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Making The Case For A Better Lee County

By Matt Cadwell



Photo: Matt Caldwell, Lee County Property Appraiser

Two questions have repeatedly come up in recent political discussion around the county: should the Lee County Commission have single-member districts, and should Lee County have an elected Mayor?

The issue of single-member districts (SMD) has over a century long history in Florida. Most voters moving to Lee County are shocked to learn that currently everyone votes for their district County Commissioner, even if they do not live in that district. Litigated repeatedly, the courts have established that following Reconstruction SMD's were maliciously eliminated in cities, counties, and school boards with the express purpose of disenfranchising voters. Considering that since 1980, the local district in Lee County Commission races has been denied their choice about 40% of the time, it is easy to see how this system does just that. Lee County is radically out of the mainstream, as the seven counties larger than ours in Florida all have embraced reforms to their county structure, including SMD. In fact, from Marco Island to Clearwater, we are one of only two counties to not have SMD county commissions and over 2/3 of all Florida voters live in a SMD county today. Representatives

being chosen only by the voters from the district where they live is how we elect the State House, State Senate, and US Congress. Why would we not embrace that process for our county legislature? The proposal being discussed most seriously would move Lee County to a 5 single-member/2 at-large board where the Chair would be selected from the at-large members, ensuring the Board was still led with a countywide perspective, but requiring a majority of the local district representatives in order to enact any changes to policies and taxes.

The County Mayor question is much simpler. Lee County government is organized in 6 parts, 5 of which are already led by an elected executive officer (Sheriff, Tax Collector, Property Appraiser, Clerk/Comptroller, and Supervisor of Elections). The 6th part (roads, parks, trash, water/sewer, etc.) is overseen by an executive manager, appointed by the Board of County Commissioners (BoCC). Many people mistakenly believe that we still have a traditional model for the BoCC, wherein the Board exercises both legislative and executive authority, but after repeated scandals, the voters in 1996 adopted the Lee County Charter and took executive power away from them. Once the Board makes their appointments, they are forbidden from directing the actions of the executive branch. So, as Lee County

approaches 1,000,000 full-time residents, shouldn't the 6th part of the county executive branch also be made directly accountable to the voters? To put that in perspective, Lee County in 2024 is already larger than Wyoming, Vermont, and Alaska, as well as the counties that are home to Nashville, Tulsa, Oklahoma City, and Kansas City! It is undeniable that great value can be found in appointing professionally trained staff to organize the executive branch of our governments, but that cannot overwhelm the need to have our executive branches also be politically accountable to the taxpayers. Would we let the Legislature appoint the Governor? Or let Congress appoint the President? A system wherein the executive is elected by the voters, then nominates the senior staff for confirmation by the BoCC is one that seamlessly blends the demands for professionalism and political accountability.

Some opponents to these reforms will point to the fact that the Lee County Charter Review has repeatedly not presented these questions to the voters. Bluntly, the Lee County Charter Review process has failed. It is the weakest structure of all Florida charters, with all members being appointed only by the BoCC, and is often presented around the State as exactly what not to do when creating a charter. It has met five times in 28 years, and after debating these questions every

time, nothing has been sent to the voters. In fact, I served on the 2006-08 cycle, and despite having 10 of 15 members reject the status quo of a 5 at-large BoCC, they failed to propose an alternative, partly due to BoCC interference. Today, whether they want to admit it or not, an appointee's stance on these issues is a prerequisite for appointment; don't look for Charter Review to be anything more than what it has been since 1996: an empty echo chamber.

Ultimately, you may decide that you differ from me in seeing the wisdom in these reforms. But does that mean that you and your neighbors should never even have the chance to voice your opinion? That is what the opposition to these ideas is demanding of your commissioners and legislators, claiming that these ideas are too "dangerous" for simple citizens like you and me to decide for ourselves. The irony is that voters have already had their say on these two questions when it came to the Lee County School Board. Voters approved moving to a 5 single-member/2 at-large board in 2014, by a vote of 55%-45%. Then they voted in 2022 to bring back an elected superintendent (executive) by a vote of 62%-38%! This is exactly why the opposition is so frightened, that

CONTINUED ON PAGE 2

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it has even led some of them to threaten to “punish” commissioners and legislators who dare to “step out of line”; they know that if voters get a chance to weigh in, these changes will become a reality. When your opposition starts freaking out, you must be on the right course.

Thankfully, a clear majority of the

Lee County Legislative Delegation have already publicly stated that the voters should have their say, but they are still under enormous pressure from the opposition. That is why you need to act! The delegation is considering holding town halls around Lee County and your participation will be critical to overcoming the pressure from the powerful minority trying

to hold back the inevitable. Share; participate; speak out! Lee County has a bright future, and it can only be made brighter by making our government more accountable to the people it serves. We deserve the opportunity to do just that.

ABOUT MATT CALDWELL

Matt Caldwell was elected Lee County Property Appraiser in 2020. He was the Republican nominee for Florida Senate District 27 in 2008, was elected as State Representative for portions of Lee County from 2010-2018, and was the Republican nominee for Florida Commissioner of Agriculture in 2018.

Smart Growth – Transportation & Land Use By Terri Lewis



Photo: Terri Lewis , BSEE, MBA, Director of Planet Connected

We’ve got very annoying congestion! It’s especially bad lately as we

have seasonal residents, out-of-state spring break visitors and schools are in session. Building on last month’s article about Smart Growth, let’s look at how we can get smarter about transportation. The baseline that Smart Growth embraces is a mind shift from “moving cars” to “moving people”and it’s not a new concept.

For centuries, cities have grown because of their location near hubs of maritime transportation: Boston, New York, Houston, New Orleans, and even the city of Fort Myers. Fort Myers grew, initially as a fort providing access to waterways of the Gulf and the Caloosahatchee for troop movements. During the Civil War, it was a hub for cattle and fruit transit. It grew over time with new businesses: general stores, restaurants, hotels, and entertainment.

In the mid-1800s railroad development began in earnest in Florida. For the west side of Florida, Henry Plant connected Tampa and Punta Gorda via rail, providing rapid transportation of agricultural goods to the north. Henry Flagler built the railroad, which connected the entire east coast of Florida. Rail and boat transit connected much of Florida and by the 1900’s, rail transformed Florida’s economy.

Then, by the early 1900’s, the automobile enabled an opportunity for individuals to travel, when and where they wanted. With the growth in the number of cars in the 1950’s, city design began to shift. Transportation design focused on moving cars. Land use planning moved to restricting mixed uses. Road construction began in earnest. At the same time, developers viewed Cape Coral and Lehigh Acres as opportunities to build massive expanses of single-family homes where people could travel by car.

Today, with a combined population of over 300,000 people, most people in these areas must travel to other areas every day for work, school, shopping, and entertainment.....and the only viable transportation option is cars. We now have horrible congestion!

Other cities have found themselves in the same situation, and many have found solutions with public transit, especially rail and bus. Even people who drive cars benefit from the reduction in congestion with public transit. Locally, we have LeeTrans doing great work, offering services such as traditional bus routes, Mobility-on-Demand, a downtown trolley for Fort Myers, and a shuttle along Fort Myers beach. There are discussions about collaboration with Collier County and LeeTrans has plans to build a Park and Ride in Lehigh Acres. This last project will be a nice offering for Lehigh, where people are spread out with no city center and long walking distances. It will allow people to park their cars and ride the bus. Over time, it will be interesting to see what happens around the Lehigh Park and Ride. In other cities, businesses have grown around park and rides; supermarkets, day-care, dry cleaning, etc.

WHAT MORE COULD WE DO IN LEE COUNTY?

Bus Transit – Going beyond what LeeTrans does, many cities have also embraced Bus Rapid Transit (BRT);

Sarasota, Tampa, Tulsa, etc. Bus Rapid Transit carves out a road lane for buses, often shared with bicycles. This allows buses to address the need to convert riders from cars to offer speed of movement since commuters are no longer stuck in traffic. BRT provides a potential solution to much of the east-to-west congestion (Daniels, SR82, Colonial Blvd, Alico and Corkscrew) but also north-south SR41 (Tamiami and Cleveland Blvd).

