COLLIER COUNTY
Collier County Hearing Examiner

AGENDA

Growth Management Department
Conference Rooms 609/610
2800 Horseshoe Drive North
Naples, FL 34104

September 8, 2022

9: 00 AM

Andrew W. J. Dickman, Esq., AICP
Hearing Examiner

Note: Individual speakers will be limited to 5 minutes unless otherwise waived by the Hearing Examiner. Persons Wishing to have written or graphic materials included in the hearing report packets must have that material submitted to County staff at Andrew.Youngblood@CollierCountyFL.gov 10 days prior to the Hearing. All materials used during presentation at the hearing will become a permanent part of the record.

Any person who decides to appeal a decision of the Hearing Examiner 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. Decisions of the Hearing Examiner are final unless appealed to the Board of County Commissioners.

Hearing Procedures will provide for presentation by the Applicant, presentation by staff, public comment and applicant rebuttal. The Hearing Examiner will render a decision within 30 days. Persons wishing to receive a copy of the decision by mail may supply County staff with their name, address, and a stamped, self-addressed envelope for that purpose. Persons wishing to receive an electronic copy of the decision may supply their email address.

1. Pledge of Allegiance

2. Review of Agenda

3. Advertised Public Hearing

A. Petition No. BDE-PL20210002702 - 152 Heron Avenue - Request for a boathouse to be constructed upon or simultaneously with a single-family dock facility, pursuant to Section 5.03.06.F. of the Collier County Land Development Code, at 152 Heron Avenue, also known as Lot 21, Block T, Conner's Vanderbilt Beach Estates Unit No. 3, in Section 29, Township 48 South, Range 25 East, Collier County, Florida. [Coordinator: John Kelly, Senior Planner] Commission District 2

B. Petition No. VA-PL20220003470 - 741 93rd Avenue North - An after-the-fact variance request from Section 4.02.01.A, Table 2.1, of the Collier County Land Development Code (LDC), to reduce the minimum side yard setback from 7.5 feet to 6 feet on the west and from 7.5 feet to 5 feet on the east, and to allow for the further encroachment of a 2-foot roof overhang on both sides pursuant to LDC Section 4.02.01.D.8, for an existing single family dwelling in the Residential Multi-Family-6 (RMF-6) zoning district, and for a variance from Section 4.02.03.D of the LDC to reduce the 7.5 foot west side yard from 7.5 feet to 6 feet to allow for an accessory attached one-family pool screen enclosure for property 741 93rd Avenue North, also known as Lot 15, Block 55, Naples Park Unit No. 5, in Section 28, Township 48 South, Range 25 East, Collier County, Florida. [Coordinator: John Kelly, Senior Planner] Commission District 2

4. Other Business

5. Public Comments

6. Adjourn

COLLIER COUNTY
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Item Number: 3.A
Item Summary: Petition No. BDE-PL20210002702 - 152 Heron Avenue - Request for a boathouse to be constructed upon or simultaneously with a single-family dock facility, pursuant to Section 5.03.06.F. of the Collier County Land Development Code, at 152 Heron Avenue, also known as Lot 21, Block T, Conner's Vanderbilt Beach Estates Unit No. 3, in Section 29, Township 48 South, Range 25 East, Collier County, Florida. [Coordinator: John Kelly, Senior Planner] Commission District 2

Meeting Date: 09/08/2022

Prepared by:
Title: Planner – Zoning
Name: John Kelly
08/18/2022 3:14 PM

Submitted by:
Title: Zoning Director – Zoning
Name: Mike Bosi
08/18/2022 3:14 PM

Approved By:

Review:

Growth Management Operations & Regulatory Management	Kenneth Kovensky	Review Item	Completed	
Zoning	Mike Bosi	Division Director	Completed	08/19/2022 10:00 AM
Hearing Examiner (GMD Approvers)	Diane Lynch	Review Item	Completed	08/23/2022 12:39 PM
Zoning	Ray Bellows	Review Item	Completed	08/23/2022 12:46 PM
Zoning	Diane Lynch	Review Item	Skipped	08/23/2022 12:40 PM
Hearing Examiner	Andrew Dickman	Meeting Pending	09/08/2022 9:00 AM	

STAFF REPORT

TO: COLLIER COUNTY HEARING EXAMINER

FROM: GROWTH MANAGEMENT DEPARTMENT
ZONING DIVISION- ZONING SERVICES SECTION

HEARING DATE: SEPTEMBER 8, 2022

SUBJECT: BDE-PL20210002702, 152 HERON AVENUE – SEIBERT DOCK

PROPERTY OWNER/APPLICANT:

Kenneth L. Seibert
152 Heron Avenue
Naples, FL 34103

AGENT:

Bill Nelson
Greg Orick Marine Construction, Inc
2815 Bayview Dr.
Naples, FL 34112

REQUESTED ACTION:

The petitioner requests approval for a boathouse to be constructed upon or simultaneously with a single-family dock facility, pursuant to Section 5.03.06.F of the Collier County Land Development Code (LDC), for the benefit of the subject property.

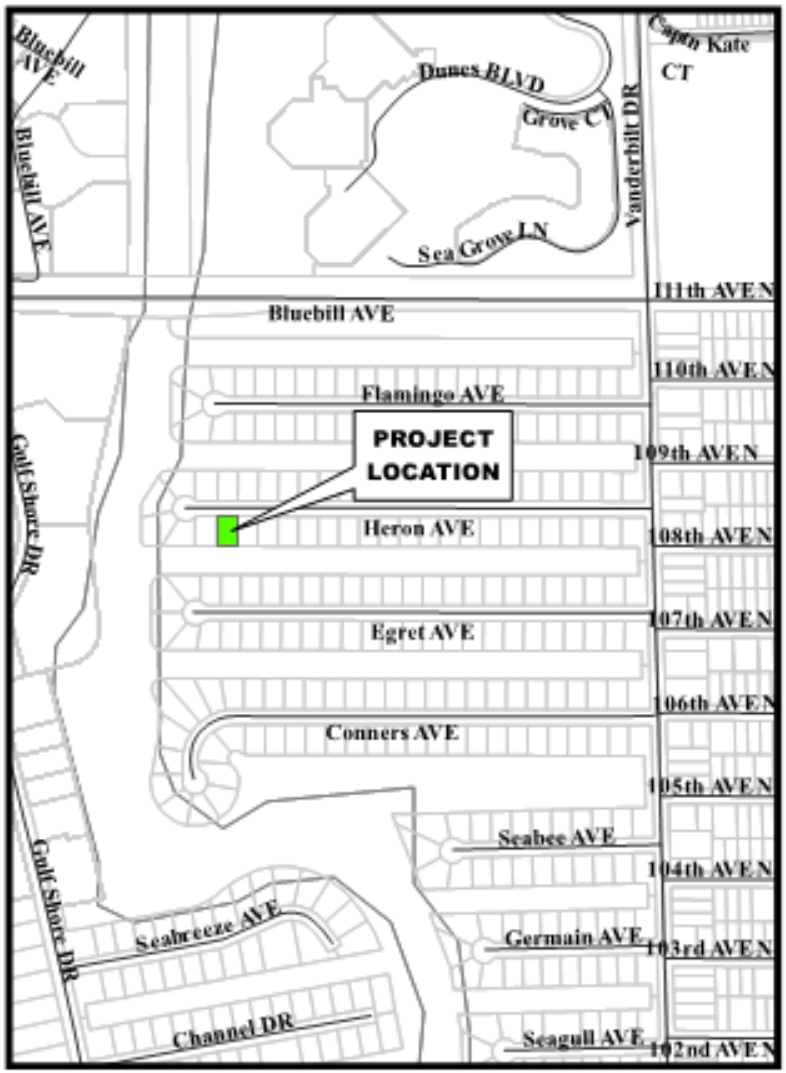
GEOGRAPHIC LOCATION:

The subject property is located at 152 Heron Avenue, also known as Lot 21, Block T, Conner's Vanderbilt Beach Estates Unit No. 3, in Section 29, Township 48 South, Range 25 East. Collier County, Florida. *(See location map on the following page)*

