

Imperial Point Association

Incorporating Coral Highlands, Westfield and Colonial Ridge

Fall Harvest Picnic

AT
DOTTIE MANCINI PARK
Imperial Point's 26th Annual

SATURDAY, OCTOBER 17, 2026 • 11AM - 2PM

FREE FOR ALL IMPERIAL POINT ASSOCIATION MEMBERS*

*Non Member Admission \$10 per person, \$25 Family. \$50 includes this event and 2026 IPA Membership

**DJ SHANE
MUSIC**

GAMES

RAFFLES!

PRIZES

**GIANT
SLIDE**

**PETTING
ZOO**

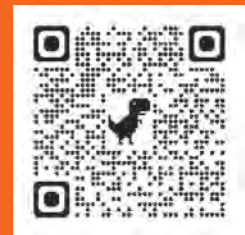


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**OR PAY YOUR 2027
IPA MEMBERSHIP FEE
(COVERS 2026 AND 2027 EVENT!)**



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Sponsorship Opportunities High visibility to meet your Imperial Point Neighbors!

Contact John Watt : jwatt288@gmail.com or 954-931-4795



Official Publication Of The Imperial Point Association Inc. | Sep/Oct/Nov2026
Visit imperialpoint.org for more information



Find us on
Facebook



We are now on instagram. Check us
out at [ImperialPointNeighborhood](https://www.instagram.com/ImperialPointNeighborhood)



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Imperial Point Association Mailing address:
6278 N.Federal Highway, PMB 321, Ft Lauderdale, FL 33308-1916

OFFICERS:

President	John Watt	johnwatt@imperialpoint.org
Vice President	Laura Evans	lauraevans@imperialpoint.org
President Emeritus	Betty Shelley	bettyshelley@imperialpoint.org
Treasurer	Lorraine Verano	imperialpointtreasurer@imperialpoint.org
Corresponding Secretary	Donna West	donnawest@imperialpoint.org

DIRECTORS

Newsletter Editor	Carolyn Mariani	carolynmariani@imperialpoint.org
Advertising	Amy Houle-Cumming	amy.houle-cumming@imperialpoint.org
Executive Airport	Dave Ash	daveash@imperialpoint.org
Webmaster & Social Media	Jim Redington	jimredington@imperialpoint.org
Public Relations	John Watt	johnwatt@imperialpoint.org
Neighborhood Improvements	Ralph Zeltman	ralphzeltman@imperialpoint.org
Director/Neighborhood Issues	OPEN	
Director/Home of the month	James Weber	jamesweber@imperialpoint.org
Legislative Affairs	Laura Evans	lauraevans@imperialpoint.org
Green Your Routine Representative	Terry Deloney	terrydeloney@imperialpoint.org
Website/Social Media	Jim Redington	jimredington@imperialpoint.org
Neighborhood Membership	Jassamine Redington	jassamine.mredington@imperialpoint.org

The deadline for advertising in our next issue is November 15, 2026. Contact Amy at amy.houle-cumming@imperialpoint.org

Payment is due in full at time of placement of ad (prior to printing). We are a volunteer organization. We pride ourselves in assembling and promoting the finest community newspaper possible. Should an error occur or an omission take place, our policy for making correction/restitution will be the following: when a "camera ready" advertisement is to be printed in exchange for remuneration to the Association, we will, at the Advertiser's request, (A) rerun the advertisement in the following issue free of charge, or (B) refund the Advertiser the cost of the advertisement. Other contents published in the newsletter that may contain errors or omissions will be corrected in the following issue.

ADVERTISING RATES:

SIZE.....	PRICE
1/8 page (3.5 x 2)	\$140
1/4 page (3.5 x 4.75)	\$180
1/3 page (7.5 x 3)	\$210
1/2 page (7.5 x 4)	\$300
Full page (7.5 x 10).....	\$560
Self printed insert.....	\$450
IPA printed insert.....	\$560

10% discount for 4 or more ads!

All ads include web and Facebook placements with links to your website.

Note: Ads must be pre-paid to be published

ACTIVE MEMBERS AS OF 8/17/26

Platinum Members

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John & Susan Bridgman
Allen Bright & Travis Brown
William Carlton
Nancy Carter
Amy & Don Cumming
Tom & Judy Dempsey
Derrick Domingos & Michael Cereste
Michelle Edgington
Steve & Vickie Estler
Carey & Ellen Fischer
Jeff & Linda Gerum
Dick Haslam
Sherry Johnson
David Kilnick & Robert Vitelli
James Kotz & Bonnie Bolinger
Kathy LaSalle
Jeff & Carrie Lawley
Leslie Maister
Matt & Ida Mancini
Mark & Carolyn Mariani
Carlos Moran
Ron & Pat Murray
Gayle & Howard Nelson
Clayton & Catherine Parker
Michael Penrod & John Slater
Gary Prianti & James Weber
Jasmine & Jim Redington
Ryan Reiter
William & Cheryl Rimel
Jeffrey Rosenthal & Richard Paresky
Helene Sacco
Charles & Mary Jane Schweiger
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Nicolas Sonnenberg & Jennifer Valencia
William Spencer & Preston McCabe
Bill & Cathy Thixton
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Donna West
Greg Wick
Ralph & Joline Zeltman

Gold Members

Carolyn Brown & Edward Marciniak
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Ruben & Evelyn Cruzpino
Peter Dreher & Magda Rinder
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Jim Frank & Fernando Menendez
Tony Grant & Linda Kurdziolek
Grace & Walter Grecz
Stanley Grivjack
John & Virginia Hackett
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Eloy & Susan Jaen, Jr.
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Sondra Weiss-Goldman & Evan & Max Goldman

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Katherine & William Allen
Sandra Banaszak
Erin Bollich & Marino Salamas
Andrew & Diana Bray
Robert Bromm & Ruben Zayas
Marshall Brumer
Patricia Camp & Carol Cleaver
Ron & Darlene Carlson
Jorge Castillo
Alena Chudakova
Mike & Cheryl Conforti
Hillary & Steven Daigle
Edward & Cynthia Darragh

Membership raffle winners are
John & Susan Bridgman
They won a \$50 Visa
Gift Card. Congrats!

**JOIN TODAY FOR YOUR
CHANCE TO WIN!**

Gold & Platinum members
are eligible to win!