Sometimes, cities have included the use of bus lanes by school buses. Lee County School District has over 100,000 students, and most parents who drive their children to school do so because they don’t like the amount of time kids have to spend on the bus. BRT lanes would reduce the transit time for kids.

The backlash to the idea of BRT comes from car riders who perceive the bus lanes as a loss...since they don’t ever see themselves riding the bus. Some politicians have even reacted by trying to pass laws banning BRT, suggesting that it isn’t “fair” for car drivers. The question back is “Why don’t 93 people in a bus have the same rights to the amount of space on roads as 93 people in a car? Besides, the math suggests it is good for everyone. Congestion is reduced, road costs decline, noise and air quality improve, and people in Lee County would not spend 48+ hours a year sitting in congestion.

Rail Transit - The Florida Depart-

ment of Transportation has reserved the inside of I-75 for eventual use for rail, with the possibility of connecting Miami to Tampa via SWFL. Building on Henry Flagler’s vision, Brightline is a new rail line connecting Miami to Orlando along the East Coast. Talks are underway between leaders in Tampa and Brightline to connect Tampa with Orlando. What if leaders in SWFL worked with Brightline and Tampa to connect SWFL? So, instead of sitting on I-75 you could ride the train from north and south. If you needed to go East or West, you could take a Bus Rapid Transit option.

Pundits will provide all sorts of reasons why bus and rail won’t work. Granted, not everyone will use public transit, but what if many did? How do we better move people (not just cars) efficiently, cost-effectively, and safely? With an additional 400,000 people moving to Lee County, maybe the real question is “How do we make public transit work?” Smart Growth.

ABOUT TERRI LEWIS

Terri Lewis , BSEE, MBA, is Director of Planet Connected, an Industrial Technology Consulting organization based in Fort Myers. She is currently pursuing a Masters of Science in Civil Engineering - Smart Cities from the University of Central Florida. Email Terri at press@eastleenews.com

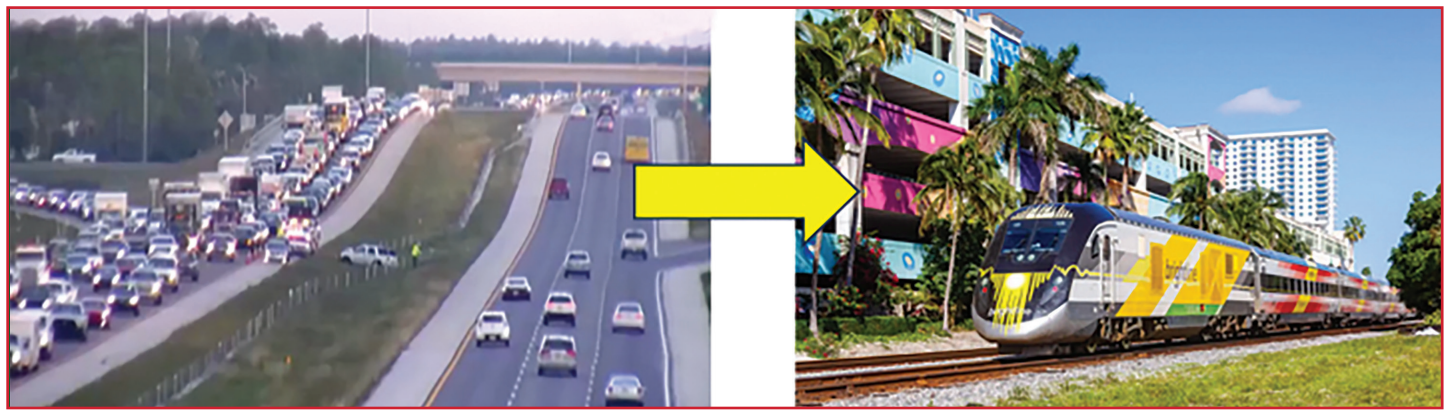


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New State Requirements Help Protect Your Home from Property Fraud

By Kevin Karnes, Lee County Clerk of the Circuit Court and Comptroller



Photo: Kevin Karnes, Lee County Clerk of the Circuit Court and Comptroller

Criminals shouldn't be able to steal your home or property. Yet, for many years, thieves have illegally recorded fraudulent deeds to take a property's ownership from its rightful owners, and the law required the Clerk's Office to accept these documents without any exception. Once the document was recorded, someone could rent or sell the property for profit to an unsuspecting customer, evict a rightful homeowner, or place liens on the property.

On January 1, new state requirements went into effect to help law enforcement investigate this crime and potentially keep it from happening.

In addition to the previously required two witness signatures, property deeds now must have the post office address of each witness legibly printed, type-written, or stamped on the deed. This statewide change is a result of HB 1419, which state lawmakers and I initiated to make it harder to file fraudulent deeds. It's just one more layer of protection for property owners.

Another key part of HB 1419 is the Title Fraud Prevention Through Identity Verification Pilot Program, which requires all persons listed on a deed to provide a government-issued photo ID before the deed is processed. Lee County was chosen to be the state's pilot location for the program, and my office launched it over the summer. The ID requirement through the program will make it easier for law enforcement to verify the identity of the

parties engaged in a property-related transaction and investigate fraudulent activity. We are leading the state in preventing property fraud, and I'm extremely hopeful this will have a huge impact on protecting homeowners.

Even though these are very positive steps in preventing property fraud, one of the best things you can do if you own a home or land in Lee County is to register for our Property Fraud Alert service.

It is a free service that emails notifications within 24 hours to subscribers when a deed, mortgage or other land record with their registered name on it has been recorded into the county's Official Records. To sign up, visit www.leeclerk.org/fraudalert. It's a very simple process that just requires your name and email address. You can even

register from your phone. This free service is a more trusted alternative to certain companies you may see advertised on TV or online, which are for-profit entities that sometimes make guarantees they cannot fulfill. You can also register properties owned by a business or those held in a trust.

You've worked really hard for your home. It's where you raise your families and build positive memories. Someone shouldn't be able to steal it by recording one fraudulent document. I'm committed to combating property fraud more than ever, and I look forward to implementing new changes in the coming year to keep your property safe. If you have any questions, please email me directly at KKarnes@LeeClerk.org.

Caloosa 80 Words Matter Special to East Lee County News

Changes to the plan again. Now instead of asking for additional density, the developer has reduced the number of requested RV lots to 650 from their previous request of over 700. But what really is Caloosa 80 going to be?

Currently it is zoned as a RVPD - recreational vehicle planned development. The developer is asking to change this to an MPD - mixed-use planned development. If all the developer wanted was to create a 650 lot RV park, why the change?

I'm not sure, but words matter, so here is one difference... in an RVPD - recreational vehicles as permanent residences are not permitted.

Recreational vehicles as permanent residences. The use of a recreational vehicle type unit by a "permanent resident" as a "permanent residence," as those terms are defined in F.S. Ch. 196, is expressly prohibited as of September 16, 1985. (Sec. 34-939)

So, what is in the application? At least 300 permanent residents using recreational vehicles.

Transient lots will be limited to no more than 350 of the 650 lots and will be limited to the Urban Community designated portions of the site on the west side of the MPD to

ensure consistency with the Lee Plan provisions for protection of rural character in the Alva Planning Community. (applicant's documentation)

This doesn't sound like the high-end RV park we have been hearing about from the developer - it sounds more like the following definition from Florida Statutes:

(12) "Mobile home park" or "park" means a use of land in which lots or spaces are offered for rent or lease for the placement of mobile homes and in which the primary use of the park is residential. CH 723.003

A mixed use planned development,

the type that the developer is asking to change to, allows for a residential or mobile home development of 50 or more dwelling units.

I'm still not sure how to reconcile the vision of a high end RV park with a mobile home park for year round residency. When words matter, I consult the dictionary. Oxford's dictionary has a definition that reads, "an area with special amenities where trailers are parked and used for recreation or as permanent homes."

TRAILER PARK. Words matter. 🌈

Charleston Park Day

Submitted By Liberation Outreach Intl Worship Center

Charleston Park Day isn't just any day for the residents of the Charleston Park community. But it's a time of celebration! A day filled with music, laughter, food, fun, love, and lots of stories from the old days of living in Charleston Park.

On the 4th Saturday of April each year, we come from far and near to celebrate another year that the Lord has blessed us to still be a community despite the various tests and trials that come at us. Our motto for many years has been "We come this far by faith", meaning there were some things thrown at us to try and discourage us but we made it.

