



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

April 23, 2021

9:00 AM

Robert Kaufman, Chair
Gerald Lefebvre, Vice-Chair
Kathleen Elrod, Member
Danny Blanco, Member
Chloe Bowman, Member
Sue Curley, Member
Herminio Ortega, Member
Barbara Ann Davis, 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

MOTION FOR EXTENSION OF TIME

- 1. CASE NO: CESD20180004425**
OWNER: Maria C Ramirez
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). Structures including but not limited to, sheds, pole barn, chicken coop, and trailer built on property without first obtaining all required Collier County Building Permits. Three expired Collier County Building Permits, PRBD20140925624, PRBD20140927647, and PRB20160726667.

FOLIO NO: 759800108
PROPERTY ADDRESS: 11700 Labrador Ln, Naples, FL
- 2. CASE NO: CEAU20200004120**
OWNER: Melanie Ann Carter and Reginald Von Carter
OFFICER: Arthur Ford
VIOLATIONS: Florida Building Code 6th Edition (2017) Building, Chapter 1, Section 105.1, and Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(e)(i). A fence installed without required permits, inspections, and certificate of completion.

FOLIO NO: 62762480003
PROPERTY ADDRESS: 700 94th Ave N, Naples, FL

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

C. EMERGENCY CASES

D. HEARINGS

- 1. CASE NO: CESD20200007708**
OWNER: Lisa M Seymour

OFFICER: Virginie Giguere
VIOLATIONS: Collier County Land Development Code 04-41, as amended,
Section 10.02.06(B)(1)(a). Shed type accessory structure and
canopy erected prior to obtaining Collier County Building
permits.
FOLIO NO: 77210880001
PROPERTY ADDRESS: 112 2nd St, Naples, FL

2. CASE NO: **CEVR20200011119**
OWNER: **Jorge F Rodriguez**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended,
Section 10.02.06(B)(1)(c). Removal of native vegetation in
violation of conditions expressly provided within a Vegetation
Removal Permit and/or beyond the scope of said Permit and
damaging native vegetation by bringing in Fill.
FOLIO NO: 65770360002
PROPERTY ADDRESS: 678 Pine Crest Ln, Naples, FL

3. CASE NO: **CEVR20200005901**
OWNER: **FIELDS OF GREEN LAWN CARE INC**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Land Development Code 04-41, as amended,
Section 3.05.01(B). An unimproved, estates zoned property
where more than 2 acres were cleared without any vegetation
removal permit or issued Collier County building permit.
FOLIO NO: 37923960009
PROPERTY ADDRESS: 4792 11th Ave SW, Naples, FL

4. CASE NO: **CEVR20200002859**
OWNER: **Leslet Jean Charles and Anne-Rose Jean Charles**
OFFICER: Paula Guy
VIOLATIONS: Collier County Land Development Code 04-41, as amended,
Sections 3.05.01(B) and 10.02.06(B)(1)(a)(e). Observed
indetermined amount of vegetation removal on unimproved
parcel in Estates zoned property.
FOLIO NO: 37067440003
PROPERTY ADDRESS: 631 9th St NW, Naples, FL

5. CASE NO: **CESD20200006363**
OWNER: **Miguel Arroyo**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Land Development Code 04-41. as amended,
Section 10.02.06(B)(1)(a). Owner enclosed the porch/entryway
and a detached 16ft x 12ft detached garage without first
obtaining a valid Collier County permit.

FOLIO NO: 62091600004
PROPERTY ADDRESS: 5217 Martin St, Naples, FL

6. CASE NO: **CESD20200002257**
OWNER: **Brendan F Hickey**
OFFICER: Paula Guy
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Observed erected detached structure on improved estates zoned property.
- FOLIO NO: 36711361002
PROPERTY ADDRESS: 3870 1st Ave NW, Naples, FL
7. CASE NO: **CESD20200010389**
OWNER: **BRIDGE WF FL WAVERLEY PL LLC**
OFFICER: Santo Nicita
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Interior alteration of the clubhouse including the floor, windows, and demolition of walls without a permit.
- FOLIO NO: 36180122005
PROPERTY ADDRESS: 5300 Hemingway Ln W, 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: **CEAU20170016724**
OWNER: **Tam Thanh Nguyen and Tammy Nguyen**
OFFICER: Delicia Pulse
VIOLATIONS: Florida Building Code, 6th Edition (2017), Section 105.1 and Collier County Land Development Code 04-41, as amended, Section 5.03.02(F)(3). Chain link and wood fence on property and no Collier County Building permit, fencing is dilapidated and not maintained.
- FOLIO NO: 38396160008
PROPERTY ADDRESS: 5175 Green Blvd, Naples, FL
2. CASE NO: **CEPM20180011817**
OWNER: **ELAH HOLDINGS LLC**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(c) and Florida Building Code, 6th

Edition (2017), Section 454.2.17. Residential swimming barrier requirement.

