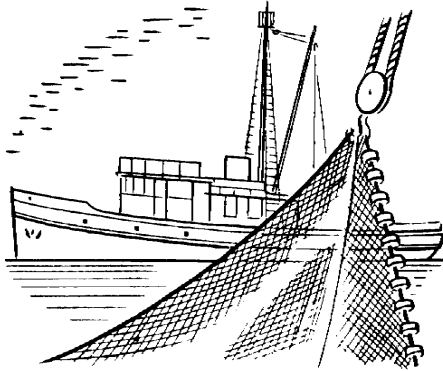


Clearwater Beach Property Owners Association

Summer 2006



President's Message

Greetings to members of C.B.P.O.A. I have, at this time, both good and bad news for our organization.

Unfortunately, the bad news is that we have to raise the membership dues from \$100.00 per year to \$150.00 per year. This increase is necessitated by the rising costs of running the Reservation. The dues have not been raised since 1994, but the costs of running the Reservation, like everything else, have continued to climb.

The boat fees were raised, this year, from \$30.00 per foot to \$35.00 per foot. These fees have been raised four times since 1995. It should be noted that the fees commanded by other marinas in this town are approximately \$70.00 – \$100.00 per foot.

Our payroll and utility bills continue to rise and our beach maintenance costs and the costs of running the Reservation escalate each year.

On a happier note, the channel was dredged out about three weeks ago. This was necessary due to the many storms that we suffered throughout the winter months. The beach was cleaned and raked at the end of April. Immediately thereafter, a bad storm covered the beach with driftwood and debris and removed a great deal of sand. Shortly after that the birds arrived! Because of the birds, we can not power rake the beach. As soon as the birds leave, we will have the beach raked.

We are currently in the process of leveling the roads around the reservation. We have a new contractor taking care of all the grounds. We have put in place a new water system. We have also repaired all the electric lines and our surveillance cameras are now working properly, due to a change in contractors. We are having the electric gates repaired and put into good working order.

There are other projects going forward at the Reservation, i.e., the buildings will be painted and repaired and a new electric motor has been installed in the well. As you can see, all of these projects necessitate the expenditure of monies to maintain the Reservation in good shape.

Please remember that there will be no dogs allowed on the Reservation from Memorial Day through Labor Day.

The dumpsters are NOT to be used for household garbage. Violators may put their Reservation privileges in jeopardy. If you notice any vandalism occurring, please notify the Police and/or members of the Board.

Please observe all of the regulations concerning the beach and marina. Thank you for your attention and have great summer of 2006.

IN THIS ISSUE:

Wine Tasting Tour

Friday, June 30th at 7 PM



Beach Party

Saturday, July 8th, 5-8 PM

(raindate)

July 9



Walk With the Birds

Tuesday, July 11th, 6 PM



Annual Meeting

Saturday, July 29th, 10 AM

Respectfully submitted,
DONALD SCHRAGE

C.B.P.O.A. LIST OF OFFICERS

PRESIDENT _____	DON SCHRAGE	324-5746
CO-VICE PRESIDENTS _____	MARIAN DIANGE	324-4090
	STEVE TAMBER	329-3201
	MIKE V. SANTOPOLO	324-6596
TREASURER _____	EDITH A. HOLMER	324-5364
SECRETARY _____	ROD GRILLE	907-9032
MAINTENANCE CHAIRPERSONS _____	HANK BAIER	324-9603
	LEN CZAJKA	324-0418
ROADS _____	GEORGE LOMBARDI	324-5998
BEACH/SPECIAL PROJECTS _____	CHRIS HARMON	324-7600
MEMBERSHIP/BY LAWS _____	MARIAN DIANGE	324-4090
DOCKMASTER _____	WILL HOLMER	324-5364
ASSISTANT DOCKMASTER _____	BRUCE HOCK	324-0810
RESIDENT USE OF RESERVATION _____	GEORGE LOMBARDI	324-5998
CODE ENFORCEMENT & SECURITY _____	STEVE TAMBER	329-3201
GATE OPERATION _____	JACK SCHILLING	324-3439
NEWSLETTER EDITOR/WEBMASTER _____	GERRY GILIBERTI	324-9612
RESERVATION IMPROVEMENTS _____	JUDY FREEMAN	907-4214
GOOD & WELFARE _____	JOAN VAGAN	329-3262
ADVISORY BOARD _____	JUDY FREEMAN	907-4214
	JACK SCHILLING	324-3439

