



## Special Magistrate Hearing

### **AGENDA**

Board of County Commission Chambers  
Collier County Government Center  
3299 Tamiami Trail East, 3<sup>rd</sup> Floor  
Naples, FL 34112

September 21, 2018

9:00 AM

**NOTE:** ANY PERSON WHO DECIDES TO APPEAL A DECISION OF THE SPECIAL MAGISTRATE WILL NEED A RECORD OF THE PROCEEDINGS PERTAINING THERETO, AND THEREFORE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. NEITHER COLLIER COUNTY NOR THE SPECIAL MAGISTRATE SHALL BE RESPONSIBLE FOR PROVIDING THIS RECORD.

**I. CALL TO ORDER-SPECIAL MAGISTRATE BRENDA GARRETSON PRESIDING**

**II. APPROVAL OF AGENDA**

**III. APPROVAL OF MINUTES**

**IV. MOTIONS**

**A. MOTION FOR CONTINUANCE**

**B. MOTION FOR EXTENSION OF TIME**

1. CASE NO: **CELU20170012403**  
OWNER: **Betsavet Damaris Roseblum**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Section 1.04.01(A) and Section 2.02.03 and Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-179. Illegal outside storage consisting of but not limited to, metals, barrels, appliances, tanks, tools, plastics, etc.  
  
FOLIO NO: 62104400007  
VIOLATION ADDRESS: 5430 Catts Street, Naples, FL

2. CASE NO: **CESD20170012391**  
OWNER: **Betsavet Damaris Roseblum**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e)(i). An aluminum and wood overhang attached to the permitted concrete shed and a carport located to the left of the dwelling both built without first obtaining a valid Collier County Permit.  
  
FOLIO NO: 62104400007  
VIOLATION ADDRESS: 5430 Catts Street, Naples, FL

**V. STIPULATIONS**

**VI. PUBLIC HEARINGS**

**A. HEARINGS**

1. CASE NO: **CEEX20180010288-CO10501**  
OWNER: **Marie L. Weber**  
OFFICER: Michael R. Nelson  
VIOLATIONS: Noise – Loudspeakers 54-93, Section D(3).  
FOLIO NO:  
VIOLATION ADDRESS: 3042 Cottage Grove Ave, Naples, FL

2. CASE NO: **CEEX20180009998-PU5709**  
OWNER: **WCI Communities LLC**  
OFFICER: Jose Quintero  
VIOLATIONS: Illegal Tampering, 134-62, Section 1.9  
FOLIO NO: 22435301307  
VIOLATION ADDRESS: 1637 Marton Ct., Naples, FL
3. CASE NO: **CEEX20180010703-PR59845**  
OWNER: **Lara Maranda-Simaro**  
OFFICER: Park Ranger Barry Gorniak  
VIOLATIONS: Unlawful Parking, Section 130-66  
FOLIO NO:  
VIOLATION ADDRESS: Sudgen Park, Naples, FL
4. CASE NO: **CEPM20180004277**  
OWNER: **David T. Stephens**  
OFFICER: John Johnson  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-231(12)(c), 22-231(12)(n), and 22-228(1). Property has a damaged roof and screened lanai in rear of house.  
FOLIO NO: 52853080005  
VIOLATION ADDRESS: 2172 Kings Lake Blvd, Naples, FL
5. CASE NO: **CENA20180003325**  
OWNER: **Anita Flores**  
OFFICER: Steven Lopez-Silvero  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-181 and Collier County Land Development Code, 04-41, as amended, Section 2.02.03. Litter and outside storage of items consisting of but not limited to indoor furniture, appliances, a plastic crate, concrete blocks, and a cooler on improved occupied residential property and the right-of-way.  
FOLIO NO: 30683080006  
VIOLATION ADDRESS: 1415 Tangerine Street, Immokalee, FL
6. CASE NO: **CEPM20180001125**  
OWNER: **Philadelphia Baptist Church of Naples Inc**  
OFFICER: John Johnson  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(c). Roof of this building in disrepair.  
FOLIO NO: 64511040003  
VIOLATION ADDRESS: 3150 Barrett Ave., Naples, FL

7. CASE NO: **CENA20180003734**  
OWNER: **Kevin Condon**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(d). Prohibited exotics consisting of but not limited to, Melaleuca, Java Plum, and possibly Brazilian Pepper, etc.  
  
