

# **NEWSLETTER#39**

**This area seems to be inland far enough to escape the damage from Charley, Frances, Ivan and Jeanne. We never lost electric or phone service through all the storms. For Charley Linda and I sat on the patio and watched on TV the wind and flood damage 30 miles away in Ft. Myers and Ft. Myers Beach. Frances gave us the worst scare in the 31 years we have lived here and the first time we put up the shutters I made at least 25 years ago but as usual no damage and we were lucky to have escaped so far with no wind or water damage.**

**DELAY!!! DELAY!!! DELAY!!! This best describes the way the County has treated their promise made to the State of Florida in a signed agreement with the State in 1996. In 1998 the County installed water lines in Units 1 thru 9 and in 1999 water lines to Unit 102 in Glades County with the engineering work being done to install water lines to Banyan Village in 2000. This is when the County took the position that there was no need for the expense to run the water lines to Banyan Village because no one wanted to build there anyway. This was and is in total violation of the agreement signed with the state in 1996.**

**Just another example of the delay by the County is before us now. As Chairman of the Advisory Board for PLUS (Port LaBelle Utility System) I have been pushing the County for more frequent meetings than the normal quarterly meetings. At our last meeting in August I asked Dan Stevens (former County Attorney was asked by the Board of County Commissioners to come back part time to manage the only Utility the county owns with his hourly fee being paid by Port LaBelle Utilities) for a meeting in 30 days to cover the financing for the Banyan Village which we couldn't go over at the August meeting because the lady from the company, hired to arrange this financing, was on vacation. Dan said he couldn't make a meeting until October 1. The meeting was set for October 1 at 9:00 AM and just this past week Dan postponed the meeting until October 13 at 2:00 when he could make it.**

**This is my problem as only one of you lot owners live here that I know about so let's move on to other things that may interest you. If you should decide to sell your lot or lots here are a few things you should be aware of. If the lot is titled in both husband and wife's name both of you will need to agree to sell. If one of you is deceased and you haven't had your spouses name removed from the deed, this will delay the sale. If any of you need help here is what you can do:**

**You will need a blank Quit Claim Deed and the Hendry County Clerk of Courts office asks for information not on all States forms. I will be glad to go to the office supply store and get a blank Quit claim deed for you at a cost of \$1.10 and get a free Tax form from the Clerk's office and mail everything needed to you provided you have sent a stamped self addressed envelope. A FLORIDA DEPARTMENT OF REVENUE form (photocopy of this form not acceptable) must be signed and returned. The requirement of this form by the State is to determine if any tax is owed by you if other Florida property is owned by you other than the Port LaBelle lot(s). Complete all**

**blanks even if the word none is used. Return the completed Quit claim deed, the completed tax form and a certified copy of the deceased death certificate along with a check (personal check is ok) for \$20.70 payable to Clerk of Courts. It will all be recorded and the death certificate will be returned to you.**

**The mailing address to send all this to is:**

**Clerk of Court  
P.O. Box 1760  
LaBelle, FL 33975**

**If you are unsure and would like to get help from the Clerks office call them at 863-675-5217.**

**The demand for Port LaBelle lots has driven the price to \$9,000 per lot and by the time you get this the price will have gone above this. If you have sold then you are happy to be rid of the lot but if you still have your lot(s) here is what I suggest you do. Since you have held the lot and paid the taxes for all these many years why not hold longer until the lot is worth what you have invested over the years. The price will continue to rise as long as more and more people and companies are offering to buy your lot. They are contacting you because they want to make a profit from your lot so ask what they are paying. Have a figure in mind that you will sell your lot for and be happy so when you get your price SELL.**

**Ever since GDC went into bankruptcy in 1991 I have encouraged people to keep their lot as I was sure that someday there would be a market for these lots. A few years ago a local Real Estate office charged \$300 just to list a Port LaBelle with no hope of selling the lot at any price now that same office is very active in trying to buy these same lots for \$7,000 while other companies are offering \$9,000. The more offers the better so just hold out until you get your price.**

**Even the County Commissioners can't agree on impact fees. One wants to do nothing until a study is done to tell us how much the fee should be for each category, another wants much lower impact fees and others want to wait to do anything until after the election so it seems to go on and on with nothing being done.**

**Over a year ago the BOCC (Board of County Commissioners) voted to fund the engineering to start the process of installing water lines to Banyan Village (Units 10-11-12 and 13) and a year later our Advisory Board still has been unable to get the engineers (Craig A. Smith & Associates of Palm Beach) plans approved to go back to the BOCC for final approval.**

**With no wind or water damage from the various storms here in Port LaBelle, no water lines run to Banyan Village and no possible approval of the plans until October 13 we are going on a short vacation to get back before the next PLUS advisory board meeting.**

**Our phone # is 863-675-0215, fax 863-675-6510 and E-Mail [impact@strato.net](mailto:impact@strato.net)**

**I want to get this mailed before leaving on vacation so I will close and look forward to hearing from you if you have any questions and please don't forget the stamped self addressed envelope.**

**HAROLD**

*Harold*