

THE REPORTER



President's Report:

Happy Spring! I don't know about you, but I am hoping for those Spring showers to green up our lawns! I think this has been the driest winter I can remember for a long time!

New Landscape Company

Speaking of lawns, we have a new company starting. We are excited for this change and look forward to looking forward and leaving the past where it belongs. Bye bye!

Natural Greenscapes has gotten rave reviews from their customers and we hope to be able to add to those accolades. We have gone over our expectations and trials with Zach, the owner, and he understands our needs and desires. Please keep in mind that if they are working on your property and there is an issue, as before, contact Blair through his email or if an immediate need, ask to speak to the foreman on site and do NOT complain to or direct the workers. This makes for clarity. Can you imagine 259 homeowners stopping a worker? The worker will never get their job done and confusion will ensue.



Changing Board Dynamics

I have heard many people state they are pleased with the Board members and the jobs they are doing and others complain about how things "should be done." Please remember this is not the same old board of the past where everyone was retired and could devote as much time as needed to Board responsibilities. Four Board members have full time (and then some) jobs. Others work part time. But few can devote all their time to their position. Please consider this when complaining. Better yet, please feel free to volunteer to help out. There is a concept that you cannot complain unless you have a solution. Be the solution! Most Board members have responsibilities where they could use assistance. Again, we are all volunteers trying to do what is best for our community. We welcome your respectful suggestions, solutions, and help.

(Continued on page 2)

President's Report (continued)

Warning!

Some of our residents have had items stolen from their yards, including multiple bicycles, even with locks. PLEASE!!!! Be careful what you leave outside, even in the daytime. Unfortunately, times have changed and people feel entitled to other people's things. How sad to work so hard all your life to have others feel they are entitled to your things. Be vigilant and keep watch. If you see anyone suspicious on your or your neighbor's properties, don't hesitate to call 911. In this case, we are our neighbor's keepers.

Clubhouse and Pool Issues

As you may be aware, our pool has leaks!!!! I guess it has been leaking for a while. It has been examined and there are multiple leaks that need repair. The cost will be around \$5-6,000. The pool will need to be closed down for a week to make the repairs, so we are waiting until May. That way all our Canadian friends can continue to use the pool while they are here.

We will keep you posted as to the dates the pool will be closed.

Also, we are still working on the chiller issues. We had them set to be installed, but found out if we do it may void our warranty on the heaters. That is being investigated further as to what needs to happen.

A/C Issues at the Clubhouse

As you may know, we have had continuous issues with the A/C units at the Clubhouse. It looks like a unit needs to be replaced and some air handlers that are in the overhead attic area moved. Quotes are being gathered and hopefully this will be resolved soon. Keep in mind that depending how extensive the work is, the Clubhouse may need to be closed for a few days. Watch for signs posted on the doors.

PLEASE REMEMBER IF YOU PAY YOUR MAINTENANCE FEES YEARLY..

We would like to send you an invoice for the year's amount rather than a coupon book. This would help with not only our costs, but saving trees. Please send our bookkeeper Debbie an email at ddassconkms4@gmail.com if you are willing to participate in this. Thanks.



*Happy Passover and Blessed Easter!
Wishing you Gentleness and a very hopping
Spring!
Kate Johnson*



The Vice-President's Report

Due to the resignation of our Vice-President, this position is vacant. If you would like to apply to be in this position, please contact a Board member. We need you.



I'd love to have you join my team! If you are willing to help out and be on the Social and Recreation Committee, please contact me at swaithms4@gmail.com or by text or phone at 954.907.2395. I look forward to working together for our Mainlands 4 community!

Thank so much! Sheriza Waith

Maintenance Chair Report

Dear Neighbors, we have hired a new landscape company to take on our irrigation and lawn maintenance. As we look forward to working with Natural Greenscapes., we will work hard to make our community look its best.

God Bless! *Blair Christophe*



Save the Date!



with live DJ!