FOLIO NO: 60782600001  
VIOLATION ADDRESS: 5274 Cypress Ln., Naples, FL
8. CASE NO: **CENA20180006273**  
OWNER: **Witold Gruca and Jolanta Zoppa**  
OFFICER: Colleen Davidson  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(a) and Section 54-181 and Collier County Land Development Code, 04-41, as amended, Section 2.02.03. Weeds in excess of eighteen inches and litter and outside storage consisting of but not limited to household items and furniture.  
  
FOLIO NO: 67284520006  
VIOLATION ADDRESS: 39 Cajeput Dr., Naples, FL
9. CASE NO: **CEPM20180007913**  
OWNER: **Ilona Dasbach**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-231(12)(n) and 22-228(1). Missing pool enclosure.  
  
FOLIO NO: 55101000006  
VIOLATION ADDRESS: 224 Pine Valley Cir., Naples, FL
10. CASE NO: **CEV20180002663**  
OWNER: **Joseph Anderson**  
OFFICER: Tony Asaro  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95. Unlicensed and inoperable vehicles on the property.  
  
FOLIO NO: 37868780001  
VIOLATION ADDRESS: 2140 Randall Blvd, Naples, FL
11. CASE NO: **CEVR20170019637**  
OWNER: **Aces of Naples LLC**  
OFFICER: Virginie Giguere  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended,

Sections 4.06.05(H)(6) and 4.06.05(K)(2). Failure to maintain required landscape canopy trees in a healthy condition in perpetuity as per approved Site Development Plan SDPA-2005-AR-8153, and failure to replace required landscaping including but not limited to approximately forty-five trees total consisting of Oaks, Magnolias, etc.

FOLIO NO: 764220000065  
VIOLATION ADDRESS: 14700 Tamiami Trail N, Naples, FL

- 12.** CASE NO: **CEPM20180003726**  
OWNER: **Robin Okolski**  
OFFICER: Stephen Athey  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(c). Roof in disrepair.

FOLIO NO: 523998000008  
VIOLATION ADDRESS: 145 Capri Blvd., Naples, FL

- 13.** CASE NO: **CENA20170019344**  
OWNER: **KSWFL Homesites LLC**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(d). Exotic vegetation within a two hundred radius of an improved property consisting of but not limited to, Brazilian Pepper, Earleaf Acacia, Java Plum, and Woman's Tongue, etc.

FOLIO NO: 772606000008  
VIOLATION ADDRESS: 180 6<sup>th</sup> ST., Naples, FL

- 14.** CASE NO: **CEPM20180006478**  
OWNER: **Gloria Anzualda**  
OFFICER: John Connetta  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-231(12)(n), 22-231(12)(b), 22-231(12)(c), 22-231(12)(i), 22-242 and 22-228(1). Unsecured vacant dwelling with roof damage, fence damage, exterior wall damage and broken windows.

FOLIO NO: 63860120002  
VIOLATION ADDRESS: 302 Washington Ave., Immokalee, FL

- 15.** CASE NO: **CEPM20180008544**  
OWNER: **Anthony J. Russo**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-228(1), 22-231(12)(i), and 22-231(12)(c). Broken and missing windows panel, damaged soffits and torn or missing screen panels on the lanai.

FOLIO NO: 49530280005  
VIOLATION  
ADDRESS: 2 Creek Cir., Naples, FL

16. CASE NO: **CENA20180008787**  
OWNER: **Dafang Yuan**  
OFFICER: Colleen Davidson  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(b). Weeds in excess of eighteen inches within thirty feet of primary structure.

FOLIO NO: 38454560003  
VIOLATION  
ADDRESS: 6641 Sandalwood Lane, Naples, FL

17. CASE NO: **CEA20180008390**  
OWNER: **Thomas M. Aiello and Shari Cosme Aiello**  
OFFICER: Thomas Pitura  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Section 4.02.07. Keeping livestock animals on this property totaling more than the allowed five for the particular acreage and keeping a pig on the property.

