

The Cape Connection

The Newsletter of the Cape Breton Holding Company

Volume 7, Number 1 - Spring/Summer 2009

President's Letter

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After what seems like a longer and colder winter than the last few years, it feels good to think about another summer in the Cape.

The beach, the boats, the dock and spending times with our friends that we haven't seen for awhile is a good remedy from the cold winter.

I would like to thank the Board of Directors, the committee chairs and their committee's and all the neighborhood volunteers who made 2008 "Shape up the Cape" a successful year.

Last year we listed all the wonderful things we accomplished in 2007. For example:

- 100 tons of sand to replenish our beach
- Opening Crabby Shack
- Installing our new beach fence
- New sound system on the beach
- Completing the dock electric project
- Resurfacing the dock
- 4 new T lights on the dock
- Complete the kitchen in the clubhouse

We told you we had an even more ambitious agenda for 2008, which was to put new roofing and siding on the clubhouse, retaining wall on Bretonian Dr. and retaining wall on the beach.

A tremendous amount of time and effort has gone into the restoring and restructuring the front of the clubhouse. This project has evolved into something much larger than re-roofing and re-siding.

It was necessary to replace all the plywood on the roof and the entire front of the clubhouse had to be leveled, strengthened and straightened before the new siding could go up.

I feel we took two giant steps forward over the last two years and were very happy things were moving at a much faster rate in the Cape.

Having high hopes for the continuing progress for 2009, I was disappointed with the decision to vote no increases in our service fees this year. I feel we have taken two steps forward and one step back.

It is the Board of Directors job I believe, to guide the Cape through these tough times. I am well aware of the tougher economy we are experiencing at present. I myself am only working three days a week for the last four months.

I still believe we can buckle down and keep the Cape moving in a progressive direction. A small increase in service fees which comes to \$14.00 a year (approx. \$1.15 a mo.) is not overwhelming even in these times.

A 5% across the board increase on the dock fees was presented to the Board by the dock committee for approval and this too was knocked down. A 5% increase is much less than the last two years. After spending stockholders money on the electric and resurfacing on the docks, boaters were told they would see an annual increase in their docking fees.

Therefore 5% is more than reasonable. Each year we look forward to the summer so we can use our beach, dock and clubhouse but when it comes time to vote on our service and docking fees we put blinders on and only see one year at a time.

We are unable to see the retaining wall collapsing around the fire lane, the big swim platform that defines our swimming area, damaged and unusable for the last five years, and the fact that we have saved no money to replace the dock. It will need to be replaced in 10 years at the cost of \$100,000.

If we look past what we hope to accomplish this year it is easy to see we cannot afford to take a step back.

Continued on page 4.



Beach Committee

Let me first take this opportunity to wish you all a good summer in advance. I hope to see everyone around and having a good time on the beach. Second, on behalf of the beach committee, let me tell you that we are hoping to keep and maintain our beautiful beach in the best condition that we can. In order to do that we will need the collective help of all members.

That means when you are passing by the beach and see litter or trash, please pick it up. If you are on the beach and driftwood comes ashore, please take it off the beach and bring it up to the fence for disposal. Please also make sure that all trash and consumables are placed in the trash cans which can be found throughout the beach. Together, we can beautify our most precious natural resource.

We would also ask for your input as the summer progresses. Tell us what improvements you would like to see and by all means pass along any helpful suggestions you have. Additionally, problems and complaints are no exception and they too should be brought to the attention of the beach committee.

In terms of beach news, first, we will be looking at possibly having a new retaining wall constructed this season. As everyone can see, the current wall is in need of repair however, the cost of the job is the key issue and hopefully we will be able to obtain a price for the project that fits in our budget. The inadequacy of the existing wall was evident this past Winter and Spring with street runoff coming onto the beach.

Second, we would like to hear from you as to your thoughts on how to better use the area to the westerly most portion of the beach (above the volleyball court). Some members have suggested a walkway and gazebo while others have recommended a snack bar. Others still have said to leave the area in its current state. Again, your comments and suggestions would be appreciated.

Finally, as always, we are seeking volunteers to help maintain the beach. If you have the time and energy and want to help, please let us know. However, even if you don't have the time or energy to volunteer but still want to help, you can make a donation to the Cape which can be earmarked for use on the beach. Either way, you can make a difference. No contribution is too small.

Have a great summer.

Ken Biedzynski, Chairperson

Dock Committee

Welcome all Cape Members to the 2009 boating and beach season. We hope you all have a great season here at Cape Breton. We are glad to see most boaters will be returning to our dock this season. There are some smaller 'A' slips still available so if you or someone you know is looking to rent a boat slip, please contact me @ 732-262-7993.

