

THE REPORTER



Merry Christmas

**While the President's Report is inside, these are important and deserve
Front Page News!**

Reminder: There is no Civic Meeting this month, but all are welcome to attend the Board Meeting on January 11th at 7 pm. Next Civic Meeting is January 17th, 2024.

Clubhouse Celebration Dinner Dance is

January 13th, 2024 from 6 TO 10 PM

More information inside!

New Year's Eve Celebration!

December 31st from 8 pm to 1 am

There is no cost to attend, just come ring in the New Year with friends and family! Feel free to bring finger foods and snacks to share! We will provide cookies and soft drinks! Remember, parking is limited so please walk or carpool if possible.

There are still open Board positions... more inside, but please consider serving.



PLEASE DO NOT LET OTHERS INTO THE CLUBHOUSE OR POOL AREA UNLESS YOU KNOW THEY LIVE IN MAINLANDS FOUR. "Forgetting" their key is used by those who do not live here and sometimes others try to be good neighbors and let them in. Please don't.



President's Report



It's not good-bye...

Serving as your president has been a cherished and rewarding experience., ok—sometimes frustrating but what isn't? I have made new friends and enjoyed being able to help this community... our community... using my skills, education, and experience.

While you may not have agreed with everything that has been done or that I tried to accomplish, I hope you know that all my intentions have been for the betterment of our community and having a commitment to the fiduciary responsibility I held. I hold that commitment as vital and integrous.

While I began Zoom connection for meetings, please let the new Board (which I'll say more about in a few) know if this is something we should continue. I have also tried to keep everyone informed of emergency situations and noticed events by email to better communicate what is happening and of what to be aware. If you have not been getting occasional emails from me, your email may not be on our contact list. If that is the case, please email Pam Bushnell at PBushnellMS4@gmail.com with your email address to be added. I think communication is vital and this is one way to keep more residents informed.

Behind the Scenes Accomplishments

There was a lot accomplished, such as writing up policies and procedures for better implementation of existing tasks. Behind the scenes I spent a large amount of time purging old files and papers after setting up a Document Retention Policy approved by our Accountant and Attorney. George and I actually took almost 200 lbs of paper to be shredded! I also divided files so that financials, violations, and owner information are separated out. That assists in keeping owner information confidential. There is more to do, but it's a start. Thank you to those volunteers who assisted. (Carolle!)

I have stood up for this community at Tamarac Commission Meetings and I will continue to do so. I think us having a voice there is desperately important, especially with some of the items that do not benefit our residents, and my advocacy won't stop. I don't have to be president to do this, just a concerned citizen of Tamarac. I would encourage everyone to attend those meetings as they affect each of us. If you cannot attend, consider listening on line. The link is on the Tamarac.org website.

A Big Thank you

I do want to thank the Board members who have served with me, and community members who have volunteered for committees and helped where needed. Nothing is possible without many hands helping. Many of you have called and been such an encouragement to me during this time. I cannot say how much you have all been appreciated. I pray that our connections continue.

I want to say I have been 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, as

(continued on page 3)

President's Report (continued)

I'm not going anywhere. George and I are not moving (despite rumors stating otherwise). So, we'll be around.

We have so many things happening so please be sure to watch for news, emails, and flyers as well as the monthly newsletter.

Lastly, whatever holiday you celebrate, may your days be filled with joy and celebration, health and happiness, and above all I wish you peace and wholeness throughout the coming year! May God's light and love shine down on you and those you love.

Blessings, Happy Hanukkah, Merry Christmas, and Happy Kwanza.

With Warm Wishes, *Kate Johnson*



COUPON BOOKS Arriving Soon

We have changed to yearly coupon books instead of every two years. So when you get your books, it will only be for 2024.

I will send an email when they arrive, but you will be able to pick them up on December 30th before 4 pm.

Remember, next year's Maintenance Fees are \$100 per month, with a \$25 late fee if not paid by the 15th of the month.



Some people pay yearly and have opted NOT to receive a coupon book. This saves us money on printing. These people will receive an invoice at the end of December for the full year - \$1200.

Should you have any questions, please feel free to contact me at katejohnsonms4@gmail.com or text/call 305.490.1778.