NEW HOMEOWNERS

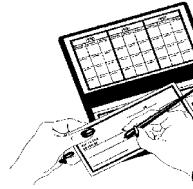
A. BERGER
 JAMES & MARIA BOTSACOS
 BYRON GOLDMAN
 HOLLY GREENE
 LUIS & YOLANDA GUARIN
 PETER & DIANA MALAVE



EDWARD MCLAUGHLIN
 HENRY POELKER, JR.
 RICHARD & LOUISE SENCER
 LISA SMITH
 RICHARD STASCHE
 CHARLENE THOMAS
 ROBERT A. WHITE

From the Dockmaster

Will Kolmer



FROM THE DESK OF THE **EXECUTIVE SECRETARY**

The 2006 boating season has started. At our marina, as of April 22, 2006, there are three empty boat slips and applications have been received to fill these slips. Any further applications will be placed on a waiting list.

This season the CBPOA voted to institute some new requirements for boaters who desired a slip at our marina. First, marine liability insurance coverage for each boat at the marina is required. A certificate of insurance (COI) indicating this coverage with Clearwater Beach Property Owners Association as certificate holder must be included in the COI. In addition, boats 25 ft or longer or boats less than 25 ft which have permanent installed fuel tanks must have spillage coverage designated in the COI. In addition, a copy of the boat registration is also required before a slip assignment will be provided. Most boaters had no problem meeting the CBPOA requirements. We request applicants only send the COI form instead of their entire boat policy.

For some reason, quite a few applications were received after February 15. Late application filing did result in slip assignment changes due to the April 1 deadline for slip announcements. Applicants with missing data will have their slip assignment postponed with a possible change or no assignment at all.

We will continue the policy of notifying boat owners if their boat is in danger of sinking. If the boat owner does not respond, we will contact a marine service to pump out the boat at a cost to the owner. This fee will be set by the marine service. The boat owner should periodically check the floating condition of their boat particularly after a rain storm. Please call the Dock Master (324-5364) or Assistant Dock Master (Bruce Hoek - 324-0810) for boating problems at our marina.

(continued on next page)

Finally, it's Spring and everything has come alive. The workers are buzzing all over the Reservation. The beach has been cleaned, the inlet dredged, new plumbing has been installed along the docks, landscaping and other maintenance projects are in process. All this requires a great deal of money. That is why the board is asking to increase the maintenance fees to \$150.00. It has been ten years since we have had to raise the fees but with the steadily increasing costs of materials and labor, it is necessary to increase the fees to keep the Association viable. We also have had to increase the boat slip fees to help with the increasing maintenance costs as well. So, please vote on your proxy card to accept the increase and mail it in as soon as you read it. Also, please try to attend the annual meeting on **Saturday, July 29, 2006** and if you are not using the proxy, vote in person and add your thoughts to the Board of Directors.

To those of you who have not yet sent in their 2006 maintenance fees, why not do it right now. Every little bit helps to keep the Reservation in such wonderful shape. Remember, your Clearwater Beach lot number is the 3-digit number to the right of your name on the address label that is on the mailings you receive from CBPOA. We do not use East Hampton Town tax map numbers so please use the Clearwater lot number in any messages, phone or written information you require about your lot. Also, gate cards are a one time issue and the serial number on it is activated upon payment of your maintenance fees. You are allowed a maximum of 3 cards per paying lot and extra cards may be obtained from the Secretary by phoning at 907-9032 when you are in the area. **Please**, no calls before **9:00 AM** or after 6:00 PM. This would be much appreciated. If your current card or cards do not work, don't throw them away. You may get a replacement card for defective ones by phoning the Gatemaster, Jack Schilling at 324-3439. Also, please note that if your lot has been assigned the maximum 3 gate cards and you lose them and wish to replace the lost card(s), there will be a charge of \$50.00 per replacement card. Have a great Summer!

Rod Grille, Executive Secretary
(631) 907-9032

In order to track canoes/kayaks at our rack storage area, the board is requiring identification in the form of unique marking, name tag/lot number tag with the identification denoted on the application. The owners of canoes/kayaks must remove their small vessel from the rack by Nov 19, 2006.

