



Southport On The Bay Newsletter

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Barefoot Beach Blvd Renovation Project Has Begun

June, 2008

As most Southport homeowners have noticed, work on the renovation of Barefoot Beach Blvd finally began the first week of May. This project has been in discussion and planning by the Barefoot Beach Master Association (BBMA) for two years. Richard Lynch is Southport's representative to the BBMA. Bill Whittingham, Vice President of the Southport Homeowners Association is part of the Committee for the Blvd Renovation.

Whittingham reports that "the boulevard renovation is intended to project a very upscale appearance, similar to the landscaping and roadways of the newer, high-end communities of Collier County. It is intended to increase the appeal and value of the real estate within Barefoot Beach."

Current plans for the renovation project call for work to be done and funded in several phases.

Phase I includes installation of 5-foot-wide paver sidewalks to replace macadam sidewalks; irrigation system in the grounds between the sidewalk and the street;

royal palms, replacing coconut palms, lining both sides of the boulevard.

In the BBMA's decision to replace the existing coconut palms, it was noted that the coconut palms were of a variety that is prone to root rot and lethal yellowing which ultimately kills the tree; 60% of the removed palms had active lethal yellowing. Transplanting these palms was not



recommended due to transplant cost, questionable survival chances and disease-prone condition of these older palms. Phase II includes renovating the Barefoot Beach Boulevard entrance and sign, and replacing the guardhouse. This phase could start later this year.

See Renovation, Page 2

Three Southport Homes Sell, Four More Under Contract in May/June

Sales activity picked up in Southport this spring with three homes selling in the May timeframe. They were 71 Southport Cove, 199 Topanga Drive, and 43 Southport Cove. As of the beginning of June four other properties were under contract. They were 198 Topanga Drive, 189 Topanga Drive, 54 Southport Cove and the lot at 47 Southport Cove. This is great news for our community.



The new entryway may be part of the reason for the increased sales activity in Southport!

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Board Members:

- Bill Zwicker, President
- Bill Whittingham, Vice President
- Kevin Yankow, Secretary
- Lorraine Andrews, Treasurer
- Jim Fountain, Director
- Ed Brust, Director-At-Large
- Richard Lynch, Representative to the Barefoot Beach Master Association

Inside this issue:

Keep Southport Beautiful	2
Renovations May Affect	2
Fuel Siphoning	2
Website Contents	3
Safeguarding Southport	3
Golf Cart Registrations	3
Signs Must Comply	4
Good Luck Heinz Janke	4



Help Keep Southport Beautiful and Safe

Southport's newly-renovated front gate entrance has received many accolades from homeowners and visitors. Southport's Bill Whittingham, who designed our front gate renovation, noted that "Southport's new entrance will complement the look of the renovated Barefoot Blvd."

Homeowners Association President Bill Zwicker, who headed the front gate renovation, also notes, "while our new entrance greatly enhances the appearance of Southport, there are other means that our residents can take to keep up the beautiful appearance of the community."

Renovation *continued from page 1*

Phase III, resurfacing the boulevard from the guardhouse to the beach preserve, is still under discussion. It was noted that the road will at least need resurfacing within the next 4 to 5 years.

Southport is part of the BBMA which also includes the community of Bayfront, as well as all the villas, homes and condos on the beach and along the boulevard, and the Barefoot Beach Club. There are approximately 750 residences within the BBMA. Southport with 104 lots (of which there are over 80 homes) has two out of the seventeen votes in this association. The BBMA provides security for these properties and maintains the boulevard (from Bonita Beach Road to Barefoot Beach Preserve), common grounds, boulevard entrance and guardhouse.

How Boulevard Renovation May Affect Southport Fees

As a member of the Barefoot Beach Master Association (BBMA), Southport pays an annual fee to the BBMA and thus Southport is responsible for some of the costs of this renovation. The current work, i.e. Phase I, is being funded totally out the BBMA's reserve. The second phase, i.e. renovating the Barefoot Beach Boulevard entrance and sign, and replacing the guardhouse may possibly be covered by our general reserve depending upon expenses incurred by our association between now and the end of the year. Let's hope for no hurricanes so we can keep our general reserve well funded! The incremental funding requirements in Phase III are unknown at this time, since these plans have not been finalized and are at least 3 to 5 years away.

Zwicker urges residents to:

- Promptly take trash cans inside after collection.
- When not in use, please keep yards clear of toys and sports equipment.
- Keep shrubs and trees trimmed.
- Remove coconuts from palm trees on your property especially now that hurricane season is here. Flying coconuts can do serious damage to houses and other property. They may even hit your own house! 😊



According to Kenneth R Edelbrock from the BBMA "The work on the trees and the sidewalk is moving very well. They started on both ends for the sidewalk and have all of the trees removed. Currently, work consists of installing irrigation lines and then tree planting will begin."

