHELLEY SPARKS

# In The Community

## Burbank News & Events

### BURBANK COORDINATING COUNCIL

...Serving Burbank since 1933

BCC Meets the first Monday of every month from October thru May. It is currently a zoom meeting and everyone is welcome....link is on the website [burbankcc.org](http://burbankcc.org)

The May 3rd meeting is at noon and will feature Mayor Bob Frutos, who will install the new officers for 2021-2022.

Members may make announcements to share upcoming events. Contact us!! [bcc.info1933@gmail.com](mailto: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](http://burbankcc.org) .... or email [bcc.camper@gmail.com](mailto: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](http://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](mailto: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, 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! ■



## Team World Visions Global 6K

My name is Suzanne Rigsby. I volunteer and Captain a team for Team World Vision. One of their largest projects is to raise funds and awareness for clean water for underdeveloped countries around the world. They also do much more than this but currently this is their focus. They were also hugely involved in providing relief in these countries especially now due to COVID-19.

I am also a member of Village Church Burbank. Village Church has its own Team World Vision Team - Team Village. Our team has participated in several marathons both here locally and across the globe. Every race has 100's of Team World Vision runners/walkers carrying the message of clean water. All of the participants have raised millions of dollars to help towards providing clean water, health-care, hygiene, education and so much more. I'm very proud to say that Team Village has raised over \$100,000 for clean water.

Most women and children in these underdeveloped countries have to walk 6 kilometers 2-3 times a day to get dirty water to drink. Animals have bathed in this water

and you can only imagine what it does to the health of these people. World Vision is trying to stop the need for these people to have to do this. Their water projects have been very successful in bringing clean water to so many communities, villages and tribes that don't have it. But the crisis is still very real. And Team World Vision isn't going to stop until it has been eradicated.

Village Church is going to be a host site for Team World Visions Global 6K on May 22, 2021. It's a 1 day race. All registrations for this race go directly toward clean water. \$50 provides clean water for one person for the rest of their life. The cost of the registration is \$50.00 for adults, \$25.00 for children. With that comes a great t-shirt and medal. It's a really fun event for everyone!

DATE: Saturday, May 22, 2021  
TIME: Check In: 730am Race Time: 800am

LOCATION: Village Church Burbank - 3216 W Victory Blvd, Burbank CA 91505  
To register go to <https://www.teamworldvision.org/team/teamvillage>. ■



## 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 has been able to offer two grocery orders for 6 months! 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 will 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.

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 are not 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. ■

## Burbank African Violet Society

The Burbank African Violet Society's May 20, 2021 club meeting will be from 10:00 am to 12:00 pm. It will be "My Plants, My Hobbies", which will include an outdoor plant and supply sale, raffle, and silent auction table. All must wear masks and do social distancing.

The location to be determined. African violets are easy to grow as all you need is a window with good indirect lightning to make your African violets bloom. Also, you use fertilizer water once a week, turn your African violets a ¼ turn once a week so they grow semesterly. African violets are also grown indoors underneath fluorescent lights usually set with a timer.

Please reference our website:[www.burbankafrienviolets.weebly.com](http://www.burbankafrienviolets.weebly.com) and or telephone me (661) 940-3990 for more information. ■

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  
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OR I'LL BUY IT!

# In The Community

## Burbank News & Events



**Burbank Public Library**

knowledge • discovery • community

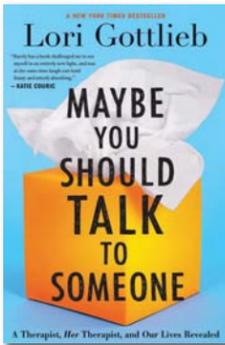
### Mental Health in Uncertain Times

Throughout the past year we have all been subject to mental health issues, from minor schedule adjustments to major financial issues, from discouraging days to dealing with depression, and from minor health issues to significant loss. All under the umbrella of an unknown, undefined future. It's no wonder we need help.

The Library, in partnership with the Family Service Agency of Burbank, has recently presented a series of special programs focusing on mental health centered around the book *Maybe You Should Talk to Someone* by Lori Gottlieb.

You are invited to sign up for any of the online programs offered in May:

- May 11 - Yoga for Mental Health with Burbank Parks and Recreation
- May 15 - Book Discussion facilitated by Library staff
- May 26 - Online program with author, Lori Gottlieb, a psychotherapist, New York Times bestselling author, nationally recognized journalist, and weekly "Dear Therapist" columnist for The Atlantic and author of *Maybe You Should Talk to Someone*.