We celebrate our accomplishments with some of the partner agencies that help make things happen for the residents of the Charleston Park community. This celebration has taken place for more than 50 years in Charleston Park and although it has grown since the very first one it also remains an event where we fundraise to help support some of the programs that our partner agencies don't provide. Although some services and funding are provided that we are grateful for, we still need so much more to help our community reach its goals.

Goals include programs to provide our seniors with helping keep their strength, and mobility and things to

assist with their quality of life while living in their own homes with little or no help. Programs to help youth and young adults prepare for their future. These programs that are provided include but are not limited to, weekly chair exercises, walking clubs, monthly breakfast, teen outreach programs, and summer camp, just to name a few. We believe that Charleston Park Day is a time of celebration and reflection and reminder if we did before we can continue to do it again. 🌈

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Dr. Sabha is a compassionate provider with extensive clinical experience of over 18 years, including caring for very sick hospitalized patients and managing skilled nursing facility patients with a special focus on mental health well-being in the elderly. He has National Leadership as a Chief Medical Officer, setting up quality care programs to decrease hospitalizations and improve quality outcomes for patients.

Dr. Khalid Sabha, MD is delighted to announce the launching of his new primary care practice right across the street from Gulf Coast Medical Center, off Metro Parkway.

Enchantment Unveiled: Gulfshore Ballet Brings *Sleeping Beauty* To Life

By Claudia Beyer

In a symphony of elegance and grace, Gulfshore Ballet is set to unveil a mesmerizing rendition of "Sleeping Beauty," on Saturday April 20th, 2024 at the Tribby Arts Center at 7pm featuring professional dancers from Miami along with all the ballet students. Nestled in the heart of our community, this production promises to transport audiences into a world of enchantment and timeless romance.

Their artistic directors Iliana Lopez and Franklin Gamero, former Miami City Ballet principal dancers have meticulously prepared this extraordinary performance drawing upon years of training and experience. This production will bring a level of precision and artistry that elevates the ballet to new heights.

Sleeping Beauty is a classic fairy tale involving a beautiful princess, a

sleeping enchantment and a handsome prince. The original ballet, choreographed by Marius Petipa, was based on Charles Perrault's La Belle au Bois Dormant. The ballet was first performed at the Marinsky Theatre in St. Petersburg, Russia in 1890, with a musical score by Pyotr Ilyich Tchaikovsky. Sleeping Beauty is known to be one of the classical repertoire most famous ballets.

In addition to showcasing the talents of Natalie Alvarez, Kaique Barbosa and Jose Luis Pechene professional dancers from Miami this production also serves as a platform for the next generation of ballet dancers. Students from Gulfshore Ballet have been given the opportunity to share the stage with their accomplished counterparts, gaining invaluable experience and inspiration along the way.

As the curtain rises on this magical production, audiences are invited to immerse themselves in a world of beauty, romance, and wonder. With its captivating and exquisite artistry, "Sleeping Beauty" promises to be an unforgettable experience for ballet enthusiasts of all ages.

The Tribby Arts Center is a new world-class hub of creative and cultural activity at Shell Point Retirement Community that is home to theatrical, educational and musical programming.

Come and support your local arts organizations and enjoy this beautiful production. For tickets, please go to Gulfshore ballet website:

<https://gsballet.org/news-and-events/>



Photo: Sleeping Beauty performed by Gulfshore Ballet

Don't miss your chance to witness this enchanting performance, brought to life by Gulfshore Ballet in Fort Myers. 🌈

The Future Of Lehigh Acres Is In Our Hands

By Pastor Larry Gregory

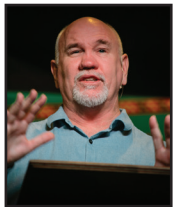


Photo: Pastor Larry Gregory, Victory Church

Over the years Lehigh Acres has gotten a very bad rap when talked about in the same breath as other places in Southwest Florida. It is always the same thing, Lehigh is a ghetto, there's too much crime, there's not enough commercial businesses and to get anything you must drive to Fort Myers, but after living here for almost 20 years I have become quite fond of Lehigh. Instead of complaining about it I decided that Lehigh could be a place that we could literally change the world from. So, in 2005 we started a church (Victory Church) in the Old Movie theater. Yes, Lehigh used to have a movie theater many moons ago, but after a short

time renting from the movie theater it went out of business. Through a miracle of God our church was able to buy the old theater and over the years we have been able to buy over 13 connected acres right in the heart of Lehigh (behind the Burger Kind off Homestead Road) which is now called "Victory Town Center".

Instead of complaining about what Lehigh lacks we started to dream of what we could do to bring change to our community. Although our number one purpose is to see people's lives change by the Good News of Jesus, we also wanted to make a change in the dynamic of our community. So, we started dreaming of what we could do with the 13 plus acres. The ideas have ranged from many different spectrums but one by one we have been adding

different things to make our community a unique place. We established a retro arcade with games like Pac-man, Asteroids, pinball machines, and dozens of others. A place where kids and families can hang out.

At the end of April, our sit-down coffee shop/restaurant called Maggy's House will open so people can sit down and have a cup of coffee, or a meal together and not feel rushed. In the coming months, we will have a food truck park planned, a gym, and many other things to enhance our community. The best thing that we can do is try to change things instead of complaining about things. That is what we have tried to do as an organization to better the community that we live in.

I believe Lehigh can be a first-class city if we have a heart to make it that way. Lehigh has greatness sitting right under the surface. All it will take is people who care that can dig a little to see what is underneath. Things can change in our community if we become the change agents. The future of Lehigh Acres is in our hands.

ABOUT VICTORY CHURCH

Victory Church is apart of a network of 1500 churches all around the world and is a non-denominational Christian Church. Victory has services on Sundays at 9:00am & 11:00am and Wednesday Nights at 7:00pm with a Youth Group on Friday Nights at 7:00pm. Check Victory out at: victoryoflehigh.com 🌈

General Women's Club Of Lehigh Acres

By Connie Puzevic

The General Woman's Club of Lehigh Acres will hold its monthly meeting on Friday, April 19th at the Rise Christian Church (50 Bell Blvd, Lehigh Acres) at 1:00 pm. The meeting will be our annual memorial meeting in remem-

brance of any club members who have passed away this past year.

The club has just completed its successful 64th annual fashion show, which will allow the club to award

several scholarships to Lehigh Acres mothers with children living in their homes who have chosen to further their education. The club works directly with Gulf Coast University in selecting the recipients.

As always, the club welcomes new members to join this diverse group of women. For further information, call Betty Smith at 239-850-661. 🌈

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Embracing The Night: Overcoming Insomnia And Rediscovering The Power Of Sleep

By Dr. Khalid Sabha, MD



Photo: Dr. Khalid Sabha, MD, Fort Myers Primary Care & Wellness.

In the silent hours of the night, when the world is cloaked in darkness and even the stars seem to slumber, there are those among us who lie awake, wrestling with the relentless grip of insomnia. Yet, amidst the shadows of sleeplessness, there exists a path to restoration, a journey guided by the beacon of treatment and the profound benefits of sleep.

UNDERSTANDING INSOMNIA

Insomnia, that elusive thief of the night, can manifest in various forms, from difficulty falling asleep to frequent awakenings during the night or early morning awakenings. It often lurks in the shadows of stress, anxiety, depression, or even the disruptive influence of our modern lifestyles. Yet, to combat this nocturnal nemesis, we must first understand its origins and manifestations.

TREATMENT APPROACHES

Fortunately, the realm of insomnia treatment is as vast as the night sky itself, offering a multitude of approaches to reclaiming the realm of sleep. From lifestyle modifications to therapeutic interventions, the journey to overcoming

insomnia is paved with possibility.

1. Lifestyle Modifications: In the quest for restorative sleep, lifestyle modifications emerge as invaluable allies, offering a holistic approach to combating insomnia. From establishing a consistent sleep schedule to creating a serene sleep environment free from distractions, simple changes in daily habits can yield profound improvements in sleep quality. Additionally, adopting relaxation techniques, such as mindfulness meditation or progressive muscle relaxation, can help alleviate the burden of stress and promote deeper, more restful sleep. Additional lifestyle modifications include ditching the caffeine and embrace the soothing herbal tea or refreshing taste of water! Limiting screen time.

