

### A letter from the president of Wellen Park

On behalf of the developer, I am pleased to introduce you to the new brand for our master-planned community: Wellen Park.

As of June 8, West Villages is now a part of Wellen Park. This marks a new chapter for our vibrant community, creating new ways for you to live well in the place you call home. We're excited for what Wellen Park will bring and all that it represents: a community where everyday fun flourishes and the spirit of wellness thrives.

Wellen Park is the culmination of years of thoughtful consideration and strategic planning. West Villages was never meant to encompass all of the land, which includes 7,000 remaining acres of undeveloped land. That's why West Villages isn't going away. Rather, it's become part of something even bigger. Soon, you'll get to know our other districts, Downtown Wellen and Playmore. We have great plans for these districts that will create even more reasons to love living here. I think you'll find our plans for Downtown Wellen particularly exciting (check out the article on page A10 for more details on that!).

While we've had to shift our original plans from a community-wide launch event and celebration, we're committed to sharing this occasion with you. Especially now, during this season of uncertainty, Wellen Park gives us all a chance to connect and look forward to brighter days.

I hope you'll enjoy this inaugural issue of the Wellen Park Journal. Read through to learn more about what Wellen Park means, what you can look forward to as residents in this amazing community and what exciting plans we have for you in the coming weeks to celebrate this launch.

We'd love to hear from you. Please reach out to us at [info@wellenpark.com](mailto:info@wellenpark.com) with your comments and questions.

I look forward to seeing you out and about Wellen Park soon.

Thank you,



Rick Severance  
President, Wellen Park



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#### Fresh

West Villages is more amazing than ever.

A2-3 ▶



#### Onward and upward

Downtown Wellen is a district designed to delight. A10 ▶



#### Wellness

Just the way you want and need it.

A8 ▶





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VILLAGES  
IS NOW  
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AMAZING  
THAN  
EVER.**



**WEST VILLAGES DISTRICT**  
NEIGHBORHOODS

**DOWNTOWN WELLEN**

**PLAYMORE DISTRICT**  
NEIGHBORHOODS

We're proud to announce a new chapter for our vibrant community along Florida's West Coast. **Welcome to Wellen Park**, where distinctive districts offer new homes, shops, restaurants, amenities and more.

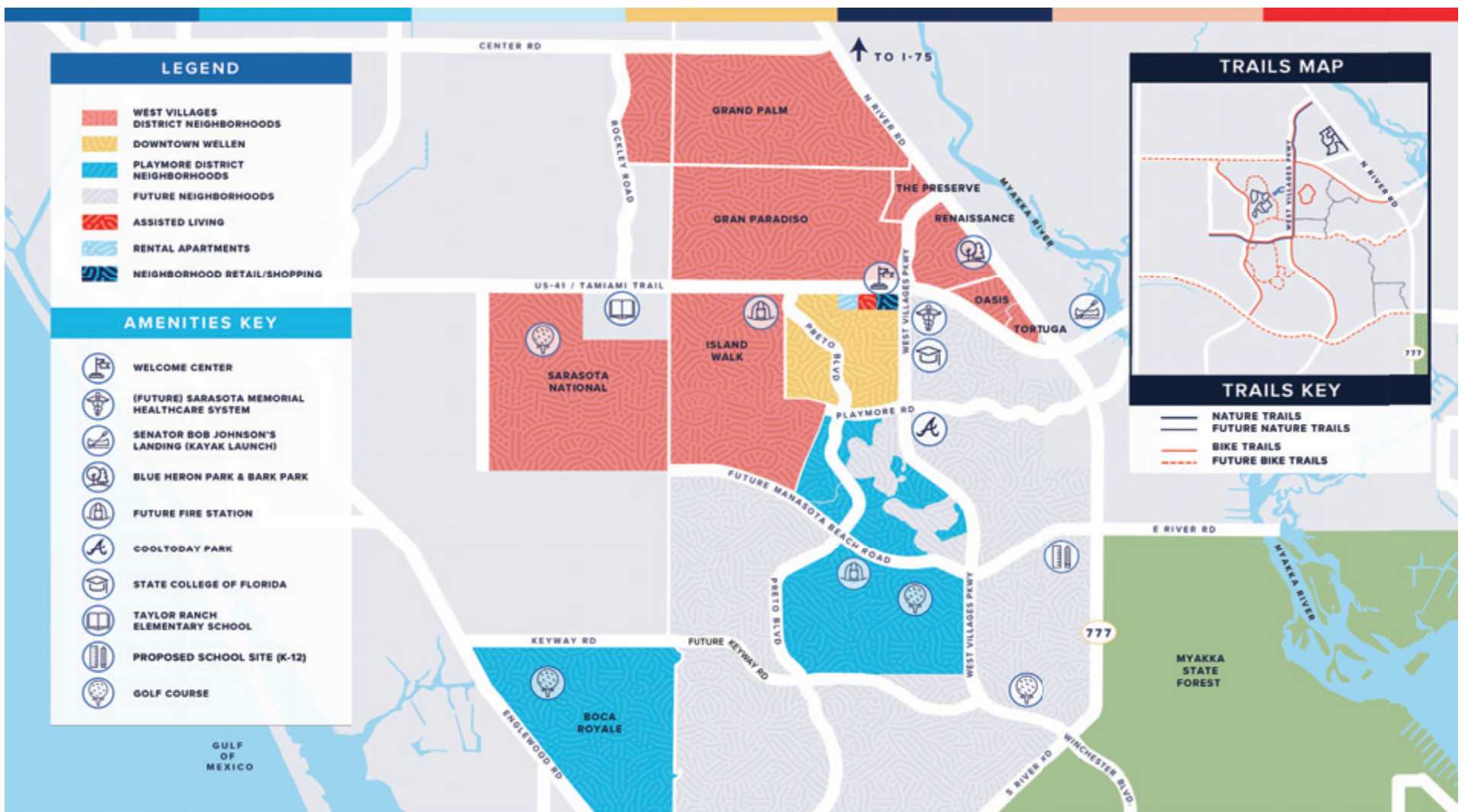


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# Wellcome Home

A new brand based on living well

Welcome to Wellen Park, where life is filled to the brim with connections to water and wellness. These connections are captured by the word wellen itself, which offers a dual meaning: it translates as “waves” in German and “wellness” in Dutch. Because of these ties, the word wellen is rooted at the heart of the community’s vision.



One could even say the new brand’s mission is to actualize the “well” in Wellen Park!

At Wellen Park, waves and wellness come together in perfect harmony amongst the beautiful waterfronts, from the Gulf of Mexico and the Myakka River to Downtown Wellen’s soon-to-come lifestyle lake.

The wave theme carries into Wellen Park’s new logo design, as well. From pools to ponds and beautiful beaches, there are many ways that water shapes the community’s way of life. In a symbolic sense, waves embody the steady sense of progress and momentum. These ideas are captured in the logo: embedded in the lower half are waves that bask in the rays of the setting sun — after all, enjoying sunsets by the water is a primetime activity at Wellen Park. Ultimately, it’s the way that all of these experiences and elements come together as a whole that makes this community so special and why it was so important to have a logo that illustrated these core moments of Wellen Park. This design was carefully crafted to feel reflective of this modern community, rooted in its meaningful vision.

Among the main goals of the branding process was a heartfelt desire to give residents more opportunities to connect, take care of themselves and others, and be a part



of something bigger. After more than a year of careful and strategic planning, a new chapter of West Villages has been unveiled — one devoted to celebrating the community as a place where everyday fun flourishes and the spirit of wellness thrives. Along with the new logo, the heart of the new brand is captured in three pillars, which establish Wellen Park as a home to fun-loving lifestyles, a hub of heartfelt connections, and a place for channeling waterside vibes.

**Fun-loving lifestyles**

Fun-loving lifestyles abound at Wellen Park, where every day feels like a retreat. The neighborhoods offer endless ways to have a good time, and everyone is encour-

aged to discover and pursue their interests, at their own pace. Residents are encouraged to “imagine more” — to imagine what their lives can be like with more opportunities to have fun and live well, because that’s part of what makes life so great at Wellen Park. With energizing amenities and programming that speak to wide-ranging pursuits, Wellen Park makes it easy to feel good — cultivating physical and emotional wellbeing for all. Throughout Wellen Park, there will be even more opportunities to connect and enjoy, including new miles of pathways and trails for all kinds of outdoor activities, as well as community gatherings in Downtown Wellen

SEE WELLCOME, A34 ►

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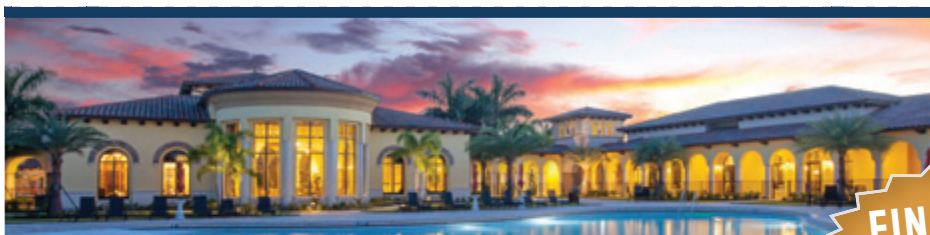
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NEIGHBORLY & SINCERE

# IslandWalk Rocks

Stones of imagination and inspiration appear throughout this Wellen Park community

BY EVAN WILLIAMS

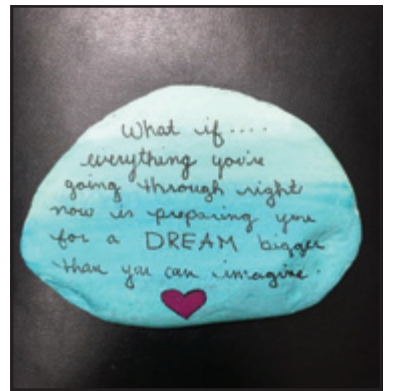
Wellen Park Journal Correspondent

IslandWalk residents are finding inspiration in unusual places and when they least expect it — happening upon brilliantly colored rocks as they walk their pets, check the mail or go just about anywhere throughout this growing Wellen Park community.