In addition to the programs, lawn signs with selected inspirational/motivational quotes submitted by community members will be displayed along the Burbank Chandler Bike path during the month of May for Mental Health Month.



**All Burbank Public Libraries are open!** Capacity and hours are limited, but are increasing each week. As our schedule changes, please check our website to see which hours your preferred location is open.

Proper face coverings and social distancing are required, but you are welcome to browse the collection, check out materials, use the public computers or WiFi.

If you're not quite ready to come inside, we are still offering Curbside Pickup and The Book Connection at BPL, where our librarians will put together a selection of books for you to pick up curbside.

### A Digital Library of Historical Burbank Photos

Pay a visit to [BurbankinFocus.org](http://BurbankinFocus.org)! The Burbank Public Library is building a collection of photos from the past, and yours could be included. The library is building a usable, viable, accessible, and relevant online collection to promote preservation awareness and appreciation for local history. If you would like to add a photo (or several) you can email [burbankinfo@burbankca.gov](mailto:burbankinfo@burbankca.gov) or call 818-238-5580 to schedule an appointment. Library staff will scan your photo and return it to you along with a digital copy for you to keep. ■



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](http://burbanklibrary.org)

## Burbank Chorale

**Burbank Chorale is starting Rehearsals for the Fall Semester on September 14 at 7pm.**

Rehearsals will be either Virtual or a combination of In-Person and Virtual, depending on the public health situation. The Burbank Chorale is adhering to the LA County Guidance for Music, Television, and Film Production.

If you are interested in auditioning, please email [membership@burbankchorale.org](mailto:membership@burbankchorale.org) or call 818-759-9177.

## SUNRISE, SUNSET

By Susie Hodgson

Imagine. You're a hard-working, hard-playing, stock-trading, fast-talking gentleman of the day. Life has never been so exciting, but week after long week, you long for a bit of a respite. Luckily there is a very special mountain resort just 35 minutes from your office, not far from downtown Los Angeles, but another world away.

As the ads testified, it's a "refuge from the fast-paced and hectic noise of the city." Spread out over 2500 acres in the Verdugo Mountains which lined the east side of the San Fernando Valley sat The Sunset Canyon Country Club, featuring springs, waterfalls, sycamore trees all around and scenic views including spectacular sunsets. There was a large clubhouse buried deep in the hills, plus nearly 100 cabins in those hills, an Olympic-sized pool, as well as tennis courts, horseback riding, hiking trails and a 9-hole golf course. Some say there was even a speakeasy. For this was the Roaring 20s and the beautiful Sunset Canyon Country Club was located right here in Burbank. It looked like something out of an F. Scott Fitzgerald novel and it was THE place to be!

The Country Club was a big success and in 1927 it had more than 2,400 members. In 1927 it also experienced a terrible fire. But since this was the Roaring 20s, there was plenty of money to throw around and so they built a second Country Club. (The first became a home.) They also moved it out of the depth of the mountains and settled down in the foothills, closer to "civilization."

But the Country Club couldn't survive after the stock market crashed in 1929 and the Great Depression hit. The City took over and, in 1931, tried to encourage people to golf there, but over four years' time, the City only made a profit of \$5! In addition, there had been vandalism and squatting, causing the City to split the land up, subdivide it and sell it. The Church of Jesus Christ of Latter Day Saints bought the second country club and converted it into a church. Although renovated in the 1980s, that church still stands there today. Originally, the second country club cost the church \$14,500. For another \$2,000 they could have purchased the pool and tennis courts, but the church turned it down.

Someone else grabbed the pool as well as the first country club, now a house. They say he lived there and swam there every day. And it was someone you may have heard of. In 1904, an Austro-Hungarian baby boy was born. That part of the world is now in Romania. The baby was named Janos Weissmuller and he was a swimming prodigy. Renamed Johnny, he was one of the world's fastest swimmers, winning 5 Olympic gold medals, plus 52 US National Championships. Weissmuller also set more than 50 world records and was reportedly undefeated throughout his swimming career. With all those swimming feats came fame, which is when Hollywood came calling. And Johnny Weissmuller, swimmer extraordinaire, became doubly



famous as film's Tarzan. He is still considered the most famous Tarzan. Do you remember the iconic yell of Tarzan? You can thank Johnny Weissmuller for creating that sound.