Joseph & Susan El Sheikh
Gregory Everett
Alan Falcone
Maggie French
Whitney Garrett
Robin & Tammy Gipps
Karl Gross & George Norris
Ryan Gudaitis
Paul Guzzardo & Murray Lichtenstein
Donna & Harry Hamilton
Lindsey Holloway
Sean Horan
Monica Kanelidis
Kevin & Elka Keimel
Drew & Erin Kelley
Kevin Kelly
Joelle & Ken Kennedy
Penny Lesavoy & Arturo Covarrubias
Norman Levy
Marianne Martin
Lynda Micheletti
Zachary Payne
Joseph & MK Piechura, Sr
Victoria Purvis
John Quattrocchi & Michael Mehmet
John & Patricia Raite
Melissa Roos
Zachary Rose & Jennifer Price
Dave & Vicki Rosenthal

Anthony Russo & Gary Amezcua
Kevin & Amanda Seeley
Betty Shelley
Mary Soldani
Jeff & Lauren Stover
Salvatore Summo
Pete Vazquez & Lynn Norris
Thomas Vokes & Robert Hamilton
Chris Whiddon
James E. Whiddon
Gail Williams
Daniel & Laura Young

Non-Resident Bronze Members

Linda Angel
Michael DeMaye
Nikola Djurdjevic
Marija Drakulivic
Jennifer Gaden
Luisana Kinaj
Ashley Marzan
Isai Mendoza
Beatriz Palacios
Tamara Petrovic
Neil Sanders
Miranda Stanojlovic
Tanner Tibbits



- Max amount \$25,000 (5% of loan amount)
- Minimum \$10,000
- Can be used for down payment and closing costs.
- Can not be used for other expenses up to pay off debt.
- Is a second loan, not a refinance, so no interest.
- Balloon payment due in the event of sale or transfer of deed.
- Minimum credit score 640, DTI 50% (HUDA, FHA, VA)
- First time homebuyer (cannot have owned a primary residence in last three years)
- Income limits and loan limits are county specific.
- Current W2 required.
- Must be a full-time employee and currently employed in the eligible occupation, in healthcare services, school staff, emergency services, first responders, public safety workers, law enforcement, childcare workers and service industries.
- EXCELLENT RATES: No origination or processing fee on program or fee waiver!

Down Payment Assistance for qualified Florida homebuyers available!

Funds are projected to go quickly!

Do you qualify on occupations?

Contact Me Today for Details!

\$40 Million Remaining

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Get Access To My Exclusive Imperial Point Facebook Group



\$615,000

**1640 NE 60th Street
Fort Lauderdale, Florida**

Imperial Point's 26th Annual
Fall Harvest Picnic
HONORING BETTY SHELLEY
AT DOTTIE MANCINI PARK
SATURDAY, OCTOBER 17, 2026 • 11AM - 2PM
CEREMONIES TO HONOR BETTY FROM CITY, COUNTY & MORE!

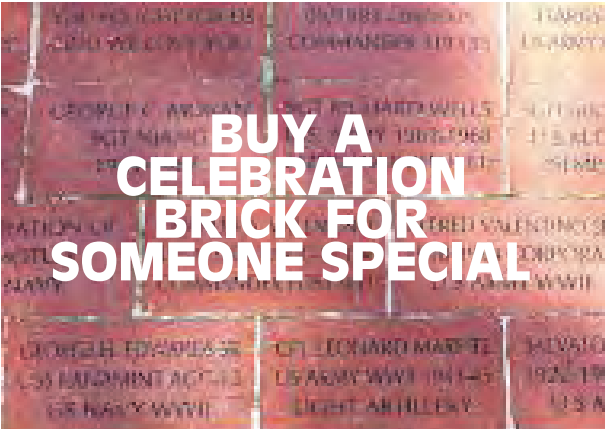
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SPONSORS: UNITED, WMA, and others.

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FROM OUR COMMUNITY



BUY A CELEBRATION BRICK FOR SOMEONE SPECIAL

A Celebration Brick is a meaningful way to honor a loved one or mark a special occasion. Your personalized brick will be permanently installed at the Imperial Point entrance on Federal Highway.

- **\$50 – One line of inscription**
- **\$65 – Two lines of inscription**
- **\$85 – Three lines of inscription**

Order your brick today at imperialpoint.org

and create a lasting tribute.

Submitted by: Terry Deloney,

Celebration Brick Coordinator



Remembering "Dottie" Dorothy Mancini

The Imperial Point Civic Association would like to remember the life and legacy of Dorothy "Dottie" Mancini, who passed away on June 17, 2026 at the age of 84. Dottie was a dear friend to the Imperial Point and South Florida communities. She was the first woman and first RN to serve as the CEO of the Broward Health Imperial Point Hospital. Dottie was a champion for the Imperial Point neighborhood to have a safe place for recreation and supported our efforts for the creation of the park that now bears her name. The Broward Health Park at Imperial Point Honoring Dottie Mancini, also known as Dottie Mancini Park. A Bulnesia tree with yellow flowers was planted in her honor on July 9, 2026 with a dedication ceremony to be scheduled. We will hold Dottie in our hearts forever.

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Greg Beach, President

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CALENDARS

Farmer's Market
Every Thursday
10 AM - 3 PM

SEPTEMBER 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	Garbage, Recycle, Yard Waste	1	2	3 Farmer's Market Garbage	4	5
6	7 LABOR DAY Garbage, Recycle, Yard Waste	8 Council of Civic Assoc. 6:30pm	9 Ft. Lauderdale Police Headquarters Ribbon Cutting at 10:00am Imperial Point Board Meeting BHIP 6:30 PM	10 Farmer's Market Garbage	11 National Patriot Day Rosh Hashanah	12
13 Grandparents Day Rosh Hashanah ends	14 Garbage, Recycle, Yard Waste	15	16	17 Farmer's Market Garbage	18	19
20	21 Garbage, Recycle, Yard Waste	22 Autumn Equinox	23 Council Candidates forum at 6:00pm	24 Farmer's Market IP Meet & Greet at the Bradley 6-8pm Garbage BULK TRASH	25	26
27	28 Garbage, Recycle, Yard Waste	29	30			

OCTOBER 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
				1 Farmer's Market Garbage	2	3
4	5 Garbage, Recycle, Yard Waste	6	7	8 Farmer's Market Garbage	9	10
11	12 Garbage, Recycle, Yard Waste	13 Council of Civic Assoc. 6:30pm	14 Imperial Point Board Meeting BHIP 6:30 PM	15 Farmer's Market Garbage	16	17 Fall Harvest Festival 11:00AM
18	19 Garbage, Recycle, Yard Waste	20	21	22 Farmer's Market Garbage BULK TRASH	23	24
25	26 Garbage, Recycle, Yard Waste	27	28	29 Farmer's Market Garbage		31

NOVEMBER 2025

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1	2	3 VOTE!	4	5	6	7 Neighborhood Yard Sale
8	9 Garbage, Recycle, Yard Waste	10	11 Veteran's Day	12 Farmer's Market Garbage	13 Info due for next newsletter	14
15	16 Garbage, Recycle, Yard Waste	17 Council of Civic Assoc. 6:30pm	18 Imperial Point Board Meeting BHIP 6:30 PM	19 Farmer's Market Garbage	20	21
22	23 Garbage, Recycle, Yard Waste	24	25	26 Thanksgiving Garbage BULK TRASH	27	28
29 30	30 Garbage, Recycle, Yard Waste 31					29

PRESIDENT'S MESSAGE



Dear Neighbors,

Welcome to our Fall Newsletter! I am excited to introduce you to your new President, John Watt. John is certainly not a newcomer to Imperial Point. He has been by my side as my assistant for some time, and many of you also know him as the MC at our neighborhood events.

John has always been a tremendous help, especially when preparing for our biggest events, and he has contributed in so many other ways to our community. Our Fall Harvest is coming up on October 17th at the park, and I hope to see you all there!

Please give John your support as he takes on this new role and helps make Imperial Point the best neighborhood in the city, just as you have supported me throughout the years.

Thank you, Betty, for that warm introduction!

And just so everyone knows, Betty is not leaving us. She is simply transferring some of her responsibilities to the rest of us. We are very fortunate that she will continue to be part of our community and share her experience and dedication with us.

I am truly honored to serve as your Association President.