Recent Fuel Siphoning, Pillaging Surprises Southport Boat Owners

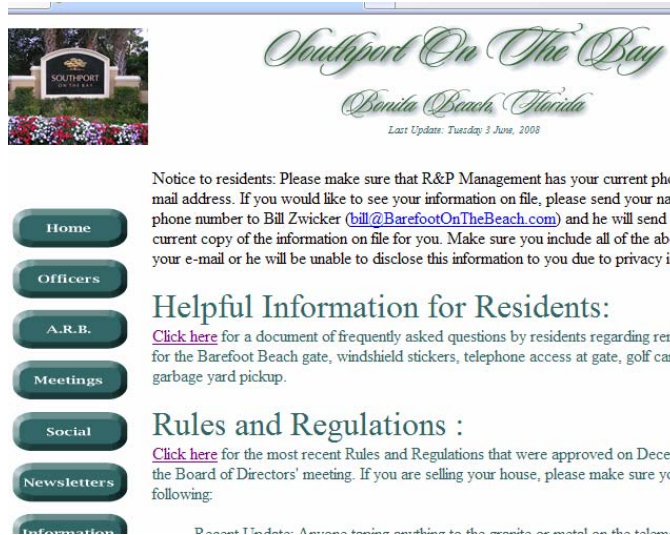
Boat owners beware. There were a couple reports in May of fuel siphoning from boats on Southport lifts, and one reported incident of stolen personal property. Deck chairs, an oar and lifejackets were pilfered off the boat raised on its lift.

Affected Southport captains recommend checking your fuel before you leave your dock and beware of leaving valuable items in the open areas of your boats. Please report any such incidents to R&P Property Management.

Find Current Homeowner Association Information on Southport Website

The Southport website www.southportonthebay.com contains current information regarding Covenants, Bi-Laws, Rules and Regulations, Association Board contacts, R&P Property Management contacts, and answers to frequently-asked questions. It is the most convenient way to help you communicate your questions, concerns and ideas about the community.

Homeowners can also learn about, and comment on,



Southport issues at Southport Homeowners Association meetings. The association’s directors meet regularly to discuss and resolve current issues. The next board meeting date, time and location are posted at the Southport gate.

Additionally, this newsletter will be published at least twice yearly, in the spring and fall, to keep homeowners apprised of significant issues.

Help Safeguard Southport by Reporting Vandalism, Violations, Complaints

“Reporting destruction of property (by accident or deliberate) can save the community costly repairs and discourage vandalism.”

If you are a witness to vandalism you can call the Barefoot Beach guards at 992-5500 or if it is more serious you should call the police. Barefoot Beach guards can be called to document violations to the Covenants and By-Laws such as trailers being parked over-night, workers on site after 6PM, or sign violations. R&P Property Management can also be notified regarding violations or maintenance issues by calling Katie Kjeldson at 239-643-3353. Front gate guards respond promptly to urgent issues and now maintain

a log book of reported non-emergency incidences. The log is reviewed weekly and enforcement done by R&P Property Management.

Reporting destruction of property (by accident or deliberate) can save the community costly repairs and discourage vandalism. Security guards will intervene or R&P will contact violators.

Golf Cart Registrations, Stickers Available from R&P

All golf carts used in Southport must be registered annually through R&P Property Management, and display registration stickers on both sides of the cart. Proof of liability insurance for the cart will be required for registration.

Please note that drivers must be at least 14 years of age, and occupancy is limited to one person per seat; no standing rid-

ers are allowed.

For information on golf cart regulations, please go to www.southportonthebay.com, select “Information,” then go to “Rules and Regulations.” You can obtain your registration form by contacting R&P Property Management, 265 Airport Rd South, Naples, FL 34104.



“...obtain your registration form by contacting R&P Property Management...”

Realtor and By-Owner Signs Must Comply with Southport Covenants



We don't want our entryway to look like this!