FOLIO NO: 36765241000  
VIOLATION  
ADDRESS: 3440 7<sup>th</sup> Ave SW, Naples, FL

18. CASE NO: **CEPM20180008108**  
OWNER: **William E. Anthony and Deanna B. Anthony**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(c). Damaged roof in need of repairs.

FOLIO NO: 50865003726  
VIOLATION  
ADDRESS: 1 Abilene Trail, Naples, FL

19. CASE NO: **CESD20180000557**  
OWNER: **Melvin R. Creasey and Nancy B. Creasey**  
OFFICER: Benjamin Plourd  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Building an attached utility shed without a permit.

FOLIO NO: 51593320000  
VIOLATION  
ADDRESS: 319 Imperial Wilderness Blvd., Naples, FL

20. CASE NO: **CEPM20180002511**  
OWNER: **Bess Sember EST**  
OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22,

Article VI, Section 22-231(15), 22-231(12)(1), and 22-228(1). Pool that is green, stagnant, and not properly maintained, ripped, or missing screen panels from the pool enclosure, and a damage pool enclosure.

FOLIO NO: 55252560000  
VIOLATION  
ADDRESS: 130 Palmetto Dunes Cir., Naples, FL

21. CASE NO: **CEROW20170005070**  
OWNER: **Antonia Garcia and Minerva Garcia**  
OFFICER: Benjamin Plourd  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Division 1, Section 110-30. Culvert and drainage pipe has failed, that is, it has collapsed or rusted through. Ordinance 2003-3788 requires that necessary repairs are the responsibility of the property owner.

FOLIO NO: 00762360004  
VIOLATION  
ADDRESS: 11431 Trinity Pl., Naples, FL

22. CASE NO: **CELU20170019481**  
OWNER: **Steven C. Happney**  
OFFICER: Benjamin Plourd  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Sections 1.04.01(A) and 2.02.03. Shipping container on residential property, no active building permit.

FOLIO NO: 49581760008  
VIOLATION  
ADDRESS: 45 Derhenson Dr., Naples, FL

## B. EMERGENCY CASES

1. CASE NO: **CEPM20180010081**  
OWNER: **Steven J. Stilton EST**  
OFFICER: Stephen Athey  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(2). No water supplied to an occupied dwelling.

FOLIO NO: 738680006  
VIOLATION  
ADDRESS: 120 Andrea Ln., Naples, FL

## VII. NEW BUSINESS

### A. MOTION FOR REDUCTION/ABATEMENT OF FINES

### B. MOTION FOR IMPOSITION OF FINES AND LIENS

1. CASE NO: **CEV20180003210**  
OWNER: **Belot S. Branchedor and Maritane Branchedor-Dumel**

OFFICER: Jonathan Musse  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130,  
Article III, Section 130-95. Unlicensed vehicle.  
FOLIO NO: 25967800920  
VIOLATION ADDRESS: 14676 Apalachee St., Naples, FL

2. CASE NO: **CEPM20150010212**  
OWNER: **Alejandra Brito Embriz**  
OFFICER: John Connetta  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22,  
Article VI, Section 22-229. Occupied dwelling declared a  
dangerous building by the building inspector.  
FOLIO NO: 63856040002  
VIOLATION ADDRESS: 612 Jefferson Ave W, Immokalee, FL

3. CASE NO: **CEPM20180005540**  
OWNER: **Okeechobee GGE Trust**  
OFFICER: Stephen Athey  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22,  
Article VI, Sections 22-231(12)(b), 22-231(12)(c), 22-  
231(12)(l). Roof, exterior siding and screens in disrepair.  
FOLIO NO: 31142501287  
VIOLATION ADDRESS: 58 Enchanting Blvd, Naples, FL

4. CASE NO: **CEAU20170015420**  
OWNER: **Fritz Delus and Ange Philien**  
OFFICER: Benjamin Plourd  
VIOLATIONS: Florida Building Code, Fifth Edition 2014, Section 105.1. Fence  
installed prior to obtaining permits, also Permit No. 2006080610  
for a six-foot wooden fence is expired.  
FOLIO NO: 25967801822  
VIOLATION ADDRESS: 14535 Abiaka Way, Naples, FL