Weissmuller married five times. The most famous one was his second wife, actress Lupe Velez, who had been branded "The Mexican Spitfire." The couple physically and verbally fought throughout their torrid relationship. Divorced, she later died of a suicide that became legendary. People claimed she had dressed herself up beautifully, left two precise suicide notes and proceeded to ingest more than 70 pills. This caused the allegedly perfectly-coiffed Lupe to get very sick and drown in her own toilet. Many gossip columnists' tongues wagged wildly claiming that she killed herself over Gary Cooper whose mother wouldn't let him see Lupe. This legend has been told for decades, but it is not supposed to be completely true. The "truth" is that she got pregnant by someone who was not well known. She was not in love, was very unhappy and refused to terminate the pregnancy. She saw no way out and intentionally overdosed.

Another interesting tidbit about Tarzan is that the actress paired with Weissmuller to play Jane was Maureen O'Hara, who later married Hollywood exec John Farrow. They had 7 children, including Mia Farrow.

In his later days, Johnny Weissmuller worked as a greeter at Caesar's Palace. He died at age 79, suffering from heart problems, strokes and, finally, a pulmonary edema.

So, have you ever been? To the old site of the Sunset Country Club and home of the Church of Jesus Christ of Latter Day Saints? It really is beautiful country and the perfect spot for a resort, once upon a time. Just take Olive Avenue up into the Verdugo Hills until it ends at Sunset Canyon and turn left to see the church. Imagine. Oh look – here comes Mr. Gatsby!

Want to learn more about Burbank? We hope to be able to safely open again very soon, so please check with our newly-re-designed web site for updates!

Also, many thanks to Burbank's own Mike McDaniel for suggesting this topic. Mike McDaniel and Wes Clark have written three fun and funny books all about Burbank. They also helped in the research for this article.

**THE BURBANK HISTORICAL SOCIETY**

Web site: [burbankhistoricalsoc.org](http://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](http://www.LACountyPropertyInfo.com)

# In The Community

## Burbank News & Events

### Deputy Chief Albanese Receives the Dream Angel™ Award

Michael Albanese joined the Burbank Police Department in 2010 and is the current Deputy Chief. Brad Korb presented Deputy Chief Albanese with the Dream Angel™ Award, a recognition given to very few individuals who exhibit outstanding citizenship, exceptional generosity as well as for their outstanding civic and charitable responsibility. Deputy Chief



Michael Albanese, Deputy Chief of the Burbank Police Department, receiving the Dream Angel™ Award; presented by Brad Korb



Deputy Chief of the Burbank Police Department, Michael Albanese

Albanese has tirelessly served the Burbank community. All who know him are aware that he is mission-driven and cares not only for the safety of our community but he focuses on what matters most and that's building bridges between people for greater understanding and harmony. Deputy Chief Albanese is a loyal husband, a dedicated father and proud grandfather. He is also a master woodworker. Deputy Chief Albanese attended California State University at Los Angeles where he earned a Bachelor of Science degree in Public Administration. He earned his Masters of Public Administration degree from the University of Southern California. ■

From left to right: Rev. Brandon Johnson, Romik Yaghoobimashi, Lusine Simonyan, Gloria Salas, and Burbank City Councilmember Nick Schultz collecting toiletries for the Glendale YMCA to help support victims of domestic violence.



Burbank City Councilmember Nick Schultz and wife Allie Schultz are dedicated supporters of the Zonta Club of Burbank. Since 1919, Zonta Club members and volunteers have been advocates and supporters of women, including victims of domestic violence and abuse.

The Zonta Club of Burbank was established in 1936 and continues to provide outreach, essential supplies, emotional support and practical help to our community's most vulnerable women. The help Zonta offers includes academic and vocational grants, fellowship awards and scholarships. Zonta also recognizes demonstrated leadership skills through awards. Zonta is funded through generous public donations.

To learn more about this organization, visit: <https://www.zontaburbank.org>. ■



### Burbank Tournament of Roses Association

By Robert Hutt

Previously I mentioned that we were getting serious about building Burbank's Rose Parade float because the Deco Team was asking for square footage numbers prior to placing orders for floral materials. Thanks to our early order, Burbank Tournament of Roses president, Linda Cozakos, noted that we are the only float builder that will be getting any Silver Leaf. This material is critical for us because the Knight's helmet, sword and shield all need it.

Looking ahead to decorating a giant Dragon with more than 1200 square feet of surface area, Linda and the Deco Team purchased a test batch of Green Athos mums. The mums looked gorgeous on our 2013 "Deep Sea Adventure" float which won the Fantasy Award. What we received were thin spidery blooms that just looked pathetic. They were much smaller and would require about three times as many to cover the same area. In 2020 our prize-winning "Rise Up" float that featured a huge phoenix, put us about \$10K over our floral budget. We are not looking to repeat that experience.

