

# Four ~ Caster

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Mainlands Unit IV

www.mainlands.org

May 2012

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## Social Club Entertained



Pictured above singer Maya entertained the social club attendees in April. She sang a lot of Broadway tunes and a assortment of other pop hits. She sang for about an hour.

Thanks goes to Clara Kasor and her assistant Joe Radaker who served snacks after the meeting.

## Spaghetti Dinner Held

The Men's Club held a spaghetti dinner on March 31. Chef Joe fixed the spaghetti dinner, which everyone enjoyed. He served approximately eighty people plus he was selling quarts of sauce. Another job well done Joe.

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**Social Club Breakfast To Resume In September!  
No Breakfast In May — August**

# FOUR ~ CASTER

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## News from the Board

Now that Passover and Easter are over we are getting ready for the M-days of May, Mother's Day and Memorial Day. We hope all Mothers of Unit 4 are honored and feel loved not only on this special day but every day.

One thing you can be sure of, as a Unit 4 homeowner we celebrate every occasion as an excuse to party. We will be partying on Memorial Day, as we do every year to remember those who have made our freedom possible. Come and join the revelers.

As the days of spring dwindle and the dog days of summer begin we will be saying goodbye and safe trip to our "snow birds". Please remember that your shrubs continue to grow while you are out of town and make arrangements to have them taken care of. It is in everyone's best interest to have our homes looking their best at all times. If it becomes necessary for the association to take care of yard problems, it becomes an expense for the homeowner. Please be sure a trusted neighbor or friend has a key or the phone number of a person with a key in the event of an emergency. **Turn off the main water line to your home even if you are going away for a few days.** Water damage can be devastating. Mildew can also be a problem so you will want to leave the air-conditioners on just to keep the moisture down.

We had a nice warm "winter" so the pool got plenty of use these past months. It will be even busier as we warm up even more. Please remember that the pool is for everyone's use. Swimming laps when there are a number of people in the pool can be a challenge and dangerous. If you wish to swim laps, be sure you go when the pool is relatively empty. For those of you who have children visiting please note that the pool is for **adults only** between the hours of **three** and **five p.m.** No children under the age of **three** are permitted in the pool **at any time**. These rules have been put in place for the enjoyment of our residents.

The clubhouse warmed up a bit too much the last days of March and the beginning of April. The culprits were a fried fuse for one of the five air conditioners as well as needing a new 5-ton unit. The electrician was called to fix the fuse and the broken air-conditioner was replaced. Cost for these problems amounted to \$6,753.35. The replaced unit was 13 years old. We have two more units the same age and one that is still running since 1990 so we may not be finished yet. While we were at it, it was decided to go back to the less complicated thermostats. It's never a dull moment for the recreation

*Board News Continued on page 4*

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Home inventory is dropping. As of this article, there are only 41 homes in all of Mainlands for sale (Active). Remember I do Real Estate all over. I have homes available all over Pinellas County and sell everywhere. Come see me or any of my associates at our open houses and please feel free to call me and just chat about anything real estate. Remember - a market analysis is free for the asking.

### MAINLANDS - UNIT 4 Property Information From MLS System As Of Apr. 15, 2012

Status	Address	Beds	Baths	Sq Ft	Listed Pr.	Sold Pr	Sale Date	DOM*
1. Active	9813 37 <sup>th</sup> Street	2	1	1111	\$ 50,900.00			80
2. Active	3521 100 <sup>th</sup> Terrace	2	1	1044	\$ 74,900.00			61
3. Active	9850 36 <sup>th</sup> Way	2	1 1/2	1154	\$ 72,000.00			96
4. Active	9771 37 <sup>th</sup> Street	2	1	1080	\$ 72,000.00			4
5. Active	9825 37 <sup>th</sup> Street	2	1	1044	\$ 73,900.00			233
6. Active	3474 101 <sup>st</sup> Terrace	2	2	1129	\$ 83,900.00			59
7. Active	3415 100 <sup>th</sup> Ave	2	2	1328	\$ 99,900.00			237
8. Active	9890 34 <sup>th</sup> Way	2	2	1649	\$109,900.00			28
9. Active	9917 Mainlands	2	2	1675	\$119,900.00			128
10. Active	3426 98 <sup>th</sup> Terrace	2	2	1649	\$119,900.00			1
11. Active	3575 96 <sup>th</sup> Avenue	2	2	1649	\$139,900.00			4
12. Active	9934 36 <sup>th</sup> Street	2	2	1832	\$159,900.00			48
1. Pending	9879 34 <sup>th</sup> Way	2	2	1328	\$82,500.00		May 15,	155
2. Pending	9866 34 <sup>th</sup> Way	2	2	1649	\$119,900.00		May 1,	1
1. Sold	9810 36 <sup>th</sup> Street	2	1	1033	\$ 57,500.00	\$53,500.00	Feb. 17,	1
2. Sold	9860 36 <sup>th</sup> Way	2	2	1104	\$ 69,900.00	\$66,500.00	Mar. 30,	154
3. Sold	3533 100 <sup>th</sup> Terrace	2	1	1037	\$ 75,500.00	\$72,500.00	Mar. 5,	155