I am a longtime local resident. My family moved to the Fort Lauderdale area when I was three years old, and I have been fortunate enough to call Imperial Point home since September 2000.

Imperial Point is an amazing community filled with beautiful homes and, most importantly, wonderful residents. We are fortunate to live in a location close to so many of the features that make Fort Lauderdale a place many people are proud to call paradise.

Our mission is to honor Betty's legacy of community service while continuing to serve the residents of Imperial Point who make our neighborhood such a special place. We have an amazing group of officers, directors, volunteers, and members who work hard to make our civic association successful.

As one of the largest communities in Fort Lauderdale, we are also fortunate to be recognized and supported by our local, county, and state officials.

We hope you will become more active in your neighborhood. Attend our events, join the Imperial Point Association, and volunteer when you can. You may be surprised by the wonderful neighbors you will meet and the fun you will have while helping make our hometown an even better place to live.

Having a great community is a team effort. Let's all join together as Team Imperial Point!

Warmest regards,
John Watt
President
Imperial Point Association



NEWSLETTER DELIVERY VOLUNTEERS

A big *Thank You* to all of our current newsletter delivery volunteers!

In the fall of 2024, we started using volunteers to bag and deliver our newsletter to the over 1450 single-family homes in our association area in order to save on delivery costs. These people have braved the summer heat and other issues to put a newsletter on all the front door knobs 4 times a year. And thank you also for those who have volunteered and then decided that this wasn't for them.

- | | |
|---------------------|-------------------|
| • Bill Allen | • John Watt |
| • Carolyn Mariani | • Kim Cannon |
| • Charlene Girardey | • Laura Evans |
| • Dave Ash | • Lorraine Verano |
| • Donna West | • Magda Rinder |
| • Elka Kimmel | • Mike Dawson |
| • Hugh Boyd | • Nancy Carter |
| • Jim Redington | • Terry Deloney |

Thank You 
YOUR TIME AND EFFORT
ARE GREATLY APPRECIATED!



IMPERIAL POINT'S HOME OF THE MONTH

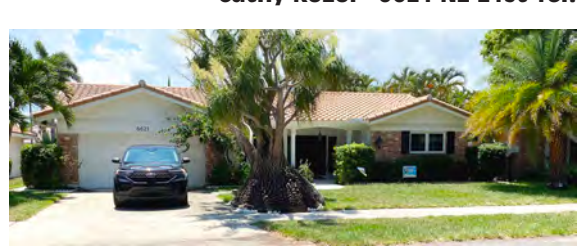
JUNE

It is so great to be back in the neighborhood. We were gone for eight months while the inside of the house went through a complete renovation. Two years prior to that, we did renovations on the outside including a new roof, to restore the house back to its original mid-century modern look.

My parents would be so proud as they built and were the original owners of the house. It is so nice that the next generation of the family is able to carry on their legacy of home ownership in Imperial Point.

We look forward to seeing and chatting with all our wonderful neighbors as we get back into our daily walks in the neighborhood. The pups are also happy to again spend time with all their four legged friends and sniff out all their favorite spots.

Cathy Kozol - 6621 NE 21st Ter.



If you would like to nominate someone, contact Jim Weber at jamesweber@imperialpoint.org or 302-545-2259

Full versions of our Home of the Month winners are posted on our website and social media each month.

JULY

Imperial Point's July Home of the Month 2026. If you're looking for a quiet, friendly, and diverse neighborhood, Imperial Point is a great spot. I moved here three years ago after retiring, and I've really enjoyed it ever since. The neighbors are welcoming, and it just has a nice, relaxed feel. After making a few updates to fit my style, it really feels like home—and I'm planning to stay for a while. TD

Terrence Davis
2139 NE 65th street



AUGUST

We're Terry and Mark, and we're honored to be Imperial Point's Home of the Month! After dreaming of South Florida for more than a decade, we moved from the Midwest last December. Terry is an anesthesiologist at a nearby hospital, while Mark works from home in corporate finance. During a visit last October, we found our home just minutes from Terry's future hospital. Since moving, we've loved making it our own, exploring Fort Lauderdale, entertaining friends and family, and enjoying our backyard oasis. We feel fortunate to have found not just our dream home, but a community to call home.

Terry Coffey & Mark Belanger - 2109 NE 64th St



Imperial Point

— Civic Association —

NOVEMBER 7

FROM 7:00AM



CALLING ALL IMPERIAL POINT RESIDENTS - JOIN US FOR OUR
NEIGHBORHOOD COMMUNITY YARD SALE!
TURN ITEMS YOU NO LONGER USE INTO CASH FOR THE HOLIDAYS!



If you plan on participating, contact amy.houle-cumming@imperialpoint.org to add you to the list of homes hosting yard sales. A location map will be provided to the community and available online to potential buyers! We promote the event so you don't have to.

Tips to hosting a successful yard sale:

- Price almost everything: Buyers are more likely to pick things up when they don't have to ask.
- Keep prices simple: Use \$1, \$2, \$5, \$10 increments when possible.
- Create a bargain area: A \$1 table or "everything 50¢" box attracts people and clears out small items.
- Group similar things: Kitchenware together, toys together, books together, clothing together.
- Put valuable items where you can watch them.
- Have change ready: Keep plenty of small bills and coins, plus a secure cash box or pouch.
- Offer bundles: "5 books for \$3" or "Fill this bag for \$5" can move a lot of inventory.
- Make it look inviting: Clean items and hang clothes rather than leaving them in piles.
- Have bags and newspaper available for purchases
- Plan for the weather: Shade, water, sunscreen, and a tarp can make a huge difference.
- Coordinate with neighbors, family & friends: A multi-house or group sale is attractive and fun!
- Towards the end: Mark things down rather than hauling everything back. Consider donating the leftovers.



Start preparing now

NEWS AND EVENTS FOR THE IMPERIAL POINT BRANCH LIBRARY



5985 N Federal Highway, Fort Laud, FL 33308

Mon., Thu., Fri. & Sat., 10:00am-6:00pm. Tue. & Wed., 12:00-8:00pm. Sun.: Closed.
954-357-6530 | www.broward.org/library

Holiday Library Closures: Labor Day, Monday, September 7. Veterans' Day, Wednesday, November 11. The Branch closes early at 6:00pm on the day before the holiday on Wednesday, November 25. Thanksgiving and the day after, Thursday, November 26 and Friday, November 27, (closed both days).

Broward County General Election: Tuesday, November 3, 2026, from 7:00am to 7:00pm. Imperial Point Branch Library is the voting location for Precinct R004. Please check your voter registration card for your precinct number. Visit the <https://browardvotes.gov> website for more information or call the Broward County's Supervisor of Elections Office at 954-357-VOTE (8683).

Broward County Early Voting: Imperial Point Branch is not an early voting location. Early voting period: October 19 – November 1, 2026, Locations: TBA. *Note: Drop Box locations and schedules for the General Election on November 3, 2026, will be announced as the election date approaches.

A message from the Community Library Manager Salena Collier:
Thanks so much for your support and donations.

We are seeking new board members and volunteers for the Friends of the Imperial Point Library, a non-profit organization that supports the Imperial Point Branch Library. The Imperial Point Branch Library opened in 1988. About one year later nearby residents formed the Friends of the Imperial Point Branch Library. One of their early endeavors was to support the creation of a literacy lab. The literacy lab is still in existence with literacy materials to serve Each One Teach One tutors and their students. They also maintain the Friends' Book Corner where donated books, DVD movies/TV shows, audiobook CDs, and music CDs are sold for a suggested donation at an ongoing book fair.

