

# Property Taxes

The Honorable Matt Caldwell | Lee County Property Appraiser



This past month Governor Desantis made a major statement that opened the floodgates of conversation. He stated what has been obvious to property rights lovers everywhere, that at some point once you pay off all your debts you are still renting your home from the government due to property taxation. Keeping our edge in affordability is critical to the continued success of Florida and kudos to him and the legislators that have proposed a series of bills to address the growing property tax burden in our State.

As we consider these ideas, there are a few items that we do want to keep in mind. First, property tax is unique in all the forms of taxation, as it is impervious to evasion. You cannot hide your real estate and because of that effectively 100% of taxes levied are collected each year. That is why property taxes are closely associated with local government responsibilities, such as police, fire, roads, and parks. They are a predictable source of revenue to fund essential services. Second, management of the tax roll is assigned to the elected property appraisers in each county. The record that is created, the “cadastre”, is used by more than just the taxing authorities. Contractors, realtors, lawyers, investors and many more all use

property appraiser records as an essential tool in the conduct of their business. If we are to abolish property taxes in their entirety, consideration should be given to the future of this public resource that is deeply imbedded in our real estate heavy economy.

But that is not to say that property tax reform isn’t a good idea. In fact, it is essential. And there are several ways that lawmakers could make an impact. The first is one which requires nothing more than sharpening the budget pen. The single largest line item on most Florida property tax bills is the Required Local Effort (RLE), the state mandated tax that each school district levies to support K-12 operational funding. The RLE represents about 46% of current K-12 funding, with a statewide levy of \$10.3 billion. When you consider that state funding sources already cover 100% of PreK and collegiate operational funding, you start to ask why we still are using a local property tax to fund our statewide K-12 obligation? One could envision a phase-out approach, wherein the RLE is reduced by \$1 billion each year over ten years, until it is eliminated. The total state budget is current \$116.5 billion, so we are talking about finding less than 1% of state revenue each year to make this a reality. Eliminating the RLE alone would result in a 30% reduction in most property tax bills! This is an easy target,

ripe for the picking immediately.

The next best target is the homestead exemption. The original exemption was adopted in 1934 and covered \$5,000 of property value when the average home price was about \$4,500. Today’s \$50,000 exemption doesn’t even compare. Just for adjusting for pure inflation that \$5,000 should be \$120,000 now. There are multiple proposals moving through the Session to increase the homestead base. I support moving the base homestead exemption to at least \$125,000 and then authorizing the Legislature to increase that amount by general law in the future to make up for inflation.

But of course, inflation alone hasn’t driven property values up. Supply and demand in a growing State like ours means that the average home price is now well above \$400,000 in Florida. And we still have the issue of long-time homeowners paying taxes long after they have cleared all of their debts. Therefore, I would encourage considering an additional benefit, that would increase the total exemption for a homeowner for every year that they call Florida home. A long-time Florida resident could build up a large enough exemption that they could realize zero tax obligations in their retirement years.

Lastly, as Florida’s population has ex-

ploded since 1930 from 1 million residents to nearly 24 million (and 150 million annual visitors!), the structure of many of our local governments has remained stuck in the past, with truly bizarre forms of elections and representation. The net result is that many of our local governments are simply avoiding being held accountable by the voters. It may seem counter-intuitive, but in our system of representative government, the Legislature could make incredible strides in property tax savings just by bringing local accountability into the 21st Century.

There are many more ideas being bandied about, such as tax swaps and specialty exemptions for seniors, the disabled, and veterans. All of these ideas have their merits. But in my experience, the simpler is better. Cut existing taxes that can be cut. Fix the value of the current exemptions. And restructure local government to be more accountable. These are not radical proposals, but they would make enormous strides in helping us all enjoy the benefits of ownership in the Free State of Florida.

## ABOUT MATT CALDWELL

Matt Caldwell currently serves as the elected Lee County Property Appraiser and served in the Florida House from 2010-2018.



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# Grand Opening Celebration For The New 7-Eleven

## EAST LEE COUNTY NEWS SPECIAL

Enjoy photos from the Grand Opening Celebration for the new 7-Eleven at 1350 Cowboy Way, LaBelle, FL.

Featured in the photographs are Construction Manager Shawn McCoy and Creighton Construction & Develop-

ment owner Dan Creighton, Stephanie Sposato of Weatherford Realty Group, and Sheriff Steve Whidden.

More online at EastLeeNews.com.



7-Eleven Grand Opening  
Cowboy Way, LaBelle



Dan Creighton, CEO, Creighton Construction & Development, Christian Antonacci, Senior Real Estate Rep. SWFL, Richard Golden, Real Estate Manager for MS, AL & FL, Lester Baker Area Leader



Dan Creighton, CEO Creighton Construction & Development, Rosa Mary McCoy, Construction Manager Shawn McCoy, Hendry County Sheriff Steve Whidden



Les Baker-Area Leader, Elizabeth Marts-Manager at Cowboy Way, Grand Opening LaBelle 7-Eleven, Boys & Girls Club Donation



Stephanie Sposato, Shawn McCoy, Rosa Mary McCoy, Sheriff Steve Whidden, Manager Elisabeth Marts, Dan Creighton, CEO Creighton Construction & Development, Employee, Area Leader Les Baker

# Arts of the Inland March Art Gala - March 22

## EAST LEE COUNTY NEWS SPECIAL

The recent show was a vibrant celebration of talent, showcasing an impressive array of artistic expression. Topping the event, James Kennedy earned the

coveted Best of Show award as judged by Clyde Butcher, famous large-format camera photographer of the Everglades and landscape photography. Diana Carkin

secured 1st place, followed by Joyce Lassette in 2nd and Joe Johnson in 3rd. Honorable Mentions were awarded to Sandy Lundy, Lois Christensen, and Karen

Roberts, recognizing their exceptional contributions to a truly memorable exhibition. See more of the artwork online at: eastleenews.com



Janet Papinaw, Lois Christensen (HM), Joe Johnson (3rd Pl) Diana Carkin (1st Pl), Sandy Lundy (HM), James Kennedy (Best Of Show) Karen Roberts (HM)



Best Of Show - Cage and Blades in Gray, #2, James Kennedy



2nd Place - Day Dreaming, Joyce Lassette



Third Place - Joe Johnson

# The Rooster's Report: Spring Into Flavor Alva's Own Rooster's Produce On Route 80

Tyler and Trevor Bear | Rooster's Produce

Spring has sprung, and Southwest Florida's bounty is bursting with flavor at Rooster's Produce on Route 80. Say goodbye to our wacky winter and hello to warmer weather, sweetness, and farm-fresh goodness.

Strawberry season is wrapping up—grab the last of them while you can! Winter greens are slowing down too, but don't worry—black-eyed peas and okra are on the way, promising fresh, local flavor all season long.

fresh flavor and local support. Stop by at 15500 Palm Beach Blvd, Alva, FL, 33920 or call with questions to 239-

690-3180. Rooster's On Route 80, a taste of sunshine in every bite! Facebook: facebook.com/RoostersOnRoute80.