The stones are hand-painted, sometimes with intricate designs, and purposefully hidden for whoever might notice them. Some carry signatures with short, thoughtful messages, weaving threads of good cheer through the fabric of a neighborhood made up of people like Betsy DeNote, who started the IslandWalkRocks Facebook group several years ago.

As friends and neighbors discover these transient works of art, they join up and post pictures of their finds on the Facebook page. Often, they re-hide them for the next passerby to discover. Sometimes, if a rock seems to hold a special meaning for them, they hold on to it. And some go on to paint and hide rocks of their own.

“Love this beautiful rock we found walking our doggies!!!” posted Tina Forsythe. “Thank you #IslandWalkRocks. Hiding it



COURTESY PHOTOS

A selection of created and found rocks posted on the IslandWalk Rocks Facebook page.

tomorrow after we enjoy it tonight!!!”

A post by Daphne Renn Louis reads: “We are new to IslandWalk and we’ve just started walking since the quarantine. I found this today and was sooo excited! I didn’t know about this group or to look until today! Will hide tomorrow when we’re out and will be looking for others now.”

Ms. DeNote, who runs the Facebook group, lives in IslandWalk with her husband, Fred. Originally from Bristol, Conn. (where they still spend the summer), the DeNotes retired from the insurance business and moved to Florida nearly a decade ago. Ms. DeNote developed the hobby of rock painting back in the 2000s. Three or four years

ago, she noticed that people were hiding painted rocks in the larger Venice area.

“Rock painting is a thing,” she says. “There are groups all over the country.”

She decided to start hiding some right in her neighborhood, posted a notice about it

SEE ROCKS, A29 ►



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BY LAURA TICHY-SMITH

Wellen Park Journal Correspondent

If you're like most folks, you moved to Florida to partake of the active lifestyle that year-round fun in the sun promised. When you live at Wellen Park, that promise is fulfilled because we're the home of healthful, active, fun living, with a wide array of amenities and programming to support your interest in wellness. Wellen Park makes it easy to feel good, whether you choose to cultivate your physical and emotional well-being through working out, gardening, enjoying a cocktail or joining others on biking or kayaking excursions. Whatever you call wellness, we have it.

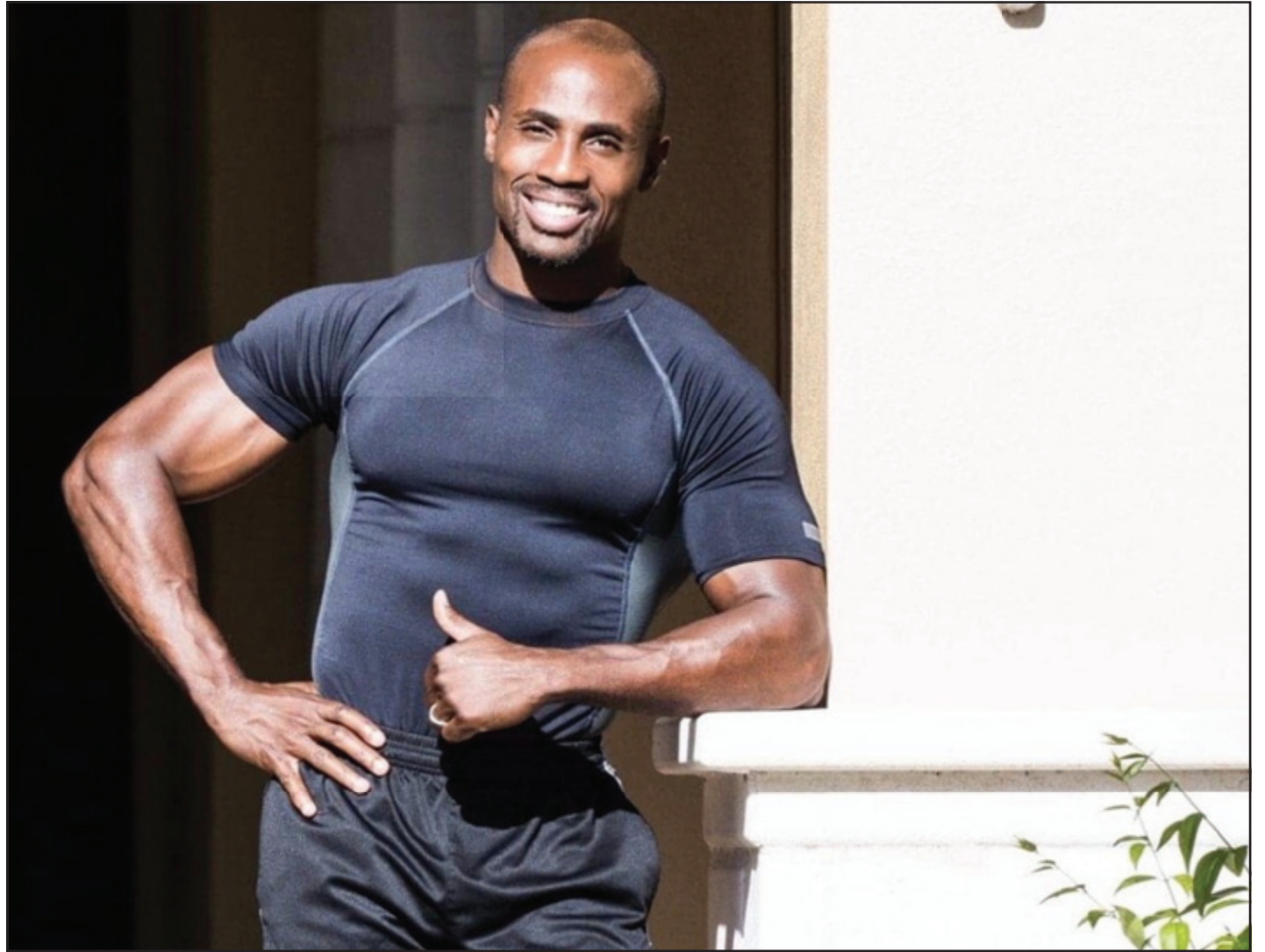
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Chancy Bolo provides fitness training services to clients in their gated community fitness facilities, in their homes or over the internet via video services.

"People should be exercising, no matter what their age or fitness level," he says. "Exercising is just a good, healthy thing to do — period. It's not just for athletes. "Obviously, it helps control your weight, but it also reduces stress and elevates mood.

"The cool thing at Wellen Park is that no matter what community you live in, you can literally step out your door and start walking — left or right — because the neighborhoods are laid out for walking and running. You don't have to deal with the hassle of traffic or getting in a car to go do it, because



SEE WELLNESS, A32 ► Chancy Bolo, personal trainer and owner of Chancyfit.

CHANCY BOLO / COURTESY PHOTO

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WATERSIDE VIBE

# Downtown Wellen: A district designed to delight

One of the most exciting things happening in Wellen Park is the future development of the new downtown district, Downtown Wellen. Centrally located among the West Villages and Playmore districts, Downtown Wellen will include the Marketplace retail center. Championing thoughtful planning and dynamic design, it will be a destination where Wellen Park's mission of having fun and living well truly comes to life.

## Picturesque places to play

Designed with fun-loving lifestyles in mind, Downtown Wellen will offer a variety of ways for people of all ages to have a good time. During the hot Floridian summer, what could be more exciting than splash pads and fountains by the future lakefront, tempting passersby with a refreshing cooldown? Plus, with a dynamic play space situated nearby in the shade of towering oak trees, kids and adults will have a perfect natural setting to share time together.

For those who prefer being on the water to watching it, a special outfitter with rentals ranging from kayaks to paddle boards will be only steps away on a floating dock. Additional storefronts along the water will offer food, drinks, and other tempting treats. Rest assured, there will be plenty of seating and shade for all.

## Created for the community

Downtown Wellen is a true hub of heart-felt connections, intended to be the perfect place for residents and visitors to come together effortlessly in a naturally inspired setting. And when it comes to friendly, welcoming green spaces, nothing will compare



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COURTESY IMAGE

## An artist's rendering of Downtown Wellen.

to the Great Lawn — a large and lush gathering space at the heart of Downtown Wellen. Here, you can find all kinds of festivities, from live music to holiday celebrations and exciting events for the entire community.