One adult literacy tutor is needed at the Imperial Point Branch and there are additional tutors needed at other Broward County Library locations. The Each One Teach One program helps connect volunteer literacy tutors with adult students. Volunteer tutors teach adults to read and write using the phonics-based program, Laubach Way to Reading. Books are provided to volunteer tutors and students at no cost. Volunteer tutors are required to participate in online tutor training and commit to teaching an adult student for one year. To apply to become a volunteer tutor, or if you know an adult who is struggling with reading and writing, please contact us at 954-357-6230 or learningservices@broward.org.

We are also seeking Family Storytime volunteers on Monday mornings (10:00am-12:00pm), Chess Club volunteers on Tuesday nights (4:00-7:30pm) and tech savvy volunteers to assist during the monthly beginner technology classes on Wednesday afternoons (12:30-2:30pm). If you want to learn about volunteer opportunities, then please visit the branch or contact the branch at 954-357-6530.

Youth & Family Events:

- Family Storytime (Ages 0-5 & Caregivers), Weekly on Mondays, from 10:30-11:30am.
- Chess Club (Ages 5 to adult), Weekly on Tuesdays, 4:30-7:30pm.
- Arts and Crafts for Everyone, Weekly on Thursdays, from 4:00-5:00pm.
- Grab-n-Go: Take and Make, Weekly on Fridays, 10:00am-6:00pm; and Wednesday, November 25. This grab-n-go kit includes instructions and supplies to create your craft in the comfort of your home.

Events for Adults:

- Ask Us Anything: Computers, Smartphones and Tablets. Wed., Sep. 30; and Oct. 14. from 1:00-2:30pm. Please bring one device, a notebook and a pen. Write down two of your most important technology questions in your notebook before class. We help with Android devices, Apple (iPhone or iPad), Microsoft Windows laptops, and Kindle eBook readers.
- Coffee and Conversation: Local Community Resources, Tue., Sep. 1 & 15; Oct. 6 & 20; Nov. 17, from 3:00-4:00pm. Come join an informal discussion on government and non-profit services

available to the public. Co-sponsored by the Friends of the Imperial Point Library, City of Fort Lauderdale & Rotary Club of Fort Lauderdale. Special Guests: Sep. 1, South Florida Wellness Network (SFWN) and Oct. 6, Broward Sheriff's Office (BSO) Presents Senior Safety Seminar.

- Issues of Aging Discussion Group, Weekly on Fridays, from 10:30am-12:00pm. This small discussion group focuses on the challenges of aging in a supportive environment, led by licensed social worker Tana Hacken.
- Imperial Point Book Club:
 - Ask staff to reserve a copy of the book or reserve it online.
 - Tue., Sep. 15, from 1:00-2:00pm: Midnight Train by Matt Haig.
 - Tue., Oct. 20, from 1:00-2:00pm: To be announced.
 - Tue., Nov. 17, from 1:00-2:00pm: To be announced.
- English Café Intermediate, Weekly on Wednesdays, from 6:30-7:30pm. Practice and improve your English conversation skills. No Classes: Wed., Nov. 11 & Nov. 25 (Holidays).
- Broward County Property Appraiser Outreach, Thu., Sep. 17; Oct. 15; Nov. 19, from 10:30am-12:30pm. Apply for the Homestead Exemption and learn about additional exemptions with the Broward County Property Appraiser.

Get the full library schedule on our website www.imperialpoint.org

IMPORTANT PHONE NUMBERS

If you are not sure of the correct city department, call the main number at 954.828.5000

Animal Care and Adoption	954.359.1313
Beekeeper	954.344.1493
Building Services	954.828.6520
Cable Tv (Comcast)	954.252.1937
City Commissioners	954.828.5004
City Hall (General Info)	954.828.5000
Code Violations (see Hotline)	954.828.5207
Community Resource Officers	954-828-6038
Dead Animal (Road Kill)	954.828.8000
Aircraft Noise Reporting Line - www.fortlauderdale.gov/departments	954.828.6666
Federal Aviation Administration - (FAA) Safety Complaints	866.835.5322
Fire Department (non-emergency)	954.828.6800
Florida Department of Health - Broward County	954.467.4700
Hazardous Waste	954.765.4999
Homeless Hotline Or Online www.TaskForceOutreach.org	954-563-4357
IRS	800.908.4490
Library (Imperial Point Branch)	954.357.6530
Mayor's Office	954.828.5003
Mosquito Control (Broward)	954.765.4062
Parks and Rec (Playground)	954.828.7275
Police and Fire Emergency	911
Police (Non-Emergency)	954.764.HELP



NEW NON-EMERGENCY PHONE NUMBER

CALL: (954) 764-HELP

Please use this number only if you require non-emergency police or fire services.

CODE ENFORCEMENT

cenhancement@fortlauderdale.gov
for responses within 24 hours.

A message from the Fort Lauderdale Police Department - For noise complaints related to home rentals or other non-emergency issues, please call 954-764-4357 The police will quickly file a report and then forward it to Code Enforcement.

Power Outages	800.4OUTAGE
Recycling	954.828.8000
Signs (Median)	954.847.2600
Streets (Potholes, etc.)	954.828.8000
Streetlights	800-468-8243
Traffic Engineering	954.828.5761
Traffic Signals (Malfunctions)	954.847.2600
Trash (Bulk, Carts, etc.)	954.828.8000
Trees (Severely Trimmed)	954.828.5200
Trees (Swales/Medians)	954.828.7275
Utilities	954.828.8000
Utilities Billing	954.828.5150
Vacation Rental Hot line	800.685.7453
Zoning Information	954.828.5203

PEDESTRIAN SAFETY - IT'S EVERYONE'S RESPONSIBILITY

Did you know that Imperial Point was one of the first neighborhoods to have sidewalks in the City of Fort Lauderdale? It's true, but you wouldn't know it from the increasing number of neighbors who are choosing to walk in the street. While this may seem harmless, it increases the risk of an accident that could have been entirely avoidable. Although traffic may seem light, the streets are already narrow to allow cars to move in both directions. Impeding that flow by walking in the street, while the sidewalk remains empty, can prevent cars from stopping in time to allow other cars to pass you. At night, drivers may not see you in time to stop. In short, walking in the street is an unnecessary safety hazard.

Reducing the number of accidents involving pedestrians is the focus of the City of Fort Lauderdale's Vision Zero program. The program includes actions everyone can take to stay safe, including:

- Walk on sidewalks instead of in the street
- Report cracked or broken sidewalks via FixIT FTL or the customer service line 954-828-8000
- Avoid distractions such as texting or using headphones while crossing or walking near traffic.

Remember: The safest route is the one that keeps you separated from traffic. Use the sidewalk, stay alert, and help make every trip a safe one.



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ONE 74-YEAR-OLD'S FIGHT TO STAY FIERCELY INDEPENDENT (AND THE HIGH TECH THAT SAVED HER FOOT)

One 74-Year-Old's Fight to Stay Fiercely Independent (And the High Tech That Saved Her Foot)

When a severe bone infection progressed to gangrene last August, 74-year-old Montez Lynette faced every active, young-at-heart senior's worst nightmare: losing her mobility and her hard-earned independence.

