

## St. Armands, From Page 14



Christopher Harrington, Broker for Coldwell Banker on St. Armands Circle says that this year, technology is really going to be helpful in getting ready for the new season. This year the office has utilized the 'lead router' technology, where consumers that go to any of the Coldwell Banker websites will be able to have their information forwarded to a real estate agent, and called back within five minutes to help them with their search.

Harrington is also pleased about the new technology the company is incorporating into the office, called lead router system technology. This allows any consumer who goes to any Coldwell Banker website seeking information on property to be contacted within minutes by an agent. According to Harrington, since 74% of consumers go to websites first, this allows the real estate agents a more efficient way to respond to the customer.

Another realty office on the Circle, RE/MAX Excellence, is also getting ready for the upcoming season. According to Andrew Vac, broker for the RE/MAX office on St. Armands, the number of agents has increased from 18 last year to 26 this year. The new agents are Josie Aborielle, Yvette Eberly, Christy Hilbun, Bob Mayer, Edie Brissette, and Arlette Jacob.

The number of listings at the St. Armands RE/MAX

office is also up from 25 last year at this time, to 35 currently. Vac said, "the major difference between this year and last year is that we have a larger inventory this year." He also stated, "I believe we'll have a strong fourth quarter, and then the first two quarters of next year as well. We are focusing as a company on getting more listings, and getting them placed at a price that will move the property to sell in a reasonable time for the customer."

Andrew Vac, Broker for RE/MAX Excellence on St. Armands, said the major difference between this year and last year is that there is a larger inventory this year. RE/MAX Excellence is focusing as a company on getting even more listings, and getting them placed at a price that will move the property to sell in a reasonable time for the customer.

Barbara Roberts, Broker for Michael Saunders and Company on the Circle said that the company generally does not view the year in terms of a season, but rather they try to hire high caliber agents all year round. The St. Armands office has recently hired two new agents and has agents with advanced degrees in fields such as engineering, marketing, and law. With more listings this year than last, the office is busy, according to Roberts. "The company is adding a lot of new technology, and Michael Saunders is redesigning the website; gearing it toward the younger market. The changes will also make the website more user friendly." There will also be new programs for the agents to keep them up to date. Roberts said because Michael Saunders isn't a franchised company, they try to remain accessible and personal in their relationship with their customers.

Burt Zupa, Broker for Weichert Realty on St. Armands Circle, noted many changes this year compared to last for his office. The office at St. Armands opened about a year ago, and with five times as many listings this year compared as last year, Zupa said the office is getting very busy. "Our listing inventory is way up this year. This September has been the best month yet in overall sales dollar, and we're already ahead of that September number and we're only in the first week of October. The pace

has picked up since October."

To keep up with the fast pace, Zupa has hired about 20 new agents in the past 60 days, for a total of 60 agents at the St. Armands office. Some of the agents include an original hire when the office opened, Chris Parquet, and others such as Bob Hoza, Laura Tracey, David Lopez,

Sharon Forrest, Linda McCaffrey, Richard Gilmore, Victoria Ackerman and Bob Norwine, who is one of the most recent agents with 35 years of real estate experience. In addition to the new agents, the office is remodeling and is contracted to redesign the local office website, which will help in preparation for the upcoming season.



### TOWN OF LONGBOAT KEY NOTICE OF CHANGE OF PERMITTED USE PUBLIC HEARING OCTOBER 10, 2005 – 7:00 PM



Notice is hereby given that the Longboat Key Town Commission will hold first reading and public hearing on Ordinance 05-18 on October 10, 2005, commencing at 7:00 PM in the Town Commission Chambers, Town Hall, 501 Bay Isles Road, Longboat Key, Florida.

#### ORDINANCE 05-13

**AN ORDINANCE AMENDING CHAPTER 158, ZONING CODE, OF THE CODE OF ORDINANCES FOR THE TOWN OF LONGBOAT KEY, FLORIDA, AMENDING SECTION 158.007(A), ZONING MAP ADOPTED; AMENDING SECTION 158.009(A) AND ADDING NEW SUBSECTIONS (1), (2), AND (3); AMENDING SECTION 158.125 SCHEDULE OF USE REGULATIONS, PERMITTED USES, OPEN SPACE; AMENDING SECTION 158.145 SCHEDULE OF LOT, YARD AND BULK REGULATIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR AN EFFECTIVE DATE.**

#### ORDINANCE 05-22

**AN ORDINANCE OF THE TOWN OF LONGBOAT KEY, FLORIDA, AMENDING CHAPTER 91, ANIMALS, BY AMENDING SECTION 91.18, BARKING, HOWLING, OR BITING; CHANGING THE TITLE OF SECTION 91.18; AMENDING CHAPTER 112, PEDDLERS, AMENDING SECTION 112.06; AMENDING CHAPTER 130, GENERAL OFFENSES, SECTION 130.02, LOUD AND UNNECESSARY NOISE; RENAMING SECTION 130.02, SOUND REGULATIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF ALL ORDINANCES IN CONFLICT HERewith; PROVIDING AN EFFECTIVE DATE.**

All interested persons may appear and be heard with respect to the proposed amendment. Copies of the proposed amendments and related materials may be viewed at the Office of the Town Clerk, 501 Bay Isles Road, Monday through Friday between 9:00 a.m. and 5:00 p.m. Questions may be directed to the Planning, Zoning & Building Department at 316-1966.

No verbatim record by a certified court reporter is made of these proceedings. Accordingly, any person who may seek to appeal any decision involving the matters noticed herein will be responsible for making a verbatim record of the testimony and evidence at these proceedings upon which any appeal is to be based (see Section 286.0105, F.S.).

In accordance with the Americans with Disabilities Act and Section 286.26, F.S., persons needing a special accommodation to participate in this proceeding should contact the Town Clerk's Office at 941-316-1999 forty-eight (48) hours in advance of this proceeding. If you are hearing impaired, please call 941-373-7002.

Jane O'Connor, Town Clerk  
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