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# Walt Disney On Transportation And Urban Planning

Terri Lewis | Director, Planet Connected



## IDEAS FOR LEE COUNTY TO ADDRESS CONGESTION PROBLEMS

We hear a lot of frustration about congestion in Lee County, from residents and tourists who visit the area. Yet, no one ever complains about getting around at Disney World. How can 58 million people a year move around and have fun doing it? We’re going to ask an imaginary Walt Disney about his design of Disney World and from lessons learned, as for ideas for Lee County. *Hint: It may be that Disney World views transportation as an important economic business investment.*

**The Roar:** Hello Mr. Disney, thanks for accepting time travel to talk to us. Disney World is often referred to as the “happiest place on Earth,” but many people may not realize that it was built on swampland. Can you tell us about its origins?

**Mr. Disney:** Well first off, call me Walt and it’s great to be back. As for Disney World, it was conceived and built in Central Florida over 60 years ago on what was essentially swampland. Today, it spans 43 square miles—larger than Paris and more than three times the size of Jersey City. I was feeling constrained by the rapid urbanization surrounding Disneyland in California and realized that its 500 acres wouldn’t be enough to fulfill my grand vision for the park. I saw an opportunity to attract a broader audience since, at the time, only 5% of Disneyland’s visitors came from east of the Mississippi, where 75% of the U.S. population lived.

**The Road:** What was your original vision for Disney World?

**Walt:** The original vision—called “Project Florida”—was far more than just a theme park. It was envisioned as a multi-faceted development, including an airport, an industrial park, and, most notably, a planned community known as the Experimental Prototype Community of Tomorrow, or EPCOT. This wouldn’t have been just a theme park, but a fully functional city designed around innovative urban planning principles.

**The Roar:** How was your urban planning vision unique compared to conventional city planning at the time?

**Walt:** One of the most groundbreaking aspects of the plan was that it was a pedestrian-centric design. Unlike many urban planners at the time, I believed that American cities were too dependent on cars. My goal was to create an environment where pedestrians would be “king,” free to walk without worrying about motorized vehicles. Cars wouldn’t

have been banned outright, but they would have been hidden from view, with rapid transit systems providing the primary means of transportation.

**The Roar:** Speaking of transit, you’ve been a big proponent of high-speed transportation systems. Can you tell us about the plans for the monorail?

**Walt:** Definitely! The monorail was a key component of my vision for a modern transportation system. We had already introduced a monorail at Disneyland, and planned to expand on that success in Florida, making it the backbone of transportation for EPCOT and the entire Disney World resort. The idea was for the monorail to function much like a rapid transit system in a major city, with direct, efficient connections between different areas.

**The Roar:** Did any of those transit plans make it into the Disney World we know today?

**Walt:** Yes and no. While the original vision of EPCOT as a fully functioning city was never realized, the monorail system did open with Disney World in 1971. Initially, it had two routes—the Express and Resort loops—and in 1982, a third line was added to connect to the new EPCOT theme park. Today, the system consists of 12 Mark VI trains which serve around 150,000 daily riders. That’s comparable to the combined light rail ridership of Boston and Philadelphia!

**The Roar:** We’ve talked about the monorail, the Skyliner, and the ferries, but there’s another major transportation system at Disney World that people may not think about—buses. Can you tell us about Disney’s bus network?

**Walt:** Absolutely! While the monorail and Skyliner get a lot of attention, Disney’s bus system is actually the backbone of the resort’s transportation network. With over 300 buses in operation, Disney Transport operates the 10th largest transit system in the U.S. by fleet size.

**The Roar:** That’s surprising! How did the bus system become such a critical part of Disney World’s operations?

**Walt:** Well, when Disney World first opened in 1971, it only had one theme park—Magic Kingdom—and most guests relied on the monorail or ferries. However, as the resort expanded with new parks, hotels, and attractions, the need for a flexible, high-capacity transit system grew. Unlike monorails or ferries, buses don’t require dedicated infrastructure like tracks or waterways, making them easier to scale with demand. Today, they provide the most extensive point-to-point transit service on the property, connecting hotels, theme parks, water parks, and shopping areas.

**The Roar:** Can you give us an idea of how large the bus network is?

**Walt:** Of course! Disney buses operate over 300 routes, with nearly 500 bus stops spread across the resort’s 43 square miles. On a busy day, the fleet can move over 400,000 guests, making it one of the most complex and busiest transit systems in the country.

**The Roar:** You mentioned that Disney Transport ranks as the 10th largest transit system in the U.S. in terms of fleet size. How does it compare to major city transit systems?

**Walt:** That’s right. Disney’s fleet size puts it ahead of many well-known municipal transit agencies. For perspective: It’s larger than the bus fleets in cities like Seattle, Denver, and Minneapolis.

It moves more daily passengers than most U.S. light rail systems.

The scale of operations is similar to mid-sized urban transit agencies like those in Miami or San Diego.

Even though it’s a private system, it operates with the complexity of a major urban transit authority.

**The Roar:** That’s incredible. How does Disney manage such a large-scale bus operation?

**Walt:** Disney operates its bus network 24/7, with different service frequencies depending on demand. Buses run approximately every 15-20 minutes during peak hours and operate from before park opening until well after closing to accommodate guests staying at resorts.

To streamline operations, Disney has five major bus depots, a fleet maintenance facility, and real-time GPS tracking to optimize routes and reduce wait times. They’ve also introduced electronic arrival boards at bus stops, helping guests know exactly when the next bus will arrive.

**The Roar:** With so many different transit options at Disney World, why do the buses remain the most important?

**Walt:** Simply put, buses provide the most flexibility. While the monorail and Skyliner are fantastic for high-capacity routes, they’re limited to specific corridors. Buses, on the other hand:

Cover the entire resort – They connect all hotels, parks, and other key areas.

Can be easily rerouted – If there’s construction, an event, or a breakdown, buses can adapt instantly.

Scale with demand – Unlike fixed-track transit, more buses can be added during peak periods like holidays and special

events.

For example, during the nightly park closures, Disney dispatches waves of buses to clear out thousands of guests in just a few hours. That kind of operational flexibility is something other modes of transport can’t match.

**The Roar:** Is Disney doing anything to modernize or make the bus system more sustainable?

**Walt:** Yes! In recent years, Disney has introduced electric and diesel-hybrid buses to reduce emissions and improve fuel efficiency. They’ve also added buses with newer accessibility features, like low-floor boarding and better accommodations for wheelchairs and strollers. Disney is also exploring ways to further optimize routes using AI and predictive analytics, like what major public transit agencies are doing.

**The Roar:** Thanks for sharing such a fascinating look at Disney’s transportation capabilities.

**Walt:** My pleasure! Disney’s transportation investments are a hidden but essential part of what makes Disney World operate like a small city and the greatest place on Earth.

**The Roar:** What advice would you like to provide Lee County residents?

**Walt:** Lee County is a beautiful place, and there are so many ways to enhance the transportation experience—making it more enjoyable and less car-dependent. Consider water taxis to the islands, expanding LeeTran trolley service year-round, and increasing bus frequency, routes, and hours. Park-and-Ride options for the beach and Lehigh are great starting points. E-bikes are an exciting innovation, allowing more people to enjoy longer rides in the sunshine. Investing in bicycle and pedestrian infrastructure, like a connection from Cape Coral to Pine Island, would make a big impact. And don’t forget rail—Florida has a rich rail history, and a high-speed line from Miami to Tampa along I-75, with stops along the coast, could be transformative. There are so many possibilities to build on what makes Lee County such a great place to live and visit! 🌴



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# Cast A Line For A Cause: Lee County 4-H Foundation’s Annual Fishing Tournament

Arielle Pierce | Lee County 4-H Agent

Get ready to reel in the fun at the Lee County 4-H Foundation’s Annual Catch and Release Fishing Tournament on May 3, 2025! This exciting family-friendly event isn’t just about fishing—it’s about supporting local 4-H youth.

