



DELVISTA VIEW

A Newsletter for the Residents of the Delvista Towers Condominium Assn.

Volume 24 Issue 8

April 2026

Delvista Towers Condominium Association

20225 NE 34th Court
Aventura, Florida 33180

ASSOCIATION OFFICERS

President.....Mariano Magro
Vice President Daniel Epstein
Treasurer Elizabeth Ayoub
Secretary..... Manuel Poliwoda
Director Paul Furman
Director Joseph Richter
Director Alberto Zaltzberg

PROPERTY STAFF

ManagerEhud (Udi) Manor
Asst. Manager... Anneliza Amsellem
Admin Assistant Lily Acevedo
Chief Engineer Jason Harris
Package Room Wesley Jean

IMPORTANT NUMBERS

Security 305 937-0188 Ext: 1
Valet..... 305 937-0188 Ext: 2
Package Room .305 937-0188 Ext: 3
Gatehouse 305 937-0404
Manager 305 937-0188 Ext: 6
Asst. Manager305 937-0188 Ext: 5
Admin Asst. .. 305 937-0188 Ext: 7

OFFICE HOURS

Monday-Friday 9:00 AM - 5:00 PM

NEWSLETTER EDITOR

Liz Ayoub



Published monthly at no cost for Delvista Towers by Coastal Group Publications, Inc. Contact CGP at (305) 981-3503 or www.cgpnewsletters.com

to advertise in one of our newsletters or to get a free newsletter for your property.

A NOTE ON PETS

The Board of Directors fully recognizes that many residents have pets. But an approved animal does not suspend your obligations to the 400+ other households who share this building. **Waste must be addressed. Every time. Without exception.**

Be mindful and clean up after your pet immediately. Our maintenance crew is doing their best to keep our community clean. So must we.

ON THE ONGOING CONSTRUCTION

We realize the construction is noisy and stressful at times during the day. We really appreciate your understanding -- we are all in this together. If you have any questions, please reach out to any member of the board -- we are here to represent your voice.

EARTH DAY 2026:

The forest is fighting back

If you've ever doubted whether big environmental goals can actually be achieved, Pakistan has a story for you.



In 2014, the Pakistani province of Khyber Pakhtunkhwa launched an audacious goal: plant one billion trees. Skeptics were plentiful. But by 2018, a WWF audit confirmed the province had not only hit its target but surpassed it — planting 872 million seedlings with an average survival rate of nearly 89 percent, ahead of schedule, expanding the region's forests by 350,000 hectares. The International Union for Conservation of Nature called it “a true conservation success story,” and the province became the first entity in the world to complete the Bonn Challenge, a global pledge to restore degraded land.

Energized by that success, Pakistan launched the Ten Billion Tree Tsunami in 2019 — a nationwide, government-backed effort to keep going. More than 500,000 green jobs were created in the process, many of them going to daily workers in rural communities who needed them most. Forest cover has measurably increased around every major planting site.

No project this large is without bumps. Independent researchers note that survival rates at some sites run lower than official estimates, and that species selection and long-term care matter as much as raw planting numbers. But even the skeptics agree: this is one of the most ambitious reforestation efforts ever attempted, and it is working.

Want a refund? First, try asking

There's a good chance that you spend more -- way more -- than you think you spend on subscriptions. In a subscription-heavy economy that willingly extracts monthly fees for premium content, razors, air fresheners, food deliveries, and dog toys, it's pretty easy to do. According to CNBC, around a third of consumers spend \$100 to \$199 more than they think they do on subscriptions, and more than 40 percent of consumers are still paying for forgotten subscriptions that they never use.

If you want to trim all the fat for good, you'll need to take the time to go through your emails and credit card statements to identify all the things you're paying for that you don't actually want. But there may be an upside: When you decide which companies to contact to cancel subscriptions, you can also ask for refunds.

For companies that deal in digital-only products and services, you might be pleasantly surprised at how easily you can claw back at least some of that wasted cash. Writing for the Guardian, Chloe Hamilton asked Amazon to refund several months of unused credit when she canceled a forgotten Audible subscription. To her surprise, the customer service representative immediately agreed, and the money reappeared in her bank account within a few days.

After finding out that she'd been subscribing to Babel for a full year without realizing it, another consumer requested a refund and to her amazement, promptly received it.

If you're going to the trouble of figuring out all your subscriptions and canceling them, you might as well take a few extra minutes to ask for your money back. The worst they can say, after all, is no.



B&B
CONCEPT DESIGNS
CERTIFIED GENERAL CONTRACTOR
CGC 1530584

Family owned & operated, providing clients with quality service and work, for over 20 years

WHEN OUR CLIENTS SPEAK, WE LISTEN. One of the biggest requests from our clients is communication and documentation about the progress of their project. B&B Concept Design Provides:

- Direct supervision at each jobsite
- The latest technology to ensure our crews are in constant contact
- Daily and weekly reports of schedules and construction meetings
- Before, during and after photos as record of what work has been completed
- Pre-existing surveys of work areas protecting our clients against any liability

CALL US TODAY for a *no obligation assessment and quote*, and be sure to mention this ad!

