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The Beachcomber

Newport Beach Property Owners Association

SPRING 2019

PRESIDENT'S MESSAGE

I am honored, humbled and excited about being chosen for this position. I pledge my honesty, integrity, and conscientiousness - and hopefully limitless energy.

We must thank Dave Hablenko for 20 years of leadership and sacrifice for our community. We all owe Dave a huge debt of gratitude and we wish him many years of good health and relaxation. Going forward I feel that our priorities must include the speedy resolution of our two litigation cases and the preservation of our waterfront property. Newport Beach is a very desirable place to live and we must keep it that way. Our schools are great, our streets and families are safe, but equally important are the beautiful beach, playground, picnic grounds, marina and fishing pier situated on Sea Tuck Cove. That gorgeous piece of real estate defines our community and is the envy of any neighborhood. We have some important challenges regarding permits, dredging and maintenance impacting the preservation of that property. We are working very closely with multiple state and local agencies to be sure we are in compliance with their environmental requirements, while advocating for our necessary improvements.

At this time the mandatory NBPOA maintenance fee (\$150) and applicable boat slip and kayak space rental fees are overdue.

There are residents on our marina waiting list who are ready to fill spots that remain unpaid.

Currently we have 34 properties whose maintenance fees are in arrears two years or more, totaling \$22,800 owed to the NBPOA. Your deed states that this maintenance fee is a mandatory condition of living in Newport Beach and we will be increasing our effort to collect. Recent home sales in our area have had their closings halted by the title companies requiring payment of overdue maintenance fees. If you are experiencing a financial hardship preventing you from paying, please contact us to make a satisfactory

arrangement. Of course, this would be completely confidential.

Please remember that we are volunteers and your treasurer and his helpers should not be expected to spend the beautiful days of spring and summer processing late payments and sending out reminders. Also remember that all monies collected go right back into the upkeep and beautification of Newport Beach as well as funding for our Easter Egg Hunt, Memorial Day Ceremony, Summer Beach BBQ, Kids' Snapper Derby and Family Movie Night and Camp-Out, all at little or no cost to members in good standing.

The Highway Dept. tells me that we can expect the first phase of road repaving to begin shortly. I am meeting with Hwy. Superintendent Dan Losquadro on April 30th to discuss the repaving project, the condition of Heil's Creek, and our concerns involving both issues.

Thanks to all who turned out for the spring cleanup. It was an amazing showing of ambitious, friendly members. The park looks great and is ready for your visit. Please be kind to each other and Mother Earth.

Hope to see you out and about! Please say hello and introduce yourself.

Rich Berkhout, President NBPOA
631-278-5021

2019 NBPOA EVENT CALENDAR

May 27, 2019 ~ 1:00 pm
Memorial Day Service

Tent setup 5:30 – 7:30 / Movie begins at 7 pm
(Rain Date: Saturday, September 7)

July 27, 2019 ~ 1:00 pm
Beach Party
(Rain Date: Sunday, July 28)

November 1, 2019 ~ 8:00 pm
General Meeting
East Moriches Firehouse
(Date/ location subject to change)

August 25, 2019 ~ 10:00 am
Snapper Derby
(Date subject to change)

November 3, 2019 ~ 9:00 am
Fall Cleanup

September 6, 2019
Camp-out/ Movie Night;



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MARINA REPORT

We had a good winter and the marina doesn't appear to have any major issues to address. There are a number of boards around the marina that we are in the process of replacing to ensure that the boardwalks are safe.

We had a few slips that opened this year on the bulk-heads and two on the floaters. I am in process of moving some members from the upgrade list to the floaters and then we will fill the remaining slips from the list. Due to their location, the slips that have become available are generally set for small beam boats or boats no longer that 21ft. The majority of the boats on the waiting list are 22ft and larger. The marina moves should be completed shortly. The kayak rack is almost full as well.

The 2019 waiting list has been posted on the website as well as on the board at the beach.

Special thanks to Freddy Migone, Vinny Caronna, Jay Gress and Lance Durst for putting in the extra time to get many of our spring marina items completed.

Johnny Varanelli, Marina Chairman
631-764-3496
NBPOA_marina@yahoo.com

SPRING CLEANUP VOLUNTEERS



EASTER EGG HUNT



THE BEACHCOMBER GETS PERSONAL

If there are any exciting events that you would like to share with all your neighbors, such as births, weddings, engagements, anniversaries, etc. please send an email to Louise Jacino at louisej38@yahoo.com (please include NBPOA in the subject line) with the information and look for it in the next edition of The Beachcomber. If you are emailing about Newport Beach please put NBPOA in the subject line so I don't think its spam.

BEACH ACCESS UPDATE

The gate to the beach is now locked when there is no guard on duty. In order to access the beach you will need a key. The keys are \$10.00 and can be obtained by calling (631) 878-8948.



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