By January, the Pompano Beach resident's left toes had to be amputated to save her life. Saving the rest of her foot, and her ability to live on her own terms, came down to an intense 6-week regimen inside a hyperbaric oxygen therapy chamber at Broward Health Imperial Point's Wound Care Center.

Hyperbaric oxygen therapy (HBOT) involves breathing 100% oxygen inside a closed pressurized chamber, allowing significantly more oxygen to reach damaged tissue. The increased oxygen promotes the growth of new blood vessels, accelerates wound healing, reduces inflammation and helps the body's immune system fight stubborn infections. HBOT is commonly used to treat non-healing wounds, including chronic bone infections, diabetic foot ulcers, radiation injuries and other complex conditions where traditional treatments alone may not be enough. Treatment typically ranges from 30 to 40 sessions depending on patient need, each lasting about two hours.

"Healing complex wounds takes more than one treatment, it takes a coordinated team and a personalized approach," said Ricardo A. Eusebio, senior certified hyperbaric technologist and safety officer. "Hyperbaric oxygen therapy is one of several advanced tools we use to support the body's natural healing process, especially for patients whose wounds have not responded to conventional care."

At Broward Health Imperial Point, the multidisciplinary wound care team combines advanced therapies like HBOT with specialized diabetic education, orthopedic evaluation, nutritional support and ongoing monitoring to give patients the best opportunity for healing. More than 6.5 million Americans live with chronic, nonhealing wounds. Early intervention is critical, as untreated wounds can quickly worsen and lead to serious complications, including infection or amputation.

Although she was initially hesitant about the treatment, Montez soon began seeing steady improvement. Today, she is back to her sunrise walks on the beach, spending time with family and friends and planning a trip to New York City to celebrate her 75th birthday. She now credits the wound care team with helping save not only her foot, but also her independence.



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BRENDA FORMAN - SERVICES UPDATE



Brenda D. Forman
Broward County Clerk of Courts

Greetings!

I hope this finds you and your families doing well as we approach the halfway point of Summer.

Sadly, a jury duty scam is once again targeting South Florida residents. Scammers pose as law enforcement officers or Circuit Court judges, claiming victims missed federal or state jury service. They threaten fines, arrest, or jail unless immediate payment is made. Some may request personal or financial information, ask victims to join a fake Zoom hearing, or demand money for "bail."

These callers are not affiliated with any federal or state court or law enforcement agency. Courts do not demand payment, threaten arrest over the phone, or request Social Security numbers, credit card information, or other sensitive personal data.

Prospective jurors are initially contacted by official court mail through the U.S. Postal Service. Any follow-up instructions will direct recipients to an official court website or juror call-in number.

If you receive a suspicious call or email, do not provide personal information or payment. If possible, record the caller's phone number and any details they provide.

Report suspected jury duty scams to:

- State jury duty: Broward Sheriff's Office at 954-831-8901
- Federal jury duty: U.S. Marshals Service at 954-356-7256

When in doubt, call my jury office at 954-831-6091 with any questions. Stay alert, stay safe and enjoy the rest of your Summer!



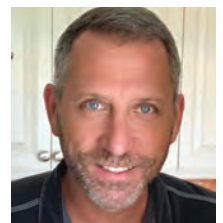
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AUTUMN SKIES AND PUMPKIN PIES

Welcome to Imperial Square for all your fall shopping, dining and shipping needs.

H2OCEAN SEAFOOD MARKET & RESTAURANT offers a variety of fresh fish and seafood. Dining in or outside you will be able to pick your seafood of your choice and have it cooked to perfection.

JAZZBERRY SCOOPS, is a unique concept in desserts including delicious ice cream, soft served, shakes, ices, chocolates and fudge. Great for children's parties.

OAKLAND OPTICAL CENTER that has been in business for over 30 years. OAKLAND OPTICAL CENTER cares about your vision and use the best equipment to diagnose your eye related conditions, whether you need a new contact lens prescription or new glasses; they can help you. You can trust that OAKLAND OPTICAL CENTER will take care of you with licensed opticians. Please visit their optical store filled with designer frames.

TEEJAY'S THAI SUSHI is a Fort Lauderdale unique "go to". PANERA BREAD, a neighborhood favorite for a delicious breakfast, lunch or dinner with your friends; you can cater for Holydays.

EDIBLE ARRANGEMENTS has the best variety of gourmet chocolate dipped fruit, and the chocolate covered strawberries are a great gift for any occasion.

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THE FITNESS CENTER, IN SYNC HAIR & BOBY WORKS and VIRGILIUS APPAREL Have been neighborhood favorites for many years at Imperial Square.

CALM MIND & BODY STORE has so many interesting items for gifting to the whole family. Check out the beautiful and one-of-a-kind selection of jewelry.

A SHADE BETTER is a very special store selling custom made lamp shades and many unique lamps. They can also can repair your fixtures and lamps.

Please come to Imperial Square and support these businesses along with LandCastle Title Group, Fred Astaire Dance Studio, Chiropractic Center, Hearing USA, Dr. G's Pharmacy & Urgent Care, Meltini Kitchen & Bath, Stretch Zone, Lamacchia Realty, State Farm Insurance, Gainza Law Group, and Tod Weston Law.

Enjoy this fall at Imperial Square!



AUTUMN SKIES AND PUMPKIN PIES AT IMPERIAL SQUARE

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- Gainza Law Group
- Panera Bread
- Stretch Zone
- Meltini Kitchen & Bath
- Lamacchia Realty
- State Farm Insurance
- Edible Arrangements
- Jazzberry Scoops
- The Fitness Clinic
- Crystal Shop
- Oakland Optical Center
- Fedex Office
- H2O Seafood and Market
- Insync Hair & Body Works
- Fred Astaire Dance Studio
- Coastal Title
- Tod A. Weston Law Office
- Clear Choice Physical Therapy
- Chiropractic Center
- Virgilius Apparel
- My Title Guys
- Dr. G'S Pharmacy & Urgent Care
- Teejay's Thai Sushi & Lounge

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LEGISLATIVE HAPPENINGS

Laura Evans - Vice President & Legislative Liaison

The Imperial Point Civic Association is all volunteer organization dedicated to enhancing the well-being and high quality of life for our residents. It is my honor to serve as your new Vice President and Legislative Liaison to help meet that mission. There are a lot of initiatives and activity happening at the state, county, and city level that impact our neighborhood. Below are items the Association is actively participating in, and we need your help! Feel free to join us or come to any of the events we host.

Widening 62nd Street

The Imperial Point Civic Association Board voted to oppose efforts to expand 62nd street to add a bike lane. The Board took issue, not with the idea of a bike lane itself, but the process by which the County has proposed the initiative. The expansion would decimate the current tree canopy on 62nd Street with no plan to add to the canopy in other areas of our neighborhood. The proposal did not undertake any use or traffic studies prior to being proposed nor did the County seek meaningful input from residents ahead of time. A meeting held by the county after the proposal was put forth was met with overwhelming objection from neighbors. The County has let us know that the bike lane expansion proposal has been put on hold. We hope to continue working with the County on a solution that will continue to make 62nd Street enjoyable and safe for all residents. View the resolution at imperialpoint.org

City of Fort Lauderdale Police Department Headquarters Opening Ceremony

The City of Fort Lauderdale Police Department will host their ribbon-cutting ceremony on Wednesday, September 9 beginning at 10am with tours starting at 11am. The ceremony will be held at the new headquarters located at 1300 W. Broward Blvd and includes a new wing for hosting community events. Hope you can join us at this event!