We asked our floral wholesaler about the poor quality and what other options we could explore. He wasn't encouraging as he explained that many of the growers have decided to raise cannabis on their acreage. OMG! Pot! Weed! What next?

It isn't just floral prices that have gone up. Our most recent steel order reflected a 50% increase from 18 months ago. Furthermore, COVID-related restrictions have prevented many traditional fundraising events leaving prospective float sponsors with smaller budgets. Even large corporate sponsors do not have unlimited money. Should we expect smaller floats with fewer exotic flowers in the 2022 parade?

The issue with rising prices and reduced quality affects even the professional float builders. The problem is serious enough that top level officials at Tournament are evaluating their options.

Here is a modest proposal: Perhaps float builders together with Tournament could make use of Aunt Mary's magical properties to perk up a potentially anemic parade. Surely more than a few spectators have employed laughing grass to enhance their experience at previous parades.



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.

Given the common perceptions of musicians, many marching bands are already on board (maybe leading the pack) with this concept.

While we were not planning to include a smoke effect with our Dragon, it is not yet too late. We would need to rework our smoke generators to accept a new active ingredient. Using Maui wauie to decorate our Dragon might recall the Peter, Paul and Mary song about Puff, but it would miss the mark for this year's parade theme: "Dream. Believe. Achieve."

The typical Rose Parade broadcast attracts 50-60 million TV viewers. We should not neglect them! Perhaps Tournament could endorse a brand, or create their own, happy cigarettes to enable viewers to experience a newly enhanced parade.

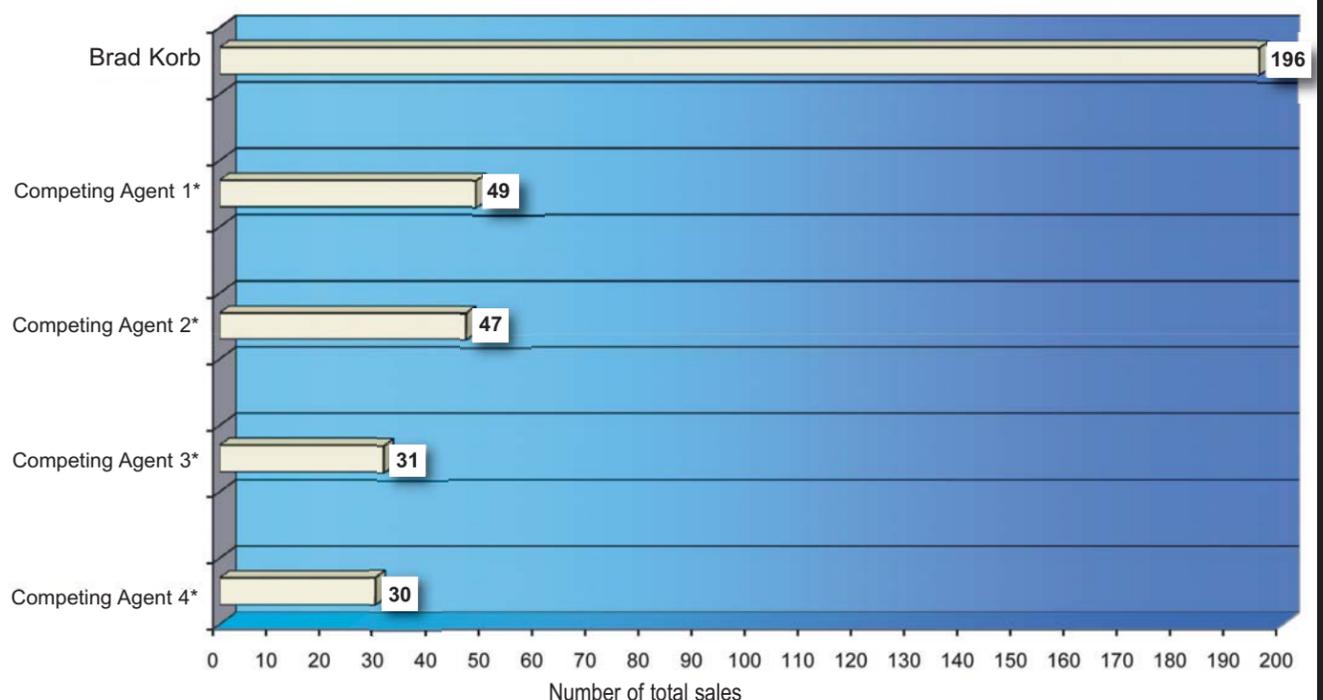
Unfortunately, the likely increase in demand for bambalacha would encourage even more floral growers to switch to the Devil's Lettuce leading to even fewer beautiful blooms and less spectacular floats. I also suspect that we would once again exceed our floral budget if we placed an order for enough wacky tabacky to cover 1200 square feet! (Thanks to Wikipedia for help researching this article.)

