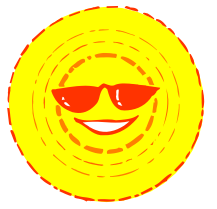


# The Four ~ Easter



Mainlands Unit IV

www.TheMainlands.com

June 2026

 Unit 4 Social Club presents

## Memorial Day Celebration

**Monday, May 25, 2026**

Memorial Service - 2:00 pm

Dinner - Po' Folks Chicken  
And Potluck Sides

*Bring a side dish to share*  
*Bring your own plate & utensils*

Unit 4 Women's Club presents:



## Tropical Getaway Dinner and Dance

**June 6, 2026**

**\$25.00 per person** *(no refunds)*

6:00 - 9:30 pm **BYOB**

Music by:  
*Marianne & the Professor*

For tickets call:  
Jayne Fafard (727) 571-4275 or  
Anne Marie Frayley (518) 469-4225

Unit 4 Social Club presents



## 4th of July Celebration

**Saturday, July 4, 2026**

4:00 to 6:00 pm

### Potluck Dinner

- ★ Bring a traditional dish from your family's heritage to share
- ★ Bring plates and silverware

 **BYOB** 

 Unit 4  
Annual Ice Cream Social

## Flag Day Party by the Pool

**Sunday, June 14**

6:00 - 8:00 pm

- ★ Ice Cream 
- ★ Cake
- ★ Games

**BYOB**

Music by *Beach Bum Barry*  
*(Music outside by the pool. Ice cream and cake inside the clubhouse.)*

# The Four~Caster

\*\*\*\*\*

## Unit 4 Board of Directors

### Officers for 2026/2027

**Deb Schnitzler - President**

**727-215-3127**

**Linda Byrd - Vice President and Recreation**

**610-517-8180**

**Ken Krywanek - Treasurer**

**727-803-6316**

**Meg Lashley - Secretary**

**727-403-4430**

**Scott Shankle - Roofs**

**954-494-9899**

**Nancy Buckles - Painting**

**727-415-6253**

**Ann Mosier - Lawns & Irrigation**

**813-966-0044**



**Joe Polkowski**

**Unit 4 Property Manager**

**727-573-5670**

## News from the Board:

Welcome to summer and the start of hurricane season! Now is the time to start preparing for the storms. Get some extra water and non-perishable food now before the rush. I won't harp on preparing for the hurricane season as most of us have been down this road before. Just do what you need to do to be ready.

Our May homeowners meeting was well attended, considering a few of our snowbird residents had already headed back north. This past meeting we had three motions to vote on. The first motion had to do with six 4'x4' tables that are never used anymore taking up storage space. The motion was approved to sell or donate the tables. We are selling the tables for \$10 dollars each and five have already been sold as of this writing. If you would like to purchase one, just give me a call and I'll try to make it happen. The second motion was to have four live oaks and one rosewood tree on the empty lot that borders 96<sup>th</sup> Terrace trimmed and the broken limbs removed. These trees have quite a few dead branches hanging in them from hurricanes Helene and Milton. Some of the branches are hanging over the homes on Mainlands' Boulevard, which could cause damage in a future storm. This motion was passed, and hopefully the work has been completed by the time you are reading this. The last motion was to change the construction code to allow retractable patio awnings on the front of Abby and Baldwin model homes. The reason for just these two models is because they don't have a covered area out front to sit out of the sun. Retractable awnings are currently allowed over rear patios. The motion was approved and the first mailing of the new rule will be sent out at the end of July or the beginning of August for everyone's review. Once the code has been changed in October, alterations request can be submitted.

I hope to see those of you still here at our last meeting of the summer on June 4, at 6:30 p.m. We will be having a Board of Directors planning and budget workshop meeting on Tuesday, July 14, at 9:30 a.m. which you are welcome to attend. If you have vacation trips planned, we wish you safe travels. I'll be keeping cool in the pool so hope to see you there!

## Deb Schnitzler

Homeowners' Board President



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## Social Club Report

Hi fellow year-round residents and the birds that have flown north for the summer!

Social Club life goes on in the Mainlands Unit 4 during the summer. If you are staying, rest assured the Social Club has some fun events planned to keep us all together and enjoying each other and our clubhouse during these hot Florida summer days and nights.