Elections/Appointments

As you know, elections are held in November. Since there were not two people running for any one position, Board members were appointed. There are still two open positions. Please consider helping our community in one capacity. While one person has recently volunteered for Vice-President, the position is still open. Board Positions become effective at the January Board meeting.

Introducing Your 2024 Board of Directors (Beginning January)

• Claudia Stoner	President	CStonerms4@gmail.com	954-246-4956
• Vacant	Vice-President		
• Sandra Sanders	Secretary	Ssandersms4@gmail.com	954-439-5440
• Paul Moore	Accounts Receivable	PMoorems4@gmail.com	954-254-4559
• John Kilbane	Accounts Payable	JKilbanems4@gmail.com	754-252-7205
• Andean Robinson	Civic Treasurer	ARobinsonms4@gmail.com	954-246-4956
• Mario Orta	House Chair	MarioOrtaML4@gmail.com	305-613-3169
• Vacant	Maintenance Chair		954-733-3009
• Sheriza Waith	Social & Recreation Chair	Swaithms4@gmail.com	954-907-2395

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

Where can you serve?????

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)

Maintenance / Architectural

Publicity (which includes Block Captains who are needed)

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

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

Clubhouse (helps prepare or assist when needed)

Documents Committee (Bylaws, Declaration of Restrictions, Rules and Regulations)

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 the President know!)



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 PBushnellms4@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.

Please don't forget...



If you have sprinkler and landscape issues, please call the maintenance line at 954.733.3009 and leave your name, address, phone number, and issues (such as my sprinklers on the left side are missing heads. No need to put out flags, just leave a message. Work orders are created from these messages.

Your Mainlands Four Board of Directors for 2023 (terms end at January Board Meeting)

• Kate Johnson	President	KateJohnsonms4@gmail.com	305-490-1778
• Vacant	Vice-President		
• Sandra Sanders	Secretary	Ssandersms4@gmail.com	954-439-5440
• George Johnson	Accounts Receivable	Gjohnsonms4@gmail.com	954-536-8459
• John Kilbane	Accounts Payable	JKilbanems4@gmail.com	754-252-7205
• Claudia Stoner	Civic Treasurer	CStonerms4@gmail.com	954-246-4956
• Mario Orta	House Chair	MarioOrtaML4@gmail.com	305-613-3169
• Vacant	Maintenance Chair		954-733-3009
• Sheriza Waith	Social & Rec Chair	Swaithms4@gmail.com	954-907-2395

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

Thank you to all who have served faithfully and continue to serve.

Clubhouse Celebration!

We are so excited (at least I am) to finally have our Clubhouse Celebration! This will be a night of dinner, dancing, and downright fun!

It has been a long time coming... around 50 years long! It is great to own the Clubhouse and be able to enjoy the accomplishment that we all contributed toward.

Won't you join us in the momentous occasion?



Entertainment/DJ will be provided by Ed Horowitz

Menu includes:

Chicken Parmesan and Eggplant Rollatini catered by GGs of New York

Baked Ziti and Pasta

Rolls and Salad

Dessert Cake

Coffee, Tea, Soft Drinks, and Water Provided

Tickets will be on sale December 30th from 9 to 11 am

Residents \$10 (half price)

Guests \$20 (if seating allows)

Even if you have preregistered, you will need to purchase your ticket on or before December 30th.

If you have not preregistered, you may do so by emailing katejohnsonms4@gmail.com or completing the form on the next page and leaving it in the Maintenance Mailbox. You may also purchase a ticket that way and one will be saved for you. If you have guests that would like to attend, they will be put on a wait list and if there is room, it is first preregistered, first to purchase for guests. Priority is Mainlands 4 residents, but tickets will be open to others on **December 30th at 11 am** so it is important that if you want to attend, you purchase your ticket(s) before then. Guest tickets can be purchased the 30th. Tickets are limited and preregistered residents and guests get first priority.

Save the Date!

We have many exciting events coming up, so please keep a lookout!

Dinner Dance

Tentative date: March 16th, 2024

Our Canadian friends will be helping with a wonderful Dinner Dance. Keep a lookout for more information.

Monthly Morning Brunch!

Starting soon!

Volunteers needed!

If you are willing to help, please contact Mario at 305-613-3169

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?

