

# *SPIRIT OF MAINLANDS*

*MAY 2025*



## **Mainland's Section 3**

**4300 NW 46th Street = Tamarac, Florida 33319**

**Spiritofmainlands3@gmail.com = <http://mainlands3.net>**



### **Miami Management**

**1145 Sawgrass Corp Pkwy**

**Sunrise., Fl. 33323**

**954-846-7545**

**Gloria Vidal, Property Manager**

**A HUD Certified 55+ Community**

**Deed Restrictions Apply**

**Screening Required**

**Clubhouse (954) 484-0150**

## **2025 BOARD OF DIRECTORS**

President:	Sandy Ehrlich	(954) 314-7485
Vice-President	Walter Lekacz	(954) 2456829
Secretary	Dominique Cummings	(305) 984-4473
Treasurer:	Mathieu Glazer	(786) 606-1342
Director (Canadian Liaison)	Lucille Cote	(581) 700-8743

## **NON-BOARD MEMBERS**

Georgiana O'Connor	(954) 993-7726
Rea Mills	(954) 530-2194

**Committee: Activities:** Dominique Cummings, Rea Mills, Theo Williams & Lucille Cote

Board Members hours: 9:00 am– 5:00 pm Monday through Friday. If anyone has Problems outside of those hours call Miami Management 954-846-7545

### **Architectural Committee paper turn in to board**

#### **Grievance Committee**

Bertha Cuascut -Chairman (516) 242-2218 Libby Ehrenfeld (754) 200-5204 Theo Williams (786) 351-9137  
Jasmine Dunn (347) 400-4618 Arthur Simms

### **Estoppels, Screening, Payments, Violations, Grievances & Maintenance**

#### **Miami Maintenance**

1145 Sawgrass Corp Pkwy, Sunrise, Fl 33323  
Property Manager ,Gloria Vidal 954-846-7545

#### **Attorney of Record & Registered Agent**

Kaye, Bender, Rembaum Attorneys At law

### **Advertise Here**

Whole page \$50—1/2 page \$25—1/4 page \$18—1/8 page \$10 a month.

To submit an ad or inquire about quarterly and Yearly rates contact Rea at (954)530-2194

For any articles you want to place in the newsletter they must be in by the 20th of the month

### **Email**

If you would like to have the newsletter and notices about upcoming events emailed to you please send  
your email address to

**MSREAM@COMCAST.NET or Call Rea at (954) 530-2194**

**(If you do not want a paper copy of the newsletter delivered to you and would rather  
view it online please either email me or call me to take you off the list)**



Now that the winter season has ended, we hope that all our Northern neighbors returned home safely and are already planning their return trip back in the fall.

We are sad that several of neighbors will not be returning because they sold their homes. But after meeting all the buyers, the new owners will be a great addition to our community.

We would like to welcome:

Cila Caridad Cabrera Acosta

And May .... 45 Court

Irvin Lee Lucas Jr, .... 44 Street

David Stamp .... 45 Street

Lisa Walsh .... 45 Court

Norma Reyes Castanedo &

Maria Valentin .... 43 Avenue

I do hope that residents took the time to meet Gloria Vidal, our Property Manager. She is here on Fridays from 11 AM to 1 PM. Even though, 2nd Quarter HOA maintenance was due by the 15 of April, you can still give Gloria your check on Friday. Gloria has been riding around the neighborhood and checking that everyone is in compliance with our rules. Gloria has sent out a few letters to residents. Before you now it, we will be in hurricane season. This is time to start trimming trees and bushes. Don't wait until the last minute.

We will be having a Memorial Day Dinner. See the flyer. We are also planning a July 4th BBQ and a Chinese buffet in August. We hope you will plan to attend.

To all, have a Great Family Mother's Day Celebration!

This is the last newsletter until September. Watch for Blasts during the summer for important information.

*Sandy*



## MESSAGE FROM THE VICE-PRESIDENT

Just to inform everyone, it's unfortunate that the mainland's 3 & 4A Men's club had to disband due to lack of interest in becoming a Board Member of said organization. It's not much work, if any. I was Treasurer for 2yrs. and President for approximately for 4yrs. Sad no one wanted to take the reins.

