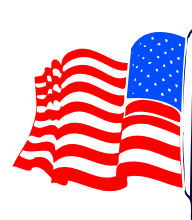




The Four Caster



Mainlands Unit IV

www.TheMainlands.com

July 2026

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 Social Club presents

BUS TRIP



Sunday, July 26
Tampa State Fairgrounds

Indoor Christmas in July Art and Crafts Show



and
Columbia Restaurant, Ybor City

Bus pick up at Mainlands Unit 4	11:00 am
Fairgrounds Art Show	11:45 am to 2:45 pm
Columbia Restaurant	3:00 to 5:00 pm
Arrive back at Mainlands Unit 4	5:30 pm

Purchase tickets by Tuesday, June 30
\$55.00 - *Does not include dinner*
NO refunds
For tickets call:
George Wagner (614) 668-1315
or Ann Wagner (614) 783-8504

Let's make some holiday memories in July!
Sponsored by your Unit 4 Social Club

Your Unit 4 Social Club invites you to attend: EVERYTHING!




- ◆ Meet your neighbors.
 - ◆ Make new friends. 
 - ◆ Play some games. 
 - ◆ Have some great food. 
 - ◆ Hear some music. 
 - ◆ Laugh a lot. 

We have lots of fun events in our unit and many, many friendly folks. There is a charge for some events, but there are lots of FREE happenings for Unit 4 residents, too. See the Four~Caster and the marquee for dates, times and details.

It won't just make your day, it will make ours!




BLOOD DRIVE



Save lives!

July 11

Unit 4 Clubhouse Parking Lot

In 2024, Unit 4 blood donations saved 25 lives!

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:

Happy Birthday America! Our nation will be celebrating 250 years of freedom. For those of you who do not feel like fighting the traffic and crowds to see fireworks on the 4th of July, you are invited to my annual firework display of safe and sane fireworks in front of my house on 97th Avenue. Come on by and enjoy the show which will start around 9:00 p.m., if dark enough. Please bring your own chairs, drinks or snacks to enjoy. Of course, if it is raining, we will need to postpone. Hope to see you there and if not, have a fun day wherever you may be.

Board of Directors meeting was short, as we did not have any new or old business. I did have some updates from the May meeting. At that meeting we had a motion to dispose of six old card tables that I felt could be sold. All six were sold for \$10.00 each and proceeds deposited in our account. There was a motion in regard to the trees being trimmed by Stafford Tree Service which was passed in the amount of \$2300. The catch on this was: if Unit 5 agreed to have their trees trimmed, we could get an additional discount. I spoke with the Unit 5 president prior to their meeting, and they decided to go with Stafford Tree Service, giving us both an additional \$137.50 off our price. I know it isn't much, but every little bit helps. The trees were trimmed on June 1 and 2 and it looks a whole lot better.

I received a couple of complaints about feeding wildlife. According to our condominium rules, feeding wildlife is not allowed. The only exception is bird feeders that are located at least four feet above the ground on your own property. Putting food out attracts rats, raccoons, squirrels, and other critters that can cause damage to our homes and vehicles. Several residents over the years have had rodent problems, so please don't feed the wildlife!

There will be no Board of Director meetings until September 3, 2026 at 6:30 p.m. We will be having a planning and budget workshop meeting on Tuesday, July 14, at 9:30 a.m. There will also be a Homeowners Budget, question and answer meeting on Thursday, August 20th at 6:30 p.m. We will be sending out the first mailing in August announcing the annual meeting on October 22, 2026. I know all this seems far away, but it will be here before you know it.

That is about all for this month. I hope to see many of you at cards, the pool, or social events this summer. Life is short so get out there and have some fun!

Deb Schnitzler

Homeowners' Board President



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Social Club Report

We have been working hard behind the scenes to continue to plan some fun events for our residents during the summer and for the whole rest of the year - and can you believe it, next year too?! It has been great to have four events FREE for our residents. Staying year round has its perks; and part of being able to give back to our community as a thank you for your help and support.

Our Memorial Day event had 100 attendees and that's awesome! BIG thank you for coming out.

Our Ice Cream Social/Flag Day event was also fun. What's better than eating ice cream and cake and listening to Beach Bum Berry? Thanks to all who came out to support us!

Our next event is July 4. To try something different, we are asking you to bring a side dish to pass that celebrates your ethnic heritage. Many of our family members came from other countries years ago to start a new life in the U.S.A., and we are the lucky ones who had the opportunity to be born and raised here because of our ancestors. So, whatever your nationality, bring something to show off because it will be delicious as always. We will have pulled pork sandwiches to serve also.

