

BUSINESS NEWS

Commerical Construction

Owen-Ames-Kimball receives award

Owen-Ames-Kimball Company was presented with a 2009 Excellence in Construction Award for the Peace River Elementary School project by the Florida Gulf Coast Chapter of Associated Builders Contractors Inc. These awards are presented biennially to recognize general contractors and subcontractors for their finest work completed over the past 24 months.

Peace River Elementary School, the first LEED Silver level Florida elementary school certified by the United States Green Building Council won in its category of K-12 School Projects Over \$20 million. OAK met the challenge of building the post-Hurricane Charley replacement school adjacent to an active modular campus. The rebuilding process afforded the Charlotte County School District the opportunity to incorporate in the school construction many energy-saving and environmentally friendly features such as "smart" lights and preferential parking for fuel-efficient vehicles.

Owen-Ames-Kimball Company has been selected for construction of phase one of Florida Gulf Coast University's new Fine Arts Building 2. The Fine Arts Building 2 will be located near the existing arts complex building on the Fort Myers FGCU campus and will house the Bower School of Music and the visual and performing arts program. Construction will include a lobby reception area, music classrooms, practice rooms, 210-seat recital hall, offices for faculty and an instrument storage room.

The OAK team for this project will include Scott Reynolds, job site superintendent; Leo Smith, project manager; and Patrick Conran, vice president of operations and general superintendent. ■

J.L. Wallace to build Esperanza Apartments

J.L. Wallace Inc. has been awarded a contract by Florida Non-Profit Services Inc. to construct Esperanza Place Apartments, Phase I, an affordable housing development for farm workers in Immokalee.

The project, financed by USDA and Florida Housing Finance Corporation, will include the construction of three two-story multi-family buildings and all associated site work. Construction is expected to begin by late August 2009

with an estimated completion date of May 2010.

David Grossman will serve as project manager and Robbyn Spears will be project manager assistant. Architectural design services were provided by Slocum Platts. ■

J.L. Wallace finishes bank renovation

J.L. Wallace Inc. has completed the renovation of the SunTrust Bank branch located at 4415 Metro Parkway, Fort Myers. The project included the installation of new ceilings, flooring and lighting in the existing 4,081-square-foot building. Architectural services were provided by Robert Reid Wedding Architects and Planners, AIA Inc.

David Grossman of J.L. Wallace served as project manager with Brian Dragich as superintendent and Joy Ready as project manager assistant. ■

GATES picked as construction manager

GATES has been selected as one of four construction managers for the Continuing Contract for Minor Projects for Edison State College. GATES was selected after a lengthy qualification process that involved submission of detailed experience and personnel information and interviews.

A total of 26 firms made submissions which Edison State College's Selection Committee short-listed to eight firms to participate in the interview process. As construction manager under this contract GATES will provide programming, schematic work, design development, construction documents, budgeting and scheduling for remodeling and renovation projects at all campuses. ■

Contract awarded for Bunche Beach park

J.L. Wallace Inc. has been awarded a contract by Lee County to build the Bunche Beach Preserve, a new park along San Carlos Bay. The Bunche Beach Preserve, located on John Morris Road in Fort Myers, will be self-sustaining, meaning no electric or water utilities will be needed to maintain it. The project, which is just over one acre in size and near Bunche Beach, includes site work, storm water retention system, parking area, restroom facilities, fishing piers, kayak launches and boardwalks.

David Grossman, a Leadership in Energy and Environmental Design Accredited Professional, will serve as the project manager and Robbyn Spears will be the project manager assistant. ■

Commercial Real Estate

► The Sands Commercial Group - VIP Commercial TCN Worldwide reported the following transaction:

Cass Fleet Service Inc. has sold its 7,600-square-foot warehouse located at 6180 Idlewild Street, Fort Myers, to 6180 Idlewild LLC. The purchase price was \$550,000. Paul Sands of VIP Commercial represented the seller. Terris LeVan of LeVan Asset Management represented the purchaser.

► RE/MAX Realty Group announced the following transaction:

Fort Myers Beach Kiwanis Club Foundation Inc. purchased the former Sun State Building with 9,172 square feet of office and retail use, located at 11050 Summerlin Square Dr., Fort Myers Beach, from Sun State Professional Leasing Inc., for \$1,350,000. The property was listed and sold in 69 days by Bob Brown, RE/MAX Realty Group.