While there's nothing quite like a bountiful picnic on the great lawn, the nearby

waterfront restaurant will offer an enticing alternative — especially at sunset hour. Primely positioned in Downtown Wellen with unmatched views of the lakefront, this restaurant is sure to provide a standout dining experience at Wellen Park.

## Designed with a point of view

Downtown Wellen is designed intentionally to be a place where the spirit of wellness thrives. And there's no better place for wellness than by

SEE DOWNTOWN, A12 ►

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# DOWNTOWN

From page 10

channeling that waterside vibe along the future downtown lake's edge, where people will be able to bike, go for a stroll, or lounge with a book — all the while feeling connected to the natural environment and enjoying uninterrupted views of Downtown Wellen. The future addition of a hotel creates another reason for more friends and family to visit — especially when the hotel's waterside location guarantees scenic views for all rooms.

Just steps away from the great lawn and waterfront restaurant will be the Town Hall. But this isn't a typical civic structure — its simple yet flexible design includes bright, oversized windows and retractable walls that will act as a

covered performance stage. It will effectively create an atmosphere where the indoors seamlessly become outdoors, all while having the capacity to cater to events of all sizes and formats, from meetings to weddings.

Whether meandering through the adjacent garden or admiring the monumental heritage tree that frames the hall's entrance, playing frisbee on the Great Lawn or prancing through the fountains, all are sure to feel a spirited sense of rejuvenation and belonging here at the heart of Wellen Park. 📍



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COURTESY IMAGES

An artist's rendering of Downtown Wellen.



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# FAQs

## IMAGINE YOUR BEST DAY EVER ... EVERY DAY

**Welcome to Wellen Park**, where distinctive districts offer new homes, shops, restaurants amenities, and more, creating the opportunity to discover the fun of living well in a place you can call home. Read on for some exciting information about Wellen Park and what's to come.

### WHAT DOES WELLEN PARK MEAN?

Wellen Park is the name of our Master Planned Community that now includes West Villages and new districts, such as Downtown Wellen and Playmore. More than the name of a community – it's a way of living well that's all about fun times and good vibes. A feeling that you're a part of a vibrant place that is always changing and yet forever familiar.

### WHAT'S HAPPENING TO WEST VILLAGES?

West Villages is never going away. In this new chapter, the existing neighborhoods you know and love are part of the West Villages district within Wellen Park. As our community grows, the Wellen Park brand identity will evolve.

### WHAT DO THESE DISTRICTS MEAN?

We've introduced these districts as a way of organizing our growing number of neighborhoods. These districts are NOT "improvement districts." They are simply a term for geographically organizing and designating locales within the master planned community. Regardless of the neighborhood and district, we're all part of this amazing community called Wellen Park.

### WHY INTRODUCE A NEW BRAND?

We're introducing Wellen Park so that we can plan for a strategic, long-term representation of our master-planned community. Along with the established neighborhoods, there is an additional 7,000 acres of undeveloped land within Wellen Park. We have some exciting plans and with this new brand, we can appropriately scale all that is included within the community.

From a business perspective, we did not legally own the West Villages name, nor could we trademark the use of it. In addition, there is often confusion about whether West Villages is or was a part of The Villages, which it is not.

### WHAT DOES THIS MEAN FOR ME AS A RESIDENT?

While you might notice a few changes to signage and websites, the real change will take the form of more fun for you, your family, and friends — especially when it comes to events and amenities in future Downtown Wellen Park, a vibrant mixed-use development serving as the premier shopping, dining, and entertainment destination for our growing community where dining experiences, entertainment, and boutiques will be seamlessly integrated with waterfront experiences, pedestrian friendly streets, and public spaces. We have some exciting things on the horizon that you won't want to miss.

### HOW DOES THIS AFFECT MY NEIGHBORHOOD?

Your neighborhood isn't changing. Your home and neighborhood are just as they were before. Now, there will be even more to explore and enjoy throughout the community outside of your neighborhood.

### IS MY ADDRESS CHANGING?

There is no change to your physical or mailing address. While the community name is Wellen Park, this doesn't impact existing or future addresses. Wellen Park is a private development.

### WHAT DOES THIS MEAN FOR THE WEST VILLAGES IMPROVEMENT DISTRICT?

Wellen Park does not impact or change the West Villages Improvement District. West Villages Improvement District will continue to be the only Improvement District throughout the community.

### WHAT CAN WE LOOK FORWARD TO AS PART OF THIS WELLEN PARK VISION?

Wellen Park is a community where everyday fun flourishes and the spirit of wellness thrives. At Wellen Park, we can begin each day with a smile, knowing we're surrounded by everything we need to be our happiest and most fulfilled selves. With the future creation of Downtown Wellen – and the shops, restaurants and sunsets it will include – there will be hundreds of ways to brighten each and every day.

### WHAT DOES THE TIMELINE FOR THIS TRANSITION LOOK LIKE?

A new Wellen Park website will launch in June when the new name is officially rolled out. We are also in the process of opening a new Welcome Center that can be enjoyed by both existing and future residents. We look forward to when circumstances allow for us to celebrate these exciting occasions with you at an in-person community event.

Please visit [wellenpark.com/faq](https://wellenpark.com/faq) for a complete list of FAQs.

Still have questions? Reach out to us at [info@wellenpark.com](mailto:info@wellenpark.com).



# IMAGINE MORE CHEERFUL SIPS & JOYFUL TOASTS



You're invited to a virtual **Happy Hour** hosted by the **President of Wellen Park, Rick Severance**. Grab a drink and log onto Zoom\* to hear more information about the Wellen Park brand.

We'll also be kicking off our Facebook Live sessions and **30 days of giveaways!**

## VIRTUAL RESIDENT HAPPY HOUR THURSDAY, MAY 21 – 6PM EST

Do you have questions you'd like answered?  
Submit them ahead of time at [info@wellenpark.com](mailto:info@wellenpark.com)

Due to time constraints, all questions may not be covered.  
Updates and answers will continue to be shared at [wellerpark.com/faq](http://wellerpark.com/faq)



Use your phone's camera to scan the QR code and join the Zoom meeting!

Join by web: **WellenPark.com/HappyHour**

Join by phone: US: **+1 (301) 715 8592**

Meeting ID: **998 7619 9437**

\* Zoom platform is limited to first 1,000 attendees.

EASYGOING & EXTROVERTED

# Planting kisses to celebrate planting trees



Sarasota artist Alexis Fraser, also known as Lipstick Lex.

COURTESY PHOTO

Meet the artist behind the heartfelt mural inside the New Wellen Park Welcome Center

SPECIAL TO WELLEN PARK JOURNAL

Move over paints and pencils, there's a new artistic medium in town. Local Sarasota artist Alexis Fraser, also known as Lipstick Lex, has planted her mark on the art scene using lipstick and kisses as her mediums of choice. She draws, smudges, blends, stencils, and personally kisses her creations using colorful lipstick and cosmetic brushes. Lipstick Lex celebrates how her kiss prints "lend themselves as more of the 'wow factor' in [her] art. They're also symbolic of everything [her] art represents: love, self-love, beauty, personal empowerment, joy and positivity."

Born and raised in the suburbs of Chicago, Illinois, Lipstick Lex graduated from North Central College with a major in secondary art education and a minor in fine art. She spent many spring breaks and summers vacationing with her high school sweetheart and now husband, Josh, here in Sarasota as his family owned a home in Longboat Key for generations. After graduating from college, she and Josh moved to Canada, where Josh was originally from. Lipstick Lex had to apply for permanent residency to legally work and because this was a two-year process, teaching positions were not an option. She began creating art on a regular basis to pass the time, which ultimately led her to where she is today. In 2017,

she and her family, which now includes two children, moved back to the U.S. and chose to reside in Sarasota.

She discovered lipstick as a medium while on a quest to figure out her point of view and niche as an artist. It was an experimental process that spanned six years. She knew that she wanted to create uniquely and find a method that was unconventional—as it was important to differentiate herself to stand out in a sea of artists. Ultimately, a very large portrait of Marilyn Monroe led her to lipstick. She wanted the execution of her portrait to be unusual yet wanted the creation method to correlate with her core values and spirit. And, the concept of lipstick adorning her pieces with her kiss prints felt extremely fitting!

Soon, residents and visitors can admire Lipstick Lex's work in Wellen Park's new Welcome Center. She was commissioned to create a unique, uplifting and whimsical mural to adorn one of the Welcome Center walls. The piece will pay tribute to Wellen Park's Tree Conservation and Relocation Program. Wellen Park has teamed up with three certified arborists to select 26 healthy live oak trees from Wellen Park's open land for transplant to the future downtown area. No mere saplings, the chosen trees range from 14 to 93 inches in diameter. The goal is to preserve the heritage of these trees, which certainly will be around for longer than one lifetime.