If you haven't purchased your ticket for our first bus trip this year, Christmas in July, the details are on the bulletin board. It's going to be a fun day looking and buying artists art and craft creations inside at the Tampa fairgrounds, then going for lunch in Florida's oldest restaurant in Ybor City, dating back to 1905 - bet you know who that is; if not, you will love it! **Deadline is June 30**; see or call George or Ann Wagner (our ticket sale super heroes)!

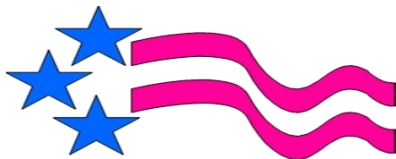
We have more events planned, and you can view them on the bulletin board in the clubhouse. We'll have the flyers up so you can save the dates and they will also be in the Four~Caster. Just to give you a sneek peek: the Labor Day event will include us cooking hamburgers and hot dogs to go along with your always-yummy side dishes.

If you have any questions about anything please contact anyone on your Social Club Board. Our names and information are on the bulletin board. Again, thank you for your support and attending our events.

If you haven't been to one lately, come out and join the fun, enjoy the food, dance, sing or just listen to the music - and possibly make new friends and meet your neighbors, and have a great time getting together. Be careful, your picture may end up on social media. Unit #4 is the best!

Deborah (Debby) Lee

Social Club President



JULY EVENTS

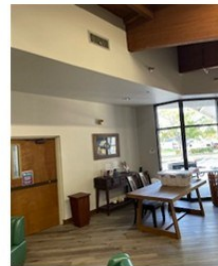
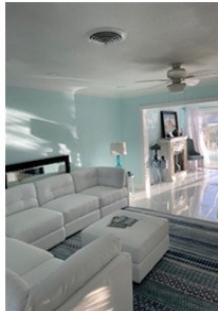
July 4 - Potluck

July 26 - Bus Trip



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Women's Club

Hello Ladies!

I was so pleased to hear that the Tropical Getaway party was a great event. I also heard how great the food was - and there was plenty! I saw the pictures, and everyone looked so cool in your Gilligan's Island outfits! Congratulations to Anne Marie Fraley and John Thomas who won the Best Costume prizes! I'm so proud of the Women's Club and the support we get from our volunteers, from decorating to preparing and serving our community!

I do want to mention there was some confusion in my words about the Reserved tables. There were to be only two tables reserved. These were for people coming from other units, and they wanted to sit together. I apologize for the confusion, and I'm sorry that this happened. It was upsetting to several of our friends and neighbors who support many of our events and were confused by so many "reserved" tables. At future Women's Club events let us refrain from having reserved tables, giving everyone the chance to sit where they please.

A note from Susan Ohl:

A heartfelt thanks to you ladies, husbands and guests who helped make our Island dinner/dance a wonderful success. From setting up decorating to preparing and serving the food and helping in countless ways, your generosity and hard work was truly appreciated. The food was delicious and the band was a big hit as people danced all evening. Our photographer snapped many pictures of our guests throughout the night. None of this would be possible without the support of so many caring people. Thank you again for your time, effort and enthusiasm which made our party a night to remember.

Susan O

I hope everyone is getting out and enjoying this lovely weather! Keep an eye on the marquee for any upcoming events!

A BIG THANK YOU to Karan Roberts for making the Marquee look great!

Marilyn Anderson

Women's Club President



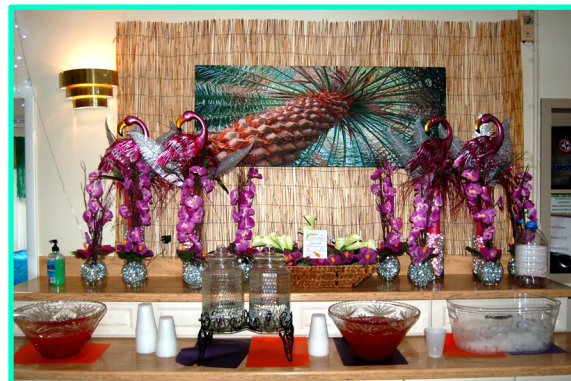
			
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Gilligan Never Had This Much Fun!