Anglers of all ages can compete in divisions including Shiner Angler (7 & under), Youth Angler (8-17), Adult Angler (18+), and Top Team (up to four participants). This saltwater tournament kicks off at safe daylight, with participants fishing from shore, bridges, piers, or boats. Winners will be determined by the total length of their best catches of 1 redfish, 2 trout, and 1 mystery fish. Prizes are awarded at the 4:30 p.m. awards and raffle at

the North Fort Myers 4-H Office, which is open to everyone, even if you do not participate as an angler.

The tournament is open to the public—no 4-H membership required! Your entry fee includes a dri-fit tournament shirt, meal ticket, and tournament bag. Plus, don’t miss out on the food, raffish, and community fun at the awards ceremony. Sign up by April 18th to secure a dry-fit shirt, however you can sign up later.

Proceeds from the event directly benefit the Lee County 4-H Foundation Scholarship Fund, helping local 4-H youth pursue higher education. Whether you’re an avid angler or just love to support a great cause, now’s

the time to register as an angler or become a sponsor!

The Lee County 4-H Foundation secures resources to support the Lee County 4-H Youth Development Program in its efforts to teach youth leadership, citizenship, and life skills. We are a 501(c)(3) tax exempt, nonprofit organization.

For more information or to sign up, please contact Shawna Halloran, Tournament Committee Board Member at [LeeCounty4HFoundation@gmail.com](mailto:LeeCounty4HFoundation@gmail.com). Follow the Lee County 4-H Foundation Facebook page for updates and information on



how you can support Lee County 4-H. Let’s make waves for our Lee County youth!

## Midwest Food Bank Raises Over \$250,000 To Fight Food Insecurity In Florida

JP Almonacid | Midwest Food Bank Florida, 239.690.1722  
[Jalmonacid@midwestfoodbank.org](mailto:Jalmonacid@midwestfoodbank.org)

Midwest Food Bank Florida hosted its highly anticipated 2025 Winter Harvest Dinner & Live Auction on Saturday, February 22, at the Caloosa Sound Convention Center. The event successfully raised over \$250,000 to support the organization’s mission of providing food and resources to more than 230 partner agencies throughout Florida.

The evening began with a stirring performance of the National Anthem by Mary Kitchen, accompanied by the Lee County Sheriff’s Office Color Guard. Guests were also treated to special music by Will and Mary Kitchen, setting the tone for a night of generosity and community impact. Midwest Food Bank Florida’s Executive Director, John McKinnon, delivered an inspiring keynote address, highlighting the critical work being done to alleviate food insecurity across the state.

The highlight of the evening was the live auction, where attendees rallied together to raise vital funds in support of Midwest Food Bank’s programs. Through the generosity of sponsors, donors, and attendees, the event exceeded expectations, furthering the organization’s ability to serve individuals and families in need.

The success of the 2025 Winter Harvest Dinner & Live Auction was made possible in part by the generous support of Title Sponsor Dr. Carol Rae Culliton and the Gunterberg Charitable Foundation. Their commitment to fighting hunger and strengthening communities played a significant role in the evening’s achievements.

“We are incredibly grateful to everyone who contributed to this extraordinary night – from our sponsors and donors to our dedicated volunteers and staff,” said John McKinnon, Executive Director of Midwest Food Bank Florida. “The funds raised will make a tangible difference in the lives of those facing food insecurity, ensuring that we can continue to provide hope and nourishment to families in need.”

Midwest Food Bank Florida extends its heartfelt appreciation to all who attended and supported the event. Their generosity and compassion are instrumental in the fight against hunger.

For more information about Midwest Food Bank Florida and how to support its mission, visit [www.midwestfoodbank.org](http://www.midwestfoodbank.org).

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# Bringing The Music Home: An Interview With 38 Special’s Bobby Capps

Interview by James Kennedy, Written by Katrina Salokar & Bobby Capps

After 38 Special’s unforgettable performance on March 16th at the Caloosa Sound Amphitheater in Fort Myers, we were reminded of the lasting impact classic touring bands have on generations of fans. Music’s power to evoke emotions and memories makes each show a unique experience.

For Fort Myers, the connection runs even deeper, thanks to local Southern rock legend Bobby Capps. As the band’s keyboardist and backing vocalist, Bobby has shaped their signature sound and kept their legacy alive for fans old and new.

To thank him for bringing this iconic music to his hometown, we sat down with Bobby at the World Famous Buckingham Blues Bar, where he often takes the stage to jam. Here’s what we learned from this rock legend.

**Q: James Kennedy: You started touring with 38 Special around 1987 right? What was it like joining the band?**

A: Bobby Capps: Yeah, ‘87, I started working with the guys then, my first tour with 38 Special was in 1988. I’ve been with the band for 37 years now. When I first joined, I was in awe of their talent—it was intimidating. It took me about 10 to 15 years before I truly felt like I was a member of the band and not just the new guy. It was like getting recruited by a championship team that had already won a couple of World Series.

**Q: What was that first tour like?**  
A: We had “Second Chance” out, which was one of 38 Special’s biggest and highest charting hits. Max Carl wrote and sang on that one originally—he did two records with the band. I was with them during that time. Then Max left, and founding member Don [Barnes] came back after doing his solo record. So while Don was gone, the band did two records on their own, and I was part of that.

**Q: You were already pretty established in the Southern rock scene by then, weren’t you?**

A: Well, I was playing in cover bands all over, mostly in Southeast region, but really in about 15 states. We’d travel around playing clubs, managed first by American Band Management in Houston, then Ted Skorman’s agency out of Orlando. I was bouncing around the country—Florida to California—playing with different bands. Then I ended up in Jacksonville, Florida, and met the 38 Special guys.

**Q: Do you remember your first show?**

A: Oh, yeah. It was in Greenville, South Carolina, at the Greenville Memorial Auditorium—now torn down. It was also the last place Lynyrd Skynyrd played before the plane crash. Pretty wild.

**Q: That must’ve been surreal, being part of that history. What got you into performing? Did you ever think it would take you this far?**

A: I always figured I’d make it—dreamer mentality, you know? But a lot of people don’t. I almost went a different route. I had a track scholarship in college, majored in aviation, but my grades were awful. Lost my scholarship, and my parents told me to come home. So I crashed on couches in Little Rock for a while.

**Q: Did you grow up in a musical family?**

A: Yes, my parents were musicians. They played in small venues, more for fun than anything. There was always a piano in the house, so I naturally started playing early on.

**Q: So how did you end up in a band?**

A: I was always in a band from a young age but after college, a buddy got tired of me mooching off his couch and told me to get a job. He took me to Boyd Music Company in North Little Rock, where bands posted job listings. Before I could even put my name up, we saw a band looking for a keyboard player. I auditioned, got the gig, and they were already working with American Band Management, playing all over—Texas, Kentucky, St. Louis, Louisiana, etc. I was 19 or 20, not even old enough to drink, and just hit the road.