FOLIO NO: 38331640004
PROPERTY ADDRESS: 6191 Green Blvd, Naples, FL

3. CASE NO: **CEVR20180002560**
OWNER: **Maria C Ramirez**
OFFICER: Virginie Giguere
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 3.05.01(B) and 10.02.06(B)(1)(a). 1) Removal of native vegetation canopy trees, ground cover, and mid-story plants, where the total area cleared exceeds the maximum 1 acre under the Building Permit issued for construction of the principal structure; 2) Site work, improvement of property, grading, or other alteration of land using heavy machinery, including placement of fill (dirt/concrete), that removed, damaged, or destroyed vegetation without first obtaining County approval; and 3) Failure to maintain the minimum vegetation required within a Rural Fringe Mixed Use-Receiving Lands Overlay, i.e., special clearing limitations (retain minimum 40% of native vegetation present as of July 2002 and not to exceed 25% of total site area).

FOLIO NO: 759800108
PROPERTY ADDRESS: 11700 Labrador Ln, Naples, FL

4. CASE NO: **CESD20190009564**
OWNER: **Syed M Madni**
OFFICER: Paula Guy
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Accessory barn structure with interior alterations made for residence living space.

FOLIO NO: 00215560005
PROPERTY ADDRESS: 1858 Richards Street, Naples, FL

5. CASE NO: **CESD20190003219**
OWNER: **Mark Ryan Morgan**
OFFICER: Joseph Mucha
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Alteration/repairs to seawall without obtaining Collier County permits.

FOLIO NO: 46273160003
PROPERTY ADDRESS: 241 Harbor Pl N, Goodland, FL

6. CASE NO: **CEROW20150023031**
OWNER: **Veronica Tressler, Barbara Dethloff and Elizabeth Lucky**
OFFICER: Sherry Patterson

VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Section 110-31(a). A culvert drainage pipe in need of repair or replacement.

FOLIO NO: 161080008

PROPERTY ADDRESS: 231 Willoughby Dr, Naples, FL

- 7.** **CASE NO:** **CEVR20180005925**
OWNER: **Eric P Solomon and Cammeron Solomon**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 3.05.01(B), 3.05.04(D), 3.05.02(G)(5), 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Removal of native vegetation and ground cover within a wetland area where the total area cleared exceeds the permissible one (1) acre without first obtaining a Vegetation Removal permit.
FOLIO NO: 41933120003
PROPERTY ADDRESS: 6180 Hidden Oaks Ln, Naples, FL
- 8.** **CASE NO:** **CEPM20200004824**
OWNER: **Matthew J Smith and Jennifer A Smith**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(12)(n). A screened pool enclosure missing screening, rendering it a health/safety hazard.
FOLIO NO: 41820960004
PROPERTY ADDRESS: 710 Logan Blvd N, Naples, FL
- 9.** **CASE NO:** **CESD20190010331**
OWNER: **THOMAS P RYAN TRUST**
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)(i). A dock installed without required permits, inspections, and certificate of completion.
FOLIO NO: 65471400009
PROPERTY ADDRESS: 372 Sharwood Dr, Naples, FL
- 10.** **CASE NO:** **CESD20200004952**
OWNER: **ALL BUILDING AND MAINTENANCE LLC**
OFFICER: Luis Macedo
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). Renovations/alterations including but not limited to, drywall, kitchen cabinets, and windows.
FOLIO NO: 67030560003
PROPERTY ADDRESS: 302 Pinehurst Cir, Naples, FL

ADDRESS:

11. CASE NO: **CESD20190010312**
OWNER: **Lois L Wolf**
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)(i). Dock installed without required permits, inspections, and certificate of completion.
FOLIO NO: 65470600004
PROPERTY ADDRESS: 212 Sharwood Dr, Naples, FL
12. CASE NO: **CESD20190003992**
OWNER: **Adolphe Antoine and Nahomie Plancher**
OFFICER: William Marchand
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Structure built without a Collier County Permit.
FOLIO NO: 68843320003
PROPERTY ADDRESS: 6031 Hollow Dr, Naples, FL
13. CASE NO: **CESD20200000792**
OWNER: **Eva Martinez**
OFFICER: Luis Macedo
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). Unpermitted shed, fence, and addition.
FOLIO NO: 25967801945
PROPERTY ADDRESS: 14548 Apalachee St, 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

9.1. Code Enforcement Board Orders Workshop

X. COMMENTS

XI. ADJOURN

XII. NUISANCE ABATEMENT BOARD

1. HEARINGS

12.2. CENA20210002435 Gebhart

XIII. NEXT HEARING DATE -MAY 27, 2021 AT 9:00AM

XIV. ADJOURN