Chief's Community Connect - Quarterly Zoom Meetings with Police Chief

Fort Lauderdale Police Department Chief William Schultz is hosting quarterly Zoom meetings to hear directly from him on important updates for the Department, and to listen to concerns and ideas to create a safer Fort Lauderdale. In the July meeting, the Chief shared that FLPD case closure rates are below national averages but that they are working on a plan to increase case closures. The next meeting will be in October. Visit FLPD.gov for registration information.

Join the Neighbor Leadership Academy

Applications are open for all residents to join a 6-week Neighbor Leadership Academy hosted by the City of Fort Lauderdale. The program aims to fortify our communities by education neighbors on various city functions and departments as well as build leadership skills to become effective neighborhood leaders. Apply at fortlauderdale.gov/nla.

Applications are open for all residents to join a 6-week Neighbor Leadership Academy hosted by the City of Fort Lauderdale. The program aims to fortify our communities by education neighbors on various city functions and departments as well as build leadership skills to become effective neighborhood leaders. Apply at fortlauderdale.gov/nla

Annual Business Survey

The City of Fort Lauderdale is conducting its annual Business Survey and is seeking feedback from any business owner based in the city - big or small! Your input will guide improvements and identify opportunities for the City to better support both you and your business. Contact the City of Fort Lauderdale, Office of Management and Budget, at strategyandinnovation@fortlauderdale.gov or visit surveys.zencity.io/fort-lauderdale/jpGf9M/

2026 Elections and Ballot Issues

City Commissioner, State Representative and Congressional races plus amendments to the State Constitution and City Charter are on the ballot for Imperial Point residents this year. We are hosting a Candidates Forum (see article in the newsletter) and encourage all residents to participate. Association Members will receive priority in asking questions of the candidates and questions can be submitted ahead of the Forum by emailing LauraEvans@ImperialPoint.org.

As you can see there are no shortage of items before our neighborhood and we encourage you to get involved! Contact our Membership Board Member Jassamine Reddington at Jassamine.Reddington@imperialpoint.org for ways to get engaged.

IMPERIAL POINT MARKET UPDATE

By Matt Salvatoriello – President – Salvatoriello Real Estate Group

Imperial Point continues to be one of Fort Lauderdale's most desirable neighborhoods, thanks to its central location, family-friendly atmosphere, and close proximity to beaches, shopping, restaurants, and top medical facilities. While the real estate market has shifted from the fast-paced conditions of the past few years, well-priced homes in Imperial Point continue to attract strong interest.

Today's market is more balanced, giving buyers additional opportunities while encouraging sellers to price their homes strategically. Buyers are taking more time to evaluate properties, and homes that are updated, move-in ready, and priced appropriately are still selling successfully. Inventory has increased compared to recent years, providing more choices for buyers and creating a healthier marketplace overall.

For homeowners considering selling, presentation matters more than ever. Professional photography, thoughtful staging, and accurate pricing remain the keys to achieving the best possible outcome. Buyers continue to recognize the long-term value of Imperial Point, making it a sought-after destination for families, retirees, and professionals alike.

Whether you're thinking about buying, selling, or simply curious about your home's current value, understanding neighborhood-specific trends is essential. Real estate is always local, and Imperial Point continues to stand out as a community where lifestyle and location drive lasting demand.

At Salvatoriello Real Estate, we're proud to be your neighborhood resource. If you'd like a complimentary market analysis or have questions about the current market, we're always happy to help. Thank you for allowing us to be part of the Imperial Point community.



Matt Salvatoriello
PRESIDENT | REALTOR® | PROPERTY CONCIERGE

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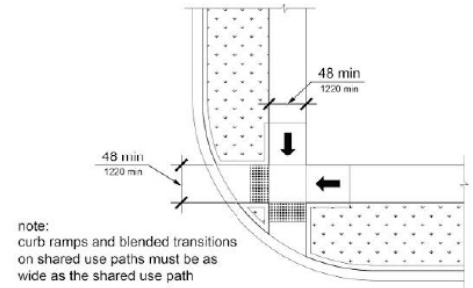
AMERICANS WITH DISABILITIES ACT (ADA) REQUIRES SIDEWALKS TO BE COMPLETED ALONG NE 21ST ROAD

By Ralph Zeltman

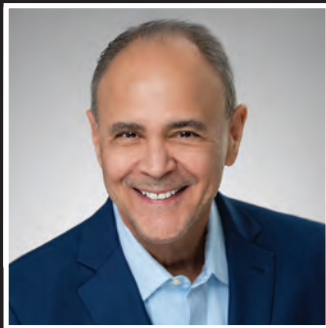
Several years ago, the City of Fort Lauderdale started to construct/install the Americans with Disabilities Act (ADA) Sidewalks along NE 21st Road between NE 62nd Street (Cypress Creek Road) and south of McNab Road in the Imperial Point residential community to improve safety for the disabled and other pedestrians. The sidewalk ramps must have slopes less than 1:12 and be at least 48 inches wide to be ADA compliant. Unfortunately, only a few ADA Ramps were constructed by the city leaving the bulk of the remaining intersections uncompleted. I previously mentioned

this concern about completing the remaining ADA Sidewalks during the City's Infrastructure Advisory Board (IAB) Meeting about 6 years ago and again during the recent meeting on August 3, 2026, but unfortunately the city representatives did not have an answer when this project would be completed.

I encourage the city to complete this ADA Sidewalk Project along NE 21st Road in a timely manner for the safety of our disabled residents and others who frequently traverse through our neighborhood using this corridor.



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JOHN C. HERBST - VICE MAYOR



John C Herbst, City Commissioner

Dear Neighbors,

One of the most significant infrastructure projects in Fort Lauderdale's history will soon reach an important milestone with the ribbon cutting of the new Prospect Lake Clean Water Center. We look forward to celebrating this achievement with the community and will share additional details about the ribbon-cutting ceremony as soon as they become available.

The Prospect Lake Clean Water Center represents one of the largest infrastructure investments our city has ever undertaken and marks a major step forward in ensuring Fort Lauderdale has a safe, reliable, and resilient drinking water system for generations to come. The facility uses advanced nanofiltration technology to improve water quality, enhance system reliability, and help remove contaminants such as PFAS. It is also designed to strengthen our city's resilience during severe weather while supporting the needs of our growing community.

Although projects like this may not always be visible in our day to day routines, they are among the most important investments we make. Reliable drinking water is essential to the health, safety, and quality of life of every resident, and this facility demonstrates Fort Lauderdale's continued commitment to building and maintaining critical infrastructure for the future.

As we continue investing in Fort Lauderdale's future, the City Commission is also making decisions about other major capital projects that will shape our community for decades to come.

On July 2, the City Commission voted to approve an interim agreement that advances the proposed new City Hall into its next phase. This agreement allows the City's development partner to continue design, engineering, and pre construction work while collaborating with City staff to refine the proposal. Over the next 100 days, the project team will focus on finalizing the building's design before a final development agreement is presented to the Commission for consideration.