Our security system will be operational this boating season. Although installed to protect the reservation and marina, the system can be an aid for boaters at the marina. If you have experienced problems at the Reservation, please inform Mr. Chris Harmon, our secretary Mr. Rod Grille, the Assistant Dock Master or myself. This should be done within a few days. Security recordings are discarded after several days and therefore are not available for playback. We ask that all boaters review the Marina Rules and Regulations which they will receive with the slip assignment.

A free Vessel Safety Inspection, performed by a member of the East Hampton Power Squadron, will be available for this 2006 season at our Marina. If you wish to have your boat inspected, please call me at 324-5364 to make an appointment for this inspection. On behalf of the Board of Directors we wish everyone a safe boating season.

Will Holmer

From the Dockmaster

Will Holmer

(continued)

Another season is suddenly upon us. Have you noticed your new neighbors? We are planning several events so that you can . . .

MIX AND MINGLE

CULINARY FARE AND FINE WINE

First, for friends of culinary fare and fine wine; come join us on **Friday, June 30th at 7 PM** for discussion, dining and sunset with our newsletter's new wine and food writers Steve and Phyllis. Bring a dish and a bottle of your favorite! Try Steve's mom's recipe for Chicken Cacciatore.



WALK WITH THE BIRDS

Then on **Tuesday, July 11th, at the birding hour of 6 PM**, we are fortunate to have Joe Giunta come to Clearwater Beach to talk and lead us on one of his unforgettable bird walks.



Joe is a native New Yorker, has been birding the New York City region for 17 years and is the birding instructor for the Brooklyn Botanic Gardens. He has led bird walks for the Nature Conservancy and the South Fork Natural History Society. When asked what he likes most about being a NYC Audubon volunteer he said "The classroom sessions and the field trips. Remember. I'm a teacher!" Bring your binoculars!! There will be a small fee for this session and we need your confirmation by Friday, July 7th. Please call me at 907-4214 if you want to come to either event so we can coordinate.

Judy Freedman

Clearwater Beach Property Owners Association, Inc.

P.O. Box 666 East Hampton. New York 11937

C.B.P.O.A. PICNIC AREA

Guidelines for Reserving Area

1. Send completed form plus check to George Lombardi, 3 Haynes Lane, East Hampton, NY 11937; phone: 324-5998.
2. Maximum number of 100 people allowed per reservation.
3. Cars must be parked in the paved parking lot.
4. C.B.P.O.A resident making the reservation is responsible for the conduct and actions of all guests and for the Cleaning Up of the area after the affair or party. TRASH MUST BE CARTED AWAY NO LATER THAN 10:00 AM the FOLLOWING MORNING.
5. No reservations will be made for July 4th weekend and Labor Day weekend.
6. No alcohol may be served to minors.
7. Any fires must be made in the grills or the fireplace.
8. Volume of music must be controlled at a reasonable level so as not to annoy the neighbors.
9. Affair or party must be over by 11:00 PM.
10. No fireworks at any time.
11. A deposit of \$150 is required. seven days prior to reservation date, to be refunded after inspection of area shows clean-up complete and no damage to facility. Applicant is responsible for any damage to facility; C.B.P.O.A. will repair and bill applicant.
12. Approval of Board is required for any structure, tent or other article not presently on C.B.P.O.A property.
13. The beach sun shed will not be included in area of use.
14. Beach can be used for beach purposes only; no volley ball playing on beach.
15. East Hampton Town requires a Town Permit for gatherings of 50 people or more.
16. A Certificate of Insurance in the amount of \$1,000,000.00 must be submitted before the reservations date is confirmed. The Certificate must list CBPOA as additionally insured. This can be obtained from your Homeowners policy agency. IF LIQUOR IS TO BE SERVED, IT MUST INCLUDE LIQUOR LIABILITY. If an outside caterer is used, please be advised that a copy of his/her Certificate of Insurance in the amount of a million dollars must also list CBPOA as additionally insured.
17. Also, before your party date is confirmed, an indemnification and hold harmless agreement (copy attached) must be completed, signed and notarized by a notary public.
18. Picnic area reservations will be made available to Clearwater members in good standing and their immediate family members only.

C.B.P.O.A. PICNIC AREA RESERVATION FORM

complete and mail to address below

Signature: _____ Date: _____

Name: (Print) _____ Phone: _____

Address: _____

Date of Affair: _____ Hours (from): _____ To: _____

Clearwater Beach Property Owners Association, Inc.