**Q: So that led you to 38 Special?**  
A: Eventually, yeah. After a few years of bouncing around, I was playing a

club in Little Rock, and a Florida band came in on their night off. They liked my playing and offered me a spot. At first, I turned them down—I loved my current band. But a few weeks later, my band imploded, so I called the Florida guys back. They flew me to Jacksonville, and next thing I knew, I was playing Southeast regional circuits with them.

**Q: How did you officially get into 38 Special?**

A: We were playing a Jacksonville club one night, and the 38 Special guys came in. We jammed, became friends, played poker, hung out for that week. Their singer at the time, Max Carl, was also their keyboard player, and he liked my setup. He asked me to help him upgrade his rig, so I did. A few months later, I half-jokingly asked how much they paid their keyboard tech. Max laughed and told me, “That’s a roadie job—you’re a player.” Then about a month later, he called me up, said his keyboard tech wasn’t working out. He made me an offer: come on tour, work behind the curtain playing keyboards and vocals, and within a year, I’d be on stage as a second keyboard player. That was enough for me.

**Q: So you jumped on board?**  
A: Yep. Next thing I knew, a big rig showed up to haul my gear, and I was off to Greenville, South Carolina, to start the tour. Worked 24-48 hours straight, setting everything up. Greg Giuffria and his band Giuffria was opening for us. And that’s how it started. Right place, right time—but also right friendships.

**Q: You were mentioning 38 Special and Lynyrd Skynyrd guys coming into small clubs when you were playing. One Monday, we noticed you were really paying attention to Kelly Baker’s set at the High Horse.**

A:.. She’s a great singer, and her guitar player, Noe Socha, is phenomenal. He’s blind, which makes what he does even more amazing. I’d love to follow his career and see where he goes.

**Q: Do you feel like you’re in that elder statesman role now, looking at younger performers?**

A: Yeah, I’ve been around the block. I’ve been in a world-class band, and I had a recording studio in Nashville for 15 years with Chris Henderson from Three Doors Down called Rivergate Studios. We were known for rock and outlaws, not country, which made it hard to break into the Nashville scene, but we had our own thing just outside of town.

**Q: Can you tell us more about some of the acts that rolled through your studio?**

A: We had members of bands like Shinedown, Nickelback, and David Z, who recorded Prince’s Purple Rain. We had Kevin McCreery with Uncle Kracker, Tantric, Kenny Olson from Kid Rock, Saving Abel, Johnny K, Trey Hill from Big and Rich, We also had interns who later became big, like Chet Roberts, who now plays guitar for Three Doors Down, there were so many.

**Q: Is developing music your main passion?**

A: It goes in phases. Sometimes I love being in the studio, sometimes I won’t go near it for years and just focus on playing live. I love sitting in with the band at Buckingham when I’m not on the road. We do about 100 cities a year, but when I play here, most of the time I don’t know the key or the song—we kind of just make it up as we go. That’s my passion.

**Q: You mentioned 38 Special is working on a new record. How’s that going?**

A: We just got early mixes in, and it sounds really good. It’s our 50th Anniversary, and we’re touring with Kansas—20 to 30 shows together. The record’s almost done, and I can’t wait for people to hear it.

**Q: What is it like recording with 38 Special?**

A: Some of the songs we hadn’t heard before we went into the studio this time. It makes for a very exciting and spontaneous recording process. It worked out really cool.

**Q: Have you had the chance to collaborate with any of your musical heroes?**

A: Yes, I’ve played with a lot of artists I grew up admiring (see the large list below). I even got to perform with

Loretta Lynn at the Grand Ole Opry. If I could pick one dream collaboration, it would be with Eric Clapton. There are so many I could pick from.

**Q: A while back, we heard a new song recording of yours played in the bar (Buckingham Blues Bar). What was that?**

A: Probably Fear to Faith. I wrote it during COVID with a buddy Mitch Covington. He also wrote a song that I sang for a movie called Blink Of An Eye. He called me when I was leaving Atlanta driving to Nashville and asked me to help me write it, but by the time I got to Chattanooga he had already written it. So when I got to Nashville, I sang a guide vocal, and he ended up keeping my take for the final version.

**Q: What happens to these songs you write over the years?**

A: You never know. I once wrote a song called Slightly Controversial 30 years ago with my band Downtime. Don Barnes from 38 Special always like it, and now it’s finally making it onto the new record. Even cooler, the guy from Train (Patrick Monahan) sings on it. So something I wrote decades ago is now getting a new life.

**Q: As a keyboardist, how do you add layers to 38 Special’s sound while keeping their Southern rock energy?**

A: (Laughs) Fifths and no left hand! And what I mean by that is the original bass player, Larry Junstrom, used to give me the business for using my left hand because that’s where the bass notes are. He’d be like, “I’m the bass player, don’t use your left hand,” and then the other players are like, “This is a guitar band, play fifths,” because that is like a major chord, they wanted a guitar rock sound. So yeah, it does not take a genius to do my job, thank God. I tell people I have the coolest job because it’s a mostly a guitar band. I mean, sometimes in the studio, I overplay, I’ll give more than is needed on a record or whatever, and they are like, no, no, no, its’ a wrap, we’re good, (laughs).

**Q: How did you get started with our local Beef O’Brady’s at the Verhanda plaza in Fort Myers?**

A: I was in Key West for about ten years on and off, playing at a little club called Rick’s Bar. Robert Kelin, who was the manager there and from Key West, reconnected with me and asked if I wanted to buy into Beef O’Brady’s. I figured, why not?

**Q: How did you get introduced to the Buckingham Blues Bar?**

A: When I bought into Beef O’Brady’s, I found a place near by. The principal partner, Sid Pittman, would always come in, and one night, he asked if I wanted to see some blues. At first, I was hesitant—I’d passed by the place ten times and thought, “I’m not going in there.” But I finally went, and before I knew it, I was up on stage playing a couple of songs. That’s when Tommy called me up and asked, “Hey, boy. Where you from?” I told him Nashville, and he said, “Well, you’re pretty good.” I joked, “I’ve been practicing,” and he said, “Well, you keep that practice up—it’s working for you.”

**Q: How did you and Tommy become close?**

A: A few weeks after that night, Tommy showed up at Beef ‘s while I was working. I walked through, and he called me an “asshole” in the best way possible. We’ve been best buddies ever since.

**Q: Do you still enjoy playing music outside of 38 Special?**

A: Absolutely. I like playing casually at home, and sometimes I jump in with other bands for fun. I also love improvising—just sitting down and playing something on the spot without knowing the song beforehand. Sometime it works out, sometimes it doesn’t.

**Q: How do you decide when to play at The Buck?**

A: I don’t tell people when I’m coming because if I do, it starts feeling like a job. I want to keep it fun—if I feel like playing, I show up. If I don’t, I won’t. I already get to do this for a living, so playing here is just for fun.

**Q: What’s a typical day like on tour with 38 Special?**

A: If I told you, I’d have to kill you! But really, I don’t get paid for the 90-minute show—I do that for free. I get paid for

the airports, hotels, buses, interviews, and lack of sleep. We’re on a bus until 3AM, get off at a hotel, grab a few hours of sleep, and then repeat. The worst part? No restaurants within walking distance for lunch—that pisses me off.