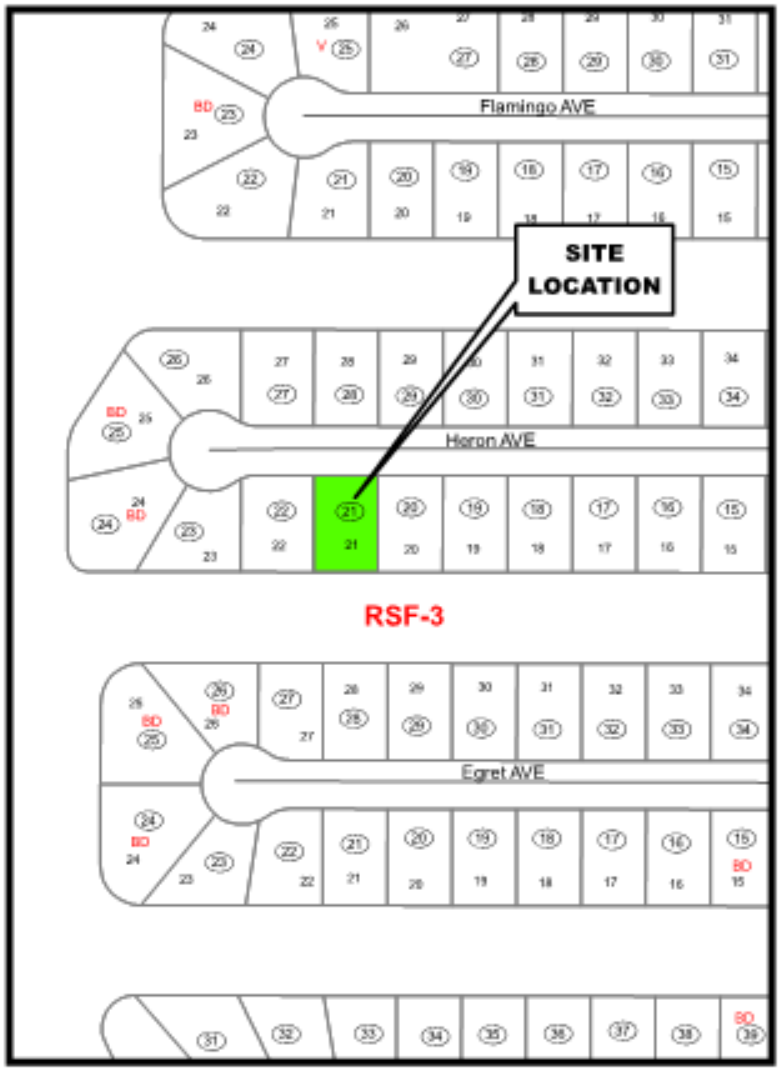
PURPOSE/DESCRIPTION OF PROJECT:

The subject property is located within a Residential Single-Family-3 (RSF-3) zoning district that has been improved by means of a 2-story single-family dwelling, Building Permit No. PRBD20200831956 for which a Temporary Certificate of Occupancy has been issued (see Attachment C). Allowable accessory uses within the RSF-3 district include private docks and boathouses, subject to section 5.03.06 of the LDC. Building Permit No. PRBD20210943505 was issued on September 25, 2021, for such a boat dock (see Attachment D). At this time the applicant seeks to add a boathouse to the already permitted dock. Submitted plans reveal the boathouse will not encroach into the required 15-foot side/riparian setback and that, with exception to the 3-foot roof overhang, only the roof overhang will protrude past the 20-foot threshold for protrusion.

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



Location Map



Zoning Map

Petition Number: PL20210002702

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

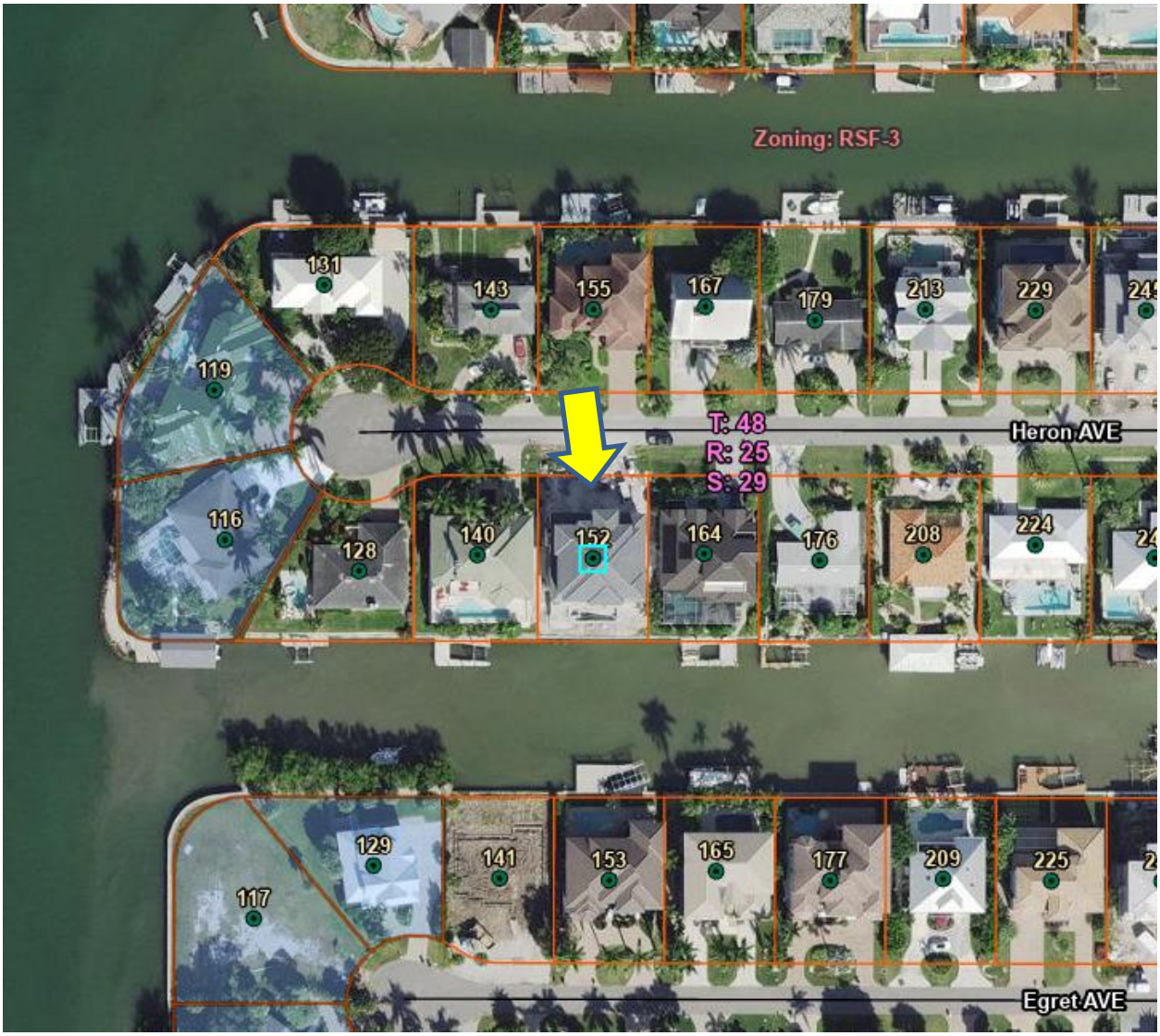
SURROUNDING LAND USE & ZONING:

North: Heron Avenue (Right-of-Way) then Single-family dwelling, Residential Single-Family-3 District (RSF-3)

East: Single-family dwelling, Residential Single-Family-3 District (RSF-3)

South: Vanderbilt Lagoon waterway then single-family dwelling, Residential Single-Family-3 District (RSF-3)

West: Single-family dwelling, Residential Single-Family-3 District (RSF-3)



Collier County GIS

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



Collier County GIS

ENVIRONMENTAL EVALUATION:

Environmental Planning Staff has reviewed this petition and has no objection to the granting of this request. The property is located adjacent to a man-made canal. The proposed docking facilities will be constructed waterward of the existing seawalled property boundary. The shoreline does not contain native vegetation. A submerged seagrass survey was not required for this petition since the proposed boathouse will be placed over an existing docking facility.

This project does not require an Environmental Advisory Council Board (EAC) review, because this project did not meet the EAC scope of land development project reviews as identified in Chapter 2, Article VIII, Division 23, Section 2-1193 of the Collier County Code of Laws and Ordinances.