This past fall we had a very early freeze which caught us by surprise and the dock water line froze and broke. We will be replacing the water system on the dock this May. Please contact me if you can volunteer some time to help replace the water system. I am confident that with enough hands we can

complete this project in one weekend. You can call me, Don Danner @ 732-262-7993 if you would like to lend a hand. If I don't answer when you call please leave a message with the best way to contact you.

Again, welcome all to the 2009 season, we at the Dock Committee wish everyone a safe and enjoyable summer.

Don Danner,
Chairperson



Cape Breton Holding Company

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 Armen Hagopian
 Kenneth Nagy
 Dan Siebenmann
 Ray Topoleski
 Dan Vucolo

Club House

Marlene Nagy
Chairperson
 Mary Ellen Biedzynski
 Lori Breitenbruck
 Sandy Lidz-Cummings
 Ray Danner
 Sandy Danner
 Ken Nagy
 Denise Swan

Dock

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 Ken Nagy
 Ray Topoleski
 Bill Swan
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Entertainment

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 Carol Boucher
 Sandy Danner
 Joan Dennis
 Jacques Hermann
 Sandy Lidz-Cummings
 Marlene Nagy
 Denise Swan

Finance

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 Douglas Cummings
 Tim Mason
 George McNamara
 Victor Padlo
 Maria Pilipski

Membership

Sandy Lidz-Cummings
Chairperson
 Judy Danner
 Marlene Nagy
 Maria Pilipski
 Frank Sovinee
 Janice Sovinee
 Dan Vucolo

Entertainment Committee

OH NO! its 2009 and our busy season has returned. So what's planned for Cape Breton this year? Well we have an agenda and we are shaking things up a bit too. Our St. Patrick's Day Dinner has come and gone, but everyone who attended enjoyed good food and the company of friends which made the night just fly by. So review the schedule below and mark your calendars, because we expect to see you all at our summer events. The schedule below outlines this year's proposed events.

Please check the bulletin board at the beach often for changes and/or updates to the schedule. As you can see there are some surprises in store. We plan to rock the cape with some fresh, new ideas and events. They do take planning and of course volunteers. Volunteering to help costs nothing, but can bring such satisfaction of helping Cape Breton thrive

in these difficult times. We love Cape Breton and our neighbors. Come on and give us a hand. You'll have a great time and feel rewarded. And if you are unable to help, please bring your family and friends to support us.

Judy Danner, Chairperson



MARK YOUR CALENDAR						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
CAPE BRETON 2009 CALENDAR OF EVENTS						
						<i>St. Patrick's Day</i>
						<i>Saturday, March 7th</i>
						<i>Community Flea Market</i>
						<i>Saturday, May 16th</i>
						<i>Open House</i>
						<i>Saturday, May 30th</i>
						<i>Stockholder's Meeting</i>
						<i>Sunday, May 31st</i>
						<i>Beach Opens</i>
						<i>Saturday, June 20th</i>
						<i>July 4th Carnival</i>
						<i>Saturday, July 4th</i>
						<i>CBHC Brunch</i>
						<i>Sunday, July 19th</i>
						<i>Midsummer Evening Fling</i>
						<i>Saturday, August 1st</i>
						<i>Dinner With Dan (Italian Cuisine)</i>
						<i>Saturday, August 22nd</i>
						<i>Scavenger Hunt</i>
						<i>Saturday, August 29th</i>
						<i>Bonfire Evening of Fun</i>
						<i>Saturday, August 29th</i>
						<i>Stockholder's Meeting</i>
						<i>Sunday, August 30th</i>
<i>The rain date for outside events will be 1 week later.</i>						

President's Letter Cont'd.

Our dream list last year was to have the dock, beach, clubhouse, a pool and our finances all in great shape when we turn the Cape over to the next generation.

A few years ago we took a vote to see if stockholders were willing to pay more to get more and the answer was yes.

Our stockholders get a great deal for their money paying for material only.

If this is the direction we want to continue to move in we must fund these ideas annually. In the past we have had momentum on projects but we never got back to them. A good example would be the sliding glass door we installed for the deck we were going to put on the clubhouse in a few years. Of course this has never happened.

So I hope you agree with me that it is important to take another step forward so we can continue to build off the momentum of the past years.

We then can be successful in achieving our goal to "Shape up the Cape" on 2009.

Dan Vuolo, President

We have started sending flyers and event notifications by e-mail. During a recent attempt, many came back as undeliverable. If you have a new e-mail address or haven't supplied us with one, please do so on your return remittance.

