



**CHARLOTTE COUNTY**  
Economic Development

## WEEKEND WAVE



## Friday Economic Roundup

### **AREA NEWS**

#### **Parkside progress - Elkcarn expansion project breaks ground**

By GARY ROBERTS STAFF WRITER CHARLOTTE SUN

PORT CHARLOTTE - With construction barrels already lined up as far as the eye could see, officials at Tuesday's groundbreaking of the Elkcarn Boulevard expansion project were clearly anxious to get the job underway. After all, the planned utility and drainage improvements, along with a 10-foot-wide multiuse path, had been in the works for three years.

But the occasion represents more than just the first construction project to hit the ground as part of

the Parkside Citizens Master Plan, created in 2011. It also marked the initial step in what officials, business owners and residents hope will jump-start a neighborhood revival.

"We've been waiting a long time for this," County Commissioner Tricia Duffy said of the groundbreaking ceremony. "This says something; we're really going places."

With the help of Parkside residents, who envisioned the plan, and Charlotte County officials, who will carry it out, the Elkcarn project is a public-private partnership that promises to change the fortunes of a community.

During the groundbreaking held at McGuire Park, credit for the turnaround was extended to many - the Sheriff's Office for cracking down on crime in the community; Neighborhood Watch members who report suspicious activity; and county code enforcement, whose oversight led to eight dilapidated homes being demolished and 11 new homes built in Parkside.

Also lauded were the efforts of the Team Parkside community group that helped to bring a community together.

"This is truly a celebration," said Tom Rice, Team Parkside chairman and CEO of Fawcett Memorial Hospital. "This project is the first shovel in the ground and it's really appropriate that it's in a residential neighborhood. This is a citizens' plan."

The \$4.2 million Elkcarn Boulevard project includes \$2.6 million for utility improvements such as installing a water main, reclaimed waterlines, wastewater force main and new potable water services and water meters, between U.S. 41 and Midway Boulevard.

As part of this project, the bridge on Gertrude Avenue, between Elkcarn Boulevard and Caring Way, will close today and is expected to remain barricaded through mid-summer 2015.

During construction, Charlotte County Utilities officials caution that residents may experience temporary service interruptions, discolored water and possibly lower-than-normal water pressure.

An informational meeting, where residents will receive a project update and have an opportunity for questions, is scheduled for 4 p.m. Sept. 11, at the Cultural Center of Charlotte County, 2280 Aaron St.

Also given their due at this week's groundbreaking ceremony was the Parkside Community Redevelopment Area, formed four years ago, that authorized \$9 million for improvements in Parkside generated through tax increment financing, including \$650,000 for the Elkcarn Boulevard project.

"This is the culmination of hundreds of citizens in the community working with the county to revitalize central Port Charlotte," said Jim Fendrick, who helped launch the Parkside CRA for Charlotte County. "This is the beginning of the transformation of Port Charlotte."

The Elkcarn Boulevard project will officially begin on Sept. 9 and is expected to take a year to complete.

## Port Charlotte strip mall with five shops sells for \$457,000

By Michael Braga , Herald-Tribune

Herman A. Wessel sold an 8,260-square-foot strip mall at 3846 Tamiami Trail in Port Charlotte to a North Port company managed by Ronald E. Hodgson for \$475,000.

Wessel paid \$144,000 for the 44-year-old retail center in March 1981.

Hodgson's company financed the purchase with a \$380,000 loan from Bank of America.

## Port Charlotte doctor pays \$350,000 for two office condos

By Michael Braga , Herald-Tribune

Two medical office condos at the Harbor Professional Centre in Port Charlotte have changed hands for \$175,000 apiece.

The buyer of both units at 3400 Tamiami Trail was Dakouny Properties LLC, a Port Charlotte company managed by Dr. Antoine Dakouny.

One of the sellers was Janet M. Kelly and the other was Wen-Tsai Kuo.

Dr. Dakouny was a tenant of the Kuo's in Suite 104. He purchased his office and the neighboring office from and plans to combine the two units into one office over the next year.

His company received financing by Charlotte State Bank & Trust.

Steven D. Gant, a commercial agent at Riverside Realty Services in Lake Suzy, closed the transactions.

## FLORIDA ECONOMIC NEWS

- Florida exports create 275,000 jobs ([Palm Beach Post](#))

- Florida wins federal grant for small business exports ([South Florida Business Journal](#))
- Best Places to Retire: How Florida cities rank ([South Florida Business Journal](#))

## **US ECONOMIC NEWS**

- U.S. manufacturing grows at fastest pace in 3 1/2 years ([AP](#))
- US construction spending up 1.8 percent in July ([AP](#))
- Factory orders surge 10.5 percent in July ([Reuters](#))
- U.S. economic outlook brightens during summer ([The Wall Street Journal](#))
- U.S. private sector adds 204,000 jobs in August ([Reuters](#))
- Tesla CEO: "Nevada is it;" \$1.3B package offered ([AP](#))
- Unemployment rate falls a notch in jobs report ([McClatchy](#))

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