305-322-2652

www.bbconceptdesigns.com

To us, it's not just about the outcome, it's about the total experience

TWO CONVENIENT LOCATIONS



EMERGENCY CARE 24/7

DR. EDY A. GUERRA
New Patient Special \$79 (D0210, D0150, D110)

**9456 HARDING AVE.
SURFSIDE, FL 33154
(305) 866-2626**

**4011 W. FLAGLER ST.
CORAL GABLES, FL 33134
(305) 643-1444**

dredyaguerradds@gmail.com
www.dentistsurfside.com



April Showers

International Beaver Day, April 7



Today, manmade (mitigation) wetlands cost from \$10,000 to 100,000 per acre to build, while each beaver family creates and maintains several acres of wetlands — for free.

April is

NATIONAL CAR CARE MONTH

"A well maintained car is a safer, happier car!"

Have your car checked today!

Mobile (786)-277-7355
patrickjaimez@gmail.com

COLDWELL BANKER
GLOBAL LUXURY

PATRICKJAIMEZ PA

Hablo Español / Falo Português
 Selling Real Estate for over 20 years!

THINKING OF SELLING OR BUYING?

I CAN HELP. I AM AT YOUR SERVICE.
 Get Honest Experienced Help Selling or Buying your Home.

TRUST the advice of a professional.

When it comes to **Selling** or **Buying** a home, it is important to **trust** in a **Real Estate Agent** who cares about your neighborhood as much as you do. When you are ready to buy or sell **give me a call**, your local real estate expert.

Call me today for a FREE, no cost obligation, comprehensive market analysis of your property.

stellar
 Public Adjusting Services
 Professional Insurance Claim Representation

CALL US BEFORE YOUR INSURANCE COMPANY!!

(305) 396-9110
STELLARADJUSTING.COM

RE-OPEN OLD & DENIED CLAIMS

WATER DAMAGE TO KITCHEN OR FLOORS?

LEAKS FROM UNITS ABOVE?

AIR CONDITIONER LEAK?

SHOWER PAN LEAK?

MENTION THIS FLYER FOR FREE POLICY REVIEW

GOT PROPERTY DAMAGE? GET HELP NOW!

THIS IS SOLICITATION FOR BUSINESS. IF YOU HAVE HAD A CLAIM FOR AN INSURED PROPERTY LOSS OR DAMAGE AND YOU ARE SATISFIED WITH THE PAYMENT BY YOUR INSURER, YOU MAY DISREGARD THIS ADVERTISEMENT.

Ronni Boaz License #PT19224

BLINDS SHADES CURTAINS

FREE SHOP AT HOME SERVICE **WE BEAT ALL ESTIMATES ALL STYLES ALL BRANDS** **FREE MEASURING & INSTALLATION**

Including: Home Depot, Lowe's or ANY South Florida Window Treatment Retailers.
 All our Blinds carry a Lifetime Warranty (Parts & Labor)

WE REPAIR ALL VERTICALS, BLINDS, SHADES, AND CURTAINS!

MOTORIZED SPECIALIST

REPAIRS

786-300-1979 WE SHOW UP!

What's My HOME WORTH?

ROSA JACQUELIN | BROKER ASSOCIATE
 786.239.1283

lpt

STRESS AWARENESS MONTH

Are your symptoms stress-related?

Stress isn't just about your emotions -- it affects your physical wellbeing, too, with physical symptoms and potential health consequences that can manifest before you're even ready to acknowledge how stressed-out you really are.

Our body's natural stress response -- the fight-or-flight instinct -- helps us manage stressful situations. But according to the Cleveland Clinic, our stress response can wreak havoc on our bodies if we're struggling with chronic long-term stress, such as high-pressure jobs, long-term illness or financial hardship.

Some of the symptoms of chronic stress include:

- Body aches and pains
- Problems with sleep, such as extreme fatigue or insomnia
- Chest pain or a racing pulse
- Elevated blood pressure
- Headaches, dizziness, shaking
- More frequent illness from a weakened immune system
- Hives
- Psychological symptoms like anxiety, depression, or panic attacks
- Substance abuse

- Excessive gambling, shopping, or other compulsive behaviors

Chronic stress can also contribute to long-term problems with your immune, digestive, cardiovascular, and reproductive systems.



There are things you can do to manage stress and protect your health. Daily physical activity, positive thinking, and taking the time to set achievable goals can all help you manage day-to-day stress. Your doctor or a therapist can also evaluate your symptoms and determine whether medication or talk therapy might be appropriate for you.

Remember that stress happens in life. While you can't always control the sources of your stress, you can control how you respond to it.

NO JOB TOO SMALL

SATISFACTION AND QUALITY GUARANTEED



YOUR FULL SERVICE CONTRACTOR SINCE 1980

- **Condo Specialists**
- Kitchens & Bathrooms
- Cabinets & Countertops (New & Resurfaced)
- Garage Conversions
- Room Additions
- Interior & Exterior Painting (**Our Specialty**)

DIAMOND  **REMODELERS**

305-865-9005

Call Today for your

FREE ESTIMATE

Serving Miami-Dade & Broward



www.DIAMONDREMODELERS.com

Special Discounts will be applied for mentioning this ad.
Jeffrey Diamond Lic# CC94BS00437 | Anthony Lasorsa Lic# CGC031497

Condo Specialists