

# THE REPORTER

## Clubhouse Chatter Cafe

We invite all interested  
to the Early Morning  
Coffee Chatter Group  
Tuesdays 8-9 am

**The Rummage Sale is back! On  
Saturday March 5th  
Rain or Shine!**

**Safety 1st , 2nd and  
Last.** Please lock the  
clubhouse doors, in-  
cluding bathroom  
doors, as you  
enter and leave.



## President's Report:

There's a chill in the air!

Are you loving it? I am! Such a nice change, although probably not what our dear northern residents wanted when they came down. But still, there's no ice and snow so that's a plus.

First, let me say we did not want to cancel the January Civic meeting or do our Board meeting by Zoom, but out of an abundance of caution due to illnesses and Covid concerns, we thought it best. February should resume as normal.

However, it did bring up a point. While a notice was posted at the Clubhouse, many people don't go by there. So, that means that for better communication, we need to figure out a way to be able to give notice to everyone. So here is my thought... and email list. We will be taking the emails we have on file and creating an email list so we can send you all notice when something like that happens or a notice needs to be given to all. If we do not have an email for you, please be sure to give us one if you want to be on the list. You can email me at [katejohnsonms4@gmail.com](mailto:katejohnsonms4@gmail.com) with your information. If you don't check your emails often, there is not much else we can do, so hopefully you can check them before meetings and such. Thanks for your help with this.

How do you like the new look of the Clubhouse and Pool Area? It looks so clean and bright. The lamp posts, pump house, BBQ area have all been painted to bring everything together.

*(Continued on next page)*

## President's Report (continued)

So.... How about changing the front area around the Clubhouse? Maybe taking out the hedges and putting in more colorful plants and an area for annuals? But that would mean maybe a few volunteers helping with the gardening. Is that of interest to anyone? What are your thoughts? We will discuss this at our February Civic meeting.

The By-Laws and Rules Committee has almost completed updating our Rules and Regulations. Once approved by the Board, everyone will receive a copy. (Florida Statutes have changed and this document, Rules and Regulations, is no longer considered a Governing Document that requires the community's approval or needs to be filed with the Courts. The Board of Directors is now responsible for updating and maintaining them. This allows for changes as necessity dictates. However, they must still keep in line with our Governing Documents, which are voted and approved by a majority of the Membership.

**Other issues will be addressed throughout the Reporter, so be sure to read it all!**



### FACE LIFT of CLUBHOUSE

The club house got a new exterior paint job and the place looks great. The color got favorable reviews from the frequent users. The paint crew worked rapidly and finished with no major complications or interruptions.



***We are so excited!!!!***

***The Rummage Sale date is set!***

***March 5th from 9 to noon***

***Rain or Shine! (But please bring a mask)***

***Please bring donations of household items, clothing and knick knacks (no furniture) to the Clubhouse on March 4th from 9 am- noon or make arrangements for pick up with***

***Jane Punch at 585-967-3665 or 954-485-3806.***

***Volunteers for both days are needed. Please let Jane know if you can help. All proceeds will go to the Civic Fund of Mainlands 4.***



## **SAFETY REMINDER: LOCK THE CLUBHOUSE DOORS**

Be sure to lock all Clubhouse Doors when you enter and leave. This includes all bathroom doors, both interior and exterior. Even though signs have been placed, people are still leaving doors unlocked. For everyone's safety, please be sure to lock them.

In addition, remember to use the exterior doors when using the pool. Dripping water in the Clubhouse creates slip and fall hazards. According to our Recreation Area Rules and Regulations, Section 4.K. "Persons with wet bathing suits may not enter the Clubhouse. (Emergency use of the phone is an exception.)" For everyone's safety, please follow this Rule.

It is all our responsibility to keep a watchful eye on safety. Be vigilant, for all our sakes.

**If you notice the digging around Mainlands,  
AT&T is laying fiber optics throughout the community.  
Please be cautious and drive with care.**



## **Attention all Mainlands' Veterans!**

**By Paul Moore**

**Who:** All Mainlands Veterans and their spouses.

**What:** Initial Veterans Rollcall Meeting

**Why:** To get acquainted with fellow vets, meet and greet, share "war stories", up date latest VA benefits...Also, special guest.

**Where:** Mainland's #4 Clubhouse (Corner of 47<sup>th</sup> Terrace and Monterey)

**When:** Roll-call will be Saturday, February 26, 2022, 10am – Noon

(Lite-refreshments will be served)

**Please save the date...That's an order!**

## Questions About your Account and Maintenance Payments?

Thank you for your patience as we got the Coupon Books out. As was said, we waived late fees for January (only if you got it in by the end of the month) to better allow for the changes. If you underpaid January (meaning you did not submit \$75), please add the difference to your February payment. If you did not pay January by the end of the month, late fees apply.