P.O. Box 666 East Hampton. New York 11937

Cooking Long Island's Bounty

By Phyllis Mallah

One of nature's most nutritious foods, which most of us do not attempt to cook, are fresh beans of all kinds, fava, cranberry, and lima beans, to mention a few. I used to see the bushels of different kinds of beans and pass them up for the standard, safe green bean or the common legume, peas. Even the yellow wax beans seemed strange and just a little foreboding. But when one is confronted with the plethora of choices of beans produced on Long Island, it's time to take the plunge, be brave, and give them a try. You'll never regret it. Here are a few foolproof and simple ways to begin cooking beans.

Basic Bean Recipe:

About a pound and a half of beans in their shell
1 to 2 cloves of garlic
2 shallots minced
about a ½ cup of stock-vegetable or low sodium chicken
fresh thyme (Sage is particularly good with fava beans)
extra virgin olive oil-enough to cover the bottom of the pan

Shell the beans and rinse them. Cover the bottom of a large sauce pan with olive oil. Using the side of a large knife, crush the cloves of garlic and gently sauté the garlic until it is a delicate golden. Add the shallots and cook until soft about 3 or 4 minutes. Put the beans into the pot and stir to coat the beans with oil for another couple of minutes. Add the stock, pepper, and the fresh thyme. Cook beans until they are soft and tender about a half hour. Salt is added after the beans are cooked. (Sometimes I put a tablespoon of tomato paste into the beans, particularly if I am adding the beans to kale or when serving them with another dish that warrants a little richer flavor.)

Beans and Kale

A bunch of ragon's Tongue or regular kale (any other leafy green also works with this recipe)
2 to 3 cloves of garlic
½ cup of stock
one cooked Yukon Gold or yellow flesh potato thinly sliced
enough olive oil to cover the bottom of a pan

Wash and devein (remove main stalk) leaves. Rip or cut the leaves into bite size pieces. Cook the leaves in a similar fashion as the beans. Stir the leaves until coated and cover, steaming for about 10 minutes. When the leaves are tender, add the beans, the potato, and mix. Allow the three vegetables to stand for at least an hour to meld flavors.

If you would like to comment,
my e-mail address is phyllisiitalianom@msn.com

Continental Cuisine

By Steve C. Urso

Here is a very simple recipe that was a staple in my house when I was growing up.

POLLO ALLA CACCIATORA (Chicken Cacciatore)

Ingredients

1 Chicken
Extra-virgin olive oil
Tomato sauce
1 cup of dry white wine
Garlic
Rosemary
1 Lemon
Salt and Pepper



1. Clean and wash chicken; cut into pieces and place in a container
2. Add salt, pepper and cover with a mixture of minced garlic and rosemary
3. Leave the mixture on about a half an hour so the chicken will absorb the flavors.
4. Turn the chicken over several times then discard the liquid that has formed.
5. Put some oil in a pan, add the chicken and then pour a little lemon juice over the chicken.
6. Cook until it is lightly browned, then add the white wine and cook over a high heat.
7. When the chicken is almost cooked add the tomato sauce and let the chicken cook for a few minutes more.
8. Place chicken on a serving dish, add sauce and serve while still very hot.

This dish pairs very well with Bridgehampton's Channing Daughters up coming release of their 2005 vintage Pinot Grigio, a well balanced wine showing pear, various spice, citrus and floral notes.



In accordance with Article IV, Section 1 of the CBPOA By-laws, the Twenty Second Annual Meeting of Members will be held on Saturday, July 29, 2006 at 10:00 AM in the Commons Room at the Springs School, School St., Springs, New York. All members are invited to attend.

The purpose of the meeting is as follows:

- 1. The election of six Directors.**
- 2. Vote on Proposition No. 1 - increase annual maintenance fee to \$150.00 per year**
- 3. The transaction of other business that may properly come before the meeting.**

With respect to Item 1, details are contained in the Proxy Statement below

Enclosed herewith for members in good standing is one or more Proxy ballots. If no Proxy ballot is enclosed, one or more may be obtained upon application to the Secretary with your check in payment of outstanding Maintenance Fee(s). Members are urged, whether or not they plan to attend the meeting in person, to fill in, sign and return the Proxy ballot(s) on the self-addressed stamped card as soon as possible. Please do it now. Your vote is very important. **BALLOTS RECEIVED AFTER JULY 22nd CANNOT BE COUNTED.**

In accordance with Article II, Section 2, each members shall be entitled to **ONE** vote for **EACH** Maintenance Fee paid. Votes cast by delinquent members must be voided.