2. Pharmacological Interventions: For some, the allure of pharmaceutical interventions may offer a temporary reprieve from the clutches of insomnia. Medications such as benzodiazepines or non-benzodiazepine hypnotics can help induce sleep, albeit with potential risks of dependency or side effects.

3. Cognitive-Behavioral Therapy for Insomnia (CBT-I): At the forefront of insomnia treatment stands Cognitive-Behavioral Therapy for In-

somnia (CBT-I), a non-pharmacological approach that addresses the underlying thoughts, behaviors, and emotions contributing to sleep disturbances. Through techniques such as sleep restriction, stimulus control, and relaxation training, CBT-I empowers individuals to reframe their relationship with sleep and cultivate healthier bedtime habits.

THE TRANSFORMATIVE POWER OF SLEEP

Beyond the realm of treatment lies the boundless expanse of sleep itself, offering a sanctuary of renewal and rejuvenation for body, mind, and spirit. The benefits of sleep extend far beyond mere rest, encompassing a myriad of physiological, cognitive, and emotional rewards.

1. Physical Restoration: During sleep, the body undergoes a process of repair and regeneration, replenishing vital resources and fortifying the immune system against illness. Muscles relax, blood pressure lowers, and hormones are released to promote tissue growth and repair. In essence, sleep serves as the body's nightly maintenance session, ensuring optimal functioning and resilience.

2. Cognitive Enhancement: Sleep

is not merely a passive state of unconsciousness but a dynamic process essential for cognitive functioning and mental acuity. Through the consolidation of memories and the facilitation of learning, sleep enhances cognitive performance, creativity, and problem-solving abilities. Moreover, adequate sleep fosters emotional resilience, enabling individuals to navigate life's challenges with clarity and composure.

3. Emotional Well-being: Perhaps most profoundly, sleep is a balm for the soul, soothing the jagged edges of stress and turmoil with its gentle embrace. In the sanctuary of sleep, emotions find solace, and the burdens of the day are gently lifted. From the depths of despair to the heights of joy, sleep offers a sanctuary where the heart can find peace amidst the chaos of life.

ABOUT DR. KHALID SABHA, MD

His dedication to compassionate healthcare ensures a welcoming and attentive experience for all new patients. Fort Myers Primary Care and Wellness is located at 14131 Metropolis Ave, # 105, Fort Myers, Florida 33912. Call Dr. Sabha at 239-922-0909 to make an appointment today.

Montage Women's Club

By Rita Artwohl

The Montage Women's Club is a social and philanthropic club open to all women residing in Lee County. We normally meet on the fourth Thursday of each month currently at The Club at Pelican Preserve, 9802 Pelican Preserve Blvd, Fort Myers 33913 (community entry off Treeline Avenue between Colonial Blvd and Daniels Pkwy). Within the organization are various interest groups for members' participation. Membership is open to both year-round and seasonal Lee County residents.

at their annual fundraising event "Fashions for a Cause" to be held Saturday April 27, 2024, at The Club at Pelican Preserve, 9802 Pelican Preserve Blvd. Fort Myers. Doors open at 10:00 am. Tickets to the event are \$50.00 per person and must be pre-purchased. The event will feature a fashion show by Accessories and More, and there will be an opportunity to purchase the clothing. You will also have a chance to bid on some great gift baskets and silent auction items. A buffet lunch is included in the ticket price.

125-member local organization, has supported nonprofit organizations in Lee County for more than 13 years. Since 2011, Montage has donated more than \$92,500 to local nonprofits. The proceeds from our April event will benefit "Wings of Shelter, a local 501(c)(3) organization dedicated to the intervention and prevention of child sex trafficking. For more information on Wings of Shelter, visit wingsofshelter.com.

a difference. For more information and to purchase tickets to our April fundraiser, contact Sheryl Block, sbteach48@gmail.com; 502-645-1140; or Hedy Knight, hedyknight@gmail.com; 530-513-7996. Checks payable to Montage Women's Club.

If you would like further information about the Montage Women's Club which is not related to the April fundraiser, please call Rita Artwohl at (239) 703-7787.

We hope you will join us on Saturday, April 27, 2024 at 10:00 am, at The Club at Pelican Preserve. Together, we will make

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Heartworm Disease In Pets By Dr. Veja Tillman, DVM

Heartworm disease is a preventable, but serious and potentially fatal disease of pets in the United States and many other parts of the world. It is caused by foot-long worms (heartworms) that live in the heart, lungs and associated blood vessels of affected pets. It causes severe lung disease, heart failure and damage to other organs in the body. Heartworm disease primarily affects dogs, cats and ferrets. However, Heartworms can also infect a variety of wild animals such as foxes, wolves, coyotes, lions, panthers, raccoons, opossums, sea lions and seals, as well as others. Because wild species such as foxes and coyotes live in proximity to many urban areas, they are considered important carriers of the disease.

The disease is spread when a mosquito bites an infected pet or animal and then passes the infection on to other healthy pets they bite. Once infected, developing heartworms migrate to the heart and lungs and can grow up to 14 inches long as they mature. If not killed with treatment, they can cause permanent heart and lung damage and even death.

Most pets will not show signs of disease. Common symptoms include coughing, lethargy, decreased appetite, weight loss and difficulty breathing. You may also notice that your pet tires easily or more often after mild to moderate exercise. In cats coughing, dif-

ficulty breathing, and vomiting are common. In some cases, pets may suddenly die with no warning signs.

Diagnosis of Heartworm disease is through a simple antigen blood test performed by your veterinarian. This test detects the presence of adult heartworms. Diagnosis of heartworm disease in cats is more difficult and a series of different tests may be needed to determine if heartworm infection is present.

As with most medical conditions, it is better to prevent heartworms than to treat it. However, if your dog is confirmed to have heartworm disease, there is treatment available. This treatment comes with some substantial risks and your veterinarian will recommend treatment based on the health and wellbeing of your pet. The goal of the treatment (NOT the preventatives) is to kill the adult heartworms in your dog as safely and quickly as possible. Preventatives kill the microfilaria (baby worms) thereby preventing the spread of this disease.

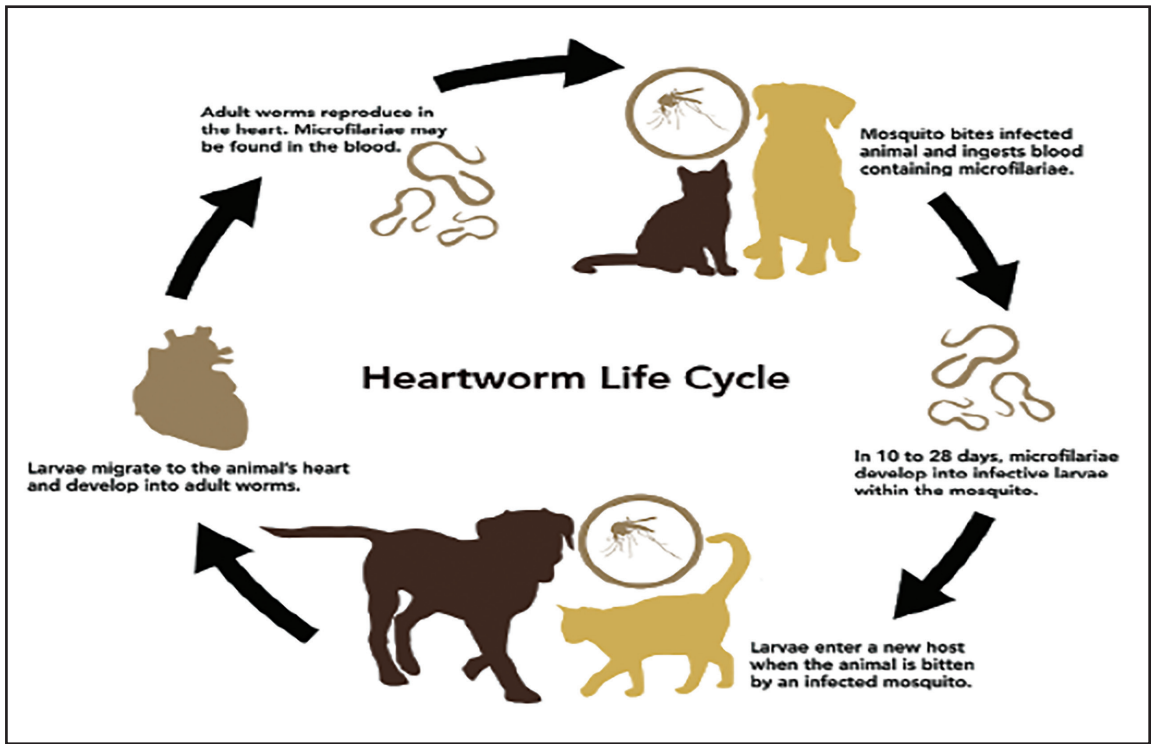


Photo: Heart Worm Life Cycle In Cats And Dogs

Unfortunately, there is currently no effective and safe medical treatment for heartworm disease in cats.