You will see a list of events on this page and also on the bulletin board in the clubhouse, so you'll know what is coming up and you can put it on your calendar, that way you won't miss them. Some of the events are free, some require a ticket purchase and some just require a dish to pass.

If you haven't attended an event lately please give it another try; we guarantee you will not regret you came. The food is always good, the music is a blast to dance to - or just sit and enjoy the music while watching the dancers that love to participate.

As you can see, we have many different and new venues planned, at least one a month and sometimes two, so you should be able to participate and enjoy being with your friends and neighbors - and you might just make some new friends too.

If you have any questions or ideas, we are always open to suggestions; call one of our board members to discuss any-time.

We look forward to seeing you!

## Deborah (Debby) Lee

Social Club President

## JUNE EVENTS

June 6 - Tropical Getaway Dance

June 14 - Flag Day Party by the Pool



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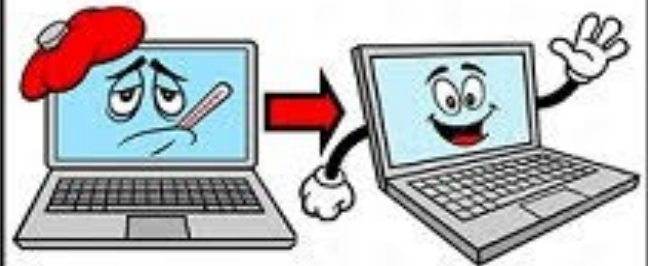
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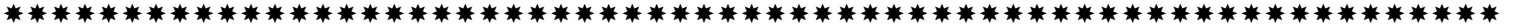
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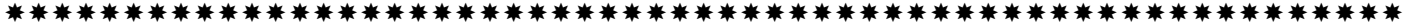
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Office: 727-592-9284

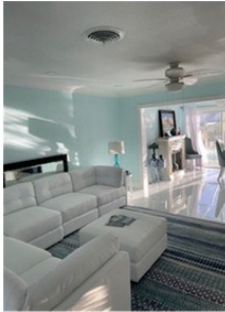


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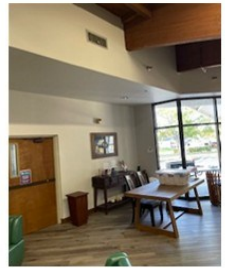
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## Men's Club Report

The summer has begun and we had our first Men's club lunch at the Parkside Café. The food was great and the conversations among those who attended was also great. Looking forward to seeing more members at the next lunch on June 11 at the Parkside Café.

### Bob Crawford

Unit 4 Men's Club President  
(610) 741-3322

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**Donna Marie Bartoli**  
 Realtor<sup>®</sup> GRI, PSA, SRES  
**831-261-7338**  
 dmbartoli@hotmail.com

Summer is just around the corner and soon it will be the start of hurricane season. Now is the time to prepare; stock up on water, food items that are non-perishable, have plenty of batteries on hand, and get your emergency plans in place. For those that will be out of town traveling, make sure you have a neighbor or close friend that can check your home periodically. Be sure to leave your home prepared for the summer storms. Pinellas County has updated information for hurricane preparedness and you can find this information at: [www.pinellas.gov/hurricane](http://www.pinellas.gov/hurricane). I want my neighbors to stay safe by being prepared in advance!

This report will reflect the sales between April 13, 2026, and May 12, 2026. There are currently 51 homes listed in Mainlands' community. The prices range from \$180,000 to \$435,000. In Unit 4, there are ten active listings, no pending sales, and one sold home this past month. As you can see, we have lots of properties for sale in Mainlands. If family or friends are looking to buy in Mainlands, now is the time. I would be happy to assist them.

June 6 is the anniversary of D-Day, and June 14 is Flag Day. Show your love for the red, white, and blue. Put your flag out!

