



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

September 26, 2019

9:00 AM

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

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: **CESD20180011460**
OWNER: **Carlos Valdes and Dulce Valdes**
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). Addition of a tiki hut without a Collier County building permit.

FOLIO NO: 26081640007
PROPERTY ADDRESS: 191 Smallwood Dr, Chokoloskee, FL

MOTION FOR EXTENSION OF TIME

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

C. EMERGENCY CASES

D. HEARINGS

1. CASE NO: **CESD20170018879**
OWNER: **Nancy Chaves and Vahe Ohanessian**
OFFICER: Arthur Ford
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Interior and exterior alterations, window installation/removal, concrete block without required Collier County permits, inspections and certificate of completion.

FOLIO NO: 62708560000
PROPERTY ADDRESS: 635 94th Ave N, Naples, FL

2. CASE NO: **CESD20180007557**
OWNER: **Farid Uddin Ullah**
OFFICER: Joseph Mucha
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Exterior lanai walls blocked in where there was screens originally,

without first obtaining the required permits.

FOLIO NO: 27690008123
PROPERTY ADDRESS: 3633 Treasure Cove Court, Naples, FL

3. CASE NO: **CEAU20190007283**
OWNER: **Manes Moricette and Thelia Moricette**
OFFICER: Ryan Cathey
VIOLATIONS: Florida Building 6th Edition (2017) Building, Chapter 1, part 2, Section 105.1. Unpermitted fence on the property.
FOLIO NO: 25967801783
PROPERTY ADDRESS: 14527 Abiaka Way, Naples, FL
4. CASE NO: **CESD20190006401**
OWNER: **Johnson Pharisien**
OFFICER: John Johnson
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Per J. Walsh Building Determination, the existing rear structure requires a permit. Also, Permit # PRBD20180318305 – for the replacement of a mobile home has expired (Exp. Date 11/20/2018) without final inspections and the issuance of Certificate of Occupancy.
FOLIO NO: 50890640002
PROPERTY ADDRESS: 2617 Holly Avenue, Naples, FL
5. CASE NO: **CENA20180006273**
OWNER: **Witold Gruca and Jolanta Zoppa Gruca**
OFFICER: Arthur Ford
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 consisting of but not limited to household items and furniture.
FOLIO NO: 67284520006
PROPERTY ADDRESS: 39 Cajeput Dr, Naples, FL
6. CASE NO: **CEV20190003764**
OWNER: **Frances M Smugorzewski Est c/o Juanita Bowersox**
OFFICER: John Johnson
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95 and Section 130-96(a). Unlicensed vehicles parked in the grass and a boat without a trailer parked in the front of this residence.
FOLIO NO: 50890320005
PROPERTY ADDRESS: 2739 Holly Ave, Naples, FL

7. CASE NO: **CEPM20190008861**
OWNER: **Frances M Smugorzewski Est c/o Juanita Bowersox**
OFFICER: John Johnson
VIOLATIONS: Collier County Code of Laws and Ordinances, Article VI, Chapter 22, Section 22-241(1). The boarded windows on this structure require a boarding permit.

FOLIO NO: 50890320005
PROPERTY ADDRESS: 2739 Holly Ave, Naples, FL
8. CASE NO: **CENA20190003644**
OWNER: **Frances M Smugorzewski Est**
OFFICER: John Johnson
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-179 and Collier County Land Development Code 04-41, as amended, Section 2.02.03. Witnessed debris and litter on this parcel.

FOLIO NO: 50890320005
PROPERTY ADDRESS: 2739 Holly Ave, Naples, FL 34112
9. CASE NO: **CEPM20190001632**
OWNER: **TERRA NOSTRA INVESTMENTS INC**
OFFICER: Daniel Hamilton
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section(s) 22-228(1) and 22-240(1)(n)(1). Dilapidated dock in need of repair/maintenance.

FOLIO NO: 01205840006
PROPERTY ADDRESS: 8 Pelican Dr, Everglades City, FL
10. CASE NO: **CESD20190002990**
OWNER: **Lunel Napoleon**
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). Addition/structure added to the rear of the home without a permit.