Starting May 15, Southport Covenants regarding specifications and placement of realtor signs, including sale and open

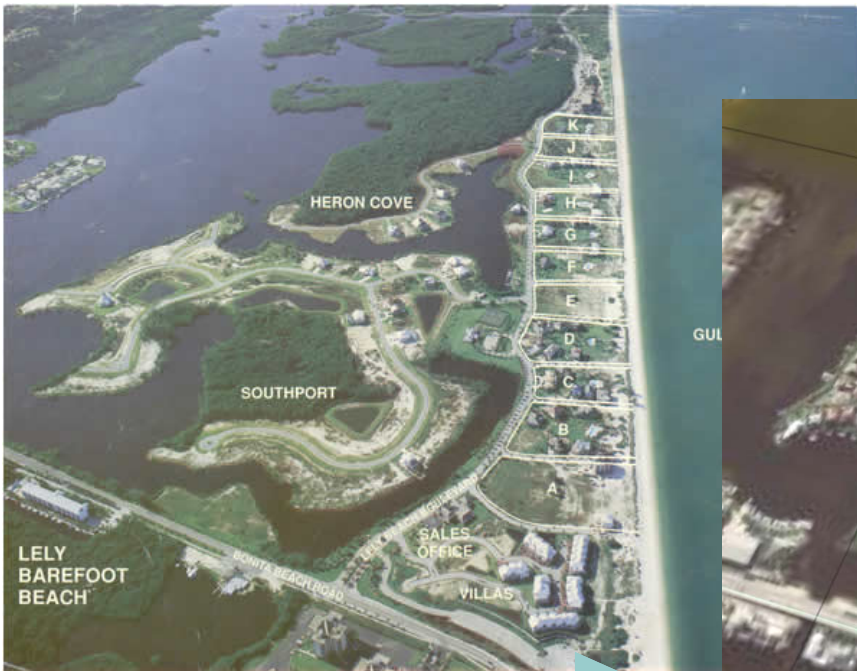
house signs, are being strictly enforced. Barefoot security guards are noting violations and reporting them to R&P Property Management.

Homeowners are responsible for informing their realtors of these Covenant specifications, and making sure that signs related to their houses comply with the Covenants. R&P Property Management sent this notice with Covenant specifications to all homeowners and to realtors who currently have Southport listings. The Covenants and Bi-Laws specifications also apply to offer-by-owner signs as well. Fines can be levied for violations, and signs confiscated.

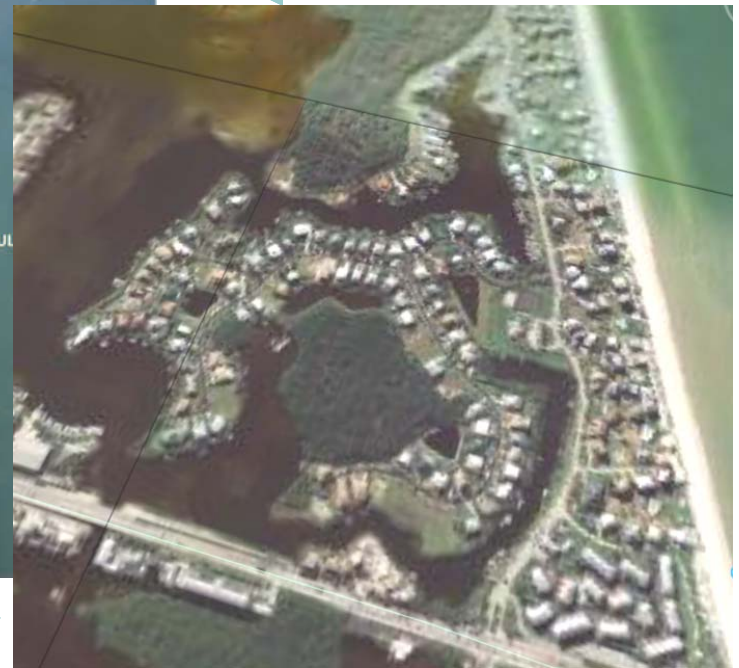
Please review the Southport Covenants for this information. All home and lot owners were given a copy upon purchasing their property. Also a copy of the

Covenants is posted on the Southport website. See www.southportonthebay.com, select "Information," then under "Rules and Regulations," click on for Covenants, Article II Section 3. You can obtain a copy from Katie Kjeldson at R&P Property Management by calling 239-643-3353.

Please note that all signs must be at least 20 feet from the road. For open houses, only one general "OPEN" sign at the front gate will be allowed, not one per property. No open house arrow signs will be allowed. No directions may be taped to the entrance gate telemetry (dial-up) box or marble post. Directions and phone numbers are permitted to be posted in the planter by the telemetry box. Please review the covenants for specifics on permitted wording, colors and size of signs.



2007 (source: Google Earth)



Then (~ 1990)

Thanks and Good Luck to Heinz

Long-time Southport resident and board member, Heinz Janke, moved in May from his Southport Cove home to Estero Island. Heinz has contributed much to the community. He has been a member of the Architectural Review Board (ARB) and was a former member of the Homeowners Association Board of Directors. Heinz is also in the Coast Guard Auxillary. We wish Heinz much luck, happiness – and good boating!