**Q: What’s been your favorite place to perform?**

A: Fort Myers, because it’s close to home—no buses or planes needed. But beyond that, Red Rocks is special, and playing in Hawaii is always incredible, there’s so many, it’s hard to just pick a few. My favorite place to play is always the next one. We’ve also done musical cruises, and getting off the boat to see new places is always awesome.

**Q: How did you end up playing on the USS Nebraska (Ohio-class ballistic missile submarine)?**

A: A friend of ours, John Breaux, was a petty officer on the sub. He somehow convinced the captain to let us come on board and perform at 380 feet below the surface on nuclear power. We were out there for three days, and I slept between 24 nuclear missiles—that was my bunk!

**Q: Are there any well-known songs or albums where you played a behind-the-scenes role that fans might not know about?**

A: Yes, quite a few. Most of what I’ve worked on is listed below, but some highlights include contributing to a Bret Michaels album Jammin’ with Friends, with several Poison songs on it. I played keyboards on a remake of Every Rose Has It’s Thorn, a duet with Bret and Loretta Lynn, probably one of the most incredible recording experience of my career. I was also involved in a Van Zandt live record called Red, White & Blue, recorded in Valdosta, Georgia. That band featured Johnny and Donnie Van Zandt, and I toured with them for all four of their albums—two rock records and two country records on Sony, before officially joining 38 Special. We also did a couple of MTV videos, including Party in a Parking Lot and another one I can’t recall, and Johnny had a hit called Brickyard Road. One particularly cool but unreleased project was playing with Gregg Allman on New Year’s Eve 1999, when it was about to be the year 2,000, at the Tabernacle in Atlanta, alongside Don Barnes, Warren Haynes, Derek Trucks , and Allen Woody from Gov’t Mule. 38 Special also toured with Gregg Allman, and we once celebrated our birthdays together in a hotel, playing pool all night and having a few drinks.

**Q: How has the industry changed over the years?**

A: Back in the day, the primary way you were really heard was on the radio, so it was easier for bands to get heard. Now, someone can have a millions streams online and still not make a living.

**Q: Do you still have a desire to release new music?**

A: Personally? No. With 38 Special, sure—especially with the 50th Anniversary coming up. But financially, streaming pays next to nothing, and it’s just not worth it anymore.

**Q: Is that why we’re not seeing as much great new music these days?**

A: Yeah. There’s no money in it really. Artists don’t get paid much for recordings these days, and if fans can listen to every song ever made for \$10 a month, one at a time, so why would they buy a full album?

**Q: So if selling records isn’t profitable, how do artists survive?**

A: Touring. You have to sell tickets and pack venues because that’s one of the main way to make money. That and merchandise.

**Q: Is there a way to fix the economy of music?**

A: More legislation needs to be created to compensate artists and make records profitable again. Other industries—movies, art—still have value in a tangible product. Music, though, is just given away for free.

**Q: How do live venues play into this?**

A: Successful venues don’t constantly switch up genres. You have to build a consistent crowd. If people come expecting reggae on Thursday and you suddenly throw in a country act, they won’t come back. The key is stability—grow each night with a dedicated



audience.

**Q: So if this place (Buckingham Blues Bar) goes country, are you out?**  
A: Oh yeah. That'd be my night off. (Everyone laughs.)

**Q: Any final thoughts?**  
A: It's been a wild ride, and I've got a ton of stories—some I can't even tell! But I love what I do, and as long as it stays fun, I'll keep doing it.

**Q: Anything else before we wrap up?**  
A: Let me read it before you print it! (Laughs) Turn it off.

STAGE PREFORMANCES

- Allman Brother/Marshall Tucker
- Styx
- REO Speedwagon
- Charlie Daniels Band
- Lynyrd Skynrd
- Government Mule
- Derek Trucks
- Bad Company
- Grand Funk Railroad
- Kansas
- Tommy Tutone
- Trick Pony
- Night Ranger
- 3 Doors Down
- Survivor
- Big and Rich
- Brooks and Dunn
- Montgomery Gentry
- Atlanta Rhythm Section

TOURED OR SHARED STAGE

- 3 Doors Down
- Allman Brothers
- Styx
- REO Speedwagon
- Def Leppard
- Outlaws
- Marshall Tucker
- Great White
- Molly Hatchet
- Lynyrd Skynyrd
- Doobie Brothers
- Brooks and Dunn
- Zak Brown
- Journey
- Winona Judd
- The Cars
- Foreigner
- Heart
- Huey Lewis and The News

- Joan Jett and The Blackhearts
- Leta Ford
- Eagles
- Men at Work
- Toby Keith
- Trace Adkins
- Blake Shelton
- Taylor Swift
- Travis Tritt
- Foghat
- Nazareth
- Steppenwolf
- Peter Frampton
- Randy Bachman
- Pat Travers Band
- Bachman Turner Overdrive
- Uriah Heep
- Artimus Pile Band
- Alice Cooper
- Bad Company
- Paul Rodgers
- War
- Blue Oyster Cult
- Edger Winter Band
- The J. Geils Band
- Loverboy
- Georgia Satellites
- Steve Miller Band
- ZZ Top
- Blackstone Cherry
- Blackberry Smoke
- Kentucky Headhunters
- Kenny Rogers
- George Strait
- Mothers Finest
- Temptations
- Cool and The Gang
- Beach Boys
- Foo Fighters
- Stone Temple Pilots
- Black Crows
- Vanilla Ice
- Puddle Of Mudd
- Collective Soul
- Gretchen Wilson
- Head East
- Ratt
- Cinderella
- Kiss
- The Clash
- Jethro Tull
- Boston
- Credence Clearwater Revival
- Thin Lizzy
- The Guess Who
- Grand Funk Railroad
- Atlanta Rhythm Section
- Cheap Trick
- UFO
- Poco
- Sammy Hagar

- Nitty Gritty Dirt Band
- Little River Band
- April Wine
- Jefferson Starship
- Golden Earring
- America
- Badfinger
- Survivor
- Black Oak Arkansas
- Bret Micheals
- Loretta Lynn
- Benjamin Orr (Cars)
- Shinedown

ALBUM CREDITS

- 2024 Tommy Lee's Jonesin: Piano
- 2014 Cody Joe Tillman and The Wicked Truth: Vocals (background)
- 2013 Shine Through Strange Daze: Producer/Engineer/Editing/Keyboards/Vocals (background)
- 2013 I Want it All 7th Key: Vocals (background)
- 2013 Jammin With Friends Brett Michaels: Keyboards
- 2011 Live From Texas 38 Special: Engineer/Group Member/Keyboards/Vocals
- 2010 1000 Miles Away Willie Stardlin: Produce/Engineer/Editing/ Keyboards/Vocals(background)
- 2010 Lost Souls Like Us Benjy Davis Project: Producer/Engineer/Editing/Hammond B3/Vocals (background)
- 2009 Beautifully Strange Halfdown Thomas: Producer/Engineer/Editing/Keyboards/Vocals (background)
- 2008 20th Century Masters Christmas Collection: 38 Special Audio Engineer/Engineer/Editing/Group Member/Keyboards/Vocals (background)
- 2007 My Kind Of Country Van Zant: Keyboards
- 2007 Rock n Roll Machine Big Engine: Keyboards
- 2007 Dust The Benjy Davis Project Co: Producer/Engineer/Editing/Keyboards/Vocals (background)
- 2005 Last Time: Composer/Lead Vocals/Background Vocals/ Group Member/Keyboards/Rap/Engineer/Editing
- 2004 Drivetrain 38 Special: Keyboards/Group Member/Engineer/Editing/Vocals (background)
- 2001 A Wild Eyed Christmas Night38 Special: Keyboards/Group Member/Engineer/Editing/Vocals (background)