Heartworm infection is almost 100% preventable. There are several FDA-approved heartworm preventives available in a variety of formulations for your dog (oral tablets, topical applications, and an injectable option) or cat (Orals and topicals only). Your veterinarian can recommend the best method of prevention based upon your pet's risk factors and lifestyle.

April is Heartworm Awareness Month. Talk to your veterinarian about your pets' risk of contracting this disease and what preventative would be best for your pet.

ABOUT DR. VEJA TILLMAN

Dr. Tillman is a 2002 graduate of Tuskegee University School of Veterinary Medicine. Her veterinary practice and work experience focuses on the health and wellness of pets. She is the owner of Just 4 Pets Wellness Center and can be reached at 239-270-5721.

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The Humble Gopher Tortoise, Florida's Original Landlord

By Kara Tyler-Julian

For those of us who grew up in Florida and spent much time outdoors, the gopher tortoise is a familiar sight, like an old friend you can instantly reconnect with every time you see them. Thanks to its slow speed and conspicuous burrows, it is one of the few native wild animals that people can observe up close and for a decent length when you can find one out of its burrow on a foraging mission.

Like the hobbits in the Lord of The Rings novels, gopher tortoises are shy creatures that prefer a quiet life of solitude. When they aren't out foraging on native grasses and other plants, they spend much time in their burrows underground. Gopher Tortoises maintain a very small home range (just a few hundred feet), and outside of their short breeding season, they aren't interested in adventures.

Gopher tortoises, scientifically named *Gopherus polyphemus*, are a keystone species due to their habit of creating these cozy underground burrows. The term keystone species refers to the fact that the burrows made by these tortoises also provide shelter for around 360 other native animal species. Some species sharing the burrows of gopher tortoises include the threatened indigo snake, the Florida mouse, and the gopher cricket. The tortoises can construct these burrows thanks to their shovel-like front legs. These reptilian engineers seem to be smarter than many humans in that they choose to build their burrows in upland habitats with dry, sandy soils. This selection of dry upland habitats means that their burrows, which average 6.5 feet deep according to the

Florida Fish and Wildlife Conservation Commission (FWC), stay dry even in the rainy season.

Unfortunately, this evolutionarily beneficial habitat choice has also contributed to the greatest threat to gopher tortoise populations: habitat loss. As the population in Florida is surging with mass relocation to our state of people from Northern and Western states, the development of vacant land in dry upland habitats has experienced a sharp increase. This results in gopher tortoises being displaced and actively entombed in their burrows daily as bulldozers can flatten a once-pristine quarter-acre lot of mature slash pines and saw palmettos in a matter of hours.

As the gopher tortoises are a threatened species, there are state laws in place that are meant to protect them from harm. One of these laws requires anyone planning any construction or land-clearing activity to obtain a permit to relocate the gopher tortoises before commencing any such activity within 25 feet of an active tortoise burrow. However, no local laws require a permit to be obtained or a wildlife survey conducted before such activities on any land less than 5 acres in size. As there is no need to obtain a permit or conduct a wildlife survey before clearing these lots, there is also no incentive for people to do their due diligence to ensure that they aren't harming wildlife when clearing lots. Indeed, there is instead a disincentive as they would have to conduct the surveys themselves. Upon finding active tortoise burrows, they would need to apply for a relocation permit with FWC

and pay thousands of dollars in fees.

Every day, dozens, if not hundreds, of quarter-acre lots of pristine upland habitats are bulldozed in Lehigh Acres and Alva to make way for new houses to be built. Anyone driving through these areas knows gopher tortoises are common throughout these vacant lots. Yet, a search of the FWC gopher tortoise permit map reveals 0 permits in Lehigh Acres and Alva. It is highly unlikely that none of the cleared lots has gopher tortoise burrows. Instead, it is far more likely that none of these developers are following the law and obtaining the proper permits to relocate gopher tortoises before commencing the clearing and construction. This clash of increased development moving at record speed in the upland habitat of this slow-to-reproduce native reptile has deadly consequences for these tortoises. It threatens our local populations and other species of native wildlife. A straightforward solution to this problem would be for our county commissioners to write local ordinances requiring permits before clearing vegetation on all lots in Lee County, regardless of size (eliminating the 5-acre minimum). Before obtaining the permit, they should need a wildlife survey by a third-party biologist. If the biologist determines that active gopher tortoise burrows are present, they could ensure that the developer obtains the proper relocation permits from FWC before the clearing activity.

The only downside to this requirement would be to the developers, who could no longer get away with the mass destruction of gopher tortoise burrows and would have to spend

more money and time than they currently do to clear lots. It would be a big win for the gopher tortoises and the 360 species that depend on them. However, the relocation process could be better and still leads to some mortality in the gopher tortoises.

April 10th has officially been adopted by the Gopher Tortoise Council as Gopher Tortoise Day, and the members of East Lee Wildlife Stewardship Group invite you to join us in celebrating this ancient and enigmatic reptile. You can join an evening for the tortoises at Calusa Nature Center on April 10th. In addition to celebrating the gopher tortoises on April 10th, you can help support the gopher tortoises year-round in many other ways. To provide food and habitat for gopher tortoises, try planting native plants and turning your yard into a gopher-tortoise-friendly one. Spread awareness for gopher tortoises and their plight by sharing information with friends and neighbors about these creatures and the threats that they face. If you have the resources, consider purchasing some of the vacant lots in tortoise habitat and preserving them for the tortoises. If you live near tortoise burrows, keep an eye on them, and if you see that they are in danger of being bulldozed, call the FWC wildlife alert hotline at 888-404-3922. Lastly, and perhaps most importantly, advocate for strengthening local ordinances regarding land-clearing activities to ensure proper steps are taken to protect gopher tortoises on vacant lots. Please help us be a voice for the voiceless and protect our unique native wildlife.



Photo: The gopher tortoise is protected under Florida law. Protect yourself and this imperiled species by obtaining the required permits!



Photo: Gopher tortoises are a keystone species due to creating their underground burrows which provide shelter to a number of other species.

Scouts Undertake Upgrades at Alva Museum

By James Kennedy

The Alva Museum has seen a flurry of activity in the last month. Most notable of the excitement is the installation of a mini-lending library by Eagle Scout candidate Sage Burris and the refurbishment of the utility building and deck by Eagle Scout candidate Tyler Eymann. Before they earn the title, Sage and Tyler must complete their community service projects. These projects are a genuine benefit to the community. They enhance the museum grounds and directly support the Alva Museum's role in preserving and promoting the culture and heritage of Alva.

Eagle Scout is the highest rank that can be attained in Scouting and represents a culmination of the skills and knowledge gained by the scout

throughout their participation in the program. Achieving the rank of Eagle Scout is challenging; less than five percent of all scouts have risen to the rank since the award's inception. The community service project is a key part of achieving this final rank, requiring research, planning, teamwork, and management from the Eagle candidate to complete this milestone.

Sage, 15, has been in Scouting for about four years, and Tyler, 17, has been involved since he was three, he said jokingly. His brother is also an Eagle Scout, and Tyler's whole family has supported them and their troops. Sage and Tyler credit their families for being critical parts of their success in scouting.