\*DOM = Days On Market



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# FOUR ~ CASTER

*Board News Continued from page 2*

director. Thanks Pete for taking care of these problems. Once more we can be grateful for the reserves accumulated to handle these concerns as they arise.

We wish to remind you to submit your suggestions for changes to rules and declarations of condominium in writing to the Board, **no later than June 30**. It is imperative we have this if you think changes should be made. It takes time to incorporate proper language in the mailings for all the residents to vote in October.

Happy and safe travel to those of you heading north. To our full time residents, who will brave the heat, stay cool and enjoy the lazy days of summer.

Regards,

Ann DaSilva

Homeowners' Board of Directors President

## Reminder!

Unit IV garage sale, Saturday, October 27. Mark your calendars.

Don't throw it away, don't give it away... Sell it! Look for future updates in the Four~Caster.

Darleen Cohen

Garage Sale Chairperson, Social Club

Robert and Michelle Masslo - Proprietors

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SOCIAL CLUB UNIT IV



**Happy Memorial Day PICNIC**

MONDAY  
MAY 28TH

TICKETS \$8.00 EACH  
LAST DAY OF TICKET SALES MAY 21ST

DINNER AT 5pm

CHICKEN  
POTATO SALAD  
BAKED BEANS  
COLE SLAW  
DESSERT  
COFFEE & ICED TEA

BYOB  
4:30

HOSTED BY UNIT IV DIVAS

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SOCIAL CLUB UNIT IV

## MEMORIAL DAY GAMES

MONDAY, MAY 28th 10am to 2pm



COME OUT AND ENJOY  
SOME GAMES WITH US!

PRIZES AWARDED AT  
THE MEMORIAL DAY  
DINNER  
4:30 PM



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SHUFFLE BOARD GAMES

FOR INFORMATION  
ANDY FAFARD 571-4275



## Social Club News

I guess by now most of our snow-birds have departed. For those of you who are packing to make the trek north, drive safely and see you in the fall.

The past six months have been busy with a nice assortment of events at the clubhouse. But, as normal, with the weather heating up, the events calendar is cooling down. Check our monthly calendar for upcoming happenings. Pot luck supper will be held on May 15 and Bingo will be every Friday night. Both will continue throughout the summer.

Our main event for May is the Memorial Day chicken dinner which will be held on Monday, May 28 from 4:30 p.m. to 6:30 p.m. It will be hosted by the "Unit 4 Divas". On the menu is fried chicken, coleslaw, potato salad, baked beans, rolls, dessert, iced tea and coffee. Tickets are \$8 and may be purchased from Jayne Fafard at 571-4275 or Judy Reed at 536-0190 beginning April 28. Just a heads-up, come ready to play Andy's Games.

At this time I would like to thank those who have given their time and efforts to help make the Mainland's Unit 4 Social Club calendar of events a success. Without your help the Saturday breakfast, Christmas Dinner/Dance, New Year's Eve Party, and all the other dances and dinners would not have been possible.

Please join us for the final Social Club meeting of the season on Thursday, May 17, at 7 p.m. when we can all toast to a good summer.

Sincerely,

Sue Greenbaum  
Social Club President

# FOUR ~ CASTER

**SOCIAL CLUB UNIT IV**

**TICKETS \$8.00ea**

**WEDNESDAY JULY 4th 4PM**

**LAST DAY OF TICKET SALES JUNE 27th**

**HOT DOGS  
HAMBURGERS  
COLE SLAW  
POTATO SALAD  
BAKED BEANS  
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DESSERT  
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TABLE OF CONDIMENTS**

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Joyce Whittaker  
556-2752**

**No Refunds**

## Women's Club News

I would like to thank everyone who came to our April, General Women's Club Meeting, this past April 10th. Whenever I think that Randy Miller, our "Chef", couldn't outdo herself, **SHE DOES!!** Our luncheon of Turkey, Ham, Mashed Potatoes, Sweet Potatoes, String Beans, Hors D'oeuvres, Desserts, etc., etc., and Special Drinks, was nothing but "SPECTACULAR". Thanks Randy.