- 2001 Anthology 38 Special: Vocals/ Piano/Keyboards/Background Vocals
- 1999 Live From Sturgis 38 Special: Keyboards/Group Member/Engineer/Editing/Vocals (background)

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- Regis and Kelly
- Imus in The Morning
- Good Morning Dallas
- ESPN Pre-NASCAR race show
- Home Shopping Network
- CMT Crossroads with 38 Special and Trace Adkins
- Fox and Friends

FILM

- 2019 "Blink Of An Eye" Title Track/ Vocals, with Chris Henderson, Chet Roberts, and Greg Upchurch from 3 Doors Down. Documentary film that depicts the career of NASCAR driver Michael Waltrip and his friendship with Dale Earnhardt. [https://youtu.be/\\_g4jGU9GkT](https://youtu.be/_g4jGU9GkT)
- 2001 Movie: "Super Troopers" Title Track - Trooper With An Attitude with 38 Special. Produced by Broken LizardMusician/ Engineer - Recorded music and effects to specific scenes under guidance of film director and producer.

Listen Online to Bobby Capps Music at [www.allmusic.com/artist/bobby-capps-mn0000634384](http://www.allmusic.com/artist/bobby-capps-mn0000634384)



1990 ZZ Top Recycler Tour. Target Center, Minneapolis, MN. Johnny Van Zant Band (opening act).



Bobby Capps 38 Special



38 Special



Performing the title track for the movie, "Blink of an Eye" for Fox and Friends in NYC.

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# 8 Common Myths About Heartworm Disease

Dr. Veja Tillman, DVM | Owner of Just 4 Pets Veterinary Wellness Center

Heartworm disease is a serious and potentially fatal condition affecting dogs and cats in the United States and many other parts of the world. This preventable disease is transmitted to pets through a single bite from an infected mosquito. Once infected, heartworms can cause significant damage to the heart, lungs, blood vessels, and other organs.

Prevention, achieved through monthly medication, is essential. Early detection through testing is also crucial in maintaining a healthy pet population.

Given the seriousness of heartworm disease, it's important to have accurate information to help protect your pets.

Below are some common myths (and facts) associated with heartworm disease.

**MYTH #1: My pet will act sick if she has heartworm disease and I will notice signs early enough before the disease becomes serious. Unfortunately, pets with heartworm disease** show few signs until the infection is severe, and significant damage has occurred in the heart, lungs, blood vessels and other organs. In fact, your pet may be infected for a year or longer before you see any signs.

But, as the disease progresses, signs can worsen to include mild, persistent cough, reluctance to exercise, fatigue after moderate activity, decreased or loss of appetite, difficulty breathing, fainting or collapse, and fluid accumulation in the abdomen (associated with a type of heart failure).

**MYTH #2: Dogs can live a long time with Heartworms.** The life expectancy of a dog infected with heartworms depends on the size of the dog, the relative health of the dog, if the dog has a reaction to the worms, and how many worms the dog has. However, left untreated, heartworm disease is usually fatal. Some dogs can carry a very low worm burden and be okay (for a short while), but most dogs who go untreated will not survive. The truth is, all pets infected with heartworms will suffer from some level of organ damage due to heartworm disease.

**MYTH #3: Treating heartworm disease is just as easy as preventing it.** Treatment for canine heartworm disease is not only costly but also traumatic and risky for the dog, with unpredictable outcomes. The treatment process can span several months and involves multiple injections of an arsenic-based drug. It also requires strict activity restriction for 10-16 weeks (or even longer) and comes with significant costs. In addition to the treatments and activity limitations, it's crucial to monitor for possible complications

of both the disease and its treatment, such as blood clot formation (which may travel to other organs), lung fibrosis, inflammation of blood vessels, and more.

For cats, there is no available medication to eliminate adult heartworms, and treatment focuses on reducing inflammation until the worms die naturally. Cats can suffer serious complications from untreated heartworm disease, including sudden death. Since no curative treatment exists for cats, prevention is absolutely vital

**Myth #4: I can stop giving my pet heartworm prevention during the winter.** Mosquitoes are hardy and can emerge any time temperatures rise above 50 degrees. So, this means year-round for us in Florida. Therefore, year-round protection is safest, to ensure your pet is protected.

**Myth 5: Heartworm Disease Is Rarely Fatal.** Heartworm disease is a devastating and potentially fatal condition. It can lead to severe lung disease, heart failure, and damage to other organs, all of which can ultimately result in death. Heartworms can significantly impact an animal's quality of life, causing debilitating symptoms that may improve but not always fully resolve, even with treatment, leading to lifelong chronic health issues.

In cats, heartworm disease typically causes lung disease, which can resemble asthma, resulting in respiratory distress, chronic coughing, and vomiting. The death of just one adult heartworm in a cat can lead to sudden, unexpected death.

**Myth #6: My indoor pet does not need heartworm prevention.** All pets should receive heartworm prevention, whether they venture outside, or not. Mosquitoes find their way indoors in a variety of ways – open windows or doors, through screens, etc. According to the American Heartworm Society, 25% of cats diagnosed with heartworm disease are indoor-only pets. All indoor pets need heartworm prevention, to be protected from heartworm disease.

**Myth #7: My pet does not need an annual heartworm test if she receives regular prevention.** Although assuming prevention every month equals a negative heartworm status makes sense, testing your pet annually is critical. We want to ensure the medication protects your pet, and if you accidentally miss a dose, your dog spits it out, or vomits the dose after receiving it, your pet can be left unprotected. Missing just one dose of a monthly medication—or giving it late—can leave a pet unprotected.

In addition to a year-round heart-

worm-prevention regimen, the AHS recommends annual testing to ensure that the prevention program is working. Although heartworm preventives are highly effective, nothing works 100 percent of the time.

**Myth 8: Natural Remedies Work as Well as FDA-Approved Preventatives.** Currently, homeopathic remedies and herbal preventives are not recommended as substitutes for FDA-approved heartworm preventives, as there is no proven evidence of their effectiveness. No repellent or avoidance strategy can replace the need for heartworm preventives. These measures should be used alongside preventives, not in place of them.

Natural repellents, such as neem oil (which should be used with caution in cats), and insecticides made from all natural ingredients may help reduce the number of mosquito bites your pet receives. However, not all mosquitoes will be repelled by natural products, and your pet could still be at risk of being bitten and potentially infected.

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 meth-

od of prevention based upon your pet's risk factors and lifestyle.

April is Heartworm Awareness Month. Have our pet tested for heartworm disease (yes, especially your cat). 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, DVM

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

## CORRECTION NOTICE

In past issues, we mistakenly listed Dr. Veja Tillman's credentials as "DMV" instead of "DVM." Our sincerest apologies go to Dr. Tillman for this error and any unintended disrespect to the veterinary profession. We truly appreciate the dedicated care veterinarians provide for our beloved furry friends, and we care very much about the integrity of our work.