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

STAFF ANALYSIS:

In accordance with LDC Section 5.03.06.F., the Collier County Hearing Examiner shall approve, approve with conditions, or deny a Boathouse request based on certain criteria. Boathouses, including any roofed structure built on a dock, shall be reviewed by the Hearing Examiner according to the following criteria, all of which must be met in order for the Hearing Examiner to approve the request.

Standards for Boathouses:

1. **Minimum side setback requirement: Fifteen Feet.**

   Criterion met. As per the provided Site Plan Survey the west side of the boathouse is 15 feet from the riparian line and the east side is 20 feet from its respective riparian line (see Attachment A).

2. **Maximum protrusion into waterway: Twenty-five percent of canal width or 20 feet, whichever is less. The roof alone may overhang no more than 3 feet into the waterway beyond the maximum protrusion and/or side setbacks.**

   Criterion met. The applicant states the canal width is 110 feet. The dock upon which the subject boathouse will be constructed protrudes 20± feet into said canal. The provided Site Plan Survey (Attachment A) and Boathouse Plans (Attachment B) demonstrate the subject boathouse will protrude 23 feet (inclusive of an allowable 3-foot roof overhang) into the 110-foot-wide canal.

3. **Maximum height: Fifteen feet as measured from the top of the seawall or bank, whichever is more restrictive, to the peak or highest elevation of the roof.**

   Criterion met: The proposed height is 15 feet above the seawall; see Attachment B.

4. **Maximum number of boathouses or covered structures per site: One.**

   Criterion met. Only one boathouse is to be built on this property.

5. **All boathouses and covered structures shall be completely open on all 4 sides.**

   Criterion met. The boathouse will be open on all four sides.

6. **Roofing material and roof color shall be the same as materials and colors used on the principal structure or may be of a palm frond "chickee" style. A single-family dwelling unit must be constructed on the subject lot prior to, or simultaneously with, the construction of any boathouse or covered dock structure.**

   Criterion met. The roofing material and color of the proposed boathouse will match that of the single-family dwelling, the principal structure, that has just been constructed on the subject property.

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

7. The boathouse or covered structure must be so located as to minimize the impact on the view of the adjacent neighbors to the greatest extent practical.

Criterion met. The boathouse is located within the required side/riparian setbacks and is consistent with other similar facilities along the subject shoreline.

Staff analysis finds that this petition satisfies all seven of the required boathouse standards. Staff further notes that despite the plans for the boathouse (Attachments A and B) being correct, the plans for the dock and lift (Attachment D) are slightly off as protrusion was not measured from the most restrictive point. This discrepancy has been made known to the applicant's agent who responded that they would resolve the discrepancy by providing a plan revision to the Building Department.

CONCURRENT LAND USE APPLICATIONS:

- Building Permit No.: PRBD20200831956 for 2-story single-family dwelling was issued on 12/01/20 and received a Temporary Certificate of Occupancy (TCO) on 04/14/2022; see Attachment C.

- Building Permit No.: PRBD20210943505 for a 362 square foot dock with 24k lift was issued on 09/25/2021 and was extended on, or about, 03/28/2022; the permit is in "Inspect" status, see Attachment D.

APPEAL OF BOAT DOCK EXTENSION:

As to any boat dock extension petition upon which the Hearing Examiner takes action, an aggrieved petitioner may appeal such final action. Such appeal shall be filed per Section 2-88 of the Collier County Code of Ordinances within 30 days of the Decision by the Hearing Examiner. An aggrieved non-party may appeal a decision of the Hearing Examiner to the Circuit Court of Collier County within 30 days of the decision. In the event that the petition has been approved by the Hearing Examiner, the applicant shall be advised that he/she proceeds with construction at his/her own risk during this 30-day period. Any construction work completed ahead of the approval authorization shall be at their own risk.

STAFF RECOMMENDATION:

Based on the above findings, staff recommends that the Hearing Examiner APPROVE Petition BDE-PL20210002702, to allow for the addition of a boathouse measuring 19-foot by 25.7-foot (inclusive of the roof overhang) to a previously permitted yet not completed dock subject to the following conditions:

1. The Map of Site Plan Survey and Boathouse plans, Attachments A and B, represent the most current plans for the subject boat dock facility;

2. Plans for Building Permit No. PRBD20210943505 must be revised to demonstrate that the protrusion has been measured from the property line, which has been determined to be the

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

most restrictive point of measure per LDC Section 5.03.06.C.1, thereby making them consistent with those of Attachments A and B;

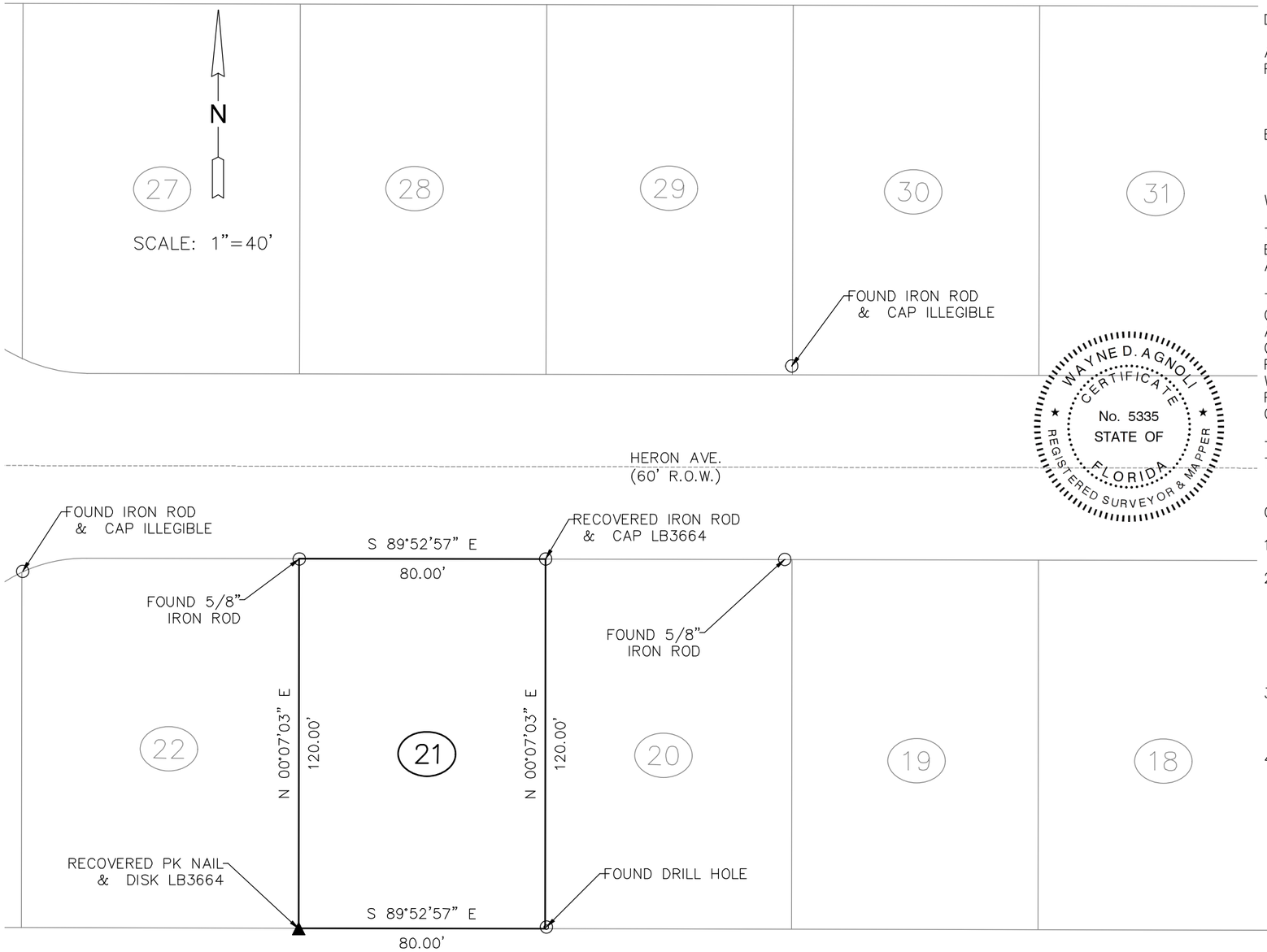
3. A building permit for the subject boathouse must be applied for and obtained following the satisfaction of Condition No. 2. thereby ensuring plans for the dock and lift are consistent with that of the boathouse that are contained herein as Attachments A and B; and

4. Upon completion of construction, must obtain a Certificate of Completion for both the boathouse and dock with lift permits which will then complete the subject boat dock facility; however, said Certificates cannot be issued until such time as a Certificate of Occupancy has been issued for the principal structure.