When asked how they thought scouting had prepared them for their projects, their responses were very similar: Scouting had helped them develop the confidence and leadership skills necessary to not only plan but lead their team through the execution of these projects. With assistance and mentoring from their troop leaders, Tyler and Sage were the project managers who ensured the project met the needs of their customers, the museum, and the Alva community.

Sage proposed and installed a mini lending library and bench at the corner of the museum property at the intersection of Julia St and Pearl St. The library box was constructed to resemble the Alva Museum and is stocked with books for residents to

borrow and swap. Sage also provided landscaping and cleaned the historical marker located nearby.

Tyler is refurbishing the utility building, painting the deck, and making other upgrades to the museum grounds. He says this project was a valuable learning experience, and he is taking away a better understanding of planning and executing projects like this.

The Alva Museum thanks Sage and Tyler for their hard work and dedication to their community. The families and troops of these scouts can be proud of the great Scouts and people they have become. Well done, Sage and Tyler.



Photo: Sage Burris and her team after the completion of the little library.



Photo: Sage Burris and her team work on the mini library installation.



Photo: Tyler Eymann's project out back at the Alva Museum.

Celebrating The Easter Season And Welcoming Spring – Florida Style! – East Lee Chamber Celebrates Its 62nd Year And Gala!



Photo: Mike Welch
Let Us Hear From You!
Contact Us At:
voicesoflehigh@gmail.com

The East Lee County Chamber (formerly the Greater Lehigh Acres Chamber) celebrated a well attended gala at the Plantation Golf&Country Club with its reflection on servant leaders who make our community what it is today. From teachers, law enforcement, fire and public safety to healthcare, the awards given to individuals and groups reflect the positive and the constructive in our communities. It describes these lives of service as vocation – a calling. Business leaders and elected officials were on hand to congratulate and honor the “unheralded heroes” in our communities who teach and care

for our children, protect us from harm and treat and nurse us.

The evening was also a time to say thank you and to let Lee Superintendent Dr. Christopher Bernier know that we were so fortunate to have him come our way just before the Hurricane Ian Disaster. A talented and enthusiastic leader who rose to the disaster to put back together our school system, to assist the homeless faculty, staff, and citizens and to work feverishly to bring some sort of normalcy to our young students. And he and his team did it – so much so that it became a national example of servant leadership at its best by unifying and bringing together our people in common service.

Last election saw that the voters of Lee County have opted to begin

electing our Superintendent of schools beginning in November of 2024, Dr. Bernier has chosen not to run for the office, and he will leave us later this year. In an emotional presentation the East Lee County Chamber Board of Directors awarded Christopher Bernier with the “Pride of Florida Award” Dr. Bernier responded at the presentation: “There’s a reason why police officers, fire fighters, health care and education professionals do what they do. They provide a service. There is a reason why educators do what they do. They do it because they joined an organization when they wanted purpose and impact. Tonight, you reminded them they have that.”

As we say farewell, no doubt Christopher Bernier will open a new chapter of servant leadership and we will

remember his leadership. Good luck!

Progress! With the leadership of School Board Member Armor Persons who is our district board member and with the sponsorship of Rep. Jenna Persons-Mulicka, Senator Jonathan Martin, Senate President Kathleen Passidomo and Senate President – Designate Ben Albritton \$2.1millions has been placed in the budget passed by the Legislature for the planning and design of the East Lee Technical College project for 2024/2025. This appropriation is now subject to approval by the Governor. This has been a long-standing effort by successive state, county, and business leaders in Eastern Lee County. A new technical college will serve eastern Lee and no doubt eastern Hendry and Collier Counties. Site will now be determined. Well done! 🌈



Photo: Law Enforcement Officer Of The Year - Lee County So: (Left-Right: Dep. Jacob Stanbro, Sgt. Travis Jelly (Recipient), Dep. Earthen Brown, Lt. Gus Vallejo)



Photo: Pride of Florida Award to Dr. Christopher Bernier: (L-R: Michael Thompson, David Deetscreek, Commissioner Mike Greenwell, Dr. Bernier, Commissioner Cecil Pendergrass, Ruth Anglickis, Lee Health Board Vice-Chair Therese Everly, Bobbi, Hunt, Dr. Joe Restino.



Photo: East County Chamber of Commerce - Crystal Award EMT of the Year- EMT Matthew McDonald with Chief Robert DiLallo

Hostage Scam Calls By Sheriff Carmine Marceno



Photo: Sheriff Carmine Marceno, Lee County Sheriff

Nationwide, victims are reaching out to law enforcement agencies regarding horrific phone calls indicating that a member of the family has been abducted by a Mexican drug cartel. Calls may come from a VoIP source which digitizes audio and transmits it over the internet or may simply appear as a standard local or out-of-area phone number.

Most victims have indicated that the caller knows the name of a family member and may have access to other personal information.

One Arizona victim indicated that she was told that she was being followed, that her phone was “bugged,” and that she needed to wire money immediately. While this particular victim was savvy and recognized that the call was fraudulent, she indicated that she continued to receive threatening calls and texts.

Callers across the country, as well as in Lee County, have received calls demanding large sums of money. Many of the scammers indicate that the abducted family member will be harmed or killed should law enforcement be notified. Reportedly, the callers attempt to keep the victim engaged in conversation so as to prevent them from verifying the status of the family member in question.

This scam is, in no way, new to law enforcement. Reports of similar calls date back several decades. Should you

receive such a call, it is important to remain calm. It is important to avoid sharing any personal information with the caller. Document any information given to you by the caller. If at all possible, using another device, attempt to contact the alleged victim.

Immediately contact law enforcement regarding the call. Should you believe that an emergency exists, call 9-1-1. Additionally, an electronic tip to the Federal Bureau of Investigation can be generated by visiting <https://tips.fbi.gov/home>.

Out East By Katrina Salokar, Visit facebook.com/eastleecountynews for more

An amazing campaign kickoff event was held at the A Line Ranch in Buck-

ingham for the Amanda Cochrane Lee County Commissioner District 5 Cam-

paign on Sunday, March 24th. Visit www.AmandaSCochran.com for more

information and VOTE August 20th.



The CULTURAL ARTS CALENDAR

April 7 The Great Ladies of Jazz

Prepare to be mesmerized by the soulful voices and unparalleled talent of the great ladies of jazz. From Ella Fitzgerald to Billie Holiday, from Sarah Vaughan to Nina Simone, we pay tribute to the iconic women who shaped the jazz genre. Get ready for an evening of unforgettable performances that will leave you in awe! Tickets available at: www.bbmannpah.com

April 14 Disney in Concert: Magical Music From The Movies

Gulf Coast Symphony will perform a family concert Disney in Concert: Magical Music From The Movies. Embark on a magical journey as we bring the enchantment of Disney to life. Experience the timeless music from beloved Disney classics performed by our talented symphony. From "The Lion King" to "Frozen," from "Beauty and the Beast" to "Aladdin," this concert promises an unforgettable experience for Disney fans of all ages! Tickets available at: www.bbmannpah.com

April 20 The Sleeping Beauty

Sleeping Beauty is a classic fairy tale involving a beautiful princess, a sleeping enchantment and a handsome prince. The original ballet, choreographed by Marius Petipa, was based on Charles Perrault's La Belle au Bois Dormant. The ballet was first performed at the Marrinsky Theatre in St. Petersburg, Russia in 1890, with a musical score by Pyotr Ilyich Tchaikovsky. Sleeping Beauty is known as one of the most famous ballets in classical repertoire. Tribby Arts Center at Shell Point, 17281 On Par Blvd, Fort Myers, FL 33908. Tickets available at: www.tribbyartscenter.com/boxoffice

MORE TO CELEBRATE!

Dates & descriptions provided by www.holidayinsights.com

April 7 National Beer Day

On March 22, 1933, President Franklin D. Roosevelt, signed into law, the Cullen-Harrison Act. This act, repealed prohibition for beer. Effective April 7, 1933, people could once more buy, sell and consume beer. On April 7, 1993, the first National Beer Day, Americans consumed 1.5 million barrels of legal beer and ale. Let's all lift our frothy mugs in celebration on this very special day.

April 11 National Pet Day

According to Colleen Paige, the creator of National Pet Day, this holiday event celebrates "the special relationship between humans and pets, and the joy pets bring to our lives". It also raises awareness, of the plight of all types of animal pets awaiting rescue and/or a permanent home. Celebrate today by spending time and playing with your pet. Give your pet a special treat or a toy. If you don't have a pet, consider getting one from a shelter.