Lipstick Lex's favorite aspect of her mural is that the piece celebrates the preservation of these local historical trees. "There is such a synergy between this initiative and what my art brand represents. Being a part of the overall design by creating a one-of-a-kind piece

SEE LIPSTICK, A22 ►

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# HOMES AT WELLEN PARK

SPRING 2020

| A17

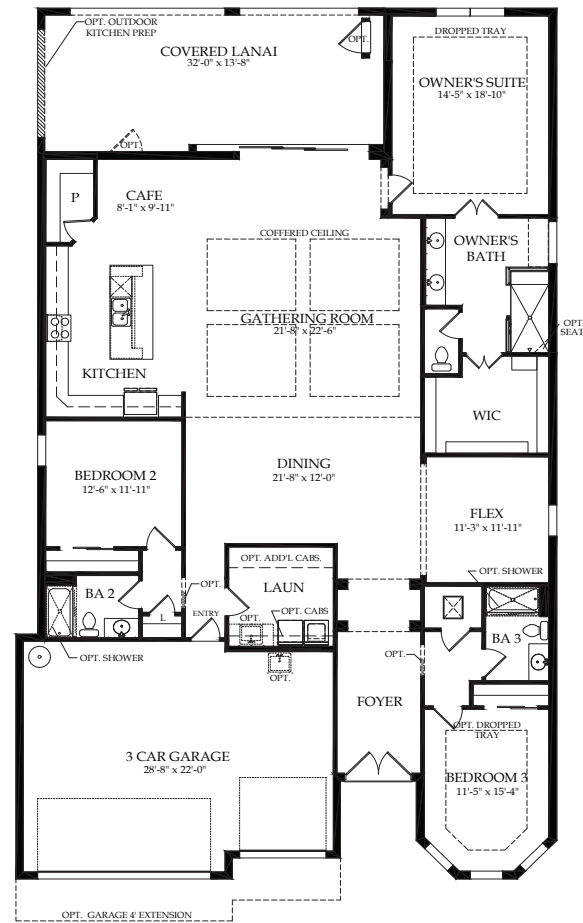
## ISLAND WALK – DIVOSTA



### The Stonewater

Ideal for couples and empty nesters alike, the Stonewater design maximizes functionality and style. Its standard single-story design is an entertainer's delight due to its chef-inspired kitchen that blossoms into the central living space, with adjacent large dining area and easy flow to the expansive lanai. Thanks to the two full guest suites, accommodating overnight friends and family is made easy, and made even easier by an optional second story loft, with separate living area, bedroom and full bath, perfect for visitors or your own getaway. And finally, relax and unwind at day's end in the spacious and serene owner's suite, with elegant double door entry to the master bathroom retreat.

**Sales center:**  
**13639 Salinas St., Venice**  
**941-218-2208**



#### Specifications

- Base price: \$433,990
- SF: 2,852 – 3,894
- 3-4 Bedrooms & Den

- 3-4.5 Bathrooms
- Home Type: Single Family

## RENAISSANCE – MATTAMY HOMES



### The Jubilee

The Jubilee II is a thoughtfully crafted home design with 2,626 square feet of optimized living space with three bedrooms, three baths, a flex room and a three-car garage. This award-winning home was designed to offer the best of an open and airy plan, along with flexible private spaces to suit your needs such as a home office, fitness room or hobby room. The chef-inspired kitchen with an extended island overlooks the convenient dining area and sunlit great room. The owner's suite is a private retreat that features an owner's bath with a spacious shower, separate raised vanities, and a generous walk-in closet. The covered, screened lanai is perfect for enjoying the beautiful Florida weather every day.

**Sales center:**  
**11720 Renaissance Blvd., Venice**  
**941-208-6375**

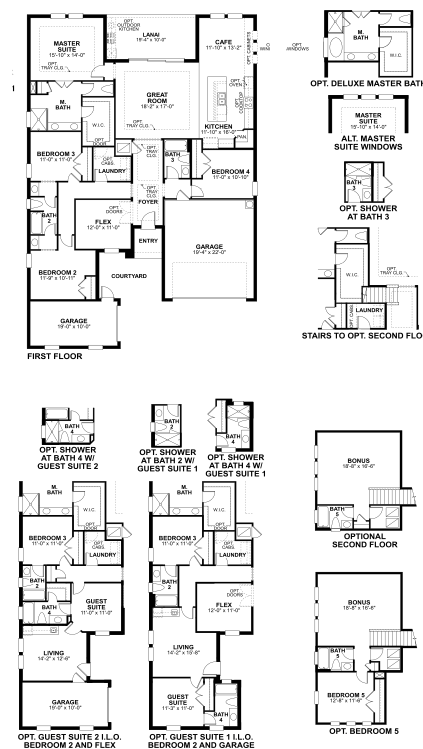


#### Specifications

- Base price: \$365,990
- SF: 2,626
- 3 Bedrooms

- 3 Bathrooms
- Home Type: Single Family

## OASIS – M/I HOMES



### The Columbia

Welcome to the Columbia. Starting at 2,370 square feet, the Columbia's standard layout includes four bedrooms, three full bathrooms, a flex room and an open-concept kitchen/great room. There's also a three-car garage. This plan is uniquely designed to allow for several structural options, including bonus room and guest suite with living and garage space, making it ideal for the multi-generational family. Personalize your Columbia today. It can become truly what you need.

#### Specifications

- 🏠 Base price: \$389,990
- 📏 SF: 2,370 – 2,973
- 🛏️ 4-5 Bedrooms
- 🚿 3-5 Bathrooms
- 🏠 Home Type: Single Family with Multi-Gen Option

**Sales center:**  
**19806 Bridgetown Loop, Venice**  
**941-208-6897**

## SARASOTA NATIONAL – WCI, A LENNAR COMPANY



### The Bella Casa

The Bella Casa is an airy, split plan with 1,571 square feet of living space. An island kitchen blends seamlessly into a formal dining area and living room, with double glass sliders to a generous lanai. The master bedroom offers dual sinks, standing shower and walk-in closet. An additional bedroom is situated near the second full bath and features a charming bay window. The Bella Casa is complete with a versatile den space and one-car garage.

**Sales center:**  
**23114 Copperleaf Drive, Venice**  
**941-246-0076**



#### Specifications

- 🏠 Base price: \$256,999
- 📏 SF: 1,741
- 🛏️ 3 Bedrooms
- 🚿 2 Bathrooms
- 🏠 Home Type: Coach

### The Amelia

The Amelia is a comfortable design with 1,741 square feet of living space with a split floor plan. On one side of the living area, the master bedroom includes a walk-in closet and spa-like bathroom for indulgent relaxation. On the opposite side, two additional bedrooms share a full bath and useful utility closet for handy storage solutions. The dining and living rooms share an inviting, open space. The two-car attached garage is perfect for parking cars or as a hobby/play area. The covered, tiled patio lets the air in and keeps pests out.

**Sales center:**  
**20061 Galleria Blvd., Venice**  
**941-214-9684**

#### Specifications

- 🏠 Base price: \$210,999
- 📏 SF: 1,571
- 🛏️ 2 Bedrooms & Den
- 🚿 2 Bathrooms
- 🏠 Home Type: 6-Plex Coach Home

## GRAND PALM – NEAL COMMUNITIES



### The Savannah 2

The open-concept Savannah 2 is an exciting four-bedroom, three-bath, three-car garage single-family home by Neal Communities. This home includes open space living across 2,863 square feet with a great room, dining area, gourmet kitchen and den. The master bedroom includes two walk-in closets, a luxurious soaking tub, corner shower and two vanity sinks. A guest room with en suite accommodations and walk-in closet is the second bedroom, and a tech space has been included for additional electronics or flexible space needs.

**Sales center:**  
**21209 Wacissa Drive, Venice**  
**941-214-9190**



#### Specifications

- 🏠 Base price: \$435,990
- 📏 SF: 2,863
- 🛏️ 4 Bedrooms
- 🚿 3 Bathrooms
- 🏠 Home Type: Single Family

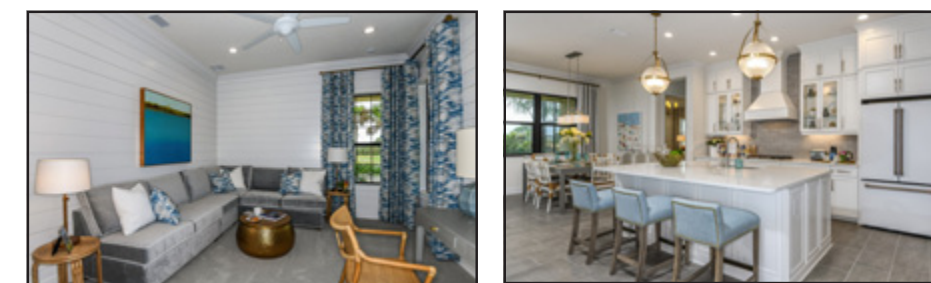
## GRAN PARADISO – LENNAR



#### Specifications

- 🏠 Base price: \$256,999
- 📏 SF: 1,741
- 🛏️ 3 Bedrooms
- 🚿 2 Bathrooms
- 🏠 Home Type: Coach

## BOCA ROYALE – NEAL COMMUNITIES



### Bright Meadow

This lovely three-bedroom plan in Boca Royale comes with a variety of personalizing options. Off the foyer, the spacious family room is open to the kitchen with an island, a walk-in pantry and breakfast nook. Sliders lead from the family room to a sunny covered lanai. A den features attractive French doors. The master suite with optional coffered ceiling in the bedroom holds two walk-in closets and bath with dual sinks, walk-in shower and water closet. Both additional bedrooms include walk-in closets. You have the option of transforming one of the bedrooms into a guest suite with private bath.

