

Note: Before buying property in Collier County request the property be inspected for all code violations and to ensure that any alterations/additions/structures have been permitted on the property.

FILING A COMPLAINT

To report a violation, e-mail at www.colliergov.net. Or phone Collier County Code Enforcement at (239) 252-2440

Please provide the following information:

- Address or location of the violation
- Description of the violation
- Any other pertinent information

Anonymous complaints are accepted except for reported violations pertaining to exotics, minimum housing, and noise issues.

If you wish a return call, your name and phone number will be required.

OTHER USEFULL NUMBERS: (239)

Sheriff Department (Non-Emergency) 774-4434

Animal Control 252-6952

Public Utilities 252-2380

Permit Department 252-2400

Contractor license 252-2909

Transportation Road Maintenance 252-8924

Right of Way Permits 252-5767

Environmental Services 252-2505

Fish and Wildlife 1-888-404-3922



Ordinance Awareness Common Violations in the Estates



Code Enforcement

2800 North Horseshoe Drive
Naples, Florida 34104
Main Office (239)252-2440
FAX (239)252-2343
www.colliergov.net

"To protect the health, safety, and welfare of our community members through education, cooperation, and compliance with Collier County's Code of Laws and Ordinances"

ACCESSORY STRUCTURES

All vertical structures require a building permit and must meet setback requirements, structural codes and/or have tie downs. This includes the following structures:

Pools / Guest houses / Sheds / detached garages / Canopies

[Ord. 04-41, Sec. 10.02.06(B)]

CANOPY TENTS/SHADES

A permit is required for canopy tents/shades and must meet building permit setbacks and restrictions.

They may be used only for storage or parking of recreational vehicles and/or as a sun shade for outdoor activities.

At no time shall these structures be used for any other type of storage.

The canopy tent shall not be permitted with electrical or other utility connections.

[Ord. 04-41, Sec. 5.03.01(A)]

FENCES

A building permit is required to erect a fence on any parcel of land and must meet the restrictions of each zoning district. The finished side of the fence or wall shall face the adjoining lot or any abutting right-of-way.

Fences and walls shall be constructed and maintained in a manner as to not create a safety hazard or a public nuisance.

[Ord. 04-41, Sec. 5.03.02]

LITTER

Unauthorized accumulation of litter in or on any property, public place, street, or alley is prohibited. **[Code of Laws, Ch. 54, Article VI, Section 54-180 thru 54-182]**

HOUSEHOLD APPLIANCE, FURNITURE, AND YARD WASTE DISPOSAL (Bulky Items)

Large household furnishings (such as washing machines, dryers, ovens, refrigerators, couches, chairs), may be placed at curbside on recycling or yard waste day. Call (239) 252-2380 for pickup.

Automobile/boat parts will not be picked up, except for tires and batteries

Yard waste is to be placed for pickup on yard waste collection days only and must be bundled or bagged. **[Ord. 55-44].**

WEEDS, GRASS AND OTHER NON-PROTECTED OVERGROWTH

The accumulation of weeds, grass or other similar non-protected overgrowth in excess of eighteen (18) inches in height and located upon any improved lot within 30 feet of any residential structure or up to any lot line is a violation.

[Code of Laws, Ch. 54, Article VI, Section 54-185(b)]

LAND CLEARING

Removing any vegetation without first obtaining a Permit is prohibited (For more information contact Environmental Services). **[Ord. 04-41, Sec. 3.05.01(B)]**



ANIMALS IN ESTATES

In the Estates you can have a total of 25 fowl/ poultry; 2 hoofed animals per acre (such as horses, goats, cows) and no pigs/hogs. Enclosures shall be a minimum of thirty (30) feet from any lot line, and a minimum of 100 feet from any residence on an adjacent parcel. **[Ord. 04-41 04.02.07]**

PROHIBITED USES

Any use or structure not specifically identified in a zoning district as a permitted use, **conditional use**, or **accessory use** shall be prohibited in such zoning district. Such as Commercial, Industrial or Personal storage containers (PODS).

[Ord. 04-41, Sec. 2.02.03]

ROADSIDE SALES

Roadside sales are prohibited in all zoning districts and on Collier County Right-of-ways. No Temporary Use Permit or license can be obtained for any type of roadside sale.

[Ch. 21 Art.1 of Code of Laws & Ord.]

USE OF UNIMPROVED (VACANT) LOTS

Unimproved (vacant) lots may not be used for the parking, storage, display or sale of vehicles, trailers, boats, items, services or products.

[Ord. 04-41, Sec. 2.02.03]

WATER IRRIGATION

Water restrictions are in effect. Visit www.sfwmd.gov for details or to report a violation call Public Utilities.

PARKING AND STORAGE OF VEHICLES

Parking or storing of unlicensed vehicles on any property, other than in a completely enclosed building, is prohibited.

[Code of Laws, Ch. 130, Article III, Section 130-95]

Parking or storing of vehicles on a public right-of-way or vacant property is prohibited. This also applies to boat trailers, campers and utility trailers. **[Ord. 04-41, Sec. 2.02.03]**

COMMERCIAL VEHICLES

Parking or storing of commercial vehicles such as dump trucks is **not** a violation on Estates zoned property; as long as the vehicle is driven by persons living at that residence. **[Code of Laws, Ch. 130, Article III, Section 130-97]**

RIGHT-OF-WAY

A permit is required for any construction activities, excavation, or obstruction on designated Collier County Right-of-Ways, except for mailboxes which must be mounted on a breakaway type post. Parking in the right-of-way is prohibited.

[Ord. 2003-37, Sec. 5]

HOME OCCUPATIONAL LICENSES (business Tax Receipt)

Home Occupations must be licensed and meet all applicable County Codes. The Home Occupation must be secondary to the use of the dwelling and signs, retail sales, storage, excessive noise, and customer traffic is prohibited. There shall be no retail sale of materials, goods, or products from the premises. **[Ord. 04-41, Sections 5.02.00-5.02.03]**

Section 5.02.03, Subsections A-J

The home occupation shall be clearly incidental to the use of the dwelling for dwelling purposes. The existence of the home occupation shall not change the character of the **dwelling**.

A. An allowable home occupation shall be conducted by an occupant of the dwelling.

B. There shall be no on-site or off-site advertising signs.

C. The use shall not generate more traffic than would be associated with the allowable residential use. To that end, traveling to and from as well as meeting or parking at the residence by either employees of the business operated there from who are not residing at the subject address or by customers or clients of the home occupations is prohibited.

D. There shall be no receiving of goods or materials other than normal delivery by the U.S. Postal Service or similar carrier.

HOME OCCUPATIONAL LICENSES (business Tax Receipt)

5.02.03 Home Occupational

Standards: (A-J) Continued...

E. Parking or storage of commercial vehicles or equipment shall be allowable only in compliance with the requirements for commercial vehicles in the County Code [Code of Laws, Ch. 130, Article III, Section 130-97]

F. The on-site use of any equipment or materials shall not create or produce excessive noise, obnoxious fumes, dust, or smoke.

G. The on-site use of any equipment or tools shall not create any amount of vibration or electrical disturbance.

H. No on-site use or storage of any hazardous material shall be kept in such an amount as to be potentially dangerous to persons or property outside the confines of the home occupation.

I. There shall be no outside storage of goods or products, except plants. Where plants are stored, no more than fifty (50) percent of the total square footage of the lot may be used for plant storage.

J. A home occupation shall be subject to all applicable County occupational licenses and other business taxes. **[Code of Laws, Ch. 126, Article IV, Section 126-111(B)]**