Also, our Canadian neighbors are leaving or left. Many of them are selling their homes due to economic factors, their age and of course the political situation between Canada and the USA. On my street alone, 3 Canadians sold their homes. Sad.

Finally, please clean the exterior of your homes, the surroundings, carports cause violations and fines will be sent out. There still are individuals who persist on parking on the street, swales and parking lot (no permit) you also will be fined either by the city or the HOA. Thank you.

Walter Lekacz

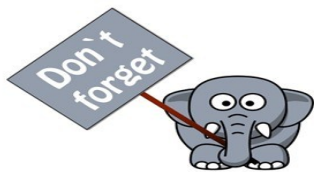
Vice-President

Greetings fellow Homeowners,

As Chairperson of the Fines and Grievance Committee, I bring you this update. Our Committee has expanded from three (3) to five (5) members to better serve you do not get First, you should know we do not give out violation letters or fines. We also who receives a letter or notice was stopped with the assist you navigate the important that you contact these letters. Why? In the with the letter itself, the ing the homeowner to do more or less than the expectations, even sent to the wrong homeowner. During our next meeting, we will be introducing ourselves and explain more of what we do. We are Bertha Cuascut, Libby Ehrenfeld, Theo Williams, Jasmine Dunn and Arthur Simms



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- To all pet owners. Leashes cannot be more than 6 feet.
- REMEMBER to pick up after your pet !!
- You must have an overnight parking permit to park in common area at night You can get a permit from any Board member.
- Residents **SHOULD NOT** be going on other residents yards to get to the park. This is considered **TRESPASSING**. You can be ticketed by BSO if reported. The area between the houses is considered private property. Ask for permission before you cut through.
- If you put up an umbrella by the pool, please take it down when you leave.

# **Mainlands 3 Presents**

## **Caribbean Night 4**



**MONDAY, MAY 26TH ..... 4 pm TO 11 pm**

**Featuring Foods From the Different Islands**

- |                 |                |                |
|-----------------|----------------|----------------|
| ♦ Jerk Chicken  | White Rice     | Chick Peas     |
| ♦ Jerk Pork     | Roti           | Fried Chicken  |
| ♦ Curry Chicken | Goat Head Soup | Fried Plantain |
| ♦ Rice & Peas   | Chicken Pelou  | Curry Goat     |

Rum Punch, Soda, Coffee, Tea, Water will be provided or bring your favorite bottle. And MORE!

**Tickets ..... \$ 20.00 per person**

**Call:**

<b>Cecile 516-859-5628</b>	<b>Theo 786-351-9137</b>
<b>Marilyn 303-898-6467</b>	

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We would love the opportunity to welcome you to our office and care for your well-being! Call us at (954) 720-1414 to schedule your appointment. We accept Humana, Medicare, and Blue Cross insurances.

**Location: [6451 West Commercial Blvd, Tamarac, FL 33319, US](#)**

\*We will be moving to our new space, 6455 West Commercial Blvd, in March of 2025





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## LOOKING TO SELL YOUR HOME?

*I'm at your service!*



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## SUNSHINE REPORT

*A get well card  
was sent to Robert Blank*



*If you know of anyone*

*who is ill or has passed away please  
contact*

**Georgiana at (954)93-7726**  
**or Email: [goconnor44@gmail.com](mailto:goconnor44@gmail.com)**



# MAY



Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1 <i>Exercise 9AM</i>	2	3
4	5 	6 <i>Exercise 9AM</i>	7; <i>CARDS SCAT</i> 12:30-3:30PM	8 <i>Exercise 9AM</i>	9	10
11 	12 <i>Bunco 6:30 pm</i>	13 <i>Exercise 9AM</i>	14 <i>CARDS SCAT</i> 12:30-3:30PM	15 <i>Exercise 9AM</i>	16 <i>HAPPY HOUR</i> 6PM	17
18	19	20 <i>Exercise 9AM</i>	21 <i>CARDS SCAT</i> 12:30-3:30PM	22 <i>Exercise 9AM</i>	23	24 <i>Clubhouse Rented</i>
25	26  <i>Dinner Dance</i> 4pm-11pm	27 <i>Exercise 9AM</i>	28 <i>CARDS SCAT</i> 12:30-3:30PM	29 <i>Exercise 9AM</i>	30	31