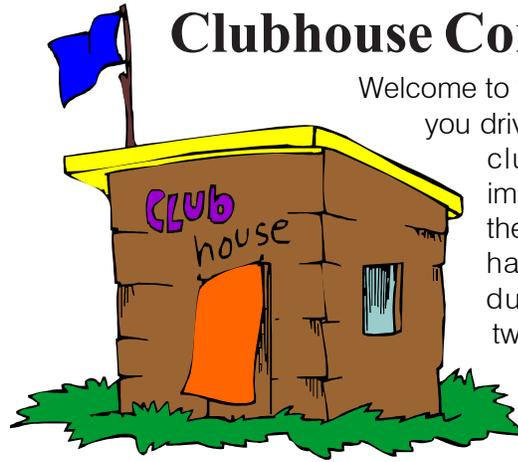
2008 Century Club Winners

Week 1	Dan Vuolo	\$50.00
Week 2	Lorraine Lunsakis	\$50.00
Week 3	Peg Campbell	\$50.00
Week 4	Loretta Miller	\$50.00
Week 5	Victor Padlo	\$50.00
Week 6	Andrew Dudek	\$50.00
Week 7	Robyn Rabe	\$75.00
Week 8	Ray Danner	\$75.00
Week 9	Michelle Whalen	\$150.00
Week 10	Andrew Dudek	\$400.00

CBHC on the WEB

Come visit our website at www.CapeBretonNJ.org, where you will find information about upcoming events, committees, want ads, current members and more. New features are being added all the time, so check back frequently. If you have something to add, send your submission to: info@capebretonnj.org.

Clubhouse Committee



Welcome to Spring 2009! As you drive or walk by the clubhouse, it's impossible to miss the changes which have taken place during the last twelve months.

Our dedicated worker bees have spent long hours on the weekends, away from their families laying a new roof, installing new windows in the front and new siding on the building. As you can see, the results so far are amazing and though it is not completed we expect it to be done soon. Some colorful flowers and new benches will add a bit of ambiance.

On the inside we have some minor repairs in the main room ceiling; nothing major but must be done and our floor is under consideration for a future face lift. The kitchen is much more organized. The sink was repaired and a wire rack was installed to hold items to dry after washing. Cooking and cleaning should be quick and easy.

Our wish list includes the leveling of the front with new stone and, as we all know, the retaining wall needs to be replaced, but one step at a time.

On Saturday, May 16 we are having a Cape Breton community yard sale. There will be tables displaying items at the clubhouse. In addition, those who responded to the flyer given to each home will be included on the neighborhood map which will indicate the participating addresses. It should be an interesting day. Rain date will be Sunday, May 17.

Our annual cleaning of the clubhouse is on our agenda. So all you clean freaks out there! Call me and we'll add you to our list of helpers.

The clubhouse is available for rent with or without the kitchen. The fees have remained the same with a 6 hour block of time on the day of rental. Rental fee is \$125.00 without the kitchen and \$200.00 with the kitchen. Please reserve early as it books up fast during the summer season. If you have questions, please contact me. Enjoy the summer.

Marlene Nagy,
Chairperson

Membership Committee OPEN HOUSE

The Membership committee will host an open house at both the beach and clubhouse on Saturday, May 30th from 11:30 AM til 1:30 PM. This event is an opportunity for Cape Breton Residents and locals to see what our community has to offer. Board members will be available to answer questions. Coffee and cakes will be served at the clubhouse. Please encourage your friends and neighbors to attend.

Sandy Lidz-Cummings,
Chairperson

Come Volley With Us!

Every Friday night, for the months of July and August, there will be an organized game of volleyball for adults only down at the beach. This will be a great time for us to get together and play. We will not have teams, but will play with whomever comes each night. Families are encouraged to come down to watch or play, but we just ask that only adults participate to give us time for structured games. We will start at 6:30 P.M..

Hope to see you there!

Darrel & Tina Fitzgerald

Neighborhood Heroes

In a time when so many things seem gloomy, I felt the need to write of an event that occurred on the positive side. This is a true story that happened earlier this year in our community.



My very kind neighbor offered to let my dogs out when I had to work. While letting them out in the rain, he slipped and fell, hurting his head rather badly. He managed to get himself back into my house despite being somewhat dazed. Meanwhile, my dog jumped the fence (which he is normally not allowed to do) and walked over to his friend's house. She was not home, so my dog waited until her neighbor, a young man from across the street, whom he recently befriended, got home from school.

The young man, upon seeing him, towed him off and followed him back to my house. There they discovered the kind neighbor with blood on his head and needing assistance. The young man helped the bruised man home who got further assistance from his wife. Three hero's in my book.

I am so grateful that in this crazy, angry, mixed-up world, that I live in a neighborhood where small miracles like this are not only possible, but a regular occurrence. Imagine if more people/animals did small acts of kindness.

A grateful neighbor

Kid's Coloring Corner