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! ■

### 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

## Burbank News & Events



### BOYS & GIRLS CLUB OF BURBANK Ribbon Cutting Ceremony

The Boys & Girls Club of Burbank and the Burbank Chamber of Commerce hosted a ribbon cutting ceremony on April 1, 2021 to commemorate the opening of the Club's new Main Club House.

"We want to thank all of our sponsors, supporters and friends of the Club for making this day possible," said CEO, Shanna Warren. "It is a dream come true." ■



### 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 Aimee McCrory at 310-228-0943 or 818-848-3278 or email photos to americasyoungestpicker@gmail.com. ■

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*



National Charity League, Inc.

Philanthropy Focused Project 2021

Tie-Dye Masks for KCDC & BTAC

NCL Class of 2023, Burbank, CA



## National Charity League, Inc. Burbank Chapter Donates 250 Tie-Dye Face Masks to BTAC & KCDC

By **Giuliana De Filippo**  
NCL Class of 2023

National Charity League, Inc. (NCL) is a mother daughter non-profit philanthropic organization committed to community service, leadership development and cultural experiences. NCL, Burbank Chapter, members of the class of 2023 Bella Phoenix, Delilah Murray, Samantha Reyes, Olivia Ries, Giuliana De Filippo, Maggie Odahl, Katherine Fagnani, Brody Gosch, Meredith Weeden and Samatha Buckley wanted to help our philanthropy partners during the COVID-19 pandemic. We identified two of our philanthropy partners in our community Kids Community Dental Clinic (KCDC) and Burbank Temporary Aid Center (BTAC) that were in need of facemasks to help prevent the spread of the

coronavirus that causes COVID-19. In such unprecedented times, we wanted to show our support and appreciation while they extended such vital care to our community.

Our NCL, Burbank Class of 2023 came together over a zoom meeting and had lots of fun as we tie-dyed 250 cotton face masks. The camaraderie and sense of community was heartfelt and touching as we worked together. We coordinated the delivery of 125 face masks on March 30th to KCDC with Dale Gorman, Executive Director, as well as 125 face masks to BTAC with Barbara Howell, Chief Executive Officer.

Our hope is that our tie-dye facemask project benefits each one of our philanthropy partners as well as the community they serve to help protect them from COVID-19. ■



# In The Community

## Burbank News & Events

### Brad Did It Again!



Brad Did It Again with the sale of the Addcox family home in Sun Valley!

### 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 May 5th 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!

#### Ukulele Group

Thursdays 11-12pm

This group meets weekly to play the ukulele and learn new songs.

#### 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 programming at the Joslyn Adult Center resume. ■

### 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/>

#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 University Women

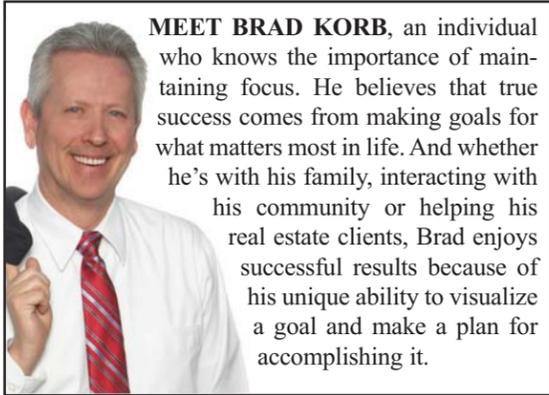
Members of BUW meet on the 2nd Thursday at 6:00 pm each month at Joslyn Adult Center. The group invites all women who have completed 60 units or more of college work to apply for membership. The goal of Burbank University Women is to promote education and intellectual growth. Activities include monthly 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. ■