Attachments:

A) Map of Site Plan Survey
B) Boathouse Plans
C) Building Permit No. PRBD20200831956 Information
D) Building Permit No. PRBD20210943505 Information
E) Public Hearing Sign Posting
F) Applicant's Backup, application and supporting documents

Attachment: Staff Report 08262022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



PREPARED FOR: KEN SIEBERT

DATE OF FIELD SURVEY: AUGUST 28, 2021

AGNOLI, BARBER & BRUNDAGE, INC.
PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS AND MAPPERS

BY_____ Wayne D. Agnoli, R. S. M.

Digitally signed by Wayne D. Agnoli, R. S. M.
DN: E=agnoliw@abbinc.com, CN="Wayne D. Agnoli, R. S. M.", O="Agnoli, Barber & Brundage, Inc.", L=Naples, S=Florida, C=US
Date: 2022.05.13 06:49:28-04'00'

WAYNE D. AGNOLI, R.S.M., NO. 5335 DATE _____

WAYNE D. AGNOLI CERTIFICATE No. 5335 STATE OF FLORIDA REGISTERED SURVEYOR & MAPPER

THIS SITE PLAN SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J–17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

THIS SITE PLAN SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS
OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTIES
WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES IS PROHIBITED BY
CHAPTER 5J–17 FLORIDA ADMINISTRATIVE CODE.

THIS SITE PLAN SURVEY IS CERTIFIED AS TO THE DATE OF FIELD SURVEY, NOT THE SIGNATURE DATE.

GENERAL NOTES:

1. DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
2. BEARINGS ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM , EAST ZONE, NAD 83/90 DATUM AND REFERENCED TO THE NORTH LINE OF LOT 21, BLOCK T, CONNERS VANDERBILT BCH. EST., UNIT 3, SECTION 29, TOWNSHIP 48 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA, AS BEING SOUTH 89° 52' 57" EAST.
3. HORIZONTAL COORDINATES WERE DERIVED BY GPS OBSERVATIONS USING A TRIMBLE DUAL FREQUENCY RECEIVER (MODEL R10), RECEIVING CORRECTIONS FROM TRIMBLE VRS NOW RTN (REAL TIME NETWORK)
4. VERTICAL: ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).ELEVATIONS WERE ESTABLISHED USING LONG TERM OBSERVATIONS WITH A TRIMBLE (MODEL R10) DUAL FREQUENCY RECEIVER GPS (GLOBAL POSITIONING SYSTEM).

SURVEYOR'S NOTE: THE PURPOSE OF THE SURVEY IS TO LOCATE THE SEAWALL AND THE WATERWARD EXISTING CONDITIONS ONLY. NO UPLAND IMPROVEMENTS HAVE BEEN LOCATED UNDER THE SCOPE OF THIS SURVEY.

152 HERON AVE.

for: KEN SEIBERT

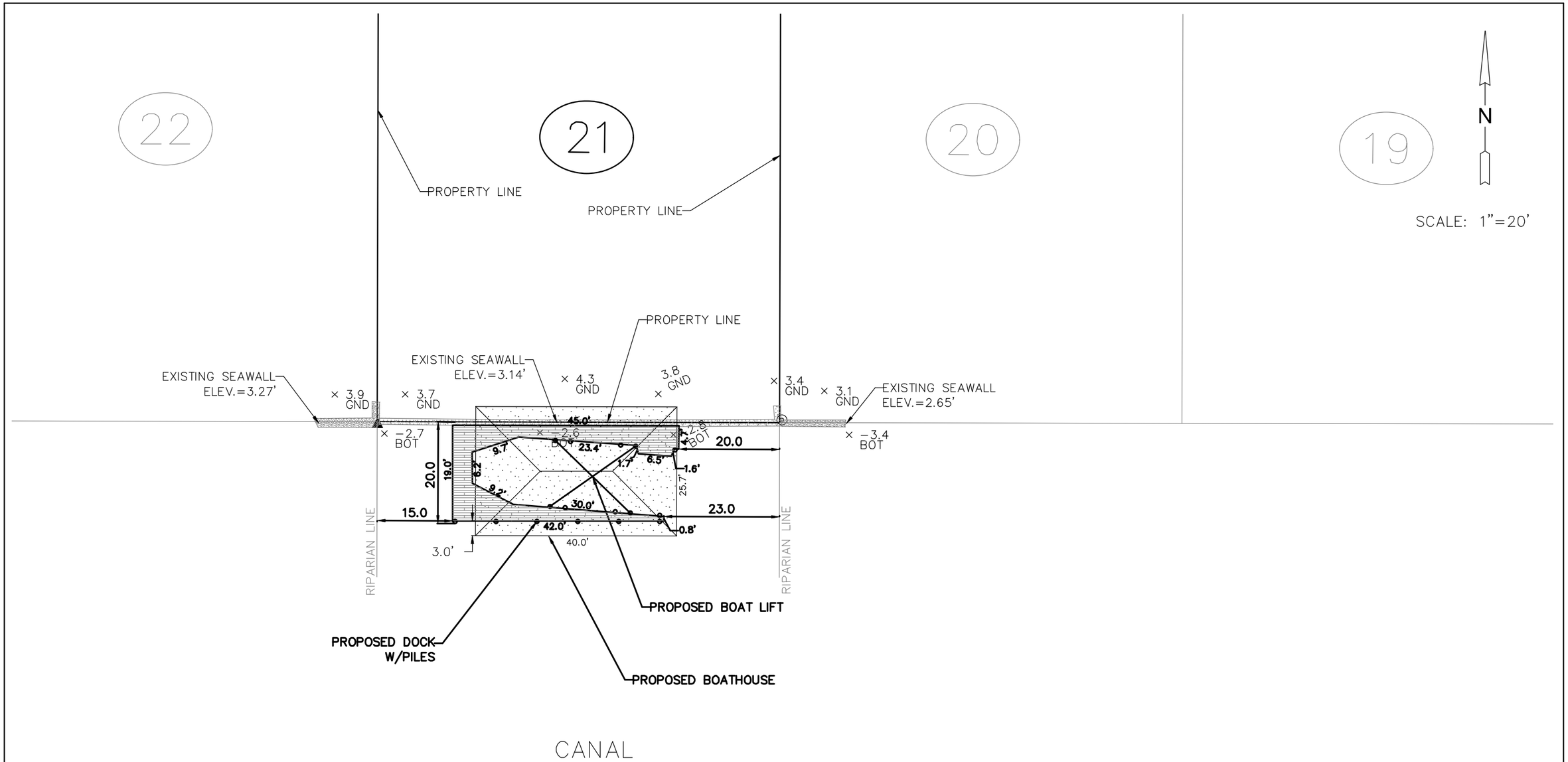
title: MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T
CONNER'S VANDERBILT BEACH ESTATES, UNIT NO. 3
SECTION 29, TOWNSHIP 48 SOUTH & RANGE 25 EAST
(PLAT BOOK 3 & PAGE 89)
COLLIER COUNTY, FLORIDA

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drawn: LD
checked: WDA
acad #: 12893-SP
task #: XXXX-XX
project #: 09-0086-1
sheet #: 1 of 2
file #: 12893

AGNOLI BARBER & BRUNDAGE, INC.
Professional Engineers, Planners, Land Surveyors & Landscape Architects
7400 Trail Blvd., Suite 200, Naples, FL 34108 Ph.: (239)597-3111
Certificate of Authorization Nos. LB 3664 , EB 3664 & LC26000620 Fax: (239)566-2203

Attachment: Attachment A - Map of Site Plan Survey (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