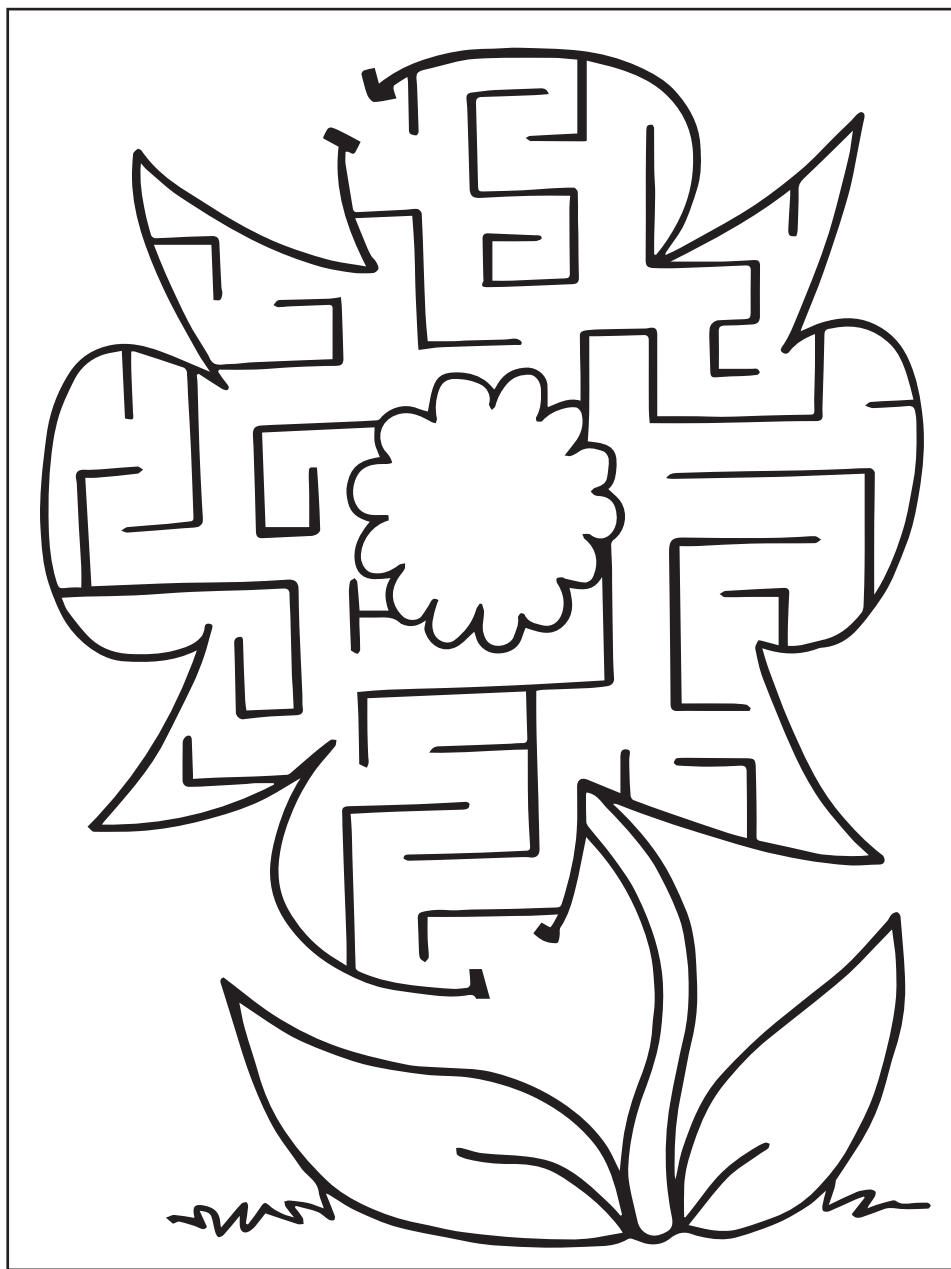
April 15 World Art Day

World Art Day is an international celebration of the fine arts. Sponsored by the International Association of Arts (IAA), the goal of this day, is to appreciate art in general, and to spread world-wide enthusiasm and awareness for the arts. There are many easy and enjoyable ways to celebrate World Art Day. Visit museums and art galleries. Get the kids involved. Teach them about the different forms of art. Provide them with a hands-on way to experience the creation of artwork. Purchase a piece of artwork for your home or office.

April 22 Earth Day

U.S. Senator Gaylord Nelson, the "Father of Earth Day", initiated and promoted environmental actions and activities beginning in 1962. He proposed a National Earth day in 1970. It was to be the first nationwide environmental protest "to shake up the political establishment and force this issue onto the national agenda". On that first Earth Day, an estimated 20 million Americans took to the street in support of the environment and in protest harmful environmental practices. This effort produced a lasting impact on the environment and brought about greater awareness that our planet had limited resources, and that our eco-system was self contained and finite. The things we are putting in the air, water and earth were impacting us.

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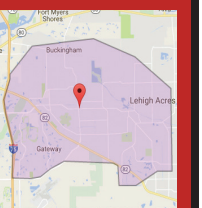
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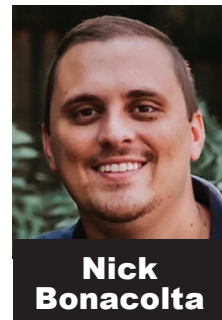
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CHARLIE BONACOLTA
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NICK BONACOLTA
239-887-0468 • nbonacolta@gmail.com

3 BEDROOM 2 BATH + DEN BRAND NEW CONSTRUCTION



Brand new construction C.O. HAS BEEN ISSUED AND THE HOME IS READY FOR IMMEDIATE OCCUPANCY, 3 bedroom 2 bath plus den that may be used as an office or 4th bedroom, ceramic tile floors throughout, 5 inch baseboards, IMPACT RESISTANT WINDOWS, nicely landscaped corner lot with irrigation system, 20 X 12 covered lanai in the rear of the home, GRANITE COUNTERTOPS, REAL WOOD CABINETS WITH SOFT CLOSE DOORS AND DRAWERS, breakfast bar and walk in pantry in kitchen with pendant lighting, stainless steel kitchen appliance package is included in sale, master bedroom with tray ceiling, dual walk in closets, large master bath with dual sinks and vanities, spacious walk in wrap around shower with dual heads, glass tile accents, large closets in guest bedrooms, indoor laundry room with laundry tub and washer and dryer, double garage with opener, LED lighting throughout, extra long driveway with plenty of parking, excellent location on a quiet low traffic street yet just minutes to 10th St West for easy access to Ft Myers and I-75.

Offered At\$355,000

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AFFORDABLE POOL HOME OVERLOOKING THE GOLF COURSE



Affordable POOL HOME overlooking the GOLF COURSE. Pay as you play, NO HOA FEES OR MEMBERSHIPS HERE. NEW DIMENSIONAL SHINGLE ROOF IN 2015, NEW CENTRAL HEAT AND AIR IN 2024, NEW POOL PUMP AND EQUIPMENT IN 2024, NEW WATER HEATER IN 2019, NEW STAINLESS STEEL APPLIANCES

IN 2024, freshly painted interior, ceramic tile floors throughout, skylights in the formal dining area, eat in kitchen with nook area and pantry, PRIVATE IN GROUND POOL WITH GREAT VIEWS OF THE GOLF COURSE, PAVERS ON THE POOL DECK AND LANAI, roll down storm shutters, NEW SCREENS ON POOL CAGE, master bedroom with access to the pool area, private bath with dual sinks, shower and walk in closet, vaulted ceilings in the living room, quiet low traffic street with CENTRAL WATER AND SEWER. The adjoining villa at 1929 Golfside Village Dr is also available for sale with it's own private pool.