Although I opposed this action, the majority of the Commission voted to pursue the more expensive option of constructing a new City Hall rather than purchasing and renovating an existing office building. The Commission previously directed staff to evaluate both approaches, and the majority ultimately determined to move forward with a purpose built City Hall.

One important decision still remains: the Commission has not yet selected the final design. I personally believe that the Commission should choose the lowest cost and most practical of the three designs, option C. I am concerned that some of my colleagues are more interested in an iconic design, regardless of cost. Residents continue to have an opportunity to share their thoughts before that choice is made. I encourage you to review the project information and let the Commission know which design you prefer. You may also contact your elected officials directly:

Mayor Dean J. Trantalis
dtrantalis@fortlauderdale.gov

Commissioner Steven Glassman (District 2)
SGlassman@fortlauderdale.gov
Commissioner Pamela Beasley Pittman (District 3)
PBeasleyPittman@fortlauderdale.gov

Vice Mayor Ben Sorensen (District 4)
BSorensen@fortlauderdale.gov

A promotional graphic for 'CERTIFIED PERSONAL TRAINING SERVICES'. It features a man with a beard and short dark hair, wearing a black t-shirt, standing in a gym. To his right is a white box with a black border containing text and icons. The text includes 'CERTIFIED PERSONAL TRAINING SERVICES', 'FREE ASSESSMENT', 'IN HOME SERVICES', 'AT THE FITNESS CLINIC', 'BILINGUAL PERSONAL TRAINING', 'ENGLISH & ESPAÑOL', 'CALL OR TEXT: 561-667-2160', and 'OR EMAIL ME DIRECTLY: germanseoane@gmail.com'. There are also icons for a clipboard, a house, and a dumbbell.

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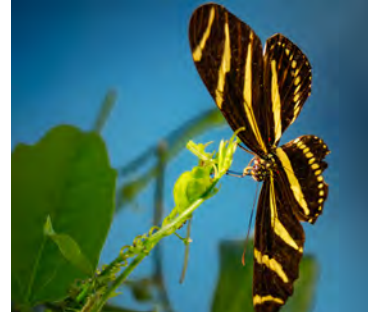
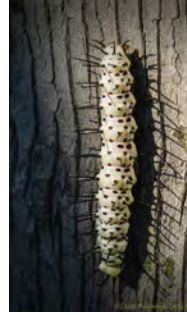


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IPCA COUNTING BUTTERFLIES



Article by Vicki Rosenthal

Butterflies are free to fly. Fly away. High away, bye-bye...Words sung by Elton John (1975). The Imperial Point Civic Association (IPCA) Butterfly Chapter counts butterflies three times a year. The purpose of counting butterflies on designated dates within the year is to get a health pulse on our pollinators.

The pollinators, like butterflies and honey bees, are responsible for our agriculture food systems. However, their habitats are being destroyed by fertilizers, non-native plants, and commercial and residential development. Counting butterflies in our yards is one way we can be a part of an important multinational project.

Our IPCA Butterfly Chapter is a member of the Broward County Butterfly Chapter (browardbutterflies.org) and the North American Butterfly Association (naba.org). And individually, we have the opportunity to become members too. However membership is not a requirement to participate in the IPCA butterfly count. *The next designated count date is Saturday, October 3rd, 2026.

Not only is counting butterflies calming, but amazing to wait and see what types and how many decide to fly by and visit. Also surprising is the discovery of caterpillars, eggs, and cocoons attached to the leaves of plants in the yard.

The simplicity of counting butterflies on a designated day is easy and there is no set timeframe required to participate. If you are interested in counting butterflies within our Imperial Point neighborhood, feel free to contact me, Vicki Rosenthal (dvrosenthal@gmail.com).



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LAMAR P. FISHER, COUNTY COMMISSIONER



LAMAR FISHER

Dear Imperial Point Neighbors,

As school is back in full swing, we urge all students, parents and drivers to be extra cautious on the roads to prevent transportation related injuries. As a member of the South Florida Regional Transportation Authority Board and the Broward County Metropolitan Planning Organization, road safety is of the upmost priority for our community. This school season, please be sure to be alert, avoid distractions, slow down in school zones, watch for crosswalks and crossing guards and always follow school bus laws.

This November, voters get an opportunity to head to the polls. In Florida, residents must register by October 19, 2026, either online through the Florida Division of Elections website, by mail, or in person at a supervisor of elections office. Early voting is available from October 24 to October 31, 2026, at designated sites across Broward County. On Election Day, November 3, 2026, voters can cast ballots at their assigned polling place from 7:00 AM to 7:00 PM EST. Voters are



encouraged to check voter registrations by visiting BrowardVotes.gov. Through this website you can update your address, find your voting location and more.

I want to personally thank our Supervisor of Elections (SOE), Joe Scott, and his entire team for their incredible work leading up to, during and after election season. As an alternate representative for the Canvassing Board, I've been able to go behind the scenes to see all the hard work the SOE team puts in every day to make sure they run fair, secure and transparent elections.

Your Property Taxes at Work

Broward County provides a multitude of services that many in our community rely on. A portion of property tax revenue is used to support countywide operations contributing to services such as:

- 911 and emergency management operations
- Public transportation services
- Parks, nature centers, and recreational facilities
- Public libraries and educational resources
- Flood mitigation and stormwater systems and more.

To learn more about how your property taxes help support community needs, visit Broward County Funding.

As always, I am truly thankful to serve you and Commission District 4. If I can ever be of assistance, please contact me at 954-357-7004 or LFisher@broward.org. Also, follow me @LamarPFisher on X (Twitter) and on Facebook.

Best regards,

Lamar P. Fisher
Broward County Commissioner . District 4



Read the rest of the article on our website imperialpoint.org



Dear Friends and Neighbors,

As my time serving our community in the Florida House of Representatives comes to an end, I want to take a moment to simply say thank you.

Serving you, my friends and neighbors has been one of the greatest honors of my life. Over the years, I have had the privilege of serving on the City Commission in Lighthouse Point, the Broward County Commission, as well as in the Florida House of Representatives. Through each of those roles, I have had the opportunity to meet countless incredible people and work alongside residents, local businesses, nonprofits, first responders, and community leaders.

From listening to residents about issues affecting their families, to working to improve our neighborhoods and strengthen our community, I have been reminded time and again of what makes this place so special to live, work, and raise a family.

Every day in public service is not easy, and not every issue has a simple answer. However, I have always believed that the most important part of public service is listening to the people you represent and doing your best to find a solution that makes a difference. I am proud of what we have been able to accomplish together, both locally and in Tallahassee.

I am especially grateful to everyone who took the time to reach out, share an idea, ask for help, or simply stop and say hello. The thousands of conversations, emails, and relationships are what has made public service so meaningful to me. I also appreciate how welcoming everyone has been to my wife Eileen. She has built a life of service alongside me, but also on her own supporting education and healthcare initiatives in our community.

To everyone in our community, thank you for putting your trust in me and giving me the opportunity to serve. It has truly been a privilege. Although this chapter of public service is coming to a close, I will always be grateful for the people and communities that made these years so memorable.

As always, it is was an honor to serve you as your State Representative.

Chip LaMarca, State Representative

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A MESSAGE FROM SARAH LEONARDI, SCHOOL BOARD MEMBER, DISTRICT 3



Sarah Leonardi

Dear Imperial Point

I'm so thrilled to start the 2026-2027 school year on such a positive note. I had the opportunity to visit several schools across Broward County, and everywhere I went, I saw joyful, excited children and caring adults ready to pour into our students. For me, there's nothing quite like the energy of the first day of school, and I'm wishing our students, employees, and families the very best year yet.