152 HERON AVE. PROPOSED BOAT LIFT, DOCK & BOATHOUSE

for: KEN SEIBERT

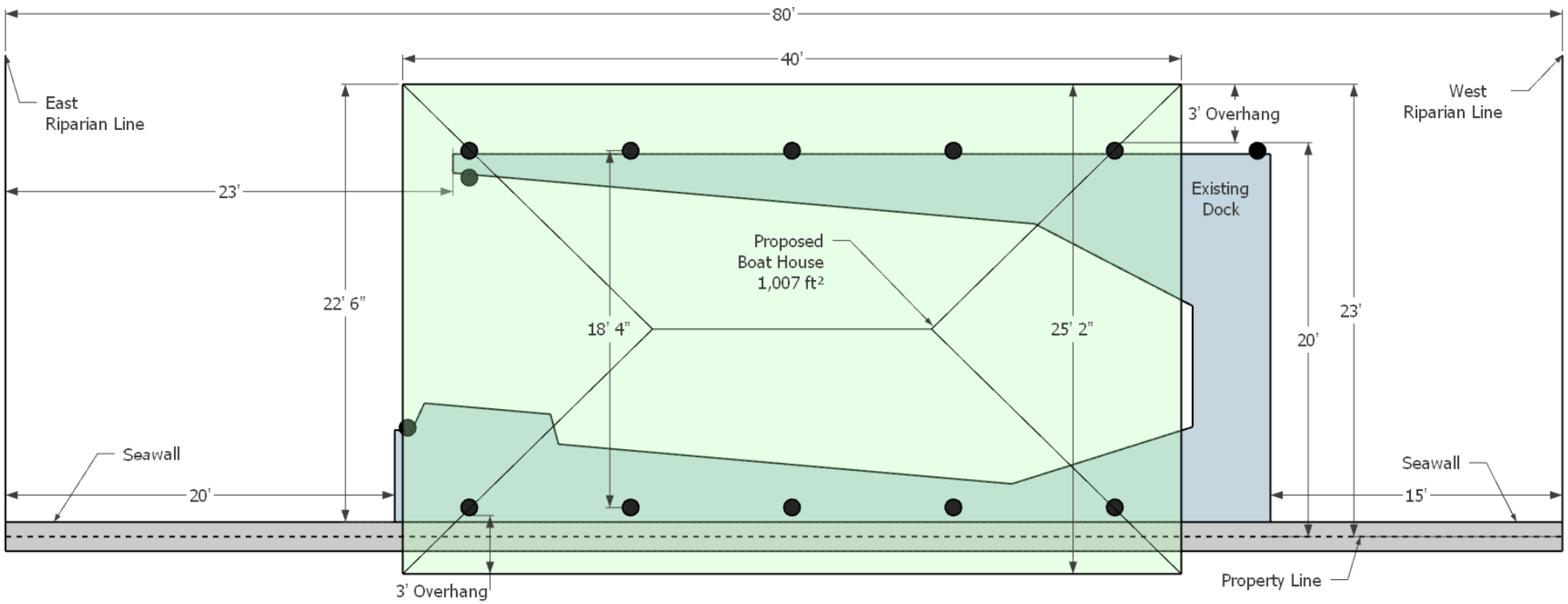
title: MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T
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COLLIER COUNTY, FLORIDA

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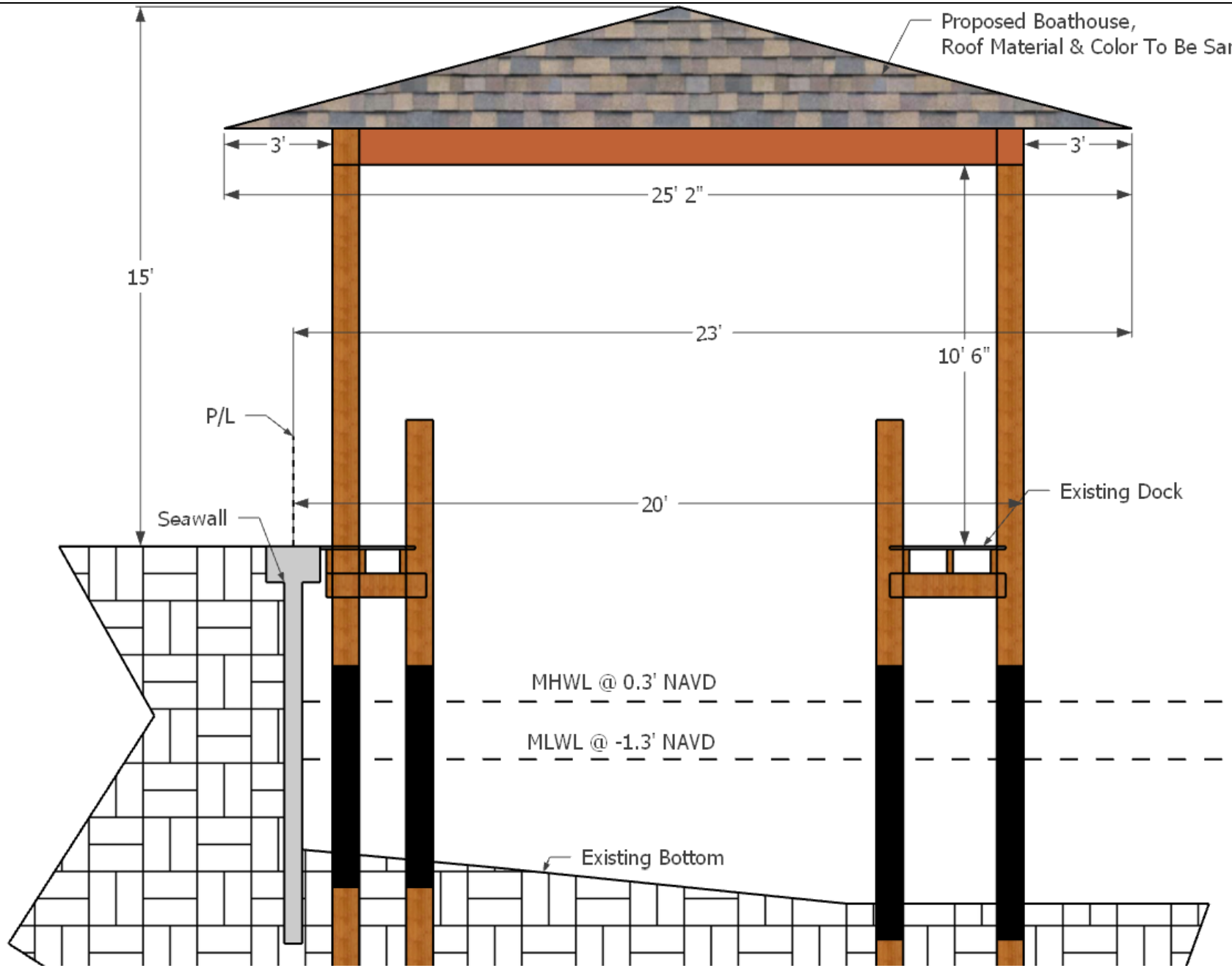
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project #: 09-0086-1
sheet #: 2 of 2
file #: 12893

Attachment: Attachment A - Map of Site Plan Survey (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



GREG ORICK MARINE CONSTRUCTION, INC. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **7/27/2022**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment B - Boathouse Plans (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert



Greg Orick Marine Construction, Inc. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **7/27/2022**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment B - Boathouse Plans (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

COLLIER COUNTY
BOARD OF COUNTY COMMISSIONERS

PERMIT

PERMIT #: PRBD2020083195601 PERMIT TYPE: BD
ISSUED: 12-01-20 BY: APPLIED DATE: 08-04-20 APPROVAL DATE: 11-30-20
MASTER #: COA: PRBD20200831956

JOB ADDRESS: 152 Heron AVE, Vacant Land, Naples
JOB DESCRIPTION: Single Family Residence IMPACT JOB PHONE:

152 Heron AVE, Naples Lot 21
4 bed/7 bath (8wc)

SUBDIVISION #: BLOCK:
LOT:
FLOOD MAP: ZONE: ELEVATION:
FOLIO #: 27634880006 SECTION-TOWNSHIP-RANGE: 29-48-25

OWNER INFORMATION:
M & L LAVERY REV TRUST
310 DEVILS BIGHT
NAPLES, FL 34103

CONTRACTOR INFORMATION:
LEXA INC
310 DEVILS BRIGHT
NAPLES, FL 34102

CERTIFICATE #: LCC20140000229 PHONE:

FCC CODE:
CONSTRUCTION CODE: 0220
JOB VALUE: $1,050,000.00 TOTAL RES SQFT: 6411 TOTAL COMM SQFT: 0

SETBACKS FRONT: 30' REAR: 25' P / 10' LEFT: 7.5' RIGHT: 7.5'
SEWER: Sewer WATER: New
CONTACT NAME:
CONTACT PHONE:

Per Collier County Ordinance No. 2002-01, as it may be amended, all work must comply with all applicable laws, codes, ordinances, and any additiona stipulations or conditions of this permit. This permit expires if work authorized by the permit is not commenced within six (6) months from the date of issuance of the permit. Additional fees for failing to obtain permits prior to the commencement of construction may be imposed. Permittee(s) further understands that any contractor that may be employed must be a licensed contractor and that the structure must not be used or occupied until a Certificate of Occupancy is issued.

