

THE REPORTER



It's Election Time!

Wanted! Needed! Mainlands 4 Board Members.

We are currently recruiting Board Members to fill key roles on our Board of Directors. Elections are at the November Civic meeting (if we have a quorum of at least 35 homes represented). **All positions are open for any resident to run.** Current open positions are Vice President (in charge of violations), a Maintenance Chair (landscaping and sprinklers), a House Chair (oversees clubhouse and surrounding area), and a Treasurer Receivables (keeps track of maintenance fees and late accounts, sends late notices). As always, some of our Board members are tired and would like to be replaced, even those still in their positions, but we need people to step up. Please see the short job descriptions insert for more information.

As a board member, you make a commitment to follow through on your assigned duties and attend Mainlands 4 Board and Civic/Homeowner meetings. You will not always be appreciated and the pay is not very good, but you will play a BIG part in keeping our community looking good and running efficiently. And you will be a part of a great team of homeowners who are doing the same. (i.e. board members.)

The State requires a functioning board, as do our governing documents, or we will go into receivership. Please know that if we cannot get enough homeowners to volunteer as board members, the State of Florida will require us to hire a professional property management company to administer Mainlands 4 for us...It is the law! And we will be paying for their services. This will increase our monthly maintenance fees substantially!

Please contact Mainlands 4 homeowner **Paul Moore (954) 254-4559**, for more information as to what you can do to help at this crucial time.

Reminder:

Next Board Meeting November 13th, 2025 at 7 pm

Next Civic Meeting November 19th, 2025 at 7 pm with ELECTIONS

All residents are invited to both meetings.

Mainlands 4 Office hours are currently Saturdays from 9 to 2.

President's Report

WE NEED YOU!

NOTE: The parking area and driveway at the clubhouse will be resurfaced soon so it will be unavailable for parking.

We are excited to welcome back our Northern friends! We are also excited for elections. As has been stated, all positions are open for homeowners to apply. If you know someone you think would be great to fill any position, please be sure to contact Paul Moore.

This is our community and there is much to do. Board members need your help in following rules and regulations and volunteering for various committees.

Recently, we have had to turn over files to the attorney because of rules not being followed. This is a strain on the community as it costs us money each time that happens. In the long run, it costs you more money because that money comes from your maintenance fees. That increases everyone's fees. So we ask you, please follow the rules, pay your maintenance fees on time, and help.

The 2026 budget is being worked on and should be ready for the November meeting. There will be a slight increase to next years fees, but we are hoping to keep it as minimal as possible. We work hard to do as much as we can with as little as we can because we pay monthly fees as well.

The updated Reserve Study will be ready by the end of the month. This will let us know where we stand with savings toward major projects. This coming year we need to resurface the pool and put new windows in the clubhouse, not to mention many sprinkler repairs to wiring and pipes.

Which brings me to the issue of **tree planting**. Too many residents have planted trees near or too close to the sprinkler lines and boxes. This causes disruption and damage to the sprinkler system for many homes. Residents complain about not having sprinklers, but many are caused by the trees planted.

If you have planted a tree too close to the sprinkler lines, you will be responsible for the repair bill. Last month alone the repairs bills were over \$3000. That doesn't include regular lawn and sprinkler maintenance! Ask before you plant. Complete the Approval Form located on our website or at the clubhouse. As said, if you plant without approval it is a \$100 fine and you must remove the trees.

Thank you for following the rules and regulations. Respectfully, Sheriza Waith



Halloween Party!

Mainlands 4 will host a Pot Luck Halloween party

Food! Fun! Friends!

Friday October 31, 2025 at 6pm.

Please bring a food item to share. Soft drinks and snacks will be provided. **Costumes are encouraged.** There will be no charge for this event, but donations will be appreciated. Please RSVP to John at 754-252-7205

SAVE THE DATE!

**November 28th for a pot luck
post-Thanksgiving get together!
More details to follow!**



Community and Social Notes

Mainlands 4 has a **coffee hour** each Tuesday morning from 8 to 9 am at the clubhouse.

The **Men's Club at Mainlands** meets during the months that our northern neighbors return. Any men wanting to be involved in the Men's Club can contact Yvon Gravelle at 613-864-4348 or John at 754-252-7205.

Mainlands 5 has a **game night** every Wednesday at 6 pm and a coffee hour every Thursday at 8 am.

John Kilbane hosts a **book club** that has now moved to Mainlands 4. The book club is held on the third Thursday of each month starting **November 20** at 2 pm at Mainlands 4. Interested readers should contact John Kilbane at jkilbanems4@gmail.com or 754-252-7205 and I will provide a book prior to that first meeting of the season.

If there are any other ideas for Mainlands All Star activities that would be great, and it seems that Mainlands 4 would be hosting future activities as Mainlands 1&2 has pulled out. But we are up to the challenge.

Best regards, John Kilbane



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Zoom in to meetings!

If you would like to attend a Board Meeting or Civic meeting but are out of town, sick, or unable to attend, you can Zoom in.

The links are as follows:

Board Meeting ID: 875 2954 4532 Passcode: 438058

Civic Meeting ID: 874 4824 6861 Passcode: 539704

Your 2025 Board of Directors

There is still one open position. Please consider helping our community by filling the Vice President position whose main responsibility is handling violations.

• Sheriza Waith	President	Swaithms4@gmail.com	954-907-2395
• Vacant	Vice-President		
• Sandra Sanders	Secretary	Ssandersms4@gmail.com	954-439-5440
• Deborah Matthias	Accounts Receivable	Drosems4@gmail.com	305.303.6417
• Cheryl Furman	Accounts Payable	Cfurmanms4@gmail.com	860-559-2071
• Stephen Hartner	Civic Treasurer	Shartnerms4@gmail.com	201-739-1075
• Tony Jones	House Chair	Tjonesms4@gmail.com	954-632-9013
• Vacant	Maintenance Chair		954-733-3009
• John Kilbane	Social & Recreation Chair	JKilbanems4@gmail.com	754-252-7205

Remember, Board Members are all volunteers who serve to assist our community.

Questions? Mainlands email: Mainlandsms4@gmail.com | Website: www.Mainlandssection4.org