Offered At\$289,900

Charlie Bonacolta 239-994-1062 charlisold@gmail.com

3 BEDROOM 2 BATH IN COUNTRY CLUB ESTATES



Three bedroom two bath located in Country Club Estates with CENTRAL WATER AND SEWER, NO HOA FEES HERE. NEW DIMENSIONAL SHINGLE ROOF IS BEING INSTALLED PRIOR TO CLOSING, NEW WATER HEATER IN 2020, cathedral ceilings, ceramic tile floors throughout with carpet only in the two guest bedrooms, formal living and dining room plus French doors lead to a 20 X 12 family room with a closet that can easily be USED AS A 4th BEDROOM, 16 X 12 screened lanai with insulated pan roof, breakfast bar in kitchen with refaced cabinets, crown molding and all kitchen appliances, updated bathrooms with newer vanities and fixtures and newer tile in the tub and shower areas, master bedroom with walk in closet and in suite private bath with walk in shower, extra concrete slab on the side driveway with 18 inch footers for a heavy load RV OR BOAT storage with 50 amp electrical hook up, OVERSIZED FENCED BACKYARD with white PVC privacy fencing, two storage sheds in the yard 10 X 16 and 7 x 10, plenty of privacy in the yard with views of the canal, extra insulation blown in the attic for energy efficiency, individual climate controlled rooms with multiple mini split AC and heat units with digital thermostat remotes for every room, quiet low traffic street in an excellent neighborhood atmosphere located just minutes to I-75 and Ft Myers.

Offered At\$305,000

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3 BEDROOM 2 BATH VILLA IN VISTANNA VILLAS - NO AGE RESTRICTIONS



Well maintained 3 bedroom 2 bath villa with a 2 car garage in the popular Vistanna Villas gated community, NO AGE RESTRICTIONS HERE, Secure gated entry with common pool and playground area, central water and sewer, low quarterly maintenance fees, large screened lanai with pull down sun shades in the backyard, One of the largest lanai's in the entire community, screened front porch, tile throughout the home with wood laminate in the bedrooms, indoor laundry room, pantry in the kitchen, breakfast bar, newer stainless steel appliances, master bedroom with private bathroom with walk in shower and dual sinks, Large walk in closet in master bedroom, accordion hurricane shutters on all windows and openings, home is conveniently located directly across from the community pool and playground, perfect centralized location, close to stores and easy access to Ft. Myers and I-75.

Offered At\$249,900

Nick Bonacolta 239-887-0468 nbonacolta@gmail.com

POPULAR 2 BEDROOM 2 BATH PINEWOOD CONDO



Lee County, CURRENT LEASE EXPIRES ON APRIL 30TH. OCCUPANCY AT CLOSING!!!

Popular Pinewood Condominium, 2 bedroom 2 bath with double driveways and parking for 3 cars, open park like setting in the rear with plenty of privacy, open patio behind the carport, the condo association just installed a new roof on this unit, newer laminate floors throughout the entire unit, NEW WATER HEATER IN 2022, eat in kitchen, GE stack washer and dryer inside laundry area, walk in closet, 55+ community, pets OK, walking distance to stores etc. THE ROOF AND EXTERIOR SIDING IS MAINTAINED BY THE CONDO ASSOCIATION. In need of some updating but priced accordingly. NO flood insurance required here. Lehigh is the highest elevation in the

Offered At\$122,500

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POPULAR 2 BEDROOM CAMILLE GARDENS #3 VILLA



Popular Camille Gardens #3 Villa. Two bedroom villa with covered carport, quiet low traffic Cul De Sac, NEW RHEEM CENTRAL HEAT AND AIR IN 2017, NEW WATER HEATER IN 2022, NEWER INSULATED WINDOWS, newer front door and storm door with a roll down screen, roof was recently seal coated, stack washer and dryer, open courtyard in the rear with a park like setting, IN NEED OF SOME FLOORING AND MINOR COSMETICS BUT PRICED ACCORDINGLY, 55+ community, pets OK, central water and sewer, walking distance to stores etc, highest elevation in Lee County, NO FLOOD INSURANCE REQUIRED.

Offered At\$125,000

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3 BEDROOM 2 BATH BEACON SQUARE VILLA



Popular Beacon Square Villa, 3 BEDROOM 2 BATH END CORNER UNIT, NEW ROOF IN 2024, nicely landscaped unit with an enclosed front porch plus an enclosed glass rear porch with porcelain plank tile floors leading out to the open lanai with covered umbrella and grilling area, cathedral ceilings with SKYLIGHT

Offered At\$189,900

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BRAND NEW HOME ON HALF ACRE IN NE LEHIGH



Brand New Home located in Northeast Lehigh on a HALF ACRE LOT, MOVE IN READY 3 BEDROOM 2 BATH WITH A DEN with a closet that may be used as 4th bedroom, C.O. HAS BEEN ISSUED, double door entry to the den for privacy, CERAMIC TILE FLOORS THROUGHOUT THE ENTIRE HOME with 5 inch baseboards, impact resistant windows, covered front porch leads to large great room, high ceilings throughout with tray ceilings in the living room and master bedroom, shaker cabinets with soft close doors and drawers, pendant lighting over breakfast bar, QUARTZ TOPS in kitchen and baths, stainless steel appliance package, glass tile backsplash, large eating area off of the kitchen, spacious master bedroom with walk in closet, private bath with dual sinks and tiled walk in shower, indoor laundry room, covered porch in rear overlooking the backyard, double garage with seal coated floors, excellent location just minutes to SR 80, I-75 and Ft Myers.

Offered At\$379,900

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UPGRADES GALORE IN THIS 3 BED/3 BATH TWO STORY POOL HOME



UPGRADES GALORE IN THIS 3 BEDROOM 3 BATH TWO STORY POOL HOME with 2715 SQUARE FEET OF LIVING AREA, NEW CENTRAL HEAT AND AIR IN 2021, ceramic tile and real wood floors, porcelain wood plank tile floors in the den and family room, crown molding throughout, five inch baseboards, formal living room and dining area plus den that could be a possible 4th and 5th bedroom with use of the spacious loft on the second floor with built in shelving, spacious kitchen with granite countertops, island counter, plenty of cabinet and counter space with decorative plant shelving above the cabinets, large pantry, stainless steel appliances, wine rack, guest bath on first floor with granite tops in all bathrooms, indoor laundry room with plenty of cabinets and built in laundry sink, SOARING HIGH CEILINGS, wooden stair case lead upstairs with Roth iron/wood railing, master bedroom with walk in closet and in suite bathroom with dual sinks, separate garden tub and walk in shower, all guest bedrooms are extra spacious with walk in closets, guest bath on second floor as well with tub/shower, screen enclosed in ground heated pool/spa with electric heat pump, plenty of covered and open deck space for entertaining, beautifully landscaped for privacy, pavers on the pool deck as well as the front driveway and walkway leading to the side entry double garage, covered front porch, elegant lighting throughout, quiet gated community with CENTRAL WATER AND SEWER, very low monthly HOA fees of \$110 per month covers the use of the community's expansive amenities including a large swimming pool, fully-equipped exercise room, playground and interconnected sidewalks throughout the neighborhood. Ideally situated minutes away from Veterans' Park, grocery stores, shopping/dining, and schools, convenience is at your doorstep. A definite must see in excellent move in condition.

Offered At\$550,000

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2 BEDROOM 2 BATH CORNER END UNIT IN GOLFWOOD 2



Corner end unit in popular Golfwood 2, HOA covers the exterior maintenance including the main roof, NEW SHINGLE ROOF IN 2023, 2 bedroom 2 bath with a formal dining area or breakfast nook + 12 X 17 Family room under the main HVAC system, NEWER INSULATED WINDOWS, 12 X 12 workshop/laundry room or GOLF CART STORAGE with double French door access from the rear, plenty of storage, full size washer/dryer, screened carport with rolling screen doors, open patio in the front, nicely landscaped yard with landscape curbing etc, newer flooring throughout with laminate and tile floors, newer Square D electrical panel box, newly remodeled kitchen with newer cabinets, soft close doors and drawers, tile backsplash, new countertops, newer appliances in kitchen including dishwasher and built in microwave, newer sink and faucet, crown molding on cabinets, skylight, newly remodeled bathrooms with new shower/bath glass doors, new tile, vanities and fixtures, 2015 Rheem HVAC system, excellent move in condition throughout, master bedroom set and living room sets will convey, electric hookup for generator in the carport. 55+ community, pets are OK, walking distance to stores etc. NO FLOOD INS REQUIRED HERE

Offered At\$210,000

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