NOTICE: PRIOR TO THE REMOVAL OF ASBESTOS PRODUCTS OR THE DEMOLITION OF A STRUCTURE, FEDERAL AND STATE LAWS REQUIRE THE PERMITTEE (EITHER THE OWNER OR CONTRACTOR) TO SUBMIT A NOTICE OF THE INTENDED WORK TO THE STATE DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP). FOR MORE INFORMATION, CONTACT DEP AT (239) 344-5600.

In addition to the conditions of this permit, there may be additional restrictions applicable to this property that may be found in the public records of this county, and there may be additional permits required from other governmental entities such as water management districts, state agencies, or federal agencies.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTENI TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

LEXA HOMES INCORPORATED
309 NEAPOLITAN WAY NAPLES, FL 34103

OK TCO 30-DAY
FULL OCCUPANCY

April 7, 2022

To Collier County Building Department

Regarding Permit # PRB 20200831956
Located at 152 Heron Avenue

Hi Building Official,

This letter is an updated request for a Temporary Certificate of Occupancy (TCO).

The reasons I am requesting this TCO are as follows:

Per my previous letter requesting the TCO, the utility issues regarding the ROW permit have been resolved and the ROW work is complete. However, the right of way permit final is scheduled for April 27, the earliest slot available.

I am working extremely diligently on finishing this project and doing whatever I can to acquire the CO. I would like to think that a 30 day TCO would be adequate to get the ROW final inspection.

The remaining inspections for the home are:

- **Final Building**
- **Impact Glass - This is scheduled for tomorrow, April 8. The only issue was the front door 5 screw cluster at the middle of the top and bottom of the door. All other windows and doors have passed the inspection.**
- **Flood Vent relief – The county inspection was finished and okay. However, the architect didn't coordinate the vent locations with the equipment pads so the vents were relocated accordingly. The county inspector requested a signed engineer's letter. This letter is being authored today and I will have it uploaded as soon as I receive it.**

I have passed all of the inspections which would be considered a life safety issue.

The TCO would be for the occupancy of the buyer of the home. The homeowner is staying in a hotel and would like very much to move in. In addition, the final payment from the homeowner to the contractor will be released upon issuance of either a TCO or a CO. As soon as these funds are received, it will enable me to pay a myriad of subcontractors who are waiting for their money.

I hereby state that the Collier County Government will be held harmless from any incident which may occur as a result of the TCO.

Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

Please feel free to contact me with any comments or concerns. My telephone number is 239-776-6496 and my email is mlaverylexa@earthlink.net
Thank You Sincerely,

Michael Lavery – Owner/Builder
Lexa Inc.



Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

COLLIER COUNTY

BOARD OF COUNTY COMMISSIONERS

TEMPORARY CERTIFICATE OF OCCUPANCY

This Certificate is issued pursuant to the requirements of the Florida Building Code Section 110.1, use and occupancy, certifying that at the time of issuance this structure was in compliance with the various ordinances of the county regulating building construction for use for the following:

PERMIT NBR: PRBD2020083195601 STATUS: Inspections Commenced

CO TYPE: Occupancy ISSUED DATE: April 14, 2022

ADDRESS: 152 Heron AVE, Naples, Vacant Land

SUBDIVISION:

LEGAL DESCRIPTION: CONNER'S VANDERBILT BCH EST UNIT 3 BLK T LOT 21 SECTION-TOWNSHIP-RANGE: 29 - 48 - 2

TCO EXPIRATION DATE:**05/14/2022** ADDITIONAL NOTES:

JOB DESC: Single Family Residence IMPACT

152 Heron AVE, Naples Lot 21
4 bed/7 bath (8wc)

Name of the Building Official: Jonathan Walsh

Edition of the Code under which the permit was issued: FBC 6th Edition 2017

Use and occupancy, in accordance with the provisions of Chapter 3 of the FBC:

FULL OCCUPANCY

Stipulation: Contractor shall maintain Temporary Certificate of Occupancy/Completion in accordance with FBC section 111.3 Temporary Occupancy otherwise their license shall be placed on hold for a willful code violation.

Type of Construction: Type VB (Unprotected)
Design Occupant Load:
Automatic sprinkler system is provided, whether the sprinkler system is required:

Special stipulations and conditions of the building permit:

- A Spot Survey will be required within ten days of passing a 704 shell reinforcement or 103/133 inspection of slab. Prior to obtaining County approval of the Spot Survey, the permit holder's construction activities are at his/her own risk. After 10 days an

Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

"Inspection HOLD" will be placed on this Permit for survey review. NOTE: A Spot Survey must verify slab meets setbacks and minimum elevation per Chapter 62, Collier County Code of Laws and Ordinances, e.g., 18” above the crown of the road or the elevation established by the SFWMD permit.

ShowalterAlexander 02/08/2021 7:38 AM SURVEY REC'D, SETBACKS OK, HOUSE, FFE 10.9' NAVD - MUST MEET 11', DIGITAL SIGNATURE VERIFIED, APPROVED
NEED FINAL SURVEY TO VERIFY 11' FFE

- Engineers Letter required for piles. CO Hold until receipt of Engineers Report.
- Range Hood manufacturer spec sheet. Cfm's no more than 600 cfm capability to qualify for exemption for MUA with no gravity vent appliances. LamingDavid 06/22/2021 2:44 PM

OWNER: M & L LAVERY REV TRUST

Note: A new certificate is required if the use of the building or premises is changed, or if alterations are made to the building or property described. A new certificate voids any certificate or prior date.

Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

Heron Avenue

60' Right-of-Way

Centerline Bearing Basis Per Plat S 89°45'20" W 1851.89'

128.99' | 1642.90' | P.I.

Radius Point of Cul-De-Sac

Benchmark PK Nail and Disk #3964 El.=3.26'(NAVD)