**Sales center:**  
**1 Golf View Drive, Englewood**  
**941-241-0667**



#### Specifications

- 🏠 Base price: \$365,990
- 📏 SF: 2,288
- 🛏️ 3 Bedrooms
- 🚿 2 Bathrooms
- 🏠 Home Type: Single-Family

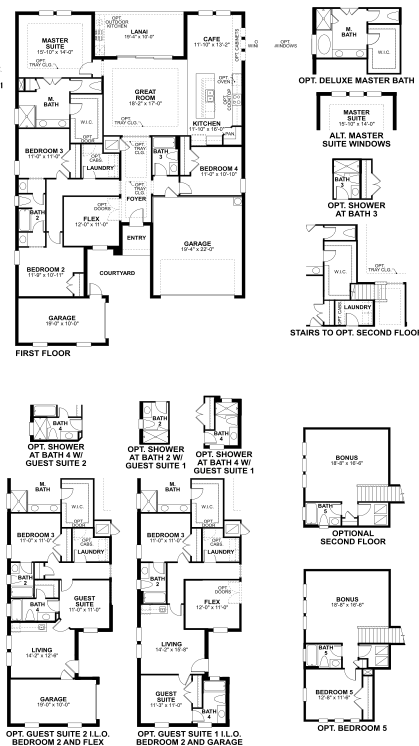
# OASIS – M/I HOMES



## The Columbia

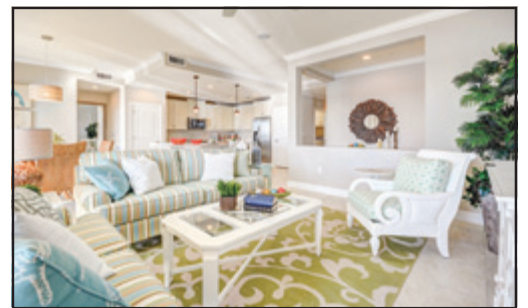
Welcome to the Columbia. Starting at 2,370 square feet, the Columbia's standard layout includes four bedrooms, three full bathrooms, a flex room and an open-concept kitchen/great room. There's also a three-car garage. This plan is uniquely designed to allow for several structural options, including bonus room and guest suite with living and garage space, making it ideal for the multi-generational family. Personalize your Columbia today. It can become truly what you need.

**Sales center:**  
**19806 Bridgetown Loop, Venice**  
**941-208-6897**



- Specifications**
- 🏠 Base price: \$389,990
  - 🏠 SF: 2,370 – 2,973
  - 🛏 4-5 Bedrooms
  - 🚿 3-5 Bathrooms
  - 🏠 Home Type: Single Family with Multi-Gen Option

# SARASOTA M WCI, A LENN



## The Bella Casa

The Bella Casa is an airy, split plan with 1,571 square feet of living space, a formal dining area and living room, with double glass doors, dual sinks, standing shower and walk-in closet. An additional feature is a charming bay window. The Bella Casa is coming soon.

**Sales center:**  
**23114 Copperleaf Drive, Venice**  
**941-246-0076**

# GRAN PARADISO – LENNAR



## The Amelia

The Amelia is a comfortable design with 1,741 square feet of living space with a split floor plan. On one side of the living area, the master bedroom includes a walk-in closet and spa-like bathroom for indulgent relaxation. On the opposite side, two additional bedrooms share a full bath and useful utility closet for handy storage solutions. The dining and living rooms share an inviting, open space. The two-car attached garage is perfect for parking cars or as a hobby/play area. The covered, tiled patio lets the air in and keeps pests out.

**Sales center:**  
**20061 Galleria Blvd., Venice**  
**941-214-9684**



- Specifications**
- 🏠 Base price: \$256,999
  - 🏠 SF: 1,741
  - 🛏 3 Bedrooms
  - 🚿 2 Bathrooms
  - 🏠 Home Type: Coach



- Specifications**
- 🏠 Base price: \$210,999
  - 🏠 SF: 1,571
  - 🛏 2 Bedrooms & Den

NATIONAL –  
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...t of living space. An island kitchen blends seamlessly into  
...sliders to a generous lanai. The master bedroom offers  
...onal bedroom is situated near the second full bath and  
...plete with a versatile den space and one-car garage.

enice



2 Bathrooms  
Home Type: 6-Plex Coach Home

# GRAND PALM – NEAL COMMUNITIES



Virtually staged



Virtually staged



## The Savannah 2

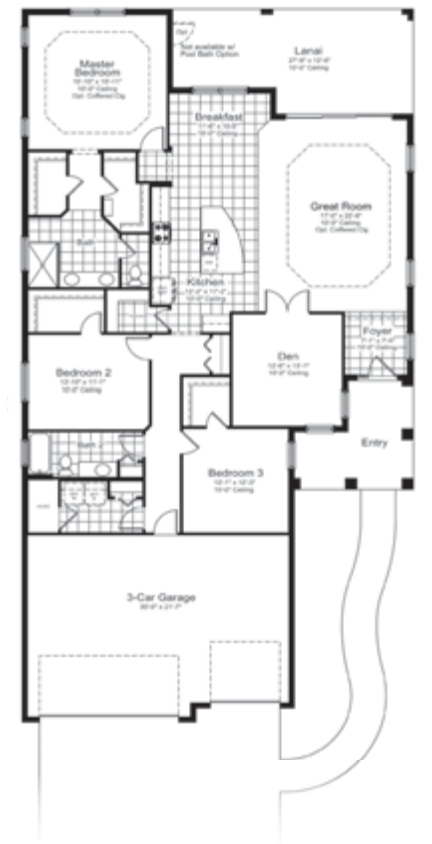
The open-concept Savannah 2 is an exciting four-bedroom, three-bath, three-car garage single-family home by Neal Communities. This home includes open space living across 2,863 square feet with a great room, dining area, gourmet kitchen and den. The master bedroom includes two walk-in closets, a luxurious soaking tub, corner shower and two vanity sinks. A guest room with en suite accommodations and walk-in closet is the second bedroom, and a tech space has been included for additional electronics or flexible space needs.

**Sales center:**  
**21209 Wacissa Drive, Venice**  
**941-214-9190**

### Specifications

- 🏠 Base price: \$435,990
- 🏠 SF: 2,863
- 🛏️ 4 Bedrooms
- 🚿 3 Bathrooms
- 🏠 Home Type: Single Family

# BOCA ROYALE – NEAL COMMUNITIES



## Bright Meadow

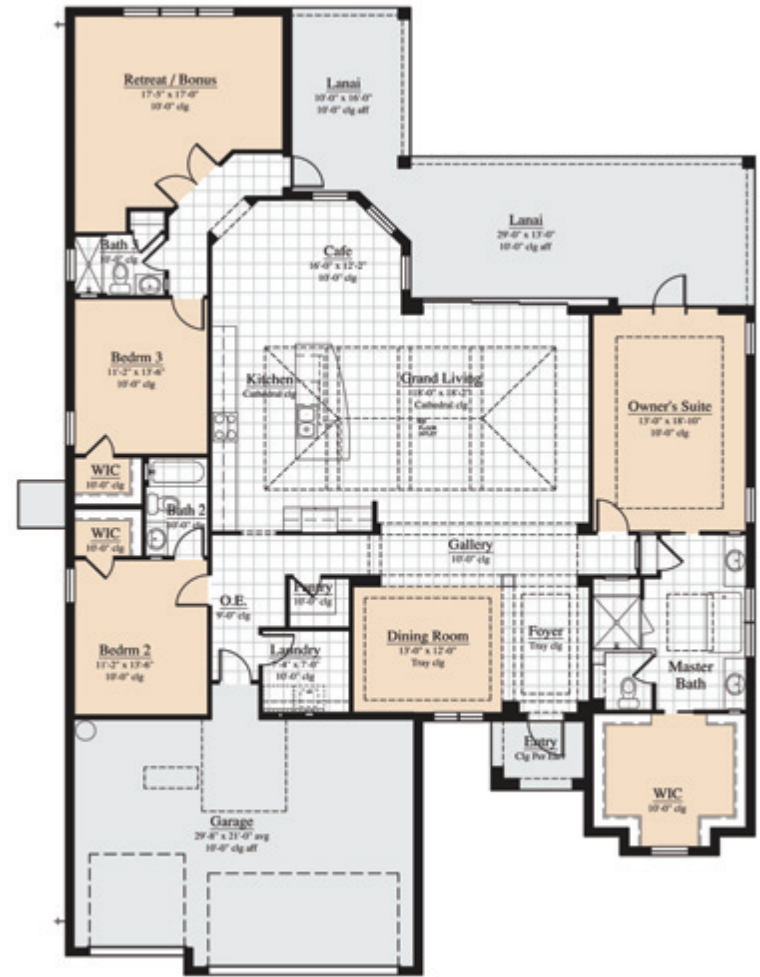
This lovely three-bedroom plan in Boca Royale comes with a variety of personalizing options. Off the foyer, the spacious family room is open to the kitchen with an island, a walk-in pantry and breakfast nook. Sliders lead from the family room to a sunny covered lanai. A den features attractive French doors. The master suite with optional coffered ceiling in the bedroom holds two walk-in closets and bath with dual sinks, walk-in shower and water closet. Both additional bedrooms include walk-in closets. You have the option of transforming one of the bedrooms into a guest suite with private bath.