FOLIO NO: 77390001522
PROPERTY ADDRESS: 13485 Koinonia Dr, Naples, FL
11. 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

12. CASE NO: **CEN20190001795**
OWNER: **PEG NAPLES LLC**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article IV, Sections 54-91, 54-92(b), 54-92(g)(5)(h) and 54-92(g)(7). Amplified Sound Permit in violation.
FOLIO NO: 38054160007
PROPERTY ADDRESS: 2560 39th St SW, Naples, FL

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: **CESD20180006068**
OWNER: **Carmen Vasallo**
OFFICER: Steven Lopez-Silvero
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Unpermitted flat-roofed aluminum storage shed, an unpermitted re-roof on a permitted frame storage shed, and two unpermitted canopies attached to the dwelling all in the rear yard of improved occupied residential property.
FOLIO NO: 63852560007
PROPERTY ADDRESS: 1013 New Market Rd W, Immokalee, FL
2. CASE NO: **CESD20170019893**
OWNER: **Grettel Gonzalez and Oscar Garcia**
OFFICER: Michael Odom
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). One vertical structure was constructed in the rear yard of the property without first obtaining all applicable Collier County Permits.
FOLIO NO: 39963680004
PROPERTY ADDRESS: 3765 37th Ave NE, Naples, FL
3. CASE NO: **CESD20170010029**
OWNER: **Ramiro Teran and Gerenarda Teran**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended,

Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Buildings in rear of the structure and no Collier County Building Permit obtained. Permit 2007051003 for a re-roof did not receive a Certificate of Completion.

FOLIO NO: 38341560006
PROPERTY ADDRESS: 5671 Lancewood Way, Naples, FL

4. CASE NO: **CESD20190003630**
OWNER: **Jean R Darce, Rosela Joseph and Roger Angervil**
OFFICER: Sherry Patterson
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Addition(s) to mobile home without first obtaining required Collier County building permit(s).

FOLIO NO: 71271920003
PROPERTY ADDRESS: 47 Royal Cove Dr, Naples, FL

5. CASE NO: **CESD20170011238**
OWNER: **Caryn M McGrath**
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). A mobile home that was removed between 2006 and 2007 without a valid demolition permit, and a dock lift, shed, and power pole installed without first obtaining a valid Collier County Permit.

FOLIO NO: 46420360009
PROPERTY ADDRESS: 659 Palm Ave, Goodland, FL

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 ADDRESS: 8770 Davis Blvd, Naples, FL

7. CASE NO: **CEROW20180004006**
OWNER: **Luis Patino and Papadorelly LLC**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Section 110-31(a). Dirt fill and culvert placed in the County Right-of-Way without first obtaining the required Collier County Right-of-Way Permit(s).

FOLIO NO: 37591520004
PROPERTY ADDRESS: 741 18th Ave NW, Naples, FL

ADDRESS:

8. CASE NO: **CESD20180014394**
OWNER: **Daniel R Blake and Sally Sue Blake**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Occupying the mobile home without first completing all inspections and receiving the certificate of completion/occupancy.

FOLIO NO: 81626360004
PROPERTY ADDRESS: 271 Sugar Loaf Ln, Naples, FL
9. CASE NO: **CESD20190001770**
OWNER: **MORGAN STANLEY CAPITAL INC c/o C-111 ASSET MANAGEMENT LLC**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.13(F). Failure to submit Annual PUD Monitoring Report.

FOLIO NO: 30806000083
PROPERTY ADDRESS: 8360 Sierra Meadows Blvd, Naples, FL
10. CASE NO: **CENA20190004829**
OWNER: **Ernest J Valdastri**
OFFICER: Thomas Pitura
VIOLATIONS: Collier County Code of Laws and Ordinances, Sections 54-181 and 54-185(a) and Collier County Land Development Code 04-41, as amended, Section 2.02.03. High grass in excess of 18 inches. Outside accumulation of trash and litter. Storing of construction materials consisting of, but not limited to, tools, metals, plastic containers, small appliances and items not specifically for residential use.

FOLIO NO: 49532360004
PROPERTY ADDRESS: 30 Creek Cir, Naples, FL

D. MOTION TO RESCIND PREVIOUSLY ISSUED ORDER

E. MOTION TO AMEND PREVIOUSLY ISSUED ORDER

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

XIV. ADJOURN