**If you have any questions about the status of your account,**  
**please contact Sheriza Waith at [swaithms4@gmail.com](mailto:swaithms4@gmail.com) or 954.907.2395**



*Don't forget you can Zoom to our meetings..*

*And you count in the Quorum!*

**Board Meeting:** Time: February 9th, 2022 @ 6:00 PM Eastern Time

Zoom **Meeting ID: 827 5108 4875**

**Passcode: 284450**

**Civic Meeting:** Time: February 16th, 2022 @ 07:00 PM Eastern Time

Zoom **Meeting ID: 869 5910 2793**

**Passcode: 005306**

## Librarian's Report: Jim Cogswell

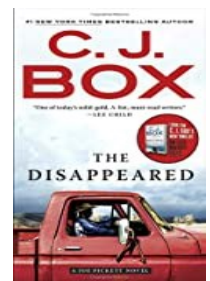
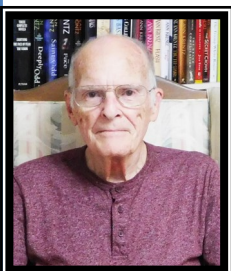
"With a good book you are never alone"

Some sections of our library are identified as follows:

REFERENCE. This section contains a 4 volume edition of "Medical and Health Encyclopedia" - very useful reference for terminology and nomenclature. Webster's Dictionary. Thesaurus. "Dictionary of Etymology", and "Webster's Family Dictionary of Medicine.

FOREIGN LANGUAGES. Spanish and French sections on the shelves on the right side of the library have good selections of fiction.

NEW FICTION. A Wyoming author, C.J. Box, has recently come out with "The Disappeared", a novel about a luxury Dude Ranch, visited by an English Female executive who suddenly disappears. The Governor of Wyoming has appointed Joe Pickett, a local game warden, to quietly investigate her location. His investigation leads to an interesting outcome.



Duplicate books are under the table and are destined for other Libraries. Please call me at 954-999-5464 with your suggestions to make a better library. Please close the lights when leaving.

## Weekly and Monthly Events

### Free Tuesday Morning Coffee

Tuesday from 8—9 am

This is a free social event in order to expand community and friendships. You can sit and chat or get a cup to go. Mmmmm coffee!



2nd Wednesdays (this month Feb. 9th)

Board Meetings @ 6 pm

3rd Wednesdays (this month Feb. 16th)

Civic Meetings @ 7 pm

Saturdays at the Clubhouse

Bingo @ 5:30 pm



**NOTE: Bingo was canceled for January. Please watch for updates.**

Pool and Clubhouse remain available for use (of course using **mandatory safety guidelines**) .

To reserve use of the Clubhouse at other times, please contact Jerry at [jfaustms4@gmail.com](mailto:jfaustms4@gmail.com) or by phone at 941-276-7527 to make arrangements.

## Upcoming Board Meeting Agenda

(not an exhaustive list)

- Board member Job Descriptions
- Landscaping bids
- Updated Rules and Regulations
- Designated Smoking Areas
- Suspension of Voting Rights for nonpayment

If you cannot attend in person, you can attend by Zoom. Your attendance and vote counts to-



Maintenance Report: Tony Spada, Chairmen of Maintenance

### LANDSCAPE

Happily, private coconut harvesters have helped out our neighbors in need of trimming their coco palms. The harvesters take the mature coco-nuts in exchange for trimming the palms. Free of charge.





## ***MUSICAL UPDATE:***

***WE NOW HAVE A  
BALDWIN PIANO IN THE  
CLUBHOUSE,***

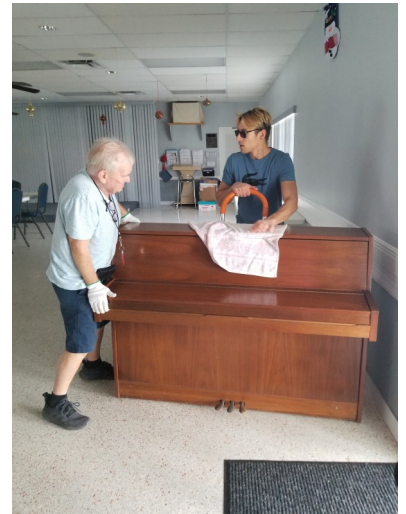
***thanks to the donation  
from the Estate of Bobbi Marks. Thank you for thinking of us.***



***Special THANKS to the  
volunteers who moved  
the piano,***

***Stephen Hartner, John &  
Alzbeta Kilbane and son  
John Jalc (it couldn't have  
been done without him!)***

***Now to get it tuned!***



**PLEASE**

**PLEASE**

**PLEASE**



The speed limit in all of Mainlands is 25. That is because of the people who live in this residential area. They (we) are older, walk more slowly, walk their dogs in the streets, and we have no sidewalks. They ride their bikes around here for exercise. I've had people tell me they have had to jump out of the way of an oncoming car because of its speed.