If you would be able to help with any event or have any ideas, please call

Sheriza at 954-907-2395 or by email at SWaithms4@gmail.com.

Clubhouse Celebration January 13th, 2024

Please leave in an envelope (if including money) in the Maintenance Mailbox

Name(s): _____

Address: _____ Phone: _____

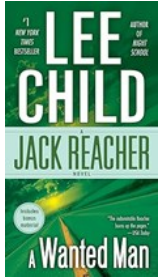
Number of Tickets _____ Payment included (\$10 per ticket) _____

I would like to invite Guests if there is room. Yes No # of guests _____

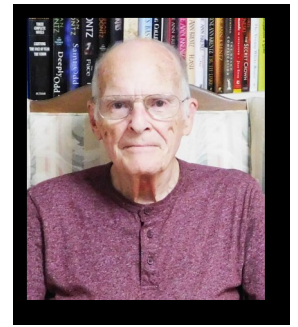
FROM OR LIBRARIAN JIM COGSWELL

Even though we now lack any more space, it's ok. We have hundreds of books and many puzzles that are already there!

I recently read a book by Lee Child. *A Wanted Man: A Jack Reacher Novel* starts with four people in a car, hoping to make Chicago by morning. The driver and the man next to him are telling stories that don't add up. In the back, a woman



is silent and worried. Next to her, a huge man with a broken nose is getting a ride east to Virginia. An hour behind them, a man lies stabbed to death in an old gas station. He was seen going in with two others but he never came out. He had been killed and the killers vanished. Within hours, the FBI and police arrived without saying who he was or why he was there. Nothing is what it seems and nobody is telling the truth. It keeps readers guessing until the explosive finale.



If you have any suggestions, let me know.

Thank you to our decorating team that did a wonderful job



at our Clubhouse!

It is so festive and inviting.

Thanks, Team Canada!



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.

WELCOME TO THE NEIGHBORHOOD!

Herman Allen 4629 NW 44th Ct

Jose Ramon Gutierrez 4703 NW 48 Ave

Gladys Beaumont 4506 NW 48 Ave

Margarette Morney-Kuanyawo & Frank Kuanyawo



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!



Board Meetings—2nd Thursdays @ 7 pm (this month December 14th)

Civic Meetings—3rd Wednesdays of some months @ 7 pm (no meeting this month)

Book Club—meets the 3rd Thursday of each month at 2PM at Mainlands 1-2 annex building and will begin on December 21, 2023 to allow participants time to obtain and read the book "The Book Woman of Troublesome Creek." Please contact John Kilbane at any time to obtain a copy of this book 754-252-7205 or at john_k61@yahoo.com

To reserve the Clubhouse for private use, please contact Mario at MarioOrtaML4@gmail.com or by phone to make arrangements. Rental Agreements are outside the office.

Upcoming Board Meeting Agenda (not an exhaustive list)

- ◆ Updates on Pool Heater-Cooler Units
- ◆ Updates on Other Pool Issues and Replacements
- ◆ Clubhouse Cameras
- ◆ Open Board Positions and Nominees
- ◆ Overdraft fees on Returned Checks



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**

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.

"Blessed is the season which engages the whole world in a conspiracy of love." - Hamilton Wright Mabie



George W. Johnson
Realtor.

GeorgeWJohnsonRealtor@gmail.com



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



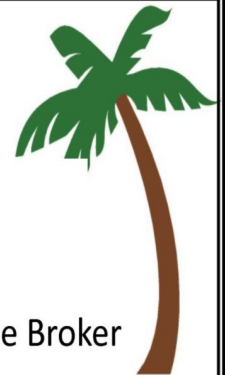
Cell: 954.536.8459
Office: 954.545.5583
Fax: 888.972.1653

Your friendly Mainlands neighbor!

Scott Mangione

TT&S Printing

954-741-5776 • Fax: 954-741-2419
4925 N. University Drive • Lauderdale, FL 33351
Email: info@ttsprinting.com
www.ttsprinting.com



C G BAKER REALTY

A Florida Licensed Real Estate Broker

CYNTHIA G. BAKER

Broker/Realtor

Consulting, Residential, Commercial & Management



(954) 319-5587

cgboffice@comcast.net