**Sales center:**  
**1 Golf View Drive, Englewood**  
**941-241-0667**

### Specifications

- 🏠 Base price: \$365,990
- 🏠 SF: 2,288
- 🛏️ 3 Bedrooms
- 🚿 2 Bathrooms
- 🏠 Home Type: Single-Family

# GRAN PARADISO – SAM RODGERS



## The Napoli

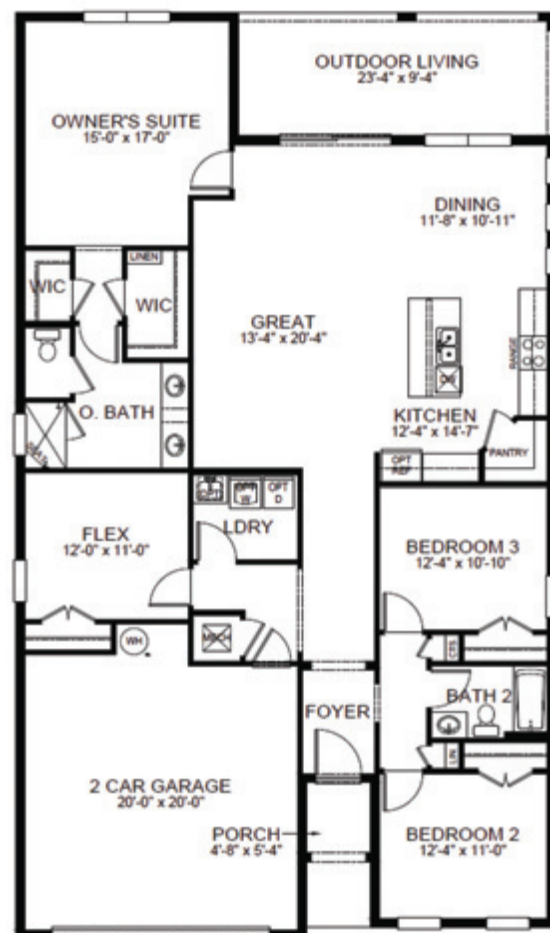
The Napoli's impressive, open grand living area has expansive views of an oversized outdoor living area that includes an island kitchen with lots of storage space and a large casual cafe. You can choose to add the optional fireplace on the lanai to make your outdoor living area perfect for year-round enjoyment. The formal dining room, located next to the foyer, is open to the grand living area for easy kitchen access. The inviting owner's suite stretches across one end of the floor plan and features a nearly 20-by-13-foot dressing room and an elegant master bath with garden tub, double vanities and private water closet. The laundry room and a large pantry about the private owner's entrance, which conveniently connects directly to the kitchen from the three-car garage.

**Sales center:**  
**20107 Passagio Drive, Venice**  
**941-218-2696**

### Specifications

- Base price: \$498,300
- SF: 2,796
- 3 Bedrooms & Bonus room
- 3 Bathrooms
- Home Type: Single Family

# THE PRESERVE – D.R. HORTON



## The Delray

Upon entering the Delray model in The Preserve at West Villages, two bedrooms and a full bath can be found to the side, and a bright, naturally lit kitchen, great room and dining area are straight ahead. Every aspect of this home design accentuates the open concept feel, with a large island kitchen featured at the heart of the home. The owner's suite is privately located at the back of the home and features two walk-in closets, a double vanity and a walk-in shower. The home's flex room features a closet and can be used as den or a fourth bedroom. Off of the great room is a spacious, covered lanai ideal for relaxing or dining al fresco.

**Sales center:**  
**11961 Blazing Star Drive, Venice**  
**941-246-0154**

### Specifications

- Base price: \$297,990
- SF: 2,034
- 3 Bedrooms & Den
- 2 Bathrooms
- Home Type: Single Family

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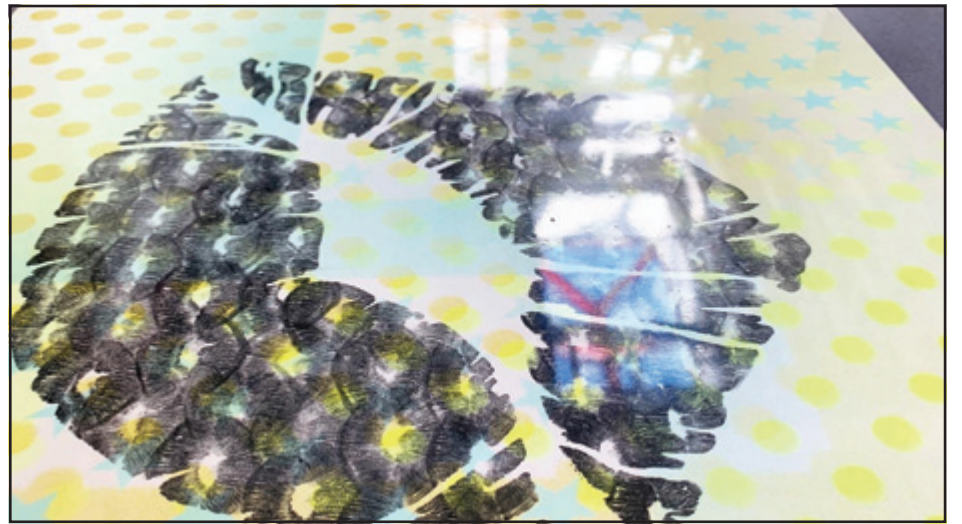
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COURTESY PHOTO

Artwork by Alexis Fraser.

## LIPSTICK

From page 16

for this vibrant Wellen Center feels truly authentic to my personality and my brand," she said.

Of course, kisses will play an integral role in the mural, representing love, beauty and respect for the historical and majestic trees that Wellen Park is known for replanting and preserving. Not only will the piece showcase Lipstick Lex's own rendition of one of these trees, it will also serve as a piece with which residents can engage, take photos and truly connect. Her mural will definitely be Instagram-worthy and visitors are encouraged to take selfies, using it as a backdrop!

When residents and visitors stop by the new Wellen Center to admire Lipstick Lex's conversational mural, they'll also have the opportunity to take advantage of some of the new amenities Wellen Park has to offer. Visitors can explore which Wellen Park neigh-

borhood will best fit their lifestyles through several interactive displays and pop-ups, and everyone can indulge in a quick sip or bite from the adjacent coffee/wine bar/craft beer cafe that will be operated by a local merchant. The cafe will be the perfect spot for grabbing an early morning coffee or afternoon happy hour drink. The outdoor patio will offer views of a preserve and allow for taking in a perfect Florida sunset.

Wellen Park champions its warm and heartfelt community and there will continually be new ways for residents to connect together in meaningful ways. Lipstick Lex will be periodically hosting one of Wellen Park's Artist in Residence workshops—where residents can attend live painting sessions and connect with other community members.

Residents can also visit her gallery and event space downtown Sarasota in the Rosemary District at 1419 5th Street. She plans to offer regular art workshops as well as special events to support local small businesses, artisans and entertainers. If you're interested in dueling piano bar nights, slam poetry, live

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COURTESY PHOTO



Artwork by Alexis Fraser.

music, live comedy, food and beverage tastings, and private parties, you'll definitely want to pop by for a visit!

Recently, Lipstick Lex started the "Made With Love Project," which is designed to drive economic impact and provide comfort, hope, and necessities to families being impacted by COVID-19 and its subsequent consequences. She warmly welcomes anyone that would like to affiliate themselves, or donate to the cause. Learn more or donate at [www.kissesforcauses.org](http://www.kissesforcauses.org).

Connect with Lex:  
[www.lipsticklex.com](http://www.lipsticklex.com)  
[lex@lipsticklex.com](mailto:lex@lipsticklex.com)  
 IG @lipstick\_lex  
 FB @lipsticklex

**Artist's advice**

8 pieces of advice to find your place in the art world from Lipstick Lex:

1. Choose a style/niche (make sure you LOVE it) and stick to it.
2. Target your audience and market yourself like crazy.
3. Do not limit yourself – there are NO limits.
4. Be open to constructive criticism.
5. Get used to hearing NO.
6. Pay attention to what other successful artists are doing and mimic their strategies.
7. Never stop growing, learning, and honing your craft.
8. Embrace the journey and believe in yourself.

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\*Home and community information, including pricing, included features, terms, availability and amenities are subject to change or prior sale at any time without notice or obligation. Pictures, photographs, features, colors and sizes are approximate for illustration purposes only and will vary from the homes as built. CBC1258802



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# IMAGINE MORE FUN SURPRISES & EXCITING PRIZES



Announcing **30 Days of Giveaways** for residents of Wellen Park! Starting June 1, every morning, a new prize will be announced on the **Wellen Park Residents Facebook page** with instructions to enter. Every evening, the winner will be announced.



**A CUSTOM  
PORTRAIT BY  
SARASOTA ARTIST,  
LIPSTICK LEX!**  
@lipstick\_lex



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FUN & ENERGIZED

# It's easy for pets to become family at Wellen Park

BY EVAN WILLIAMS

Wellen Park Journal Correspondent

Retirees Susi and Danny Ruettimann rescued Goose nearly a decade ago. It is believed that she was abandoned by a border collie breeder along a highway in Arkansas.