You can download Tropical Getaway pics at:
https://drive.google.com/drive/folders/1TGq8lCsHE1qFpiaS64QH8ZvksA2wpuzl?usp=drive_link



See all the Tropical Getaway pictures at: theMainlands.com—Unit 4—Event Photos

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Extreme Emergency: 911
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(727) 369-7864
Crime Prevention (727) 369-5767



If a street light is out, call:
Street Light Repair (800) 700-8744
Have the number from the pole to identify the exact location.



News from the Sunshine Committee

For May, the Sunshine Committee sent the following cards:

Get Well - 4
Thinking of You - 2

If you know anyone in Unit 4 who could use a little cheering up, please let Eileen Shankle know. Her number is (609) 412-1841.



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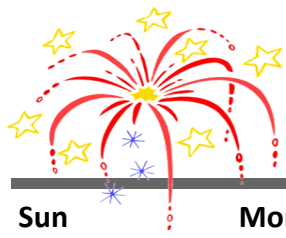
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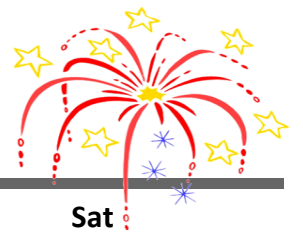




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Unit 4 - July 2026



Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1 9a Aquacize	2 9a Chair Exercise 10a Shuffleboard Horse Collar Unit 5	3 9a Aquacize 3p Social Hour	4 Noon Men's Poker 4p July 4 Potluck 
5	6 9a Aquacize 10a Shuffleboard Practice 6:30p Bunco	7 9a Chair Exercise 9:30a HOA Planning & Budget Workshop 5:30p Euchre 5:30p Hand & Foot 7p Darts	8 9a Aquacize 5p Men's Poker 6p Ladies' Poker & Bridge	9 9a Chair Exercise 10a Shuffleboard Horse Collar Unit 5	10 9a Aquacize 3p Social Hour	11 8a Blood Drive  Noon Men's Poker
12	13 9a Aquacize 10a Shuffleboard Practice	14 9a Chair Exercise 9:30a Planning & Budget Workshop 5:30p Euchre 5:30p Hand & Foot 7p Darts	15 9a Aquacize 5p Men's Poker 6p Ladies' Poker & Bridge	16 9a Chair Exercise 10a Shuffleboard Horse Collar Unit 5 6:30 Social Club General Residents' Meeting	17 9a Aquacize 3p Social Hour	18 Noon Men's Poker
19	20 9a Aquacize 10a Shuffleboard Practice	21 9a Chair Exercise 5:30p Euchre 5:30p Hand & Foot 7p Darts	22 9a Aquacize 5p Men's Poker 6p Ladies' Poker & Bridge	23 9a Chair Exercise 10a Shuffleboard Horse Collar Unit 5	24 9a Aquacize 3p Social Hour 7p Trivia	25 Noon Men's Poker
26 11a (T)	27 9a Aquacize 10a Shuffleboard Practice	28 9a Chair Exercise 5:30p Euchre 5:30p Hand & Foot 7p Darts	29 9a Aquacize 5p Men's Poker 6p Ladies' Poker & Bridge	30 9a Chair Exercise 10a Shuffleboard Horse Collar Unit 5	31 9a Aquacize 3p Social Hour	

Bus Trip



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

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Donna Marie Bartoli
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831-261-7338
dmbartoli@hotmail.com

Happy Independence Day! Time to celebrate our nation’s birthday. Put your flag out! Summer has arrived this year. We have had some very warm weather early and have not been getting much rain. Please be aware of the water-saving restrictions that are in place for hand-watering and car washing. Hurricane season is in full swing and I hope you all have completed your preparation for the season. My Safe FL Home program has received more funding to assist Florida resident homeowners with the costs to update your home with hurricane protection. These funds go fast so apply right away if you are interested.

This report will reflect the sales between May 13 and June 12, 2026. There are currently 48 homes listed in Mainlands’ community. The prices range is \$175,000 to \$435,000. In Unit 4, there are 11 active listings, no pending sales, and no sold homes this past month. Prices are down and there are many properties listed to choose from. If family or friends are looking to buy in Mainlands, now is the time. I would be happy to assist anyone you may know interested in buying in our wonderful community of Mainlands. I wish all my neighbors and friends a safe and wonderful Independence Day celebration!