Donna Marie Bartoli – Century 21 - Realtor<sup>®</sup>, GRI, PSA, SRES, Mainlands resident

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Status	Address	Beds	Baths	Sq. Ft	Garage	Listed Pr.	Sold Pr.	Sale Date	DOM*
Active	9737 36th Way N.	2	1	1073	1	\$225,000			440
Active	10032 36th St. N.	2	1/1	1073	1	\$239,000			137
Active	3472 100th Ave. N.	2	2	1328	1	\$2649,00			15
Active	3490 101st Ter. N.	2	2	1480	1	\$284,900			35
Active	3610 97th Ave. N.	2	2	1576	1	\$335,000			1
Active	3469 100th Ave. N.	2	2	1649	1	\$335,000			49
Active	3455 100th Ave. N.	2	2	1649	1	\$369,900			35
Active	3475 99th Pl.N.	2	2	1649	1	\$379,900			84
Active	3627 100th Pl. N.	2	2.	1726	2	\$339,000			20
Active	3662 97th Ave. N.	2	2	1790	2	\$434,500			6
Sold	3400 97th Ter. N.	2	2	1165	1	\$199,000	\$190,000	5/8/2026	21

\*DOM= Days on market. These properties may or may not be listed and/or sold by Donna Marie Bartoli.



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# Unit 4 - June 2026

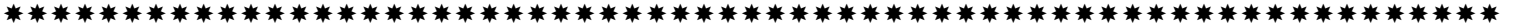


Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1 9a Aquacize  10a Shuffleboard Practice	2 9a Chair Exercise  5:30p Euchre 5:30p Hand & Foot 7p Darts	3 9a Aquacize  5p Men's Poker 6p Ladies' Poker & Bridge	4 9a Chair Exercise  10a Shuffleboard Horse Collar Unit 5  6:30p HOA Board	5 9a Aquacize  3p Social Hour	6 Noon Men's Poker  6p <b>Tropical Getaway Dinner/Dance</b> (T) 
7	8 9a Aquacize  10a Shuffleboard Practice  6:30p Bunco	9 9a Chair Exercise  5:30p Euchre 5:30p Hand & Foot 7p Darts	10 9a Aquacize  5p Men's Poker 6p Ladies' Poker & Bridge	11 9a Chair Exercise  10a Shuffleboard Horse Collar Unit 5	12 9a Aquacize  3p Social Hour	13 Noon Men's Poker
14 6-8p <b>Flag Day Party by the Pool</b> 	15 9a Aquacize  10a Shuffleboard Practice	16 9a Chair Exercise  5:30p Euchre 5:30p Hand & Foot 7p Darts	17 9a Aquacize  5p Men's Poker 6p Ladies' Poker & Bridge	18 9a Chair Exercise  10a Shuffleboard Horse Collar Unit 5  6:30 Social Club General Residents' Meeting	19 9a Aquacize  3p Social Hour	20 Noon Men's Poker
21	22 9a Aquacize  10a Shuffleboard Practice	23 9a Chair Exercise  5:30p Euchre 5:30p Hand & Foot 7p Darts	24 9a Aquacize  5p Men's Poker 6p Ladies' Poker & Bridge	25 9a Chair Exercise  10a Shuffleboard Horse Collar Unit 5	26 9a Aquacize  3p Social Hour  7p Trivia	27 Noon Men's Poker
28	29 9a Aquacize  10a Shuffleboard Practice	30 9a Chair Exercise  5:30p Euchre 5:30p Hand & Foot 7p Darts				

(T) = Tickets Required. *Purchase tickets at least one week in advance of the event.*



# The Four~Caster



## Women's Club

Hello Ladies!

If you have been reading the clues posted in the club house and you guessed Gilligan's Island, you are right. We are taking a three-hour tour with Mary Anne and the Professor - and the Captain too! - to a tropical get away. Ginger, Mr. & Mrs. Howell, and Gilligan, of course, are going to be on board as we sail away. Come and join us dressed as your favorite character as we will have a prize for the best dressed. We will start serving an island dinner at 6:00 pm followed by music, dancing and lots of fun until 9:30 pm. We look forward to seeing you on board this tiny ship (S.S. Minnow).

I want to thank the Women's Club Board for all their hard work! Susan Ohl, Anne Marie Fraley, Carol Burnett, Jayne Fafard, and newest member Kathy Moore, along with Sue Sukup, Becky Prince, Dorothy Nix and Sarah Snider. You ladies make everything look beautiful and the food is always delicious!