Do you want the city to put in sidewalks? We can ask them to, but then you would lose part of your front lawns. That's the alternative to protect our neighbors.

Instead, let's watch out for each other and drive safely and slowly. Yes, you might get to the stop sign 5 seconds later, but isn't that worth it to insure your neighbors are safe?

### **Parking Reminders**

Please be considerate of your neighbors. When parking in the street during the day, do not block your neighbors' driveways or their ingress and egress from their lots. Some people park directly across from a neighbor's driveway which does not allow for proper clearance to come and go.



Please do not park on the grass. Do not allow vendors or visitors to park on the grass. It is imperative to follow this regulation, for the health of our sprinkler system and grass.



Be neighborly. Be considerate. Be helpful. Be loving.



Also, this is a reminder that overnight street parking is not allowed per City Ordinance. According to our Documents (which everyone signed acknowledgement and agreement of) you should have no more cars than fit in your garage and/or driveway.

We have contacted the authorities and are working on a solution. Fair warning.

## The Help Desk...

HELP DESK



### UPDATE. PLUMBING ISSUES. By Terence Mc Caffrey

#### Plumbing Issues. *The Big Leak!*

We learned recently of a plumbing leak that occurred 1:00 AM in the morning at a neighbor's residence. We sent our reporters to investigate the matter.

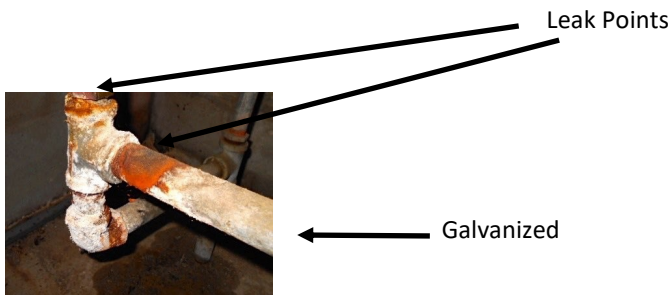
The neighbor told us that the leak occurred spontaneously within the bathroom wall. A local business was contacted and they showed up that same morning, **The Plumbing Troopers**. They located the source of the leak, and proceeded to cut through the shower wall. The leak was easily identified, because it ruptured precisely at the union of the original galvanized pipe and copper line going to the shower faucets.



PEX

The plumber advised the residents that this was most likely symptomatic of much of the original pipes throughout the house, and predicted the occurrence of similar ruptures, within the walls at any moment without warning. The issue was the age of the galvanized pipes being near the end of their natural lifetime. He suggested that the house be refitted with new pipe using a new technology pipe system: **PEX**. Later that day,

a team of licensed plumbers arrived and working fast, working hard, with professional expertise they replaced all the old 60 year old galvanized lines, with PEX. They proceeded to tear out **galvanized** lines as well as more recent **CPVC lines**. The joints were accomplished with mechanical crimps, thereby eliminating soldered joints. 4 days later, the job was complete. Now, the resident is awaiting the City of Tamarac building inspector. The finish inspection includes new dry wall.



CPVC

**TAKE HOME LESSON:** degradation of galvanized pipe is “natural” - causing pipe failure at times > 50 years.

## Your Mainlands Four Board of Directors for 2022

• Kate Johnson	President	KateJohnsonms4@gmail.com	305-490-1778
• <b>Vacant</b>	Vice-President		
• Sandra Sanders	Secretary	Ssandersms4@gmail.com	954-439-5440
• George Johnson	Accounts Payable	Gjohnsonms4@gmail.com	954-536-8459
• Sheriza Waith	Accounts Receivable	Mpollardms4@gmail.com	954-907-2395
• Stephen Hartner	Civic Treasurer	Shartnerms4@gmail.com	201-739-1075
• Jerry Faust	House Chair	Jfaustms4@gmail.com	941-276-7527
• Tony Spada	Maintenance Chair	Tspadams4@gmail.com	<b>954-733-3009</b>
• Terence McCaffrey	Publicity Chair	klinitrnix@yahoo.com	646-409-9680
• <b>Vacant</b>	Social & Recreation Chair		

**Remember, we are all volunteers who wish to bring compassion and unity to our community.  
Please help us in doing so.**

### Additional Volunteers:

• Jim Cogswell                      Librarian                      954-999-5467

**Office Number: 954.733.3009**

**Office emails: mainlandssec4interview@gmail.com | mainlandsms4@gmail.com**

## Committees! WE STILL NEED YOU!!!!

**Social and Recreation Committee:** Our current Social Chair position is vacant. Others are needed to keep functions going and add functions as we go into the new year. Please contact a Board member if you will help with any function. You do not need to be on the board for this.

