

THE REPORTER



DECEMBER

President's Report:

It's December! I can't hardly believe it, but here we are at the end of the year. In some ways this year has flown by. As we look forward to 2023, we wait with anticipation!

Thank you thank you thank you!!!

You came through again! We had a record turn out for our November Civic Meeting and Elections! Over 60 people were there which made for a great night! We celebrated with cookies, soda, and Root Beer Floats! And elected some great people to serve next year! As I continue to say, we cannot do this without you!

Board Members

I would like to thank all who served the community so faithfully this year. Board members are all volunteers who give of their time and talent to make our community the very best. Sometimes people are happy with the decisions, sometimes not. But all is done for what is believed best. For 2023, we have some Board members leaving and others joining. Thank you to Paul Moore (Vice President), Tony Spada (Maintenance Chair), Terence McCaffrey (Publicity), and Stephen Hartner (Treasurer Civic) for their dedicated service as they leave Board service. Other Board members are joining us and will be inducted at the Civic Meeting on December 21st. They are Cindy Baker (Vice President), Blair Chistophe (Maintenance Chair), Nancy Faust (Treasurer Payables), Claudia Stoner (Treasurer Civic). Other Board members have shifted positions and you will notice the changes in the 2023 Board Member list. Again, we thank all who have served and are willing to serve. We could not manage without them.

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President's Report (continued)



Committees

All committee assignments serve with the Board, so as the new Board begins in January, new committee members will be recommended to the Board for approval and appointment. Please see the article on committees further in the newsletter to see where you can serve.

Since it was brought up... again...

I want to assure the community that George and I have kept our commitment to the Association. When I was put in the President position due to resignation by the previous president, George and I made a promise that, although we would both be signatories on checks per our Bylaws, we would never both sign any checks. We wanted to protect ourselves and the community from any suggestion of wrong doing. We have kept that commitment and have never both signed a check at the same time. It protects us. It protects you. However, to further protect everyone, with the new Board taking place, George has moved into the Treasurer of Accounts Receivable position so that he does not have signatory permission. Again, it is being done to protect the community and of course, ourselves. Our integrity is important to us. I hope you understand this move and will support our desire to serve this community in the most integrous way.

Another issue that was brought up at elections was that there are people serving on the Board who are married (George and I being targets). The comment was made that “we don’t even know if it is legal.” **Let me assure you that it is.** It has been questioned a few times over the years and again recently. Our previous attorney gave legal advice to a previous Board telling them it is legal and cannot be prohibited. Our current attorney also gave the same legal advice stating we could not be more restrictive than Florida Statute 720, which governs how we do business. This was made clear several times to the person questioning it. However, so that all residents understand, I am including the relevant sections of FS 720.

FS 720.306 (9) (a) states in part “**Except as provided in paragraph (b), all members of the association are eligible to serve on the board of directors**” [emphasis added]. This means **any person** may be on the Board unless they fall under exclusions in section (b) listed below. There is no provision that prohibits married couples from serving at the same time.

FS 720.306 paragraph (9) (b) relevant section states: “A person who is delinquent in the payment of any fee, fine, or other monetary obligation to the association on the day that he or she could last nominate himself or herself or be nominated for the board may not seek election to the board, and his or her name shall not be listed on the ballot. A person serving as a board member who becomes more than 90 days delinquent in the payment of any fee, fine, or other monetary obligation to the association shall be deemed to have abandoned his or her seat on the board”. That’s it. That is the

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President's Report (continued)

exclusion (and issues dealing with felons which are not relevant to this discussion). You are welcome to read the statute as it can be found on line.

I hope this puts to rest any questions regarding this. That being said, anyone who does not meet the criteria of (b) is welcome to run for any Board position. No one has run for any position where married persons have served or are serving together on the Board. If such was the case, then it would be up to the membership to decide if this was an issue and they would vote accordingly. I hope this settles the issue.

Golf Cart

The Board and then residents voted to approve purchase of a used golf cart for use by the Board members and/or selected individuals who are helping with Association business. (This does NOT mean any vendors will be using it. It is strictly for Residents affiliated with the Board and will be insured as such.) As we get older, some of use cannot walk the distances needed to check out the properties. This golf cart will assist. We have allocated up to \$5,000 for the purchase.