Have a great time!

*Marilyn Anderson*

Women's Club President



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If a street light is out, call:

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*Have the number from the pole to identify the exact location.*



## News from the Sunshine Committee

For April, the Sunshine Committee sent the following cards:

Thinking of You - 1

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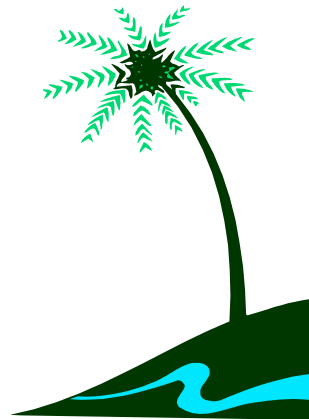
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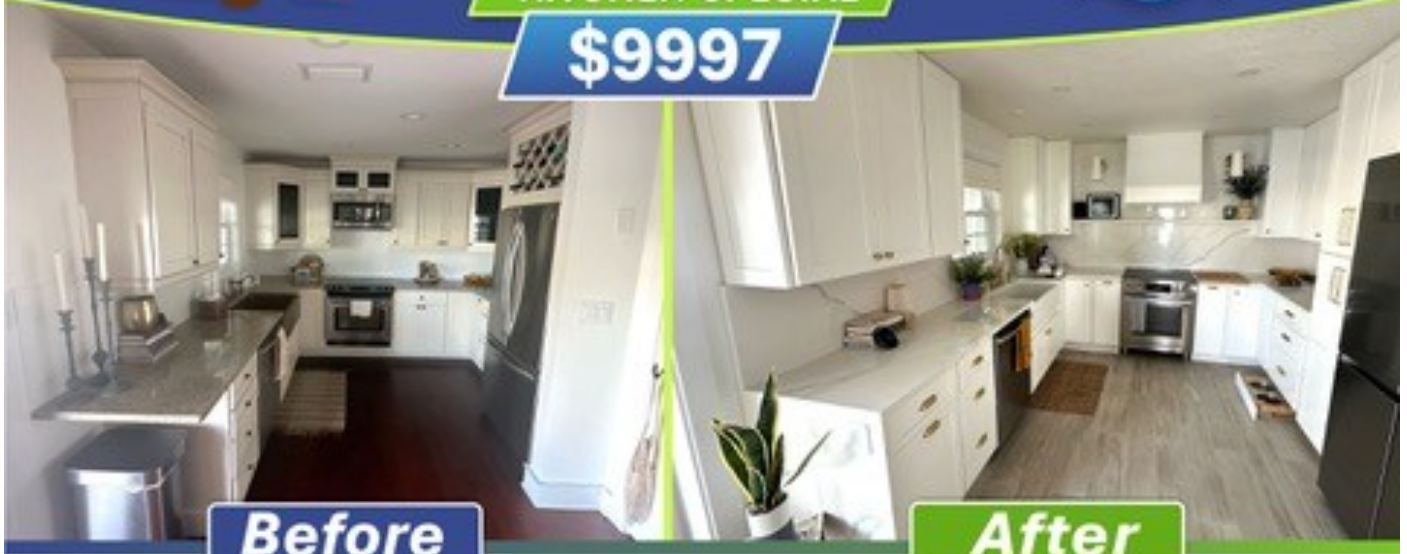
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# The Four~Caster

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## Shuffleboard News

Shuffleboard is still up and running in the summer.

While we don't have any tournaments, we are still practicing and continue to enjoy getting together with our fellow team shufflers. If you have been thinking about joining the team, now's a great time to come out and see if it's something you like.

We practice on Monday's at 10:00 am during the summer to try to beat the afternoon heat. If you're just getting started, there are some sticks you can borrow until you're ready to purchase your own.

We have all levels of players on our team - new, middle and advanced - and everyone is always there to help out as needed and give some advice and great tips, too. So, no excuses; it's a sport for everyone.

If you're already on the team or thinking about joining we have a court for you!

Questions? Call Co-Captains, Nancy Buckles or Debby Lee anytime.