Saturday May 20th

\$15 per person

Tickets will be On Sale May 13th from 9:30 to 12 noon

More details to follow!

If you would like to help with this event (or any other) please contact Sheriza at swaithms4@gmail.com (volunteers attend free).

The French Connection Dinner Dance was a great success!

130 people enjoyed a night of music, food, and dancing (and boy was there dancing!)

Thank you so much to all who helped make this possible. The food, atmosphere and friends were a delight!

Tickets sold out quickly, so be sure next time you get your tickets on the sale date as there were none left afterward. Enjoy the pictures! (sorry they are small, but trying to fit them all in)



Tamarac Fire and Rescue came to Mainlands 4 to conduct CPR/AED classes!

And they were great! Thanks to Daniel Acosta and Adam Currea for a great training!

We learned so much and all feel much better prepared to help! Here are some comments that attenders made!



"Thanks for organizing this important and informative session, it was well received."

Joyce Richards

"Very informative and enlightening experience. Very privileged to be a part of this class. Instructors were engaged and open, approachable. I'd recommend the training to everyone" Pat Ruth Jaipershad



"I am glad I was able to attend this training. It was very informative and dynamic. It was very nice to see the participation of this group!! The Firefighters Team showed us step by step of how important it is to follow the main CPR/AED procedures. Thank you for thinking of our community. I definitely recommend for more groups to come in the fall." Gloria Meza



"Dearest Kate, thank you so much for arranging our Mainlands 4 CPR class with the City of Tamarac. This class was great! Thank you to our Fire Department... you guys were fantastic!" Dani Tucker

Next time join us!

There will be another at the end of the year!

Community

April 22nd



8 am to Noon

Our community yard sale is on! While we are not opening up the Clubhouse, we will still go forward with this community yard sale, just individually at each home that wants to participate. We'll put up balloons and signs strategically. It will be posted on the NextDoor app to advertise to the community. You can help us by advertising on FaceBook, NextDoor, or any social media platform you use. Residents would be able to sell in their front yards and maybe not only get rid of things no longer useful to you, but make a few dollars in the process.

It's a great way to get rid of unwanted but useable items. Let's do this!!!!



Attention Mainland's Veterans: To receive current and updated Veterans' information and benefits updates, please send your email address, and/or your cell phone number to pcwmoore@comcast.net, or call Paul at (954) 254-4559. Thanks

Also, a reminder that the Veteran's Group meets at the Clubhouse at 10 am on the first Saturday of most months. Veterans and their significant others are welcome to join us.

Ladies! You're invited to Mainlands 1&2 Cinco de Mayo Celebration!

\$5 DANCING | DOOR RIZES | REFRESHMENTS \$5

Come dressed to impress wearing your best Latin colors

May 5th beginning at 7 pm

Tickets sales 4/8 & 15 from 10 am—12 noon in the
Mainlands 1&2 Administration Building



Beware of Scammers!



A resident called to ask if we had approved or contracted with a water company to do water tests in our area. The Answer is a resounding NO! We do not promote or condone any door to door solicitation. As a matter of fact, it is against our rules! Please, if someone shows up at your door offering to check your gas, electric, water, or anything else, do not let them in. Call the police and let them check it out. Any utility worker will be in uniform and have a photo ID. If they have all that, call the utility yourself to verify. Do not use a number they give you, but look up the number yourself.

One of our residents let someone in who had a bogus story of checking a utility, only to find her jewelry taken. Please don't let that happen to you! If someone does knock on your door that is a scam, please let me know at katejohnsonms4@gmail.com so I can warn others. (It's also another reason to make sure we have your email on file). Stay safe, my friends!

IMPORTANT NEWS REGARDING PARKING ISSUES

(Restated)



Parking in the street has become a major issue on many of our roads. Homeowners have difficulty getting in and out of their driveways as cars are parked across from their driveway. What happens if there is an emergency and they can't get out?