**Want to plan the brunches (or a brunch)?**

**Want to plan a dinner dance?**

**How about a game night?**

**How about outside lawn game night?**

**A BBQ?**

**March is coming up. How about a  
St. Patrick's Day get together?**

Bring us an idea and we will be happy to make it work! (All within safety guidelines of course.) This is our community. Help us.



***Speaking of the Board, we still need a Vice-President.***

*Are you available? Willing?  
Have the skills and temperament needed?*

*This position is vitally important to sign checks, keep track of and address violations, and fill in for the President when that person is unavailable.*

*Please consider helping.*



### **Those We Lost...**

*We mourn for the friends, family members, and with the families of our lost neighbors. May we remember them fondly, with love and prayers.*

**Tommy Thompson**

**Vernice Howell**

**Leslie Irving**

*"What we once enjoyed and deeply loved we can never lose, for all that we love deeply becomes part of us." -- Helen Keller*



### **Those We Welcome!**

**Linda Ray 4702 NW 44 Court**

**Albert and Sandra Daley 4808 NW 47 Terrace**

### **Remembering Tommy Thompson**

***Our dear (funny) friend, Tommy passed in late December. He lived with his wife, Vicky, at 4520 NW 47 Terrace and was a great friend.***

***He will be missed. Sherry***



*If I speak in the tongues of men or of angels, but do not have love, I am only a resounding gong or a clanging cymbal. If I have the gift of prophecy and can fathom all mysteries and all knowledge, and if I have a faith that can move mountains, but do not have love, I am nothing. If I give all I possess to the poor and give over my body to hardship that I may boast, but do not have love, I gain nothing.*

*Love is patient, love is kind. It does not envy, it does not boast, it is not proud. It does not dishonor others, it is not self-seeking, it is not easily angered, it keeps no record of wrongs. Love does not delight in evil but rejoices with the truth. It always protects, always trusts, always hopes, always perseveres.*

*Love never fails. But where there are prophecies, they will cease; where there are tongues, they will be stilled; where there is knowledge, it will pass away. For we know in part and we prophesy in part, but when completeness comes, what is in part disappears. When I was a child, I talked like a child, I thought like a child, I reasoned like a child. When I became a man, I put the ways of childhood behind me. For now we see only a reflection as in a mirror; then we shall see face to face. Now I know in part; then I shall know fully, even as I am fully known.*

***And now these three remain: faith, hope and love. But the greatest of these is love.***



## **WEST BROWARD INTERNAL MEDICINE**

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Certified American Board of Internal Medicine

**PATRICIA PEREZ, M.S.N., A.R.N.P.**

**Nurse Practitioner**

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**\*\*This is a Paid Advertisement, not an endorsement by Mainlands Section Four or its affiliates.**

### **RESIDENTS' CLASSIFIED**

Residents may advertise items for sale or donation in a classified sized ad at no charge.

Please have your ad to Kate at the HOA Civic Meeting or emailed to her by that date to make it into the following month's Reporter.

### **ADVERTISING RATES FOR THE REPORTER**

Residents may have one month free for a business card size ad

SIZE:		MONTHLY	ANNUALLY
Business Card	Resident	\$10	\$ 80
	Non-Resident	\$12	\$108
Quarter Page	Resident	\$18	\$162
	Non-Resident	\$22	\$198
Half Page	Resident	\$35	\$315
	Non-Resident	\$40	\$360
Full Page	Resident	\$70	\$630
	Non-Resident	\$75	\$675

Please have your ad to Kate at the HOA Civic Meeting or by email (katejohnsonms4@gmail.com) by the third Wednesday of the month to make it into the following month's Reporter (check payable to Mainlands Civic Association). Thank you.

### **YOUR AD Could be HERE!**

Just think of the neighbors you would reach!  
Contact Terence at 646-409-9680 or by email  
at [klinitronix@yahoo.com](mailto:klinitronix@yahoo.com)  
for more information.

Scott Mangione

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*Your friendly Mainlands neighbor!*

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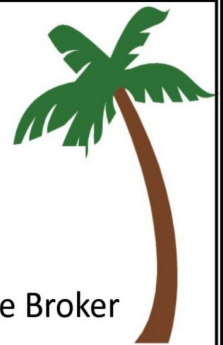
*by Anthony Delucca*

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