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# A New Era In Healthcare For Communities Of Lehigh & Eastern Lee County

Mike Welch | voicesoflehigh.com—We Want to Hear From You!



At this year’s Chamber Gala many in the business community will come together to celebrate achievements, servant leadership, public service as well as community service in healthcare. Recently HCA Florida Healthcare completed the purchase of Lehigh Regional Medical Center. It has been renamed HCA Florida Lehigh Hospital and now becomes part of the HCA Healthcare West Division – from Citrus County along to the south in Lee County. The stewards of the hospital have been moving fast with new and dynamic leadership – many who are well known and respected in the field of medical care. Needless to say the campus on Lee Blvd. will be updated and the hospital will engage the much needed specialty care services that a modern healthcare facility needs in a growing community.

Plans are in the process of a ribbon cutting and introduction to the community and we will keep you informed next month and will post on the East Lee County Chamber’s website and social media channels: [www.eastleechamber.com](http://www.eastleechamber.com).

## East Lee Students Take Tallahassee

Thirty middle school students and faculty members will be hosted at the Capitol by our area’s two state senators – Senate President Ben Albritton and Senate President Emerita Kathleen Passidomo. This program has been sponsored by the East Lee Chamber of Commerce. Our students will visit the Legislature and executive offices as well as the Supreme Court.

Good luck students! 🌂

# Never-Ending Toll Scams

Lee County Sheriff Carmine Marceno



They seemingly arrive daily: “You have unpaid tolls.”

While many are aware this is a scam, questions still remain.

We spoke with Joshua Hanchey, Senior Technology Specialist at the Lee County Sheriff’s Office, to learn more.

Q: Is visiting the link dangerous?

A: Simply visiting may not cause harm, but if the site is malicious, it can install malware, exploit browser flaws, or redirect you elsewhere.

Best Practice: Avoid suspicious sites. If you visit one, close it and run a security scan.

Q: The message asks for a reply with “Y” and then to open a link. What’s the risk?

A: Responding can confirm your number is active, opening the door for more scams.

Best Practice: Don’t reply to messages

from unknown or suspicious sources.

Q: Should we block the number and report it?

A: Yes. Blocking prevents further contact, and reporting helps reduce spam for others.

Best Practice: Block and report junk messages, then delete them.

Replying to these messages can expose personal data, compromise accounts, confirm your number is active, or even install malware.

If unsure whether a message is legitimate, search for the agency’s official contact info online and reach out directly. 🌂

ANSWER KEY  
APRIL 2025

8	8	9	5	6	4	7	1	7
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6	8	8	4	1	4	5	7	9
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7	1	5	6	8	9	8	4	4

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## The EVENTS CALENDAR

### April 12 - Buckingham 75th Anniversary Celebration

Happening at the Buckingham Blues Bar in the Back Yard from 11AM to 4PM, Free Entry. Experience Food Trucks, Vendors, Live Auction, Bucket Raffle, Live Music, 50/50 and more! 100% of the proceeds go directly to the community to protect and defend the rural character of Buckingham for generations to come. 5641 Buckingham Rd. Fort Myers.

### April 19 - Arts of the Inland Gallery's 10th Anniversary

Join us from 10 AM – 2 PM for a fun-filled 10th Anniversary Celebration featuring a Children’s Art Contest with prizes for ages 5–10 and 11–17, delicious cake and beverages, and 10% off all gift shop items. Don’t miss the festive decorations, photo ops, and the announcement of contest winners. The entry deadline is April 13, and the forms are available at the Gallery. Come celebrate a decade of creativity and community with us! 471 North Lee St. in LaBelle, FL. and [www.artsinland.com](http://www.artsinland.com)

### April 26 - The 76th Pioneer Picnic

Join us for a day filled with laughter, stories, and camaraderie at the Annual Pioneer Picnic. Whether you are catching up with lifelong friends or making new ones, this event is a beautiful celebration of our enduring community spirit. Mark your calendar and be a part of this treasured tradition. We look forward to seeing you there! Starting at 10AM located at 17640 Old Bayshore Road, North Fort Myers, FL 33917 [www.pioneerclubofleecounty.com](http://www.pioneerclubofleecounty.com)

### April 26 - Sugarcane Live & Bayfront View Concert Rock for a Cause

Get ready for an electrifying night of live music and community impact on April 26 at Ter-Tini’s in Fort Myers! Kick off the night with Bayfront View and their raw, all-original alt-rock sound, followed by the high-energy, dance-driven rock of Sugarcane LIVE, known for lighting up stages from New York to Florida. Doors open at 6PM, Tickets are \$30. A portion of every ticket benefits Music aLIVE SWFL, a nonprofit supporting local musicians with relief, education, and resources. Sugar Cane put Tickets Online at [www.sugarcanerocks.com](http://www.sugarcanerocks.com)

### May 3 - Grand Opening Celebration of Rock & Rose Nursery

Come celebrate the grand opening of the newest hotspot for plant lovers! This new Alva plant nursery is a wholesale plant paradise, open to the public—and you’re invited to help celebrate! Enjoy a day of food trucks, live music, exciting raffles, giveaways, and so much more. It’s all happening May 3rd, from 10AM to 4PM. Bring your friends, bring your family, and get ready to grow something great with Rock & Rose powered by Precision Landscaping. Call (239) 322-3827 with questions.

### May 18- Alva Church of God 75th Anniversary Celebration

Join us as Alva Church of God celebrates its 75th Anniversary during a special 10:30AM service filled with reflection, honor, and joy. Special guests will help mark this milestone, followed by a delicious catered luncheon from Jones BBQ. Bring your best banana pudding to enter the dessert contest and be part of the fun! This heartfelt gathering celebrates the church’s rich history and bright future. RSVP at (239) 689-5949 and join us at 21361 N River Rd, Alva, FL 33920 for this memorable occasion.

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

### 2 BEDROOM 2 BATH - CENTRAL WATER & SEWER



Almost 1700 square feet of living area in this 2 bedroom 2 bath home in popular Wedgewood subdivision with CENTRAL WATER AND SEWER, features a light and bright 31 X 18 FAMILY ROOM with skylights and roll down electric storm shutter on the back sliding doors that lead to the screened lanai overlooking the backyard, nicely landscaped yard with palm trees, newer front door with glass and sidelights, screened front entry porch, NEW DIMENSIONAL SHINGLE ROOF IN 2022 and New Flat deck in 2023, NEW CENTRAL HEAT AND AIR (3.5 TON) IN 2022, NEW ELECTRICAL PANEL BOX 2022, NEW WATER HEATER 2025, newer QUARTZ countertops in the kitchen with glass tile backsplash and newer oversized sink, faucet and garbage disposal, laminate and tile floors, 18 X 13 workshop/laundry room with full size washer and dryer with laundry tub sink, single garage with newer storm rated garage door, NEWER INSULATED "PELLA" WINDOWS for energy efficiency, spacious bedrooms split for privacy, primary bedroom has a walk in closet and ensuite primary bathroom, beautifully landscaped front and backyards with Florida Maple and Loquat trees in the backyard overlooking the canal, plenty of privacy, excellent location within walking distance to the stores yet minutes to I-75 and Ft Myers.