What happens if a firetruck or EMT needs to get down the road and can't because of having to weave in and out around parked cars? City of Tamarac Code states no one can park in the street between 2 am and 6 am, which means no overnight parking. Yet, people continue to do so.

Our Declaration of Restrictions (Deed Restrictions) and our Rules and Regulations state that you cannot have any more cars than can fit in your lot (of course, without parking on the grass). That means if your driveway holds one car and the rest of your cars are parked on the street, you are in violation of our Governing Documents. If you have a garage and driveway, then you can have two cars, or maybe three if it is a widened driveway. In other words, you cannot have more cars than your driveway can hold. But many do.

As Claudia Stoner has said, "The rules are not arbitrary nor used to harass anyone. They are based on courtesy, respect for our neighbors and to protect property values. They protect a safe, comfortable and valuable lifestyle we have here. Where is the hardship in following them?" We agree.

For safety reasons, we will begin the republishing process to notify homeowners of our intent to enforce this rule. There will be a start date as to when this enforcement will occur and what the fines will be for violating this rule. Keep in mind we have the legal authority according to FS 720 to impose fines of up to \$100 per day of violation. The start date will probably be somewhere around June 1st. In the meantime, you may want to think about widening your driveway to the maximum allowed of 24 feet in order to accommodate the cars you have. Remember to submit an *Application for Approval* to the Board before beginning any work, and you will need a permit from the City of Tamarac.

We really hope this issue can be resolved without the steps of violations and fines, but at this point, it is our only recourse to protect the safety and wellbeing of all our residents.

Also remember, do not park on the grass. This means NO TIRE is to be on the grass. As we have said in the past, you will receive one notice, and then if it happens again the Board will be voting to issue a fine.

Thank you for following the rules.

Your Board of Directors





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.



Luis Villalobos

'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.



WELCOME TO THE NEIGHBORHOOD!

No one new this month

We are in need of a Vice President. Please consider joining us for this important position.

2023 Board of Directors

President:	Kate Johnson	KateJohnsonms4@gmail.com	305-490-1778
Vice-President:	vacant		
Secretary:	Sandra Sanders	Ssandersms4@gmail.com	954-439-5440
Maintenance Chair:	Blair Christophe	Bchristophems4@gmail.com	954.733.3009
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	305.216.9304
House Chair:	Jerry Faust	Jfaustms4@gmail.com	941-276-7527
Social & Recreation Chair:	Sheriza Waith	Swaithms4@gmail.com	954-907-2395

Remember, we are all volunteers who wish to bring compassion and unity to our community.

Please help us in doing so.

Additional Volunteer:

Jim Cogswell Librarian 954 999 5464

Office / Maintenance Number: 954.733.3009

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

Website: www.mainlandssection4.org

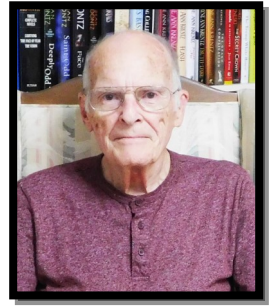
FROM OUR LIBRARIAN JIM COGSWELL

Come into the Clubhouse library and look around at all the interesting novels by C. J. Box, J.A. Jance, John Grisham, James Patterson, Clive Cussler, Danielle Steel, and French and Spanish language authors.

My full report will be in the next month's newsletter.

Many new puzzles have been received on our shelves. Feel free to borrow them, take them home, complete them, take them apart again and come and get another!

Please call me with any suggestions for improving the library.

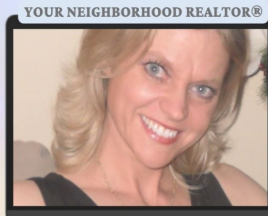


***“You don't have to burn books to destroy a culture. Just get people to stop reading them.” -
— Ray Bradbury***

***“What really knocks me out is a book that, when you're all done reading it, you wish the author that wrote it was a terrific friend of yours and you could call him up on the phone whenever you felt like it. That doesn't happen much, though.”
— J.D. Salinger, The Catcher in the Rye***

HAPPY NEW YEAR 2023

*Wishing you the
Best year ahead
filled with health,
wealth, and joy!
-April-*



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Committees

Please consider serving. You are welcome to let the Chair of that committee know or let any Board member know and we will direct you to the right person. If you have questions about the committees, please ask a Board member or attend the Civic meetings.