The Order of Business for the meeting shall be in accordance with **ARTICLE IV, SECTION 5** of the by-laws as follows:

- | | |
|------------------------------------|---------------------------------|
| 1. Minutes of prior meeting | 4. Election of Directors |
| 2. Reports of Officers | 5. Unfinished business |
| 3. Reports of Committees | 6. New business |

PROXY STATEMENT 1: This statement is furnished in connection with the solicitation of proxies by the Board of Directors of the CBPOA, Inc. for use at the Annual Meeting of Members on Saturday, July 29, 2006.

USE THE ENCLOSED POSTCARD PROXY TO CAST YOUR VOTE(s). The proxies named in letter will **VOTE AS DIRECTED** thereon by the member.

With respect to Item 4 (the election of Directors) in the Call for the Meeting, there are six Directors whose 2-year term of office will expire on the day of the Annual Meeting. They are Marian Diange; Bruce Hoek; Will Holmer; Steve Tamber, Al Schaffer and Don Schrage.

The Board of Directors endorses each of the above named and invites the attention of all members to the following: There are six vacancies on the board to be filled. Members may vote for **ANY SIX** of the above named. Ballots on which the member votes for others **MUST BE VOIDED.**

All members are reminded that any members may nominate another in good standing for election at the 2007 Annual Meeting, providing the nomination is made in writing, addressed to the Secretary, and received prior to May 15, 2007

For the Board of Directors:

Rod Grille, Secretary YOUR PROXY BALLOT IS ENCLOSED



Read up on your Candidates!



HENRY BAIER (HANK)

My employment experience includes: carpenter, United States Marine Corps electrician, radio operator and engineer. While employed by Western Union I was engaged in communication engineering and project implementation, including negotiations with branch office personnel across the country. I retired as a Senior Engineer after 30 years of service. I have been an owner of property in Clearwater Beach for 31 years and for the last 5 years a full time resident. My boating experience includes both power boats and sailboats. I have served as Assistant Dock Master and have been involved in additional marine safe guards such as life rings, dock ladders, and security at the marina. I have been a member of the board of directors for five years and would like to see Clearwater Beach remain the beautiful community that we have always enjoyed.

CHRIS HARMON

Chris Harmon: A 24 year resident of Clearwater, A carpenter/contractor for 37 years. Served on the board of CBPOA for 12 years and oversaw many projects, including gate installation, and the steel bulkhead project which saved the association over \$100,000. Started the clambakes and would like to see that return as well as see CBPOA run as more of a community oriented organization and less like a large corporation.

EDITH A. HOLMER

My husband and I have been residents of Clearwater Beach for 20 years. I am a graduate of Wagner College with BA in Mathematics. I worked for 35 years in the insurance industry as a programmer, system analyst, and VP of Information Technology. I worked very closely with the Finance Department to develop software systems to improve their ability to obtain financial data to meet their deadlines. The last 5 years I have been working as an Insurance Consultant. Presently, I am Commander of the East Hampton Power Squadron, President of the Homemakers Council of Nassau - Syosset Day Chapter and the Historian of the South Shore Smockers. I have been Treasurer of C.B.P.O.A. for the last four years.

GEORGE LOMBARDI

- CBPOA member for the past 21 years
- Retired Asst. Principal, New York City Schools 32 years.
- CBPOA Board of Directors 9 years.
- Custom Home Builder in East Hampton 22 years.
- CBPOA maintenance for the past 8 years.
- Parking lot, peninsula, and road resurfacing projects.
- Sun shed rebuilding project
- Re-roofing of buildings project.
- Currently liaison with Pond View Security, off duty police patrols at Clearwater.

Long term goals: Improve the quality of life, safety and real value of our reservation and community at large.

MICHAEL V. SANTOPOLO

I have been a full time resident of Clearwater Beach since 1976 and have served as a member of the Board of Directors for 25 years. I served as President for three terms. Dockmaster for 15 years and Vice President for the last two years. Prior to retirement I was Superintendent of Schools in Hewlett-Woodmere School District for 21 years. I have a BA from Queens College, a Masters Degree in Administration and a Doctor of Education Degree from Teachers College, Columbia University.