Donna Marie Bartoli – Century 21 - Realtor®, GRI, PSA, SRES, Mainlands resident

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Status	Address	Beds	Baths	Sq. Ft	Garage	Listed Pr.	Sold Pr.	Sale Date	DOM*
Active	10032 36th St. N.	2	1/1	1073	1	\$239,000			169
Active	9771 37th St. N.	2	2	1080	1	\$300,000			19
Active	3472 100th Ave. N.	2	2	1328	1	\$264,900			42
Active	3490 101st Ter. N.	2	2	1480	1	\$284,900			67
Active.	3610 97th Ave. N.	2	2	1576	1	\$323,000			33
Active	3549 98th Ave. N.	2	2	1649	1	\$299,900			12
Active	3469 100th Ave. N.	2	2	1649	1	\$335,000			81
Active	3455 100th Ave. N.	2	2	1649	1	\$369,900			67
Active	3475 99th Pl.N.	2	2	1649	1	\$369,900			116
Active	3627 100th Pl. N.	2	2.	1726	2	\$339,000			52
Active	3662 97th Ave. N.	2	2	1790	2	\$415,500			40

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



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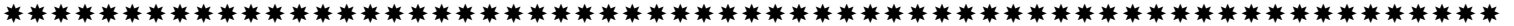
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Men's Club Report

As you know, the Unit 4 Men's Club is responsible for decorating the clubhouse exterior with American flags on major holidays and special occasions.

Dan Hill has volunteered to head our Color Guard program. His committee currently includes Perry Easterwood, Tom Murman, John Thomas, and me, and he is looking for one or two more volunteers to join us.

The commitment involves placing small flags around the clubhouse a day or two before a holiday and removing them the following Monday or Tuesday to be stored for future use.

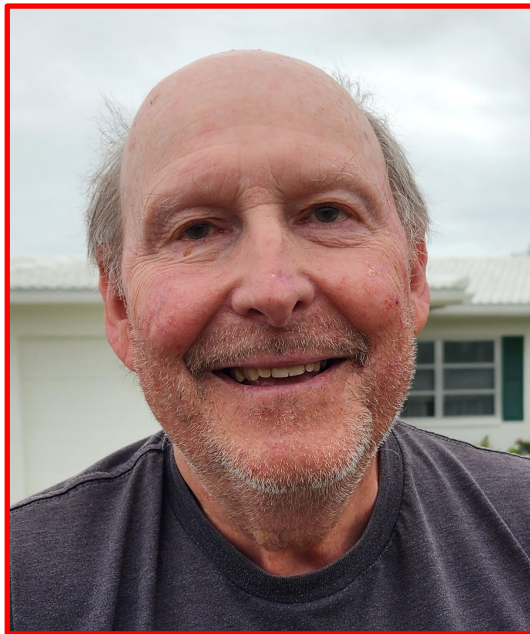
This is a great opportunity to get involved, especially if you are a relatively new member. If you are interested, please call or text Dan at (484) 335-8841. You can find his photo and contact information in your member roster.

George Wagner, Sr.

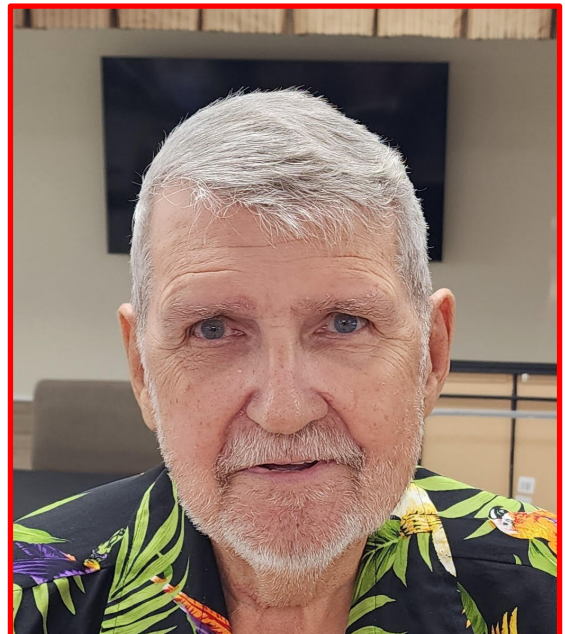
Unit 4 Men's Club Ambassador



P.S.: I'd like to recognize Unit 4 Men's Club member John Thomas for stepping forward and volunteering to be our liaison Blood Drive representative with the Bloodmobile folks that you often see parked in the clubhouse parking lot. If you are still able and willing to give blood, contact John at (727) 273-5678. John, thanks for all that you do.