Unit 4

# Shuffleboard

**Monday - 10:00 am**

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## Wednesday Night

7:00 pm

# The Four~Caster

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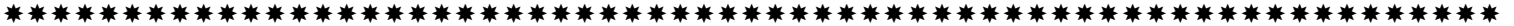


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# The Four~Caster



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# The Four~Caster

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## Monthly Activities

### Euchre - Tuesday

Every Tuesday night at 5:30 pm.

### Hand and Foot - Tuesday

Every Tuesday night at 5:30 pm a good time is had by the Hand and Foot group at the Clubhouse. But it could be even more fun with more players! The group is happy to teach you how to play. Join up now!

### Darts - Tuesday

Every Tuesday night at 7:00 pm

### Art Club - Wednesday

Every Wednesday afternoon at 1:00 pm

### Bridge - Wednesday

We play social Bridge every Wednesday evening at 6:00 pm at the clubhouse. We are a fun group and generally have from three to six tables and we are usually finished by 8:45. If you would be interested in joining us, please call Sharon Strabel (727) 637-7777 or Shirley Rossmiller (727) 310-1472.

### Ladies' Poker - Wednesday

If you would be interested in a Ladies' Poker game on Wednesday evening at 6:00 pm, please call Lou Fill at 727-572-9660.

### Men's Poker Wednesday & Saturday

At 5:00 pm on Wednesday and 11:30 am on Saturday, a men's group plays Poker at the clubhouse. If you are interested in joining us, please call George Wagner at (614) 668-1315.

### Social Hour - Friday

Every Friday afternoon at 3:00 pm

### Bunco - Second Monday

6:30 pm

### Trivia - Fourth Friday

January through October at 7:00 pm

### Potluck - First Monday

September through May at 5:00 pm

### Breakfast - Second Saturday

September through April, 8:00 - 10:00 am

### Aquacize

### Monday, Wednesday, Friday

9:00 am

### Chair Exercise

### Tuesday and Thursday

9:00 am

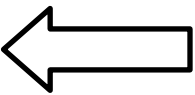
### Shuffleboard

### Monday

10:00 am

<p><b>Monthly Meetings by Week and Day</b></p> <p>First Thursday: Homeowner's Board Meeting; 6:30 pm</p> <p>Second Tuesday: Women's Club Lunch; Noon September through April</p> <p>Second Thursday: Men's Club Meeting; 6:00 pm October through April</p> <p>Third Thursday: Social Club Meeting; 6:30 pm</p>
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<p><b>Need Tickets for an Event?</b></p> <p>Stop by the Social Hour on Friday. If there are tickets available you will find them here.</p>
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# The Four~Caster

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## “HOW TO NOT GET SCAMMED BY A CONTRACTOR IN FLORIDA!”

Regardless of the project from new build, remodeling to essential repairs—a good contractor can offer the knowledge and experience needed for a job well done. Choosing the wrong contractor can cause setbacks, unexpected issues, or stop a job in its tracks.

### Read Reviews Online

Here are a few of the best resources for screening Florida contractors:



### Ask for Credentials

Legally registered contractors need:

- A license from the Florida Department of Business and Professional Regulation (DBPR),
- Contractors need workers compensation insurance.
- Florida requires contractors to have general liability insurance

### Get Quotes in Writing

Have a clear understanding of the following when getting a written estimate:

- Project costs.
- Timeframe.
- Warranty.

### Look for Red Flags

Some common red flags are:

- Mostly negative reviews online.
- Missing insurance or licenses.
- Trouble contacting or communicating with the contractor.



### HIRE A CONTRACTOR YOU CAN TRUST

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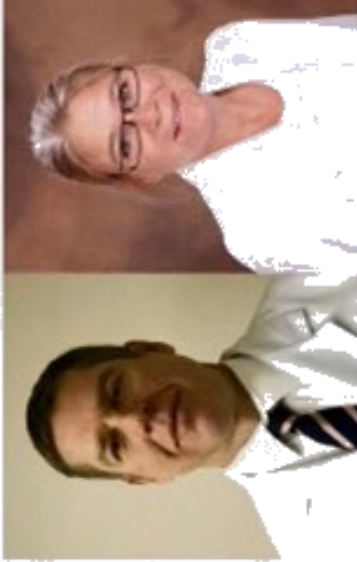
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