



Code Enforcement Board Nuisance Abatement Board

AGENDA

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

August 29, 2019

9:00 AM

Robert Kaufman, Chair
Gerald Lefebvre, Vice-Chair
Kathleen Elrod, Member
Ronald Doino, Member
Ryan White, Member
Sue Curley, Member
Herminio Ortega, Member
Chloe Bowman, Alternate

Notice: Respondents may be limited to twenty (20) minutes for case presentation unless additional time is granted by the Board. Persons wishing to speak on any agenda item will receive up to five (5) minutes unless the time is adjusted by the Chairman.

All parties participating in the public hearing are asked to observe Roberts Rules of Order and speak one at a time so that the court reporter can record all statements being made.

Any person who decides to appeal a decision of this Board 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 Code Enforcement Board shall be responsible for providing this record.

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL

III. APPROVAL OF MINUTES

IV. APPROVAL OF AGENDA

V. PUBLIC HEARINGS/MOTIONS

A. MOTIONS

MOTION FOR CONTINUANCE

1. CASE NO: **CESD20180010012**
OWNER: **LONGSHORE LAKE FOUNDATION INC**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Multiple sheds and canopy shades installed on tennis courts and on Collier County Building permits obtained. Permits PRHV20170413388, PRBD20131024857 and PREL20150721866 are all in expired status and need to be completed and issued the Certificates of Completion.
FOLIO NO: 56100120009
PROPERTY ADDRESS: 11399 Phoenix Way, Naples, FL

MOTION FOR EXTENSION OF TIME

2. CASE NO: **CELU20180011995**
OWNER: **Larry A Fieldhouse and Betty J Fieldhouse**
OFFICER: Michele Mcgonagle
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. Outdoor storage and display of building materials and equipment.
FOLIO NO: 27130040007
PROPERTY ADDRESS: 4735 Radio Rd, Naples, FL

B. STIPULATIONS (NON-CONTESTED CASES AND PRESENT AT THE HEARING)

C. EMERGENCY CASES

D. HEARINGS

1. CASE NO: **CEPM20190000805**
OWNER: **FEDERAL HOME LOAN MORTGAGE CORPORATION**
OFFICER: Michael Odom

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22 Buildings and Building Regulations, Article VI Property Maintenance Code, Section 22-231(15), and the Florida Building Code 6th Edition (2017) Building, Chapter 4, Sections 454.2.17.1 through 454.2.17.3. Missing required pool enclosure.

FOLIO NO: 81216000965
PROPERTY ADDRESS: 766 Waterloo Ct, Naples, FL

2. CASE NO: **CEPM20180014849**
OWNER: **Henry Schulman**
OFFICER: Stephen Athey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-228(1). Dwelling destroyed by fire.
FOLIO NO: 454760006
PROPERTY ADDRESS: 5525 Lee Williams Rd, Naples, FL
3. CASE NO: **CEPM20180010632**
OWNER: **Julie Cassidy, Edwina C Keisling, Mollie B Nelson and Jessica Macera**
OFFICER: John Johnson
VIOLATIONS: Collier County Code of Laws and Ordinances, Article VI Property Maintenance Code, Sections 22-235 and 22-236. A sea wall that is failing and has been designated a dangerous structure by the Collier County Building Official.
FOLIO NO: 7178052007
PROPERTY ADDRESS: NO SITE ADDRESS
4. CASE NO: **CEPM20180013245**
OWNER: **Hernan J Castano**
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: 36442120004
PROPERTY ADDRESS: 5001 27th Pl SW, Naples, FL
5. CASE NO: **CEPM20180002545**
OWNER: **PELICAN RIDGE OF NAPLES ASSOCIATION INC**
OFFICER: Arthur Ford
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-228(1). Required berm along the eastern border of the property has eroded away, allowing stormwater runoff to shed onto neighboring properties and downspouts are directing water onto neighboring properties.
FOLIO NO: 67390720004
PROPERTY ADDRESS: NO SITE ADDRESS

ADDRESS:

6. CASE NO: **CESD20180005371**
OWNER: **F A AND C L OLROYD LIV TRUST**
OFFICER: Tony Asaro
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e)(i) and 10.02.06(B)(1)(e). Interior remodel without obtaining a Collier County Building permit.
FOLIO NO: 25581360008
PROPERTY ADDRESS: 507 W Main St, Immokalee, FL
7. CASE NO: **CENA20190008567**
OWNER: **Amber Dawn McCune**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(a). Weeds that exceeds over 18".
FOLIO NO: 67492880004
PROPERTY ADDRESS: 4411 Rose Ave, Naples, FL
8. CASE NO: **CESD20180014960**
OWNER: **Joshua Thompson**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Renovations/alterations of the mobile home including, but not limited to, electric, plumbing, roof and exterior work.
FOLIO NO: 81623360007
PROPERTY ADDRESS: 131 Lime Key Lane, Naples, FL
9. CASE NO: **CESD20190004216**
OWNER: **Carlos Valdes and Dulce Valdes**
OFFICER: Daniel Hamilton
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Two chickee hut covered structures built without permits.
FOLIO NO: 26081640007
PROPERTY ADDRESS: 191 Smallwood Dr, Chokoloskee, FL
10. CASE NO: **CESD20190001769**
OWNER: **SA EQUITY GROUP LLC**
OFFICER: Tony Asaro
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e)(i) and 10.02.06(B)(1)(e). Structure(s) on the property without first

obtaining Collier County Building Permit(s).
FOLIO NO: 63864240001
PROPERTY ADDRESS: 114 New Market Rd E, Immokalee, FL

11. CASE NO: **CESD20180010412**
OWNER: **Juan R Prats and Julieta Prats**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Repairs to the front lanai without a Collier County permit.

FOLIO NO: 81630080008
PROPERTY ADDRESS: 201 Indian Key Ln, Naples, FL

12. CASE NO: **CESD20180006259**
OWNER: **William M Fleischhauer**
OFFICER: William Marchand
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Construction has started on an addition to the rear of the structure before a permit has been issued.

FOLIO NO: 54401280006
PROPERTY ADDRESS: 143 Round Key Cir, Naples, FL

13. CASE NO: **CEOCC20170019491**
OWNER: **HERITAGE PROPERTY HOLDINGS LLC**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 126, Article IV, Section 126-111(b). Storage business being run on site without applicable business tax receipt.

FOLIO NO: 763880305
PROPERTY ADDRESS: 220 Basik Dr, Naples, FL

14. CASE NO: **CELU20170019885**
OWNER: **HERITAGE PROPERTY HOLDINGS LLC**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 2.02.03 and 1.04.01(A). Outside storage of items including but not limited to: pallets of pavers, several lawn chairs, piles of concrete, wooden structure, boats on trailers, storage containers, uprooted palm trees, dumpster's and miscellaneous metals and wooden items.

FOLIO NO: 761680002
PROPERTY ADDRESS: NO SITE ADDRESS

VI. OLD BUSINESS

A. MOTION FOR REDUCTION/ABATEMENT OF FINES/LIENS

B. MOTION FOR RE-HEARING

C. MOTION FOR IMPOSITION OF FINES/LIENS

- 1. CASE NO: CESD20170016916**
OWNER: Neysis Rodriguez
OFFICER: Maria Rodriguez
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e), 10.02.06(B)(1)(e)(i) and 1.04.01(A). Unpermitted structure on the property and expired pool permit number 930007170.
FOLIO NO: 37861480007
PROPERTY ADDRESS: 1680 Randall Blvd, Naples, FL
- 2. CASE NO: CESD20180005375**
OWNER: SA EQUITY GROUP LLC
OFFICER: Steven Lopez-Silvero
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Newly installed metal building, with electric on improved occupied commercial property.
FOLIO NO: 63864280003
PROPERTY ADDRESS: 114 New Market Rd E, Immokalee, FL
- 3. CASE NO: CESD20170007136**
OWNER: Sandra C Fulton
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Permit requirements for Permit PRBD20130204009 have not been completed.
FOLIO NO: 25305003127
PROPERTY ADDRESS: 1462 Churchill Cir, Naples, FL
- 4. CASE NO: CELU20180005848**
OWNER: Jeffery Kaulbars and Brenna Nipper
OFFICER: Steven Lopez-Silvero
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 1.04.01(A), Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-181 and Collier County Code of Laws and Ordinances, Chapter 126, Article IV, Section 126-111(b). Operating a business without first obtaining a Collier County Business Tax Receipt. Brought onto or placed on property without first obtaining Collier County Government approval for such use are the following, but not

limited to: Industrial storage container(s), commercial operating equipment, vehicles and commercial vehicles, vegetative/tree debris and/or mulched/woody material brought from offsite location(s), etc.

