



Las Verdes Townhomes

Quarterly Community Newsletter

Summer 2025

www.lasverdestownhomes.com

Pool resurfacing project

The pool resurfacing project is targeted to begin August 11, 2025. The repairs will include pressure testing to identify and fix the leaks, resurfacing of the pool and jacuzzi, and tile and grout replacement for both. Repairs are expected to take 2-3 weeks and during this time, both the pool and the jacuzzi will be closed. We are aware that some of the bathroom sinks are not working and will be addressing those repairs as well.

Las Verdes Townhomes website

In addition to our rules and regulations, our website offers information on other important items.

- 1) Approved paint colors and contact information for ordering paint
- 2) Approved roofing tile and color
- 3) Architectural modification forms
- 4) Payment information and annual budget

Maintenance issues can also be reported through our website.

Our website address is:
www.lasverdestownhomes.com

Reminders

- Garbage bins - Bins can not be placed outside more than 24 hours prior to pick up and must be stored no later than 24 hours after pick up. Bins should not be left outside on the driveways
- Personal items and trash are not permitted to be left in the common areas.
- Parking on the front lawns or sidewalks (even in the space behind the driveways) is not permitted. Blocking the sidewalk is a violation of Florida Statute 316.1945.

Monthly Maintenance Payments

Reminder that monthly maintenance payments are due on the 1st of each month with a grace period until the 15th. Payments not received by the 15th will be assessed a \$25.00 late fee. If you are using online banking for your payments, please make sure you allow enough processing time to avoid late payments.

Community Events

Hazardous Waste Disposal

The City of Pembroke Pines offers hazardous waste disposal for residents. The next scheduled events are September 6, 2025 and December 6, 2025 and will be held at the City's Wastewater Treatment Plant located at 13975 Pembroke Road. For more information, please visit www.ppines.com

Acceptable Hazardous Waste

Paint thinner/stripper
Paint, oil or latex
Auto fluids- motor oil, coolant, etc
Pesticides/Insecticides/herbicides
Fertilizer
Pool chemicals
Fluorescent tubes, compact & metal halide bulbs
Flares
Mercury thermometers
Spot removers
Oven and drain cleaners
Furniture and metal polish
Items containing mercury
Batteries-rechargeable, auto and marine
Propane tanks, refrigerants, home fire extinguishers

Acceptable Electronic Waste

Computers, monitors, keyboards
Computer mice
Terminals and Printers
Fax machines and modems
Cell phones
Televisions
Desk top copiers and scanners
Rechargeable batteries

Unacceptable Hazardous Waste

Biohazard/medical waste
Explosives
Tires
Business generated HHW waste
Alkaline batteries- AA, AAA, C&D, 9V
please dispose of these batteries in regular trash
prescription medications
Oxygen, helium, acetylene, nitrogen gas
Neon Bulbs

Unacceptable Electronic Waste

Office furniture
Stereos/Speakers
Musical instruments
DVD players and VCRs
Appliances, solar panels
Microwave ovens
Electronic hand tools
Trash and debris

Operation Medicine Cabinet/Shred-A-Thon in Pembroke Pines

FREE SERVICE TO THE COMMUNITY



Broward Sheriff's Office
OPERATION
MEDICINE
CABINET

Bring your unused, unwanted or expired prescription medications for safe disposal.

Receive a \$5 gift card while supplies last.*

***NO needles or sharps will be collected.**
Gift cards will only be given when turning in prescription medication.

Broward Sheriff's Office
SHRED
-A-
THON



Shred away identity theft by safely disposing of information sensitive documents.**

****Limit 2 boxes of shreddable documents per vehicle. Boxes can be NO larger than 16"L x 12"W x 12"H**

Saturday, November 1, 2025
from 10:00 a.m. to 1:00 p.m.
Charles F. Dodge City Center
601 City Center Way, Pembroke Pines, FL 33025