5. CASE NO: **CENA20180002818**  
OWNER: **Deri Clark**  
OFFICER: Joseph Mucha  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54,  
Article VI, Sections 54-179 and 54-181 and Collier County  
Land Development Code, 04-41, as amended, Section 2.02.03.  
Litter and debris throughout the property.  
FOLIO NO: 00767520001  
VIOLATION ADDRESS: 15081 Oak Tree Dr. Naples, FL

6. CASE NO: **CEV20180002815**



OWNER: **Deri Clark**  
OFFICER: Joseph Mucha  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95. Inoperable and unregistered vehicles parked throughout the property.  
  
FOLIO NO: 00767520001  
VIOLATION ADDRESS: 15081 Oak Tree Dr., Naples, FL

7. CASE NO: **CENA20170010865**  
OWNER: **Thomas A. Johns Sr.**  
OFFICER: Benjamin Plourd  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-181 and Section 54-179 and Collier County Land Development Code, 04-41, as amended, Section 2.02.03. Litter and/or outside storage of items including but not limited to, miscellaneous metals, plastics, and other litter.  
  
FOLIO NO: 435560005  
VIOLATION ADDRESS: 6911 Johns Road, Naples, FL

8. CASE NO: **CEPM20170017470**  
OWNER: **William J. Fotre Jr.**  
OFFICER: Stephen Athey  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-231(19), 22-231(12)(p), 22-231(12)(c) and 22-231(12)(b). Roof, windows, interior walls, and ceiling in disrepair.  
  
FOLIO NO: 29830760009  
VIOLATION ADDRESS: 2948 Orange Street, Naples, FL

9. CASE NO: **CEV20180001521**  
OWNER: **Valerie A. Dunlap**  
OFFICER: Jon Hoagboon  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95. Inoperable vehicle parked in the front yard.  
  
FOLIO NO: 77411440004  
VIOLATION ADDRESS: 1297 Trail Terrace Dr., Naples, FL

10. CASE NO: **CEPM20170016043**  
OWNER: **Rita Martino**  
OFFICER: Stephen Athey  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(n). Private pool enclosure in disrepair.  
  
FOLIO NO: 53953720002  
VIOLATION ADDRESS: 304 Nason Lane, Naples, FL

ADDRESS:

11. CASE NO: **CEPM20170013286**  
OWNER: **Elias Valencia**  
OFFICER: Jon Hoagboon  
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(c). Deteriorated roof consisting of damaged and or missing shingles, also soffit and fascia damage.  
  
FOLIO NO: 38101960008  
VIOLATION ADDRESS: 2930 70<sup>th</sup> Street SW, Naples, FL
12. CASE NO: **CESD20180001549**  
OWNER: **Keri C. Johnson**  
OFFICER: John Connetta  
VIOLATIONS: Collier County Land Development Code, 04-41, as amended, Section 10.02.06(B)(1)(a) and 2017 Florida Building Code, Sixth Edition, Chapter 4, Section 454.2.17. Unsecure swimming pool missing an approved pool barrier in the rear yard of improved occupied residential property.  
  
FOLIO NO: 60580000845  
VIOLATION ADDRESS: 8137 Ronda Ct., Naples, FL

**VIII. OLD BUSINESS**

- A. MOTION TO AMEND PREVIOUSLY ISSUED ORDER
- B. MOTION TO RESCIND PREVIOUSLY ISSUED ORDER

**IX. CONSENT AGENDA**

- A. REQUEST FOR SPECIAL MAGISTRATE TO IMPOSE NUISANCE ABATEMENT LIENS ON CASES REFERENCED IN SUBMITTED EXECUTIVE SUMMARY.
- B. REQUEST TO FORWARD CASES TO COUNTY ATTORNEY'S OFFICE AS REFERENCED IN SUBMITTED EXECUTIVE SUMMARY.

**X. REPORTS**

**XI. NEXT MEETING DATE- FRIDAY OCTOBER 5, 2018 AT 9:00 A.M.**

**XII. ADJOURN**