FOLIO NO: 00307920003
PROPERTY NO SITE ADDRESS
ADDRESS:

5. CASE NO: **CESD20160002295**
OWNER: **DESTINY CHURCH NAPLES INC**
OFFICER: Cristina Perez
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 unpermitted shed, fence and pole barn type structure. Also, unpermitted shipping crates (containers) used for storage.

FOLIO NO: 41930720008
PROPERTY 6455 Hidden Oaks Ln, Naples, FL
ADDRESS:

6. CASE NO: **CESD20140017065**
OWNER: **DAVIS CROSSINGS VIII LLC**
OFFICER: Jeff Letourneau
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Permit 2009120450 expired without inspections and certificate of completion/occupancy.

FOLIO NO: 34690080008
PROPERTY 8770 Davis Blvd, Naples, FL
ADDRESS:

7. CASE NO: **CESD20180015758**
OWNER: **Dolores Del C Morales De Lopez**
OFFICER: John Fuentes
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). Unpermitted structures consisting of but not limited to: an outdoor kitchen, rear pergola, fence and fire pit/grill.

FOLIO NO: 36455520002
PROPERTY 5006 32nd Ave SW, Naples, FL
ADDRESS:

8. CASE NO: **CESD20180010777**
OWNER: **PLAZA BAYSHORE CORP**
OFFICER: John Johnson
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Confirmed the observations made by contractor licensing that interior modifications were made to this structure without obtaining the required building permits, inspections and certificate of completion.

FOLIO NO: 71580160004
PROPERTY 2727 Bayshore Dr, Naples, FL

ADDRESS:

9. CASE NO: **CESD20170013601**
OWNER: **BOABADILLA FAMILY TRUST**
OFFICER: Junior Torres
VIOLATIONS: Collier Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Addition to the south side of the house. Carport addition to the north side of the house. Roof additions to the back or the west of the house. All additions or improvements have been made without Collier County Building Permits.
- FOLIO NO: 63405120001
PROPERTY ADDRESS: 4535 and 4533 Boabadilla St, Naples, FL

10. CASE NO: **CEV20190002393**
OWNER: **Ernest J Valdastri**
OFFICER: Thomas Pitura
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Sections 130-95 and 130-96(a), Collier County Land Development Code 04-41, as amended, Section 4.05.03(A). Repeat violations of recreational vehicles parked on the front/side of the dwelling and vehicles parked on the grass (Special Magistrate Order in Case No. CEV20140006954 finding prior violations is recorded at OR 5040, PG 2569), and a vehicle and boat trailer with expired tags.
- FOLIO NO: 49532360004
PROPERTY ADDRESS: 30 Creek Cir, Naples, FL

D. MOTION TO RESCIND PREVIOUSLY ISSUED ORDER

E. MOTION TO AMEND PREVIOUSLY ISSUED ORDER

1. CASE NO: **CELU20180014859**
OWNER: **Lynda M Mayor**
OFFICER: Paula Guy
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. Storage of school bus, tents, unpermitted accessory structures, junk, trash and debris on unimproved vacant parcel zoned Agricultural.
- FOLIO NO: 304160002
PROPERTY ADDRESS: 1276 Dove Tree St, Naples, FL

VII. NEW BUSINESS

VIII. CONSENT AGENDA

A. REQUEST TO FORWARD CASES TO COUNTY ATTORNEY'S OFFICE

IX. REPORTS

X. COMMENTS

XI. ADJOURN

XII. NUISANCE ABATEMENT BOARD

A. HEARINGS

XIII. NEXT MEETING DATE-THURSDAY SEPTEMBER 26, 2019 AT 9:00AM

XIV. ADJOURN