Dan Hill



John Thomas

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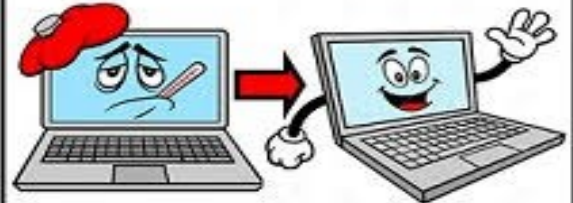
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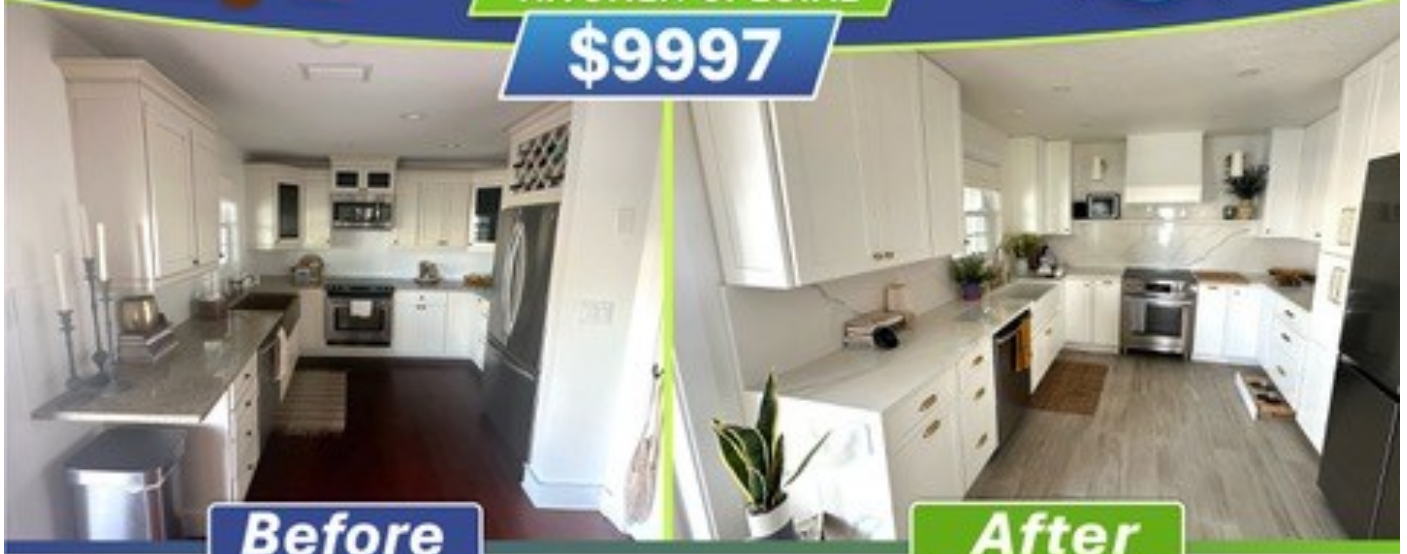
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The Four~Caster

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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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

Monthly Meetings by Week and Day

First Thursday: Homeowner's Board Meeting; 6:30 pm

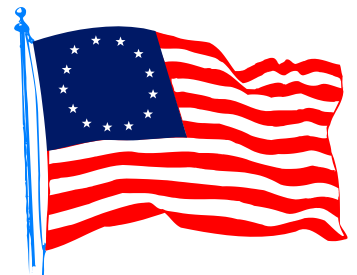
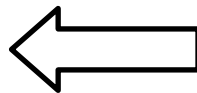
Second Tuesday: Women's Club Lunch; Noon
September through April

Second Thursday: Men's Club Meeting; 6:00 pm
October through April

Third Thursday: Social Club Meeting; 6:30 pm

Need Tickets for an Event?

Stop by the Social Hour on Friday. If there are tickets available you will find them here.



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Read Reviews Online

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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.



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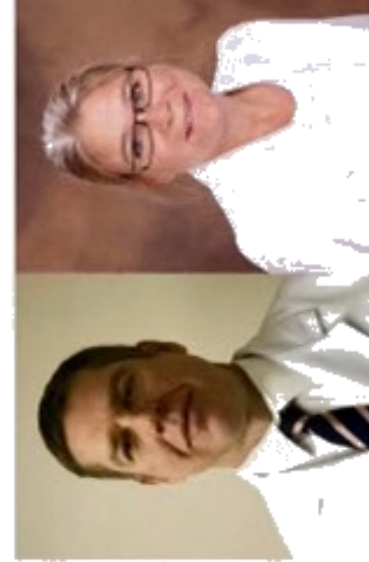
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