► Colliers Arnold announced the following transactions:

Intermed II LLC purchased the 5-acre land site located at 13810 Plantation Road from Gulf Coast Medical Park LLC for \$2,725,000. Jim Garinger, CCIM, SIOR, Andrew Falde, CCIM, and Karen Johnson-Crowther represented the seller.

Stevie Tomato's Sports Page leased 4,712 square feet of retail space at Coralwood Shopping Center, 2301 Del Prado Blvd., from Stiles Corp. Karen Johnson-Crowther represented the landlord.

Puddle Jumpers leased 1,500 square feet of retail space at 12840 S. Cleveland Ave. from Donald Tant. Karen Johnson-Crowther represented the tenant. Scott Miller with CB Richard Ellis represented the landlord. Puddle Jumpers is a children's clothing and related item consignment store.

ASC Geosciences leased 2,200 square feet of industrial space at 10090 Intercom Dr. from Commerce Park Project LLP. Jim Tamblyn, CCIM negotiated the transaction.

Stellar Medical LLC leased 1,437 square feet of office space at 10970 S. Cleveland Ave. from PFP Flex LLC. William Mankin represented the tenant.

► Cushman & Wakefield announced the following transactions:

Southwest Florida Workforce leased 18,351 square feet of office space at 4150 Ford Street from City National Bank of Florida. Southwest Florida Workforce connects employers and job seekers by assisting them with education and training services. Gary Tasman and Brandon Stoneburner of Commercial Property

Southwest Florida LLC, a Cushman & Wakefield affiliate office, negotiated the transaction.

► Woodyard & Associates LLC announced the following transactions:

Sue J. Thompson, trustee, purchased a vacant residential lot at 2258 S.E. 28th Street in Cape Coral from Gulf Coast Shores Investment Co. LLC. Gloria Hooper of Woodyard & Associates LLC and Ted Campbell of ReMax Realty negotiated the transaction.

First Bank leased 1,140 square feet of warehouse space for three months from Sox Investments Inc., located at 825 E Cowboy Way, Unit 104, LaBelle. Tom Woodyard of Woodyard & Associates LLC represented the lessor and Andrea Burson of Andrea Burson Realty LLC represented the lessee.

JJ. Investments and Property Management LLC leased 518 square feet of office space for one year from Pinebrook Pine, LLC, located at 12995 S. Cleveland Ave., PBS 30, Fort Myers. Steve Wood of Woodyard & Associates LLC negotiated the transaction.

The Infinity Spa Inc. leased 189 square feet of office space for six months from Pinebrook Pine LLC, located at 12995 S. Cleveland Ave., PBS 1, Fort Myers. Steve Wood of Woodyard & Associates LLC negotiated the transaction.

Kelsey Freitas leased 185 square feet of office space for one year from Pinebrook Pine LLC, located at 12995 S. Cleveland Ave., PBS 45, Fort Myers. Steve Wood of Woodyard & Associates LLC negotiated the transaction.

Direction Installation Services Inc. leased 1,568 square feet of office space for three years from Pinebrook Pine LLC, located at 12995 S. Cleveland Ave., Suite 151, Fort Myers. Todd Holman and Steve Wood of Woodyard & Associates LLC negotiated the transaction.

Cecilia's Elite Repeat Inc. leased 1,644 square feet of office space for five years from Pinebrook Pine LLC, located at 12995 S. Cleveland Ave., Suite 130, Fort Myers. Todd Holman and Steve Wood of Woodyard & Associates LLC negotiated the transaction.

Tri Authority Corp. leased 1,500 square feet of retail space for three years from Jennifer F. Davis, trustee, located at 17699 Summerlin Road, Unit 1F, Fort Myers. Steve Wood of Woodyard & Associates LLC represented the lessor and Coni Dean of Colonial Square Realty represented the lessee.

PCM Mechanics Inc., d/b/a PCM Networking, renewed the lease for office space for two years from Pinebrook Pine LLC, located at 12995 S. Cleveland Ave., Suite 216, Fort Myers. Steve Wood of Woodyard & Associates negotiated the transaction. ■

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