Today Miss Goosie is known throughout the Wellen Park neighborhood of Grand Palm, and on Facebook, as a frisbee-catching star and a running partner who also loves to play dress up.

"She brings us so much joy every day!" writes Ms. Ruettimann, noting that Goosie has lately been recovering from a limp. After all, she's 10 (or 70 in human years).

For the Ruettimanns and many others, pets are more than companions. They're family. They're good for the heart, too, both emotionally and often physically.

Our relationships with pets have been shown to decrease blood pressure and cholesterol, as well as feelings of loneliness and depression, according to the Centers for Disease Control and Prevention.

That's attributed to the fact that pets offer opportunities for getting outside, exercising and socializing. Hundreds of miles of side-walks and trails, along with the Bark Park at Blue Heron Park, offer residents of Wellen Park ample opportunity to get out and about with their pets.

That's a boon for pet owner and veterinarian Dr. Andrea Daniels, who recently opened her practice in West Villages Marketplace, and her clients. Many are seniors and empty nesters for whom their pets are like children.

"Pets keep them in a routine every day," Dr. Daniels says. "Quite a few of them live alone and their pet is their constant companion. A lot of them tell me they're out walking with their pet every morning and evening.



Miss Goosie is known throughout the Wellen Park neighborhood of Grand Palm, and on Facebook, as a frisbee-catching star and a running partner who also loves to play dress up.

The exercise benefit is well documented."

Born and raised in Port Charlotte, where her parents still live, Dr. Daniels worked as an accountant before going back to school nine years ago, at age 30, to pursue her dream of running her own veterinary practice. It was a passion inspired by a beloved pet, the late Baylee.

Before opening up her doors in the Marketplace, an area she remembers as being mostly cow fields when she was a girl, she practiced in Gainesville and in Charlotte County.

"The community so far has been very welcoming and I'm very happy to be here," she says about her new home. "I'm looking forward to meeting



everybody. It's a really nice area."

After Baylee passed, Dr. Daniels decided to get two young dogs: Saylor and Isla, both Jack Russell terriers.

Like Dr. Daniels, her client Vivian Rommé also opened her heart again to pet ownership after losing her cocker spaniels Zakk and Zoë within just seven months of each other.

"We were so blessed to have them in our lives," she says.

She and her husband now have two young dogs. Pogo is a "funny Havanese" who just turned 2; Izzy, 1, is a "sweet little cocker spaniel."

"Pogo and Izzy are great friends," Ms. Rommé says. "They love to play together and roughhouse. They make us laugh every day. Life is always better with a dog ... or two."

Of course, not everyone can get out and about every day. There are pets for them, too. You might want an active "teenage" dog who may live many years. Or you might prefer an older animal, one who likes to just lounge.

Both offer a unique perspective on life, says Kate MacFall, Florida state director for the Humane Society of the United States.

"They really teach us so much more than we teach them," she says. "Pets teach us empathy and kindness and fun and just to live in the moment a little more than most people do in today's society."

Whichever pet you prefer, it's important to have a plan if you adopt an animal. A local shelter or branch of the Humane Society will have numerous pets to fit any lifestyle.

"There's a pet for everybody," says Ms. MacFall. "And adoption saves a life so that's a beautiful thing."

## Options for adoption

The Humane Society of Sarasota County allows you to browse pictures of cats and dogs who are available for adoption on the organization's website, [www.hssc.org](http://www.hssc.org).

If you are considering adopting, Ms. MacFall also suggests The Shelter Pet Project. It allows you to enter your animal preference and zip code to search for possible places to adopt nearby. Visit [www.theshelterproject.org](http://www.theshelterproject.org).




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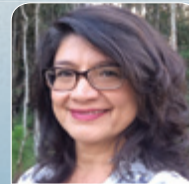
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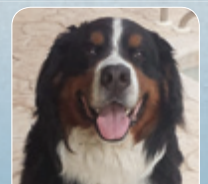
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# ROCKS

From page 6

in the IslandWalk newsletter and held a few informal rock painting classes.

“It just took off,” she says. “Now I’ve got 423 members. Not all of them paint, but a lot of them do.”

She still holds rock painting sessions on Saturdays in the arts and crafts room at the IslandWalk community center. Residents often bring their grandchildren along to take part in the painting.

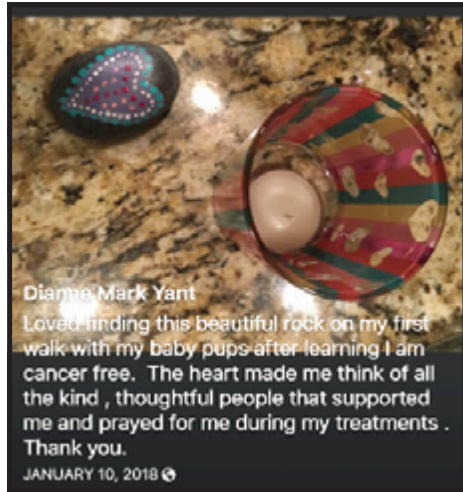
On many evenings when Ms. DeNote takes her golf cart down to the mail center, she’ll hide a couple of rocks as well.

IslandWalkRocks members have also painted specific rocks and delivered them to the doorsteps of residents who have fallen ill or just need cheering up. And the group has taken on rock painting missions over the years to support causes such as breast cancer awareness, hospice care and a local Woodstock-type festival.

On Jan. 10, 2018, Dianne Mark Yant posted on the Facebook page: “Loved finding this beautiful rock on my first walk with my baby pups after learning I am cancer-free. The heart made me think of all the kind, thoughtful people who supported me and prayed for me during my treatments. Thank you.”

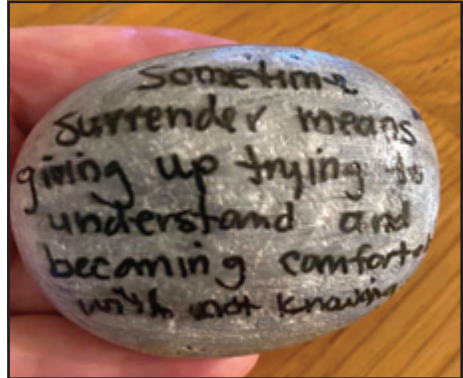
The Facebook page is filled with pictures of rocks left — though rarely lost, it seems — and found again in serendipity.

“Sometimes the perfect rock falls into the perfect person’s hands and really speaks to them, saying something they need at that particular time in their life or that day,” Ms. DeNote says. “And that makes it all worthwhile.”



COURTESY PHOTOS

Dianne Mark Yant’s Facebook post after discovering a painted rock on a walk with her dogs.



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At Wellen Park, we're constantly looking for **fun ways to brighten each day.** And with our upcoming **Facebook Live events** premiering this June, it's easier than ever to come together online and **try something new.**



Search for **Wellen Park Residents** on Facebook  or scan the QR code with your phone's camera to join in on the fun. Here, you will find a schedule of events, exciting giveaways, and much more!

SOME OF OUR **UPCOMING ONLINE EVENTS** INCLUDE:



An **enriching wine tasting** hosted by Venice Wine & Coffee Co.



An **interior design workshop** to spark inspiration around home decor, hosted by Marnee Duffus and Brooke Collins from Builders Design, the firm designing Wellen Park's Welcome Center



An **energizing fitness class** hosted by Chancy Bolo, a personal trainer and one of the fitness experts at Gran Paradiso



A **scenic biking tour** of Wellen Park's beautiful trails and pathways



A **cocktail making session** hosted by the owner of Irma's Tacos, Tommy Villani



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LAURA TICHY-SMITH / WELLEN PARK JOURNAL

Pottery Express & Bamboo Farm is filled with idea gardens, colorful pottery from around the world and a host of native and exotic plants.

## WELLNESS

From page 8

it's right in your backyard. And the area is so beautiful and lush, with ponds and water and wildlife.

"And when you get out to walk, what happens? You feel connected with the universe. You can breathe. You see trees and animals, and sometimes you see other people walking and get a chance to say hi from a distance, so it gives you that sense of connection.

"A brisk walk is all you really need to do, but if you've been walking for a long time you should speed up the pace. Generally speaking, just a brisk walk alone alleviates stress levels because once you get your heart rate up it releases endorphins, which makes you feel good and reduces stress hormones.

"You can walk every single day — soaking up the sun and the air.

"One of the beauties of living in this particular area is everything is at your fingertips, including fitness facilities. I would say 85% of the folks in Wellen Park take full advantage of their clubhouse workout facilities and appreciate the convenience.

"This community is one of the most beautiful places in the country. People love to take advantage of all the things to do. That's part of why they're here."

### Debbie Sloan

CFO and co-owner  
Pottery Express & Bamboo Farm  
25370 Zemel Road, Punta Gorda  
941-505-8400  
www.potteryexpress.com

Pottery Express & Bamboo Farm is more than a store. It's a 5-acre, open-air destination filled with idea gardens, colorful pottery from around the world and a host of native and exotic plants. Think of it as museum where you can buy anything on display. The inventory includes pottery suited to lanai gardening, and the staff is happy to answer questions about container gardening.