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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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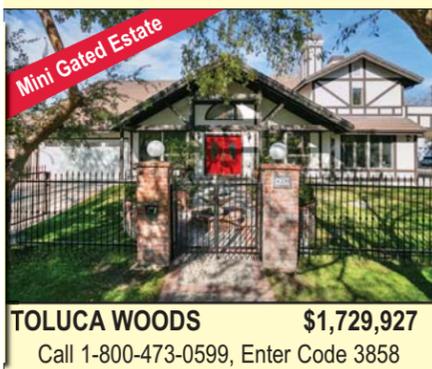
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Call 1-800-473-0599, Enter Code 2538



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3 Beds 2 Baths

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**ARLETA \$649,946**  
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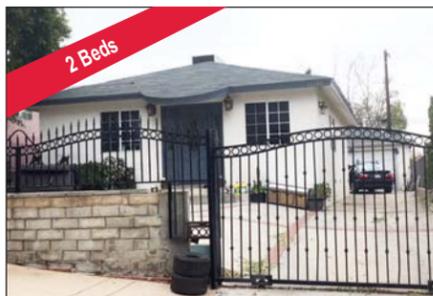
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2 Beds 2 Baths

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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	0	NA	0	2	0	0.0	\$275,285	\$277,785	100.9%	84
\$300,001 to \$400,000	0	1	NA	0	3	1	0.0	\$365,967	\$358,333	97.9%	18
\$400,001 to \$500,000	0	1	NA	2	11	2	0.0	\$454,393	\$454,911	100.1%	31
\$500,001 to \$600,000	6	5	83.3%	7	28	5	1.3	\$556,704	\$556,929	100.0%	37
\$600,001 to \$700,000	4	14	325.0%	5	47	8	0.5	\$642,525	\$656,075	102.1%	24
\$700,001 to \$800,000	4	11	275.0%	11	39	7	0.6	\$723,120	\$748,231	103.5%	19
\$800,001 to \$900,000	6	12	200.0%	6	53	9	0.7	\$823,525	\$859,411	104.4%	20
\$900,001 to \$1,000,000	4	17	425.0%	7	66	11	0.4	\$921,291	\$953,229	103.5%	11
\$1,000,000+	24	0	NA	0	148	25	1.0	\$1,270,143	\$1,312,565	103.3%	19
Market Totals	48	62	129.2%	37	397	66	0.7	\$939,718	\$969,689	103.2%	20

## 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	\$942,498	\$647,500	68.7%	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	2	0	0.0	\$809,500	\$832,500	102.8%	5
\$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	5	1	0.0	\$840,798	\$746,000	88.7%	14

## 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	1	2	200.0%	0	1	0	6.0	\$899,000	\$899,000	100.0%	27
\$900,001 to \$1,000,000	0	0	NA	0	0	NA	NA	NA	NA	NA	NA
\$1,000,000+	3	0	NA	0	4	1	4.5	\$1,214,475	\$1,243,750	102.4%	73
Market Totals	4	3	75.0%	1	8	1	3.0	\$993,363	\$1,023,000	103.0%	42

## 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	0	0	NA	\$0	\$0	NA	0
\$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	1	0	0.0	\$759,957	\$876,500	115.3%	7
\$900,001 to \$1,000,000	0	1	NA	0	3	1	0.0	\$964,967	\$954,667	98.9%	42
\$1,000,000+	0	0	NA	0	10	2	0.5	\$1,898,500	\$1,814,400	95.6%	71
Market Totals	0	3	NA	1	16	3	0.0	\$1,508,616	\$1,462,531	96.9%	54

## 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	0	NA	0	2	0	0.0	\$837,450	\$850,000	101.5%	6
\$900,001 to \$1,000,000	0	0	NA	0	3	1	0.0	\$974,667	\$981,667	100.7%	39
\$1,000,000+	2	0	NA	0	4	1	3.0	\$1,337,500	\$1,200,875	89.8%	33
Market Totals	2	1	50.0%	1	10	2	1.2	\$1,059,890	\$1,019,850	96.2%	27

## 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	0	1	NA	0	0	0	NA	\$0	\$0	NA	0
\$700,001 to \$800,000	0	2	NA	0	7	1	0.0	\$739,713	\$762,000	103.0%	23
\$800,001 to \$900,000	0	0	NA	2	4	1	0.0	\$770,975	\$836,694	108.5%	8
\$900,001 to \$1,000,000	0	1	NA	2	7	1	0.0	\$1,028,786	\$960,714	93.4%	29
\$1,000,000+	1	0	NA	0	4	1	1.5	\$1,249,500	\$1,118,750	89.5%	44
Market Totals	1	4	400.0%	4	22	4	0.3	\$930,063	\$903,672	97.2%	26