I would also like to thank, Brenda Leong, for her special attention to detail when decorating our tables. She always does very special decorating for our Women's Club meetings. **She also, "NEVER DISAPPOINTS."** Brenda... YOU'RE A WINNER in my book.

I was very lucky to have these two ladies this past year. Thanks.

You don't know how much you both have pleased me each time. At this meeting the women were presented with a slate of Officers which consisted of: Randy Miller, for President; Nova Redlow, as First Vice President; Alice Thornton, as Second Vice President; Hazel Jones, as Secretary; and Vicky Bessinger, as Treasurer. All these ladies were voted in. They are now our new Board for next year. Congratulations to our new Board.

Diane Haworth, the present Second Vice President, was the Chairperson of the Nominating

*Women's Club Continued on page 8*

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*Women's Club Continued from page 7*

Committee. The Nominating Committee consisted of Jayne Fafard, Eileen Conklin and Mooney Harshman. Thanks to all for their efforts.

Our final function of this year, was our Women's Club Card Party, on Saturday, April 28. Lunch was made and served by Randy Miller. There were great prizes and everyone had a wonderful time playing card games with their friends and neighbors.

Our installation meeting will be on May 8, at noon, at the Wine Cellar. The cost per person is \$25.00. The Women's Club will donate \$5.00 for each person attending. Therefore the real cost to each woman that attends, will be \$20.00. We will also have entertainment. Ruth Barrette will preside over the Installation of new Officers. It will be a memorable day for all. We'd love to have everyone attend it is a fun afternoon. There will be car-pooling if anyone needs it. Please let us know if you need a ride.

Looking forward to seeing all of you at our installation meeting.

Jacquie Daly

Women's Club President

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## Men's Club News

Greetings from the Mens Club. I have been told that the April Steak Fry was very good, thanks to all who helped make this a success. I was unable to attend because of our family being here for Spring Break. Our next Meeting will be October 11th 2nd thursday in October. I want to Thank my Officers for the great job they did this year and hope we will have a successful year 2012-13. We are planning several outings and many suggestions have been given by our members.

Have a Great Summer see you in the Fall.

Happy Memorial Day

Bill Root, Men's Club President

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## Things You Always Wanted To Know About Your Maintenance Fee But Was Afraid To Ask

### Recreation Area

The Recreation Area includes the clubhouse, swimming pool, horseshoe pits, shuffleboard courts and soon to be another picnic shelter.

We have a budgeted Operating Account for Recreation Area of \$32,000.00. This includes cleaning of clubhouse, pest control, grass control, plant trimming, pool maintenance, and general repairs of various items. This budget changes from year to year. The budget is higher than normal this year as we know we have some major repairs needed for various items, i.e. air conditioners, speakers, etc.

We have Reserve Accounts on clubhouse, open areas around club house and swimming pool of \$38,500.00 and on the shuffleboard \$22,000.00. Reserve accounts are used for major construction and new equipment replacement for these locations. Reserve accounts will grow each year to cover future major items so we do not have to get the funds we need by having an assessment.

The Clubhouse is for the use of Unit 4 homeowners use and can be reserved for personal parties.

For the total amount of \$18.71 per household we have a beautiful clean clubhouse with many game nights, club functions, beautiful clean swimming pool and outside sport type games.

Chet Renfro, Treasurer

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## Hospital Volunteering

If you feel it is time to give back to the community....why not try your hand at volunteering? We have been doing just that at St. Pete General Hospital. Besides the fact that you meet some very wonderful people, you have the opportunity to make a difference in another life. We work in the surgical waiting room and the ER department. It is both exciting and magical at the same time.

If you are interested, we would like the chance to talk to you about our experiences, so please feel free to call us anytime. Hope to hear from you soon.  
Sue Sagues 803-6055  
Jayne Fafard 571 4275

You know you're getting old when the candles cost more than the cake. — Bob Hope

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## Neighborhood Watch Crime Prevention

This month, the 10 commandments for Crime prevention are:

1. Report all suspicious activity to police. Call 911 for immediate action and 541 0758 or 541 0759 for non-emergency. Program the non-emergency numbers into your home and cell phones for fast access.
  2. Never leave your garage door open.
  3. Keep your car locked, especially if you have a garage door opener in it.
  4. Notify a neighbor if you are going away.
  5. Stop your newspaper delivery.
  6. Have someone pick up your mail if it is delivered to an outdoor mailbox.
  7. Keep a cell phone with you in the bedroom at nighttime.
  8. Newer vehicles have an alert button on the key which causes the car horn to start beeping. This is a good deterrent and causes neighbors to possibly witness any unwelcome guests, especially after dark.
  9. Report suspicious vehicles to the non-emergency number, and try to get the tag number.
  10. Never think that anything abnormal isn't a potential problem.
- Safety is EVERYONE'S business. Let's all work together for the safety of our neighbors.  
Andy Fafard
- 

You really know you're getting old when you bend over to tie your shoes, and you wonder what else you can do while you're down there.

