



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

March 25, 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: CESD20190010308**
OWNER: Jason R Stevens and Franni Downing
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: 65470280000
PROPERTY ADDRESS: 148 Sharwood Dr, Naples, FL
- 2. CASE NO: CESD20190013491**
OWNER: Larry R Davis
OFFICER: Arthur Ford
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Interior and exterior renovations and electrical work without required permits, inspections, and certificate of completion/occupancy.

FOLIO NO: 24532800000
PROPERTY ADDRESS: 55 7th St, Bonita Springs, FL
- 3. CASE NO: CESD20200002928**
OWNER: Robert Douglas Hodge and Susan Norma Goldhorn
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). New lanai and carport.

FOLIO NO: 81626120008
PROPERTY ADDRESS: 211 Sugarloaf Ln, Naples, FL 34114

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

C. EMERGENCY CASES

D. HEARINGS

1. CASE NO: **CEVR20190003792**
OWNER: **CAPRI K TIC LLC AND CAPRI W TIC LLC**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 4.06.02(C)(1). Required East boundary buffer Type A for Villas of Capri is not conforming to approved SDP/PUD 94-123.

FOLIO NO: 67965022001
PROPERTY ADDRESS: 7725 Tara Circle, Naples, FL
2. CASE NO: **CELU20210001048**
OWNER: **Dominick Cammuso**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. The processing, recycling, transferring, and storage of earthly materials (including vegetation) that exceeds 20% of the approved wholesale nursery area. Also allowing 3rd party businesses to dump these materials on the property. These are businesses not owned and operated by the property owner on this property.

FOLIO NO: 770080800
PROPERTY ADDRESS: 11820 Riggs Road, Naples, FL
3. CASE NO: **CESD20190003400**
OWNER: **Carlos Arreaga and Veronica Arreaga**
OFFICER: Michele McGonagle
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). Added guest house, lean-to storage building, and plumbing for washing machine located under covered porch without obtaining required Collier County permits and permit 960016270 is in void status and needs to be closed.

FOLIO NO: 73280360005
PROPERTY ADDRESS: 2515 Bayside St, Naples, FL
4. CASE NO: **CESD20200005027**
OWNER: **Alberto Garcia and America Garcia**
OFFICER: Joseph Mucha
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Boat lift without a permit.

FOLIO NO: 74890001520
PROPERTY ADDRESS: 270 Stella Maris Dr S, Naples, FL

5. CASE NO: **CEV20200000211**
OWNER: **MIGUEL CRUZ EST**
OFFICER: Michele Mcgonagle
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95. Numerous unlicensed/inoperable vehicles on the property.

FOLIO NO: 39387120001
PROPERTY ADDRESS: 181 20th St SE, Naples, FL
6. CASE NO: **CEOCCOCC20190015149**
OWNER: **Sabrina McBride**
OFFICER: Paula Guy
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 2.02.03 and 5.02.03(A-J) and Collier County Code of Laws and Ordinances, Article IV, Section 126-111. Operating of business Earth Works Septic Contractor from this property without first obtaining a Collier County Business Tax Receipt. The illegal outside storage of business-related vehicles and equipment other than would be associated with the allowable residential use. Non-resident employees coming to the property to pick up business associated trucks and equipment, leaving their personal vehicles parked there, and then dropping the trucks and equipment back off. The illegal outside storage of goods and products.

FOLIO NO: 36967440007
PROPERTY ADDRESS: 381 17th St SW, Naples, FL
7. CASE NO: **CELU20210001826**
OWNER: **BAYSHORE REDEVELOPMENT GP LLC**
OFFICER: John Johnson
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 2.02.03. This parking lot was in use on Monday February 22, 2021 which is not permitted use per HEX # 2019-38.

FOLIO NO: 81271240003
PROPERTY ADDRESS: 2831 Becca Ave, Naples, FL
8. CASE NO: **CELU20200012910**
OWNER: **Anthony Wayne Heasley**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 2.02.03, 5.02.03(C) and 5.02.03(1). Prohibited keeping of business related materials on the property including, but not limited to: wood pallets, multiple piles of sand and/or soil and multiple pallets of pavers, prohibited keeping of dumpsters on the property, prohibited business related traffic to

FOLIO NO: the property and from the property.
38334640001
PROPERTY ADDRESS: 6070 Lancewood Way, Naples, FL