The School Board has been working hard to review our policies, and I've been particularly focused on our technology and AI policies. The conversations I've had over the past year, along with the concerns raised by parents, have brought these issues to the forefront of educational discussions. Over the summer, I made several proposals in these areas that were adopted by the Board:

- Child-friendly procurement guidelines for educational technology & student-facing AI
- Monthly reports to the Board on the deployment of AI in our schools
- District and school-based communication with parents about how AI is being used in our schools
- Creation of an AI Student Council to elevate student voice in the use of these tools
- Limits on screen time for Pre-K through first-grade students
- Real-time safety monitoring on school-issued devices to detect concerning or potentially violent student activity
- Restrictions on student-facing AI use for Pre-K through fifth-grade students

As this technology, and our understanding of it, continues to evolve, I look forward to finding solutions that both protect and prepare our children for an ever-changing future. I'd love to hear your thoughts, concerns, and hopes for your child's education and what the future may hold.

Thank you again for the opportunity to serve you. As always, please don't hesitate to reach out with any questions or concerns about our school system. You can contact me at **sarah.leonardi@browardschools.com** or **954-412-9188**.

With gratitude,
Sarah Leonardi
School Board Member, District 3

Imperial Point Civic Association and Coral Ridge
Isles Civic Association Presents

2026 CANDIDATE FORUM

Hear from candidates for Fort Lauderdale City Commission District 1 and State House District 100, on pressing topics important to you! Invited representatives to provide non-partisan information on ballot issues like property tax reform and City Charter Amendments

September 16th at 6:30pm
Broward Health Imperial Point

Make Your Voice Heard

Learn more about property tax reform (Amendment 3) and proposed charter changes

Food provided

Submit Your Candidate Questions to
LauraEvans@ImperialPoint.org

John S. Bridgman
Committee Chair
Washington DC Military I Flags of our Heroes
laudvette@gmail.com

954-646-3300

Honor Flight South Florida, Inc.
PO Box 16821, Plantation, FL 33318

honorflightsouthflorida.org
vetsflyfree.com



Questions About Your 2026 Property Assessment or Exemptions?

The Property Appraiser's Office mailed over 782,000 TRIM (proposed tax) Notices last month. The TRIM Notice shows your property's 2026 Just/Market Value, any tax-saving exemptions you are receiving and the proposed tax amounts as set by the taxing authorities listed on the notice.

The 2026 Just/Market Values are based on the market data from 2025 with January 1, 2026 being the date of assessment. Any increases or decreases in the current market will be reflected in the 2027 assessments.

It is important to remember the Property Appraiser's Office does not set or collect taxes. If you have questions or concerns about any of the proposed tax rates or non-ad valorem fees, including fire assessments, please contact the taxing authority listed on the TRIM Notice.

If you believe you are entitled to a Homestead Exemption or any other exemption not shown on your TRIM Notice, you may still late file for any 2026 exemption until September 18, 2026. For a list of all the available tax-saving exemptions and to apply for these exemptions online, please visit our website at web.bcpa.net or call us at 954-357-6830.

If you have questions about your 2026 Just/Market Value or exemptions, please email or call us prior to September 18, 2026.

Exemptions & General Questions	CSEmgmt@bcpa.net	954-357-6830
Residential Property	ResTRIM@bcpa.net	954-357-6831
Condo/Co-op & Timeshares	CondoTRIM@bcpa.net	954-357-6832
Commercial Property including Duplexes	CommercialTRIM@bcpa.net	954-357-6835
Tangible Personal Property	tpp-docs@bcpa.net	954-357-6836

The ABSOLUTE deadline to file an application for any 2026 Exemption or to appeal your property's 2026 Just/Market Value with the VAB is September 18, 2026.

Value Adjustment Board

The Value Adjustment Board (VAB) is an independent quasi-judicial review board. If you believe your Just/Market Value is not what a buyer would have reasonably paid for your property on January 1, 2026, you should first contact our office. If after speaking with one of our appraisers, you still do not agree, you can file an appeal with the Broward County Value Adjustment Board. If you were denied an exemption, you may also file a petition with the Value Adjustment Board to appeal this denial. The deadline for any VAB petition is September 18, 2026. To file a VAB petition online, please visit their <https://bcvab.broward.org/axiaweb2026>. Should you have any questions for the Value Adjustment Board, they can be reached at vab@broward.org or 954-357-7205.

If my office can be of assistance to you, please feel free to contact me at martykiar@bcpa.net.

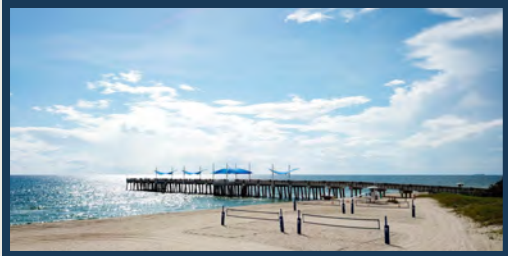
Take care,

Marty Kiar, ESQ, CFA
Broward County Property Appraiser

Why Your **Imperial Point** Home May Be More Desirable to Today's Buyers Than You Think

It's not just the house they're attracted to...

It's the **lifestyle, convenience, and character** that comes with it.



Buyers aren't just choosing a home. They're choosing a neighborhood.

Established homes, sidewalks, streetlights, and a welcoming neighborhood feel give Imperial Point the sense of community buyers value.

Location is a major draw for today's buyers.

Minutes from beaches, dining, shopping, and major airports, Imperial Point puts more of South Florida within easy reach.

Buyers want confidence in the neighborhood they're investing in.

Generations of homeowner pride and continued investment are part of what makes Imperial Point so desirable.

Buyers want more than square footage. They want the potential for what's next.

Outdoor space and expansion potential give buyers something valuable: room to make a home their own.

YOUR HOME HAS WHAT BUYERS WANT & OUR MARKETING ATTRACTS THEM!

Give Ryan a Call Today to Discuss How to Maximize Your Home Equity! It is never too early to start planning your next move.



Ryan Critch, Broker
Ryan Critch Real Estate
Cell: 954-280-7298

Get The Most Amount of Money When Selling Your Imperial Point Home with Ryan's 5 Star Seller Programs!

1. **Maximize Your Sale Price:** More buyers. More competition. More money in your pocket. Ryan's industry-leading marketing program is designed to deliver all three. Don't leave a FORTUNE on the table!
2. **Instant Cash Offer:** Receive a Strong Cash Offer Within 24 Hours
3. **Sell Without Listing:** No Signs, No Open Houses— Quick, Easy, & Convenient
4. **Fix it Before You List it:** No Out of Pocket Expenses , & Net More Money After Sale

NUMBERS BRING CLARITY:

RYAN'S PERSONAL SALES HISTORY IN IMPERIAL POINT

87 SALES SINCE 2021 - PRESENT
(NEXT CLOSEST AGENT SOLD 17)

44 SALES SINCE 2024 - PRESENT
(NEXT CLOSEST AGENT SOLD 14)

7 SOLD IN THE LAST 90 DAYS
(NEXT CLOSEST AGENT SOLD 2)