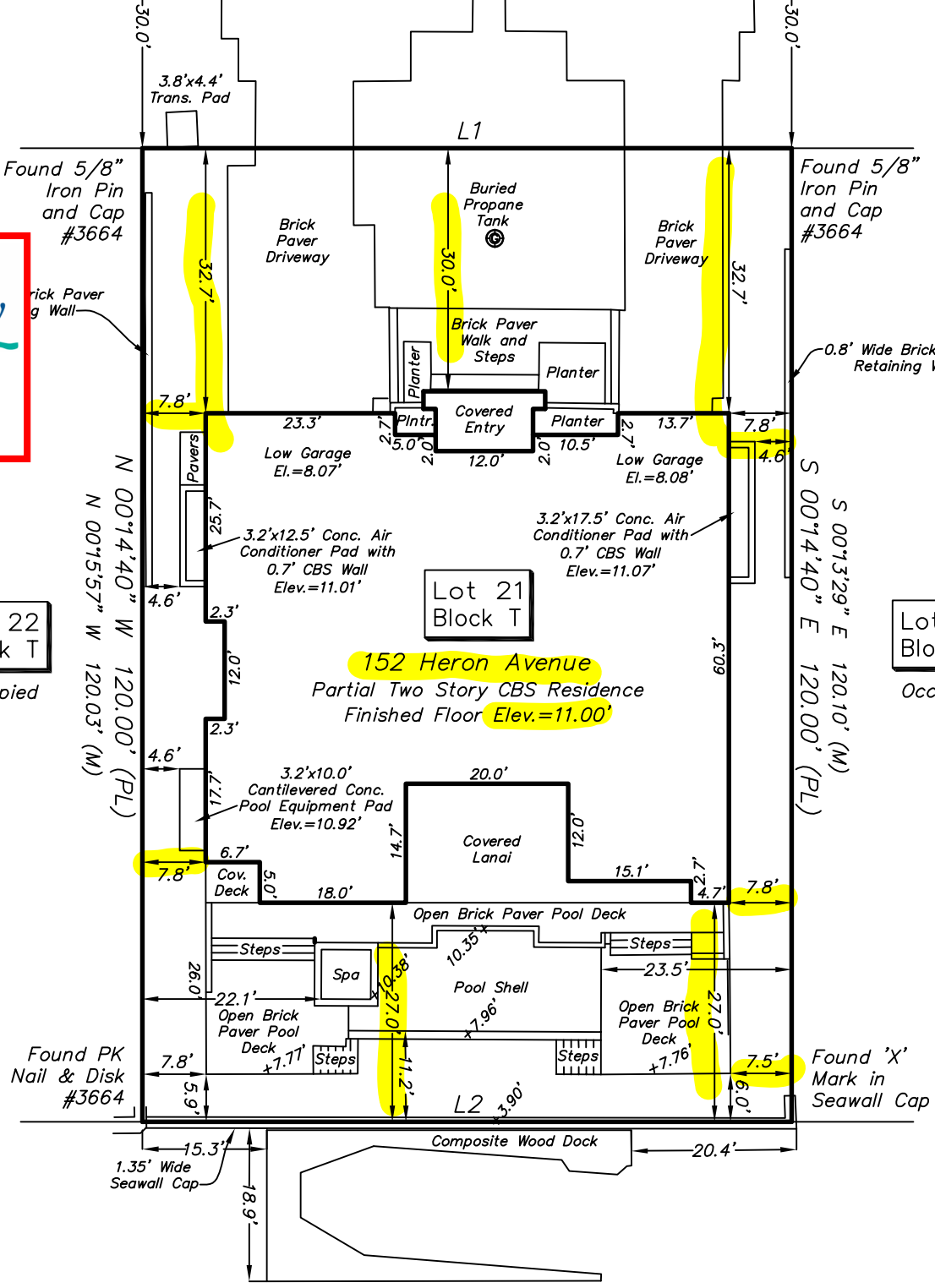
Edge of Pavement

Vanderbilt Drive — 60' Right-of-Way

PRBD20200831956

Collier County — SURVEY HAS BEEN REVIEWED BY ZONING FOR COMPLIANCE

additional review notes:DIGITAL SURVEY REC'D, APPROVED, HOUSE, DIGITAL SIGNATURE VALIDATED SETBACKS OK, ELEVATION OK, FFE 11.0' NAVD,SHIRLEY ROSA 4/19/22



N

W E

S

SCALE: 1" = 20'

GRAPHIC SCALE

0 20 40 60

LINE	BEARING	DISTANCE
L1 (PL)	N 89°45'20" E	80.00'
L1 (M)	N 89°42'57" E	80.02'
L2 (PL)	S 89°45'20" W	80.00'
L2 (M)	S 89°46'05" W	79.93'

MAP OF BOUNDARY SURVEY

152 Heron Avenue

I HEREBY CERTIFY TO:

M. & L. LAVERY REV. TRUST;
LEXA HOMES;

THAT A SURVEY OF THE HEREON DESCRIBED PROPERTY WAS MADE UNDER MY DIRECTION AND MEETS THE MINIMUM TECHNICAL STANDARDS AS PER CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

ELECTRONIC SIGNATURE USED IN ACCORDANCE WITH APPLICABLE STATE LAWS AND RULES INCLUDING BUT NOT LIMITED TO FLORIDA STATUTES 668.001, 668.50 AND FLORIDA ADMINISTRATIVE CODE CHAPTER 5J-17.

5J-17.051(3)(b)6 – ADDITION OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES, IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE PARTY OR PARTIES

ANTONIO TRIGO CERTIFICATE No. 2982 STATE OF FLORIDA REGISTERED LAND SURVEYOR

THIS CERTIFICATION IS ONLY FOR THE LANDS AS DESCRIBED ABOVE. IT IS NOT A CERTIFICATION OF TITLE, ZONING OR FREEDOM OF ENCUMBRANCES. ABSTRACT NOT REVIEWED. UNDERGROUND IMPROVEMENTS NOT LOCATED UNLESS NOTED.

LEGEND:

- ■ = FOUND CONCRETE MONUMENT
- □ = SET CONCRETE MONUMENT (LB 3964)
- ● = FOUND IRON PIN
- ○ = SET 5/8" IRON PIN (LB 3964)
- ▲ = FOUND NAIL
- L.B. = LAND SURVEYING BUSINESS
- C.B.S. = CONCRETE BLOCK STRUCTURE
- C/S = CONCRETE SLAB
- D.E. = DRAINAGE EASEMENT
- U.E. = UTILITY EASEMENT
- CONC. = CONCRETE
- R/W = RIGHT-OF-WAY
- ℄ = CENTERLINE
- L.S. = LAND SURVEYOR
- EL. = ELEVATION
- PL = PLAT
- ⊠ = CABLE TV SERVICE
- ⌧ = CONC POWER POLE
- Ⓣ = TELEPHONE SERVICE
- Ⓔ = ELECTRIC SERVICE
- Ⓢ = SANITARY MANHOLE
- ♂ = FIRE HYDRANT
- ⊠ = WATER METER
- ⊕ = SANITARY CLEAN OUT
- ⋈ = WATER VALVE

SPOT EL.= x 0.00

NOTE: ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD)

FLOOD ZONE INFORMATION
FLOOD ZONE: AE EL: 10' (NAVD)
COMMUNITY: 120067
PANEL: 12021C0189H
DATE: 5-16-2012

DESCRIPTION: AS FURNISHED BY CLIENT

LOT 21, BLOCK T

CONNER'S VANDERBILT BEACH ESTATES UNIT NO. 3

AS RECORDED IN PLAT BOOK 3 PAGE 89
OF THE PUBLIC RECORDS OF Collier COUNTY, FLORIDA

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEY DATE: 6/25/2020
FIELD BOOK 702 PAGE 65
DRAWN BY: PSC SCALE: 1" = 20'

REVISIONS:	BOOK	PAGE
01/25/2021 Add Foundation Location	DWG	
11/03/2021 Add Pool Shell Location	DWG	
03/01/2022 Add Final Survey	DWG	
04/04/2022 Revised Finished Elevation	DWG	
04/12/2022 Deck and Seawall Cap Elevations		

A. TRIGO & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS & MAPPERS
2223 TRADE CENTER WAY
NAPLES, FLORIDA 34109
LAND SURVEYING BUSINESS # 3964

FILE NO: A 20.0150.02

Attachment: Attachment C - Permit PRBD20200831956 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

COLLIER COUNTY
BOARD OF COUNTY COMMISSIONERS

PERMIT

PERMIT #: PRBD2021094350501 PERMIT TYPE: MR
ISSUED: 09-25-21 BY: APPLIED DATE: 09-14-21 APPROVAL DATE: 09-24-21
MASTER #: COA:

JOB ADDRESS: 152 Heron AVE, Vacant Land, Naples
JOB DESCRIPTION: Install 362 Sq Ft Dock, Install 24k Lift JOB PHONE:

152 HERON AVE LOT 21

SUBDIVISION #: BLOCK: LOT:
FLOOD MAP: ZONE: ELEVATION:
FOLIO #: 27634880006 SECTION-TOWNSHIP-RANGE: 29-48-25

OWNER INFORMATION:
M & L LAVERY REV TRUST
309 NEAPOLITAN WAY
NAPLES, FL 34103

CONTRACTOR INFORMATION:
GREG ORICK II MARINE CONSTRUCTION, INC
1035 COLLIER CENTER WAY #1
NAPLES, FL 34110

CERTIFICATE #: C28961 PHONE:

FCC CODE:
CONSTRUCTION CODE: 0221
JOB VALUE: $15,000.00 TOTAL RES SQFT: 0 TOTAL COMM SQFT: 0

SETBACKS FRONT: REAR: 20' protrusion LEFT: 15' RIGHT: 15'
SEWER: WATER:
CONTACT NAME:
CONTACT PHONE:

Per Collier County Ordinance No. 2002-01, as it may be amended, all work must comply with all applicable laws, codes, ordinances, and any addi l stipulations or conditions of this permit. This permit expires if work authorized by the permit is not commenced within six (6) months from the da issuance of the permit. Additional fees for failing to obtain permits prior to the commencement of construction may be imposed. Permittee(s) furth understands that any contractor that may be employed must be a licensed contractor and that the structure must not be used or occupied until a Certificate of Occupancy is issued.