9. CASE NO: **CESD20200011986**
OWNER: **Leon Gerald Austin, Jacqueline Franklin, and Lori Andersen**
OFFICER: Ryan Cathey
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 addition to rear of home.
FOLIO NO: 68096840009
PROPERTY ADDRESS: 2545 Poinciana Dr, Naples, FL
10. CASE NO: **CENA20210000373**
OWNER: **LOGAN ACE CONTINGENT TRUST, A ALLEMAN CONTINGENT TRUST, C ALLEMAN CONTINGENT TRUST**
OFFICER: Saylys Coutin
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(b). Observed high grass and weeds in excess of eighteen inches on improved estates zoned parcel.
FOLIO NO: 37981280006
PROPERTY ADDRESS: 3311 11th Ave SW, Naples, FL
11. CASE NO: **CELU20200002226**
OWNER: **John D Harlem and Meghan K Harlem**
OFFICER: Tony Asaro
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 4.06.051(D)(7). Synthetic turf installed on the property exceeding the allowable area of 30 percent of rear yard pervious area.
FOLIO NO: 76360160009
PROPERTY ADDRESS: 6091 Waxmyrtle Way, 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: **CELU20200001705**
OWNER: **TYLINSKI PROPERTIES LLC**
OFFICER: Virginie Giguere

VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 1.04.01(A). Operation of a business without obtaining all Collier County approvals and certificates of occupancy.

FOLIO NO: 60782160004

PROPERTY ADDRESS: 11342 Tamiami Trail E, Naples, FL

- 2. CASE NO:** **CEAU20200001629**
OWNER: **John R McCann Jr and Ashley Law McCann**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 5.03.02(F)(3). Observed wooden fence needing repairs and/or replacement.
FOLIO NO: 68096280009
PROPERTY ADDRESS: 3520 Balboa Cir E, Naples, FL
- 3. CASE NO:** **CEAU20170016724**
OWNER: **Tam Thanh Nguyen and Tammy Nguyen**
OFFICER: Delicia Pulse
VIOLATIONS: Florida Building Code, 6th Edition (2017), Section 105.1 as adopted by reference in Collier County Code of Laws and Ordinances 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
- 4. CASE NO:** **CESD20160015155**
OWNER: **Tomas Avila Reyes**
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). Extensive remodeling in progress, including plumbing, electric, and interior drywall being removed/replaced, and studs removed without required Collier County Building Permits.
FOLIO NO: 36960880004
PROPERTY ADDRESS: 2430 Golden Gate Blvd W, Naples, FL
- 5. CASE NO:** **CESD20180006559**
OWNER: **Anthony J Baldoni and Dana S Baldoni**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 10.02.06(B)(1)(a). Alterations/improvements made on Property and no Collier County building permits obtained.
FOLIO NO: 51978012988
PROPERTY ADDRESS: 14483 Jekyll Island Ct, Naples, FL

ADDRESS:

6. CASE NO: **CESD20190010308**
OWNER: **Jason R Stevens and Franni A Downing**
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: 65470280000
PROPERTY ADDRESS: 148 Sharwood Dr, Naples, FL
7. CASE NO: **CELU20190013849**
OWNER: **NOAH'S ARK CHURCH INC**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 1.04.01(A). Operating a food bank/pantry distribution program, patrons are occupying more parking spaces than what is allocated to the church per the approved Administrative Parking Reduction approval letter.

FOLIO NO: 35931080009
PROPERTY ADDRESS: 11853 Collier Blvd, Naples, FL
8. CASE NO: **CESD20200000525**
OWNER: **Abel Rill and Gardenia Rill**
OFFICER: Thomas Pitura
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). Rear addition, multiple sheds, and a wood deck built without a permit.

FOLIO NO: 25967800328
PROPERTY ADDRESS: 14565 Apalachee Street, Naples, FL
9. CASE NO: **CESD20190010811**
OWNER: **NAFDOF02 LLC**
OFFICER: John Delia
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). Changing exterior door and replacing toilets without required permits.

FOLIO NO: 54670003409
PROPERTY ADDRESS: 290 Leawood Circle, Naples, FL
10. CASE NO: **CESD20200001059**
OWNER: **St Luc Charelus and Masina Charelus**

OFFICER: Joseph Mucha
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). Rear addition/alteration built without
permit.
FOLIO NO: 25967801628
PROPERTY ADDRESS: 14522 Abiaka Way, Naples, FL

11. 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

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 HEARING DATE-APRIL 23, 2021 AT 9:00AM

XIV. ADJOURN