AL SHAFFER

I've been a Clearwater resident for 38 years. My first job in 1974 was to help maintain Clearwater by cleaning and raking the beach. I also worked as a gate guard before the mechanical gate was installed. My only indiscretion while gate keeping was allowing a non-resident in. (The chocolate donuts were good for lunch that day. It is good to know the gate card reader won't accept donuts.) I served four years in the Marine Corps being honorably discharged at the rank of Sergeant. I presently volunteer on the rescue truck in the Springs Fire Department and have for the last 25 years. I am a self-employed commercial fisherman and hold a 100 ton Masters License. Now as a father of three boys I look forward to helping preserve the beauty and enjoyment of Clearwater Beach.

STEVE TAMBER

Steve Tamber is currently serving on the Board as a vice president and as chair of the committee for code enforcement and security. Prior to serving in this capacity, he was an advisor to the Board. Steve has been a resident of Clearwater since 1994 and has resided here full time since September of 2003. Steve also serves as President of the East Hampton Trails Preservation Society, an open space, and hiking and environmental group. Steve has been a practicing attorney for 37 years and still maintains an office for the practice of law in Manhattan. He served in the United States Army as a Captain in the Judge Advocate General's Office during the years 1969-1971 trying criminal cases both as a prosecutor and defense Counsel. Steve also served as President of the Jewish Community Council of North Nassau and of Temple Chaverim in Plainview, New York. Steve has been elected to the position of Lifetime Honorary Trustee of Temple Chaverim. He also currently teaches Hebrew School at the Jewish Center of the Hamptons in East Hampton. He and his wife, Laurie, a retired college professor, have two children. Their daughter is a reporter for a legal and business newspaper in Baltimore, Maryland. Their son is a physician in San Diego, California.

**RELEASE TO ALL CLAIMS
AND
AGREEMENT TO INDEMNIFY AND HOLD HARMLESS**

In consideration of the permission given by the Clearwater Beach Property Owners Association (CBPOA) for the use of the Reservation Area in order to _____ on _____
Nature of Event Date of Event

_____ hereby agree(s) to all names of people indemnifying CBPOA indemnify and hold harmless CBPOA, every agent, employee and official thereof against all liabilities, claims, suits, awards or judgements whatsoever which may arise directly or indirectly out of the above activity in favor of or which might be claimed by _____
Names of all signers

Or third parties. It is understood and agreed that this release of claims and agreement to indemnify and hold harmless is a condition precedent and an un-severable part of the permission given by the CBPOA and that the CBPOA was induced to grant such permission by the promise of the undersigned to grant this release.

Name _____
Print all names of signers

Responsible official of organization
With authority to sign.

Signature _____

Date _____

(STATE OF NEW YORK)
(COUNTY OF SUFFOLK)

Today _____ appeared before me _____
Date Names of Signers

Notary Public

Check for \$150.00 made payable to CBPOA enclosed? Yes__ No__

Certificate of Insurance and Hold Harmless enclosed? Yes__ No__

BENNETT MARINE

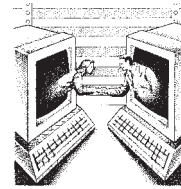
Boat Repairs, Storage & Sales

Glenn Bennett, Owner

36 School Street
East Hampton, New York 11937

(631) 324-4772 Day
(631) 324-2933 Nite

The CBPOA Board of Directors
has authorized the creation of a . . .



WEB PAGE

If you have any ideas on what
you would like to see on

www.cbpoa.net

email us at: gerrygiliberti@juno.com

*We look forward to your
input and making our place
on the internet a place for all to visit*

HOUSE FOR SALE

By Owner

3 Bedrooms
2 Full Bathrooms
Custom Oak Cabinetry in Kitchen
Full basement
Natural Lighting Throughout
Brick Fireplace in Livingroom

Landscaped/Wooded Lot
.5 Acres (Approximately)

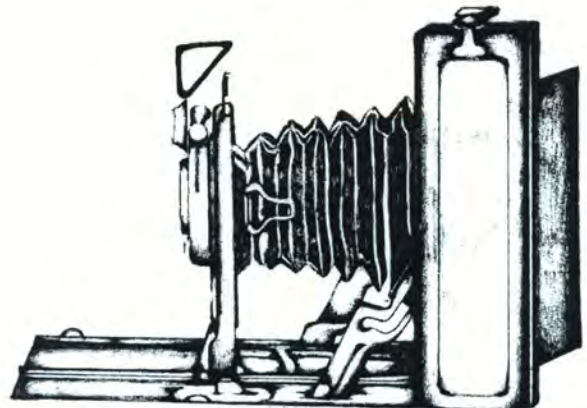
Clearwater Beach

Shown by Appointment only
(212)367-7323
(631)324-2932

Principals Only

East End Photographers Group

(est. 1988)



eastendphotogroup.org

information: (631) 324-9612 / (631) 298-0070

I am your real estate representative here in Clearwater Beach.