NOTICE: PRIOR TO THE REMOVAL OF ASBESTOS PRODUCTS OR THE DEMOLITION OF A STRUCTURE, FEDE AND STATE LAWS REQUIRE THE PERMITTEE (EITHER THE OWNER OR CONTRACTOR) TO SUBMIT A NOTIC THE INTENDED WORK TO THE STATE DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP). FOR MORE INFORMATION, CONTACT DEP AT (239) 344-5600.

NOTICE: In addition to the conditions of this permit, there may be additional restrictions applicable to this property that ma found in the public records of this county, and there may be additional permits required from other governmental entities suc water management districts, state agencies, or federal agencies.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMEN TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTE TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

Collier County
Growth Management Department

BPRS
BUILDING PERMIT RESOLUTION SERVICES

BUILDING PERMIT EXTENSION FORM

2800 N. HORSESHOE DRIVE, NAPLES, FL 34104
Main: (239) 252-2400 Direct: (239)-252-2493
BPRS@colliercountyfl.gov

Form Completed By: ☐ Owner-Builder ☒ Contractor ☐ Design Professional

Date of Request	Permit Number	Primary Permit # (If Applicable)
3/28/2022	20210943505	

Property Information

Property Address: 152 Heron Ave

Parcel/Tax Folio No.:

Qualifier Information

Company Name: GREG ORICK II MARINE CONSTRUCTION

Qualifier Name: GREG ORICK II Phone: 239-949-5588

Email: PERMITS@ORICKMARINE.COM

Number of Previous Requests [ ] Has Work Commenced: ☐ Yes ☐ No

Reason for Extension

To start calling Inspections

Qualifier State License No.: C28961

Signature: Qualifier/Owner-Builder:

Printed Name: Qualifier/Owner-Builder: GREG ORICK II

State of FLORIDA County of COLLIER

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 28 day of March, 20 22, by (printed name of owner or qualifier) Greg Orick II

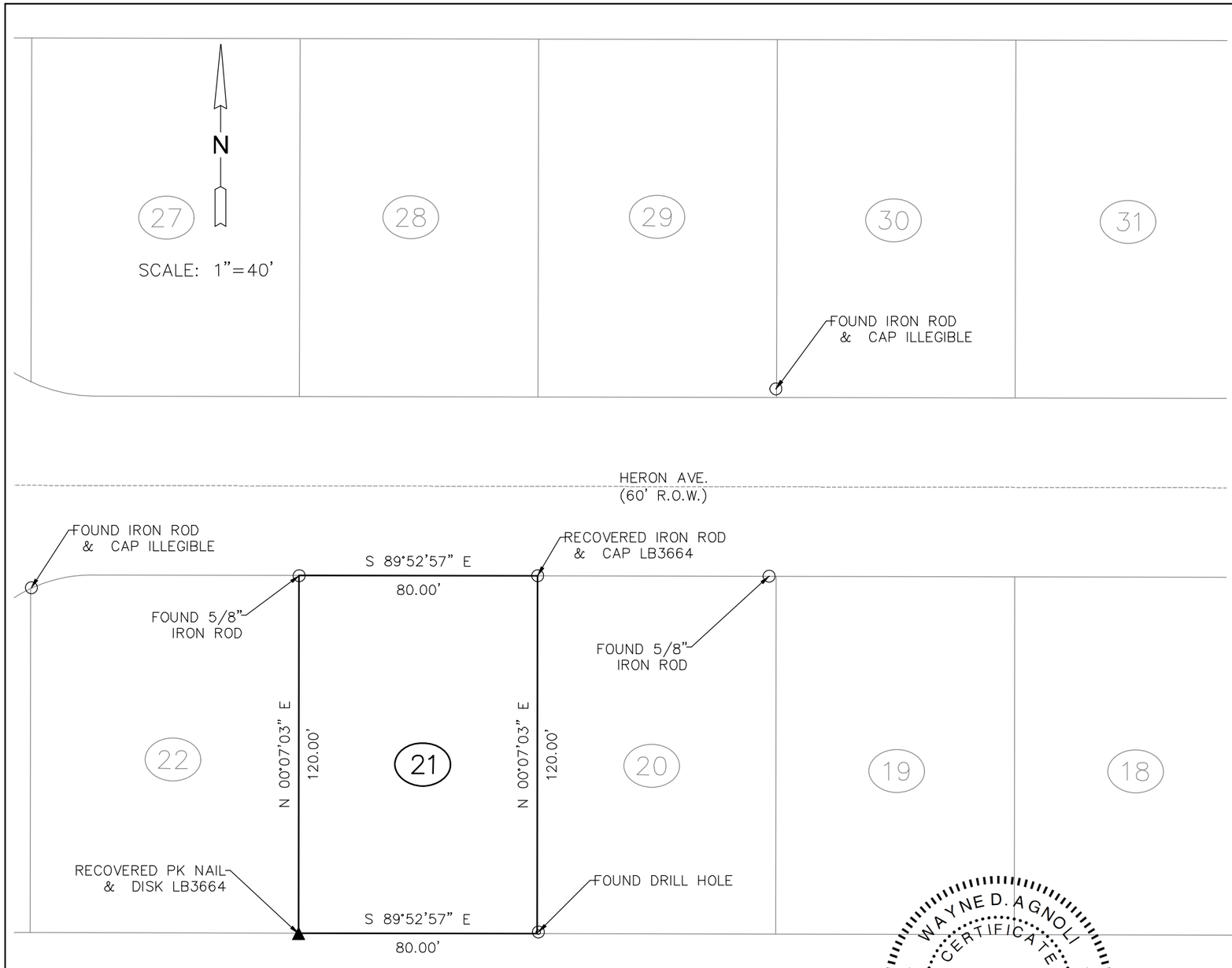
Such person(s) Notary Public must check applicable box:

☒ Are personally known to me
☐ Has produced a current drivers license
☐ Has produced as identification.

Notary Signature:

WILLIAM NELSON
Notary Public-State of Florida
Commission # GG 313868
My Commission Expires
March 19, 2023

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



PREPARED FOR: KEN SIEBERT

DATE OF FIELD SURVEY: AUGUST 28, 2021

AGNOLI, BARBER & BRUNDAGE, INC.
PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS AND MAPPERS

BY_____

WAYNE D. AGNOLI, R.S.M., NO. 5335 DATE _____

THIS SITE PLAN SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

THIS SITE PLAN SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS
OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTIES
WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES IS PROHIBITED BY
CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE.

THIS SITE PLAN SURVEY IS CERTIFIED AS TO THE DATE OF FIELD SURVEY, NOT THE SIGNATURE DATE.

GENERAL NOTES:

1. DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.

2. BEARINGS ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM , EAST ZONE, NAD 83/90 DATUM AND REFERENCED TO THE NORTH LINE OF LOT 21, BLOCK T, CONNERS VANDERBILT BCH. EST., UNIT 3, SECTION 29, TOWNSHIP 48 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA, AS BEING SOUTH 89° 52' 57" EAST.

3. HORIZONTAL COORDINATES WERE DERIVED BY GPS OBSERVATIONS USING A TRIMBLE DUAL FREQUENCY RECEIVER (MODEL R10), RECEIVING CORRECTIONS FROM TRIMBLE VRS NOW RTN (REAL TIME NETWORK)

4. VERTICAL: ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).ELEVATIONS WERE ESTABLISHED USING LONG TERM OBSERVATIONS WITH A TRIMBLE (MODEL R10) DUAL FREQUENCY RECEIVER GPS (GLOBAL POSITIONING SYSTEM).

SURVEYOR'S NOTE: THE PURPOSE OF THE SURVEY IS TO LOCATE THE SEAWALL AND THE WATERWARD EXISTING CONDITIONS ONLY. NO UPLAND IMPROVEMENTS HAVE BEEN LOCATED UNDER THE SCOPE OF THIS SURVEY.

WAYNE D. AGNOLI CERTIFICATE No. 5335 STATE OF FLORIDA REGISTERED SURVEYOR & MAPPER

152 HERON AVE.

for: KEN SEIBERT