**Offered At.....\$250,000**

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



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### POOL HOME IN COUNTRY CLUB EAST



POOL HOME FOR \$295,000 LOCATED IN COUNTRY CLUB EAST ON AN OVERSIZED LOT. FENCED BACKYARD nice shade trees and plenty of privacy overlooking the canal, 16 X 10 storage shed with electric, SCREEN ENCLOSED IN GROUND POOL WITH AUTO VACUUM, plenty of open and covered deck space for entertaining, NEW DIMENSIONAL SHINGLE ROOF IN 2018, CENTRAL WATER, central heat and air replacement in 2015, NEW WATER HEATER IN 2021, SOME NEW IMPACT WINDOWS, one accordion shutter and some panel shutters, screened front entryway, cathedral ceilings in the family room, formal living and dining room, spacious kitchen with GRANITE TOPS, newer SAMSUNG range with air fryer and Samsung refrigerator, pass through to pool area, split bedrooms for extra privacy, primary bedroom with large walk in closet, SLIDERS TO THE POOL AREA and ensuite bath newly remodeled with real wood vanity cabinet, granite top, new toilets and newly tiled walk in shower, large guest bedroom on the other side of the home, newly remodeled guest bath as well with new tile in the tub and shower area with a new real wood vanity and granite top, ceramic tile and shiny wood laminate floors throughout, nicely landscaped yard in an excellent neighborhood atmosphere.

**Offered At.....\$295,000**

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

### 3 BEDROOM 2 BATH ON A HALF ACRE



Affordable three bedroom two bath home on a quiet low traffic street, no homes can be built across the street, FENCED dog run overlooking a HALF ACRE lot with some shade trees, 12 X 20 storage shed/workshop with electric, CENTRAL WATER, 20 X 25 screened lanai with an insulated roof new in 2018, TANKLESS WATER HEATER NEW IN 2024, NEW DIMENSIONAL SHINGLE ROOF IN 2016, NEW CENTRAL HEAT AND AIR IN 2017, 7 newer double hung insulated windows, CROWN MOLDING and decorative wood molding throughout the entire home, MARBLE FLOORS in the living room with vaulted ceilings MIXED WITH CERAMIC TILE FLOORS THROUGHOUT, solid surface countertops in the kitchen with all appliances, pull out shelving and lazy Susan, breakfast bar and pantry, spacious dining area off of the kitchen with French doors that lead to the screened lanai, entry foyer, French doors that also lead to third bedroom with a closet that can also be used as a den or office, double door entry to primary bedroom with large walk in closet and private ensuite bathroom with dual sinks, LED lighting and walk in shower, guest bedroom with "LION KING" artwork on the walls, excellent neighborhood atmosphere. NO FLOOD INSURANCE REQUIRED. LEHIGH IS THE HIGHEST ELEVATION IN LEE COUNTY.

**Offered At.....\$300,000**

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

### BRAND NEW HOME ON HALF ACRE IN NE LEHIGH



Brand New Home located in Northeast Lehigh on a HALF ACRE LOT at the end of a QUIET DEAD END STREET, 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, 32 X 32 POLISHED PORCELAIN 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, pantry, large dining 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 HALF ACRE backyard with plenty of privacy, double garage with auto opener, extra long driveway with plenty of parking, excellent location just minutes to SR 80, I-75 and Ft Myers.

**Offered At.....\$360,000**

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

### 3 BEDROOM 3 1/2 BATH POOL HOME- CLEARED FENCED HALF ACRE LOT



Almost 2100 square feet of living area in this 3 bedroom 3 1/2 bath POOL home on a cleared and FENCED HALF ACRE LOT, NEW DIMENSIONAL SHINGLE ROOF IN 2022, NEW LENNOX CENTRAL HEAT AND AIR IN 2020, Extra long concrete driveway with plenty of parking lined with palm trees, elegant entrance with columns in the front lead newer entry door with impact glass and SOARING HIGH cathedral ceilings, LED lighting, decorative plant shelves, luxury vinyl plank wood like flooring, formal dining and living room, spacious kitchen with QUARTZ TOPS, breakfast bar, pantry, glass tile backsplash, soft close doors and drawers, stainless steel appliance package, oversized sink, separate coffee bar, large nook area leads to the pool area, intercom with radio throughout, large primary bedroom with FRENCH doors that lead to the pool area, private ensuite bath with newer vanities and QUARTZ TOPS, dual sinks, garden tub, separate shower and bidet, oversized guest bedrooms both with walk in closets and private ensuite bathrooms off of each bedroom with a half bath for guest off of the main living area, indoor laundry room with built in cabinets and countertops, 30 X 13 covered lanai with slate tile and outdoor dry bar ready to finished, 56 X 29 screen enclosed OLYMPIC SIZED IN GROUND POOL with waterfall feature and plenty of open deck space for sunning and entertaining all overlooking the cleared HALF ACRE lot with plenty of privacy, excellent location in the Lake Camille area of Lehigh on a quiet low traffic street. Some furnishings for sale separately.

**Offered At.....\$450,000**

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

### BRAND NEW HOME IN WEST LEHIGH



Brand New Home located in Northwest Lehigh on an oversized corner lot, MOVE IN READY 3 BEDROOM 2 BATH WITH A DEN that may be used as 4th bedroom, C.O. HAS BEEN ISSUED, UPGRADED IMPACT RESISTANT DOUBLE DOOR ENTRY IN FRONT, French doors to the den for privacy, WOOD PLANK PORCELAIN TILE FLOORS THROUGHOUT THE ENTIRE HOME with 5 inch baseboards, impact resistant windows, covered screened front entry lanai leads to large great room, cathedral ceilings, shaker cabinets with soft close doors and drawers, pendant lighting over breakfast bar, GRANITE TOPS in kitchen and baths, stainless steel appliance package, glass tile backsplash, pantry, large dining area off of the kitchen with upgraded lighting, spacious master bedroom with dual walk in closets, private bath with dual sinks and tiled walk in shower with frameless glass doors, indoor laundry room, GRANITE WINDOW SILLS, covered screened lanai in rear with upgraded panoramic view screening overlooking the backyard, double garage with auto opener, extra long driveway with plenty of parking, dual tank water treatment system, excellent location just minutes to I-75 and Ft Myers. NO FLOOD INSURANCE REQUIRED HERE. LEHIGH IS THE HIGHEST ELEVATION IN LEE COUNTY.

**Offered At.....\$339,900**

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

### 3 BEDROOM 2 BATH + DEN - UPGRADES GALORE



Upgrades galore! Huge 3 bedroom 2 bath home with a den that could be used as a 4th bedroom with a large screen porch in the back over looking a peaceful pond. New dimensional shingle roof in 2020, new AC unit in 2019, newer water heater in 2018, CENTRAL WATER AND SEWER, Kitchen has been upgraded with elegant granite countertops and backsplash, built in cabinets, and newer stainless steel appliances. 2 large pantries. New wood laminate floors in the bedrooms, Large Master bedroom with walk in closet and sliding door access to the screened lanai, Spacious walk in shower in the master bathroom, Indoor laundry room with Washer and dryer included, Laundry tub in garage, garage floor has been sealed, guest bath has a shower/tub combo, Excellent location in a quiet neighborhood atmosphere just minutes to SR 82, I-75 and Ft Myers. No flood insurance required here. Lehigh is the highest elevation in Lee County.

**Offered At.....\$279,900**

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

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