Here is a list of some committees:

New Residents (interviews)

Social and Recreation

Clubhouse and Clubhouse Landscaping

*Bylaws, Declaration of Restrictions and other
Governing Documents*

Violations and Fines Review

Thanks so much for your help!



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 Thursdays (this month April 13th) Board Meetings opens to community @ 7 pm

3rd Wednesdays of some months (NONE THIS MONTH)



Bingo (canceled until further notice, please consider volunteering)

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

Pool and Clubhouse remain available for use.

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.

Tentative Upcoming Board Meeting Agenda

(not an exhaustive list)



- ◆ Pool repair, A/C, and Clubhouse cameras
- ◆ Approve Landscaping contract
- ◆ Waive or reduce deposits for memorials
- ◆ Reconfiguring November meetings to include elections and swearing in
- ◆ Forbidding Fireworks

Please remember most Board meetings are open to all residents. If you cannot attend in person, you can attend by Zoom.



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

And you count toward the Quorum!

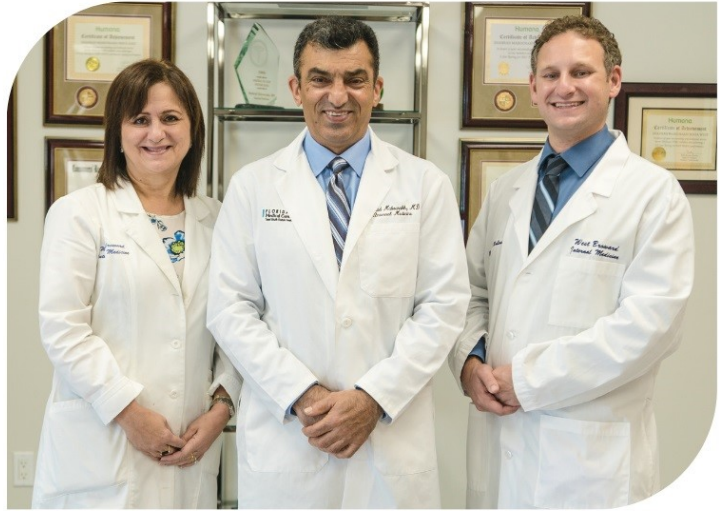
Board Meeting: Time: April 13th, 2023 @ 7:00 PM Eastern Time

Zoom Meeting ID: 852 8322 9937 Passcode: 739900

Civic Meeting: Time: NONE THIS MONTH unless needed

Zoom Meeting ID: 881 5112 8693 Passcode: 634493

WEST BROWARD INTERNAL MEDICINE



Patricia Perez
Nurse Practitioner

Shahrad Mabourakh
M.D

Mathew Wolland
Nurse Practitioner

WEST BROWARD INTERNAL MEDICINE

Care with compassion

Shahrad Mabourakh - M.D

Patricia Perez - Nurse Practitioner

Mathew Wolland - Nurse Practitioner



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Specialist



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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	\$12	\$ 100
	Non-Resident	\$17	\$130
Quarter Page	Resident	\$20	\$185
	Non-Resident	\$27	\$228
Half Page	Resident	\$37	\$345
	Non-Resident	\$45	\$400
Full Page	Resident	\$72	\$670
	Non-Resident	\$80	\$725

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.



Motorized Wheelchair for sale

Jazzy power chair, Elite ES. Purchased new for \$3500. Used hardly three months. Needs new batteries.



Selling for **\$700.**

Contact Bill Crowley, 954-305-8485.



George W. Johnson
Realtor.

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Your friendly Mainlands neighbor!

Scott Mangione

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