Everyone's talking about being healthy, both physically and emotionally, says co-owner Debbie Sloan. And nurturing plants can help toward both of those.

"Every morning, I go out on my lanai and do a walk-around," she says. "It's part of that peaceful grounding time for me to walk around as I drink my coffee and appreciate what's going on out in the world before I have to sit at my desk.

"Container gardening can be productive foodwise, or it can be productive just for your eyes and your senses," she adds. Either way, it's a good thing.

### Tommy Villani

Owner  
Irma's Tacos, Craft Beer and Tequila Bar  
12221 Mercado Drive, Venice  
Facebook: Irma's Tacos, Craft Beer and Tequila Bar  
Instagram: Irmastacosfl

Currently under construction Irma's Tacos, Craft Beer and Tequila Bar is coming this summer to Wellen Park Marketplace. The restaurant will feature more than two

"I think part of the idea of Wellen Park is to provide a variety of fun, entertaining places where you can get high-quality food and beverage from people who are local to the community."

— Tommy Villani, Irma's Tacos, Craft Beer and Tequila Bar



TOMMY VILLANI / COURTESY PHOTO

### Tommy Villani

dozen kinds of tacos, from traditional Mexican street tacos to gourmet international tacos, as well as 12 craft beer taps and nearly 100 different tequilas.

"I think part of the idea of Wellen Park is to provide a variety of fun, entertaining places where you can get high-quality food and beverage from people who are local to the community," says owner Tommy Villani.

"You're not going to see a ton of chains here; you're going to see more people like us — local guys who have been around for a long time. Probably one of the best parts, I think, is we're invested in the community as much as the community is invested in us."

Mr. Villani says tequila is a "misunderstood" alcohol.

"People tend to put tequila with the idea of being intoxicated versus really good tequilas being on the same levels and flavor profiles as higher-end whiskies and scotches," he says. "But when you get into brands of tequila that most people aren't familiar with," he adds, "you can come up with the kind of creative cocktails you see with other high-grade alcohols."

There also is a case for tequila being one of the healthiest liquors out there, he adds, because it's made from agave, which is a 100% all-natural sugar.

"So when you drink tequila properly, some believe it's one of the healthiest ways to drink."

For a taste of what's to come at the Marketplace Irma's, here are a couple of recipes to try at home while watching one of Wellen Park's amazing sunsets from your lanai.

adno=502476



**Irma's Anejo Old-Fashioned**

An introduction to tequila for whisky and bourbon drinkers

1.75 oz. Anejo tequila  
 0.25 oz. vanilla syrup  
 3 drops lemon bitters  
 Cherry and orange peel garnish  
 Pour all liquid ingredients into a mixing glass over ice. Stir one minute. Strain into an old-fashioned glass over one big piece of ice. Garnish with orange peel and cherry.

**Irma's Besame Mucho**

Perfect for watching the sunset in the backyard

1.5 oz. Blanco tequila  
 1.5 oz. dry white wine  
 3 fresh strawberries  
 ½ oz. fresh lemon juice  
 ½ oz. simple syrup  
 2 oz. sparkling water  
 Lemon twist and strawberry garnish  
 Muddle strawberries in a cocktail shaker. Pour all other ingredients except sparkling water into the shaker. Strain shaker contents into a glass over fresh ice. Fill remainder of glass with sparkling water. Garnish with lemon twist and strawberry.

**Jill DeMarco**

Fitness and wellness director  
 Boca Royale Golf & Country Club  
 1601 Englewood Road, Englewood  
 941-475-6464  
 www.bocaroyale.com/fitness/fitness-overview

Boca Royale Golf & Country Club offers many fitness and wellness options to its members. Among these are once-a-month kayaking and bicycling excursions that Jill DeMarco leads.

"We have a very active community here, so it definitely is something that people look forward to on that monthly basis," she says. "I have a lot of regulars who come to every monthly event. It gives them another opportunity to be outside doing something active."

"There's a lot of golf, tennis and walking all the time, of course, but it's fun to get together as a group with friends to bike."

"My cycling outings have been on the Legacy Trail. It's beautiful and safe, and we can get a good 20 miles in going up and back. Parts of the trail are shaded by a tree canopy, and we go over the water a few different times. What's nice is you can always turn around, so you don't have to go all the way."

"But I've found it impressive that many people think, 'Oh, I'll probably turn around early,' and then next thing you know they've gone all the way. People surprise themselves. I think it's because the beautiful scenery is a distraction"

"Kayaking provides a different avenue to get out to enjoy the day. Our outings are to different locations for a two-hour paddle. We've been on the intercoastal, we've been on the Myakka River and we've been to several parks. It's always calming and fun to be on the water."

"I like that it's more of an upper body and core workout. And it's fun to paddle with other people. I think there's also a safety factor. Some people might not feel comfortable going out kayaking by themselves, especially when they're not familiar with a location. When you're with a group, you can follow along, and you have somebody to talk to about everything you're seeing."

So, no matter what path you take toward wellness, Wellen Park has just what you need. Think of it as wellness — your way. 🍷

"My cycling outings have been on the Legacy Trail. It's beautiful and safe, and we can get a good 20 miles in going up and back. What's nice is you can always turn around, so you don't have to go all the way."

— **Jill DeMarco,**

*Fitness and wellness director*



JILL DEMARCO / COURTESY PHOTO



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## WELLCOME

From page 4

like farmer’s markets, festivals and concerts, water recreation, and more.

### Hub of heartfelt connections

Wellen Park is a place where friends are like family and family is never far. From dynamic districts to friendly neighborhoods and award-winning homes, there’s an amazing variety of settings for bringing people together and connecting in meaningful ways. With this new chapter, even more opportunities exist for heartfelt engagement, from casual chances to meet up with neighbors along endless trails to future planned community events. Whether getting together for drinks on the patio, a lively game night, or a neighborly barbecue, every gathering at Wellen Park is guaranteed to feel like home.

### Channeling waterside vibes

Wellen Park is infused with an easygoing and extroverted attitude — in other words, it’s

all about going with the flow. At Wellen Park, embracing a casual lifestyle is second nature. From Senator Bob Johnson’s Landing along the Myakka River, to the future lakeside dining options in Downtown Wellen, countless places weave water and wellness into the easygoing way of life. At the end of the day, this is a community that celebrates the casual mindset of Florida’s West Coast and cultivates an atmosphere that’s both effervescent and effortless.

Together, these pillars are at the heart of Wellen Park’s identity and are behind the encouragement for residents to live their best days ever, every day — and yes, even despite the atmosphere of change and uncertainty we’re living in right now. Because there is something wonderful happening here. A place that’s all about fun and good vibes. A feeling that each person is a vital part of a vibrant community — one that is always changing, yet forever familiar. At Wellen Park, each day begins with a smile, surrounded by everything one needs to be their best and happiest self. Thriving connections. Friendly neighborhoods. A downtown with shops, restaurants and sunsets galore. Hundreds of ways to brighten the days, enlivened by the natural wonderland of Florida’s always amazing West Coast.

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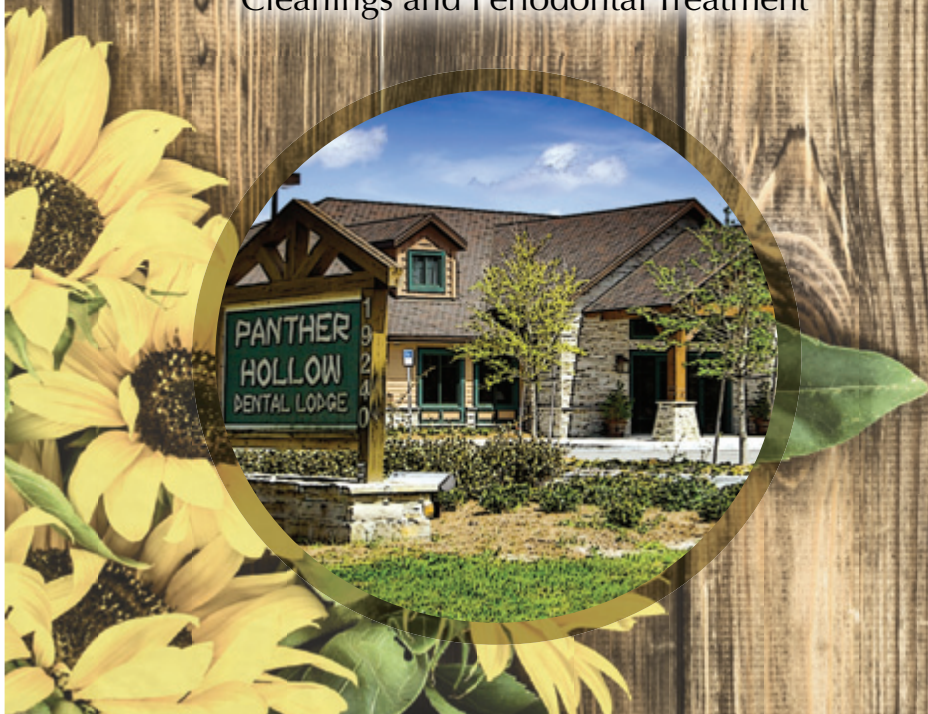
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