*My goal is to help you
achieve yours . . .*

Penny Stark

Licensed Associate Broker
631.965.0549
pstark@lambagency.com

Thinking of buying or selling a home?

Please call: Penny Stark

The Lamb Real Estate Agency

631.965.0549

pstark@lambagency.com

Prices for homes in Clearwater Beach now range
from \$585,000 to \$4,750,000

Just sold: 3 bedroom, 2 bath with Family Room \$750,000

Just sold: Vacant Half Acre Lot \$425,000

Just listed: Brand New! 4 bds. 3.5 baths + pool \$1,150,000

For a Free Comparative Market Analysis

Call Penny Stark @ 631.965.0549

List Your Home For Sale or Summer Rental Now!

Penny Stark 631.965.0549 email: pstark@lambagency.com

The Mrs. Condie Lamb Agency, Celebrating our 43rd Year

9 N. Main Street, East Hampton, NY 631.965.0549; our website www.lambagency.com is updated everyday

*Mortgages. . .
Made Easy.*

**PAR
EAST**
**MORTGAGE
COMPANY**

www.pareast.com

Call For a Free Consultation.

Pattie A. Romanzi

(631) 324-8201

15 Toilsome Lane
East Hampton, NY

Registered Mortgage Broker / NY State Banking Dept.
Loans Arranged Through Third Party Lenders.

JUDY FREEMAN AIA
a r c h i t e c t

TEL/FAX 631-907-4214
judyfreeman@optonline.net



PERSPECTIVE FROM DRIVEWAY



KITCHEN PERSPECTIVE

- NEW HOMES
- RENOVATIONS
- ADDITIONS
- KITCHENS
- FENG SHUI

GRAN

PLUMBING & HEATING
24 HOUR EMERGENCY SERVICE

- Renovations
- New Construction
- Home Repairs
- Heating

631.324.5800

CATHERINE'S KID'S

Babysitting Services



Available weekends September to June
Available Full Time July to Labor Day
Experience with small Children

Teenager with three small siblings
and 2 older brothers will provide you

with quality, caring and experienced
child care in your home or at the beach!



Sit Back Relax & Have Fun

Catherine Curti-Vilar
Freshman East Hampton
High School

631 324-0648



HOG CREEK WOODWORKING INC.

*For all your building needs
design through completion
additions through finish trim & cabinets
by 4th and 5th generation carpenters.*

CHRIS HARMON: 324-7600 & CHRIS HARMON II: 804-3300

Second to none since 1858



**FREE
ESTIMATES**

**FULLY
INSURED**

GEORGE MORGAN

Lawn Maintenance

Spring and Fall Clean-ups
Tree Work - Carting - Odd Jobs

(631) 329-0433

59 Hog Creek Lane, East Hampton

Please Support our Advertisers

CHIMNEY CLEANING
BONAC BRUSHES

324-4963

JUST **ash** US

HOG CREEK SERVICES



**HOUSE WATCHING
CARPENTRY, HANDYMAN
MAINTENANCE & REPAIR
DECKS, SIDING, ROOFING
DOORS & WINDOWS**



**SEASONAL HOUSE OPENINGS & CLOSINGS
HOME MANAGEMENT COORDINATION
REFERRALS & LOCAL TRADESMEN CONTACTS
YARDWORK & HOUSE CLEANING
AND A WHOLE LOT MORE!**



OFFICE / FAX 631 324-0648

24HR EMERGENCY 631 324-9316



**ASK ABOUT OUR CBPOA SPECIAL PRICE
VISIT US ON THE WEB AT WWW.HOGSCREEK.COM**

E-MAIL SALES@HOGSCREEK.COM

**FULLY INSURED, LICENSED PROMPT AND PROFESSIONAL SERVICE
LOCAL CARPENTER SINCE 1978**

Clearwater Beach Property Owners Association

P.O. Box 666

East Hampton, New York 11937

PRSR STD

U.S. Postage

PAID

Permit No. 66

Sag Harbor, NY

11963