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## Memorial Day Celebration

Come and join us Memorial Day for fun, food and festivities. We have planned many games to start about 2 hours before dinner... and you already know how exquisite the prizes are for the winners!

Our dinner of chicken, salads, beans and a delicious dessert will surely make your Holiday lots of fun. And the Unit Four Cubhouse Divas are looking forward to sharing the day with you. Call for tickets before they are all gone.

Judy Reed -556-0190  
Jayne Fafard -571-4275

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## Alligator Alley

In case you have not heard, we had a guest alligator prance his lovely self right down the center of the street and make a direct turn into Annie Large's driveway. He remained there until his morning stroll was discovered by all the neighbors and he lost his privacy. He then decided to visit the Pugsley's before traveling across the street to become comfortable on Rita Bahler's front porch. By now, using the refrigerator magnets as a resource for the non-emergency numbers, Ruth Pearsall called for assistance... and the local police and authorities showed up to witness the gator's attempt to return to a pond on the golf course.

This story, while very true, could have had a different ending if Annie's garage door was not closed, or Benji was outside sunning himself on the Pugsley's front porch, or if we did not have easy access to the non-emergency numbers. Moral: keep all doors closed, your eyes opened and the magnets close and accessible.

We are all safe and sound... but do we have stories to tell our families up North. And even though we were tempted, we will remain as 97th Ave N.

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# FOUR ~ CASTER

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## With Heartfelt Thanks...

I want to take the time to say a big “THANK YOU” to everyone that has helped to make our Unit 4 Breakfast such an awesome success! Great Job everyone, and I Thank You from the bottom of my heart.

Everyone of you has been such an important part of our success. I hope you have had as much fun as I have. It has been a pleasure working with each and everyone of you each month. There is no “i” in Teamwork, and we make a heck of a GREAT TEAM!!

I also want to say Thank You to the residents of Mainland’s, their family members and friends for all of your support in attending the breakfast each month, you are the reason for our success and we Thank You!

I am looking forward to another great year when we start this all over again in September. Have a wonderful summer, enjoy your families and I hope to have your assistance next year.

If there is anyone out there, that would like to work on our Unit 4 Breakfast Team, just give me a call (556-0190) and I’ll put your name on the calling tree.

Thanks again and God Bless.

Judy Reed

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## Is your golf cart insured in the event of an accident?

Recently two residents of Unit 4 were riding in a golf cart when they were hit by a motor vehicle driven by another resident. It is my understanding that both ladies were ejected from the golf cart and sustained injuries. Fortunately, they were not life threatening but did require trips to the hospital and stitches. The big surprise for the injured was that car insurance did not cover the medical injuries. I got on line, as I was blown away by this information and did some research. This is what I learned.

Personal Injury Protection (PIP) is the part of car insurance that covers medical. The State of Florida does not consider golf carts motor vehicles, which means, in most cases a golf cart will NOT be covered for crashes under traditional automobile insurance coverage.

Most insurance companies cover golf carts as a component or rider under a Homeowners’ policy. It is crucial to read your insurance policy to determine what coverage is provided. Many only provide for property damage not medical. This is just a taste for all of you with golf carts to investigate further.

This information was taken from the following web site [www.babiarzlawfirm.com/golf-cart-liability-insurance.php](http://www.babiarzlawfirm.com/golf-cart-liability-insurance.php) and is just a little part of the article.

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## Bingo News

Sally Dinder and I kept busy crafting bunnies for each player in celebration of Easter. These took the place of the tickets we normally use every week for drawings. I also made up Easter baskets that were given as prizes for several drawings we held throughout the evening. Everyone appeared to have enjoyed themselves and were pleasantly surprised when they each received a bunny. Bingo attendance has picked up considerably this past month due to the Spring Break visitors. I sincerely hope all of you who are new to our Bingo had an enjoyable evening and we hope to see you next Friday. Don’t forget to come early. The club house doors are locked at 5:45 p.m. and Bingo begins promptly at 6:00 p.m.

Respectfully Submitted,

Suzie Starzyk

Bingo Board of Directors

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