Humbled to be your President

I do want to say I am humbled by the confidence you have placed in me. I have tried to do my best to serve this community faithfully and to the best of my ability. I will continue to do so, with your help.

Lastly, whatever holiday you celebrate, may your days be filled with joy and celebration, health and happiness, and above all peace!

With Warm Wishes, *Kate Johnson*



Do we have your email????

If not, please send it to us as we try to send out notices of special issues or activities that occur, sometimes between newsletters, so that communication to the entire association is enhanced. Email addresses can be sent to katejohnsonms4@gmail.com.

Once we have your email, we would like to add your name to the emailed newsletter list. But we won't do that without your approval. It would help us cut down on printing costs and make sure you receive your monthly newsletter when not in town. So, if you would like to receive your newsletter by email, please send an email to Kate Johnson at katejohnsonms4@gmail.com. If you want to continue receiving a hard copy, that's okay too.

Save the Date!

Brunch and Bingo!

January 29th 2023

Let's have a fun Brunch and Bingo to start the new year! You receive 2 Bingo cards with your ticket purchase, and the winners receive prizes.

\$10 per person

Tickets will be on sale the

21st, 22nd and 28th from 9 to 11

at the Clubhouse or call Sheriza at 954-907-2395



That's right! It's the start of something big! We want to have many more functions next year since we are back to community events!

We want to hear any ideas you have for future events. Are you willing to host and plan a dinner dance? A BBQ?

How about a game night with dessert! (Bring your favorite)

Or maybe an outdoor game night? We have croquet, corn hole, and others.

Maybe a BBQ to go with it?

Please contact Sheriza with any ideas you may have! Or to volunteer.

Our Annual Rummage Sale needs help!

Each year, we host a huge rummage sale/bazaar fundraising event at our clubhouse. In the past, Jane Punch served as the Chair and organizer, but Jane has moved away and we are in need of someone to take on this project.



If you can help, please let us know. It is normally held in March, but can also be in February if that is easier!

This event is the annual fundraiser to help defray costs for Social events and Clubhouse maintenance. If you would help, it would be appreciated!

Please contact Sheriza at swaithms4@gmail.com to be on the committee.

Where can you serve?????

While we are going through elections, if you do not feel called to serve on the Board, there are other areas to serve. At the beginning of each year, all committees are reappointed and positions filled. Where can you help your community?

These are some of the committees on which people can serve:

Social (to help plan and carry out functions)

Fining and Suspension (to hear appeals to fines, meets monthly)

Maintenance / Architectural

Publicity (which includes Block Captains)

Hurricane Preparedness (helping neighbors who need it when a hurricane approaches)

Clubhouse (helps prepare or assist when needed)

Bingo



If you are interested in serving, please let the Chair for that committee or the President know and your name will be brought to the Board for consideration and appointment. If you can think of other committees that will help our community, let us know. (For instance, I'd love to take out the bushes in front of the Clubhouse and add some colorful flowers and plants, but that would take a committee to keep up with it. If that interests you, please let me know!)

Let's fill every position! Let's make this a productive and fun year!

2023 Board of Directors

(Contact information will be used after the December 21st Induction)

President:	Kate Johnson	KateJohnsonms4@gmail.com	305-490-1778
Vice-President:	Cynthia Baker	Cbakerm4@gmail.com	954-319-5587
Secretary:	Sandra Sanders	Ssandersms4@gmail.com	954-439-5440
Maintenance Chair:	Blair Chistophe	Bchristophems4@gmail.com	
Treasurer / Civic:	Claudia Stoner	Cstonerms4@gmail.com	561-281-2646
Treasurer / Receivables:	George Johnson	Gjohnsonms4@gmail.com	954-536-8459
Treasurer / Payables:	Nancy Faust	Nfaustms4@gmail.com	
House Chair:	Jerry Faust	Jfaustms4@gmail.com	941-276-7527
Social & Recreation Chair:	Sheriza Waith	Swaithms4@gmail.com	954-907-2395

A special Thank You to all who served during 2022. These are all volunteers who willingly give their time and talent to these positions.

Your Mainlands Four Board of Directors for 2022

- Kate Johnson President KateJohnsonms4@gmail.com 305-490-1778
- Paul Moore Vice-President Pmoorems4@gmail.com 954-254-4559
- Sandra Sanders Secretary Ssandersms4@gmail.com 954-439-5440
- George Johnson Accounts Payable Gjohnsonms4@gmail.com 954-536-8459
- Sheriza Waith Accounts Receivable Swaithms4@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 **954-733-3009**
- Terence McCaffrey Publicity Chair Maccaffreyterencems4@gmail.com 646-409-9680
- **Vacant** 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 5464

Office / Maintenance Number: 954.733.3009

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

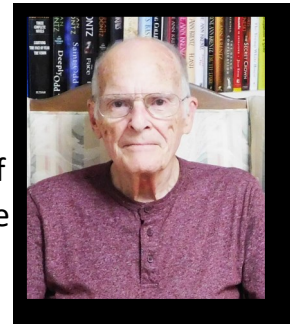
Website: www.mainlandssection4.org

FROM OUR LIBRARIAN JIM COGSWELL for DECEMBER 2022

Thanksgiving and the following weekend gave everyone a good time to enjoy our library. Many new books and puzzles have arrived!

Back to Master and Commander” book series by Patrick O’Brian, where I am half way through #3, “HMS Surprise.” This book straightened out the sails of a square-rigged ship and the differences between a mainstay sail and main topgallant. The ship “Bombay” takes readers to India with several hair-raising battles along the way. With all the voyages and bloodshed, they always return to England.

Please call me with your ideas that would improve the library. Thankyou for your contributions!



Excitement on our block!

48th Avenue will never look the same. We are sad and happy at the same time.

After much bureaucratic and municipal negotiations, an infamous tree was removed from 48 Ave during the Thanksgiving Week. It was a very old oak tree which was quite overgrown. It must have been there long before the construction of Mainlands. The tree towered over the municipal light pole, an estimated 10 meters in length. The canopy of this monster tree extended well over the houses and road and needed to be removed.



The crew showed up with large crane, saws, ropes and pulleys. They worked long and hard, stopping only for lunch. As they cut branches, they inserted them into a large wood chipper. Even so, it was done in a day which was quite an accomplishment.



So while it needed to come down, we are sad to see such a magnificent tree’s life ended.



Parking is an issue...

People continue to park vehicles illegally in the green space directly in front of the Park entrance on Monterey Drive. It is often due to people wanting to be in the park before or after the gates close. Unfortunately, it has damaged our sprinklers. It has been reported to Parks and Recreation and we are hoping something will soon be done.

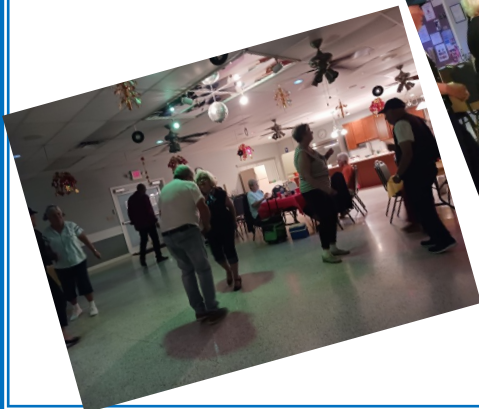
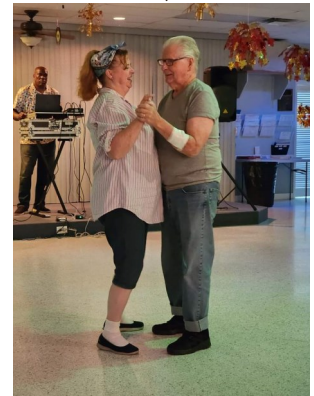


What a great time at the Sock Hop!

If you missed it, you missed out on such a fun night!

The DJ was great, the hamburgers by our grill master John Kilbane, hotdogs, and fries were perfection, along with Root Beer Floats! and the dancing was... ok, we were all a little tired because we danced so much!

We showed a slide show at the Civic meeting!



A great time was had by all who attended!



Weekly and Monthly Events

Free Tuesday Morning Coffee

Tuesdays 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 December 14th)

Board Meetings @ 7 pm

3rd Wednesdays (this month December 21st)

Civic Meetings @ 7 pm

Bingo (canceled until further notice)



Veteran's (and significant others) Meeting: First Saturday of most months, 10am—12noon

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

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

Upcoming Board Meeting and Civic Agenda

(not an exhaustive list)

- ◆ Fence along 44th Street
- ◆ Increasing Ad rates
- ◆ Current Violations and Fines
- ◆ Civic meeting—Induction of Board Members and Officers



If you cannot attend in person, you can attend by Zoom. Your attendance and vote counts toward our quorum.



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

And you count in the Quorum! Notice new meeting IDs

Board Meeting: Time: December 14th, 2022 @ 7:00 PM Eastern Time

Zoom **Meeting ID: 852 8322 9937** **Passcode: 739900**

Civic Meeting: Time: December 21st, 2022 @ 07:00 PM Eastern Time

Zoom **Meeting ID: 881 5112 8693** **Passcode: 634493**

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.



None we know of...

'Our hearts will be full forever with the beauty of what remains...'

Steve Leder, *The Beauty of What Remains* (I commend this beautiful book to anyone grieving—Kate)

... IF WE MISSED SOMEONE PLEASE LET US KNOW.



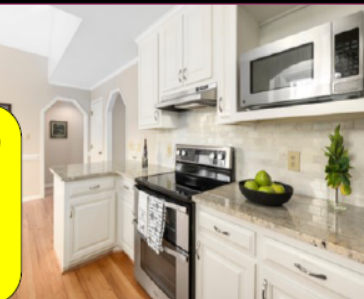
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April Byrd

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Plantation
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Plantation, Florida 33324

HOLIDAY ART SALE



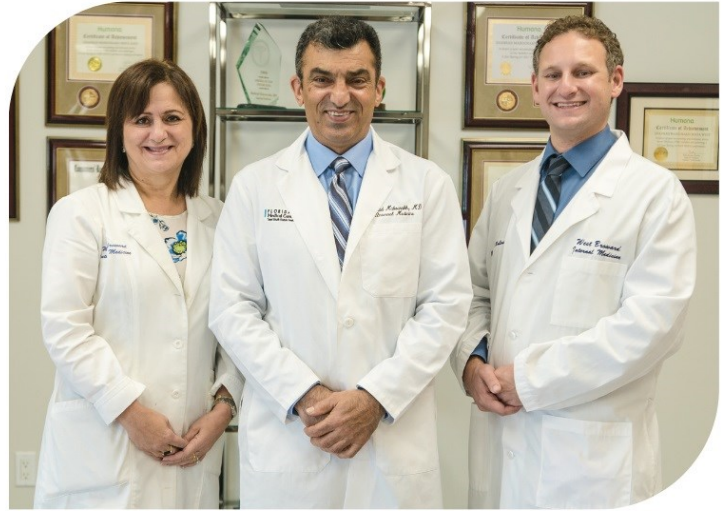
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RESIDENTS' CLASSIFIED

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.

Important notice!

Beginning in January 2023, we will be inspecting properties for violations. Please be sure to read over our documents and get your property in order so that you will not receive a violation or fine.

This is our community and we want it looking its best!



George W. Johnson
Realtor.



1500 E. Atlantic Blvd., Suite B
Pompano Beach, FL 33060



Cell: 954.536.8459
Office: 954.545.5583
Fax: 888.972.1653

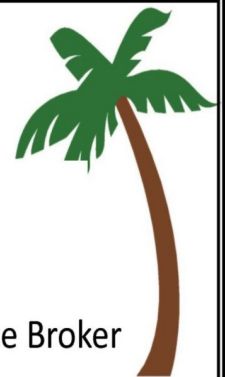
GeorgeWJohnsonRealtor@gmail.com

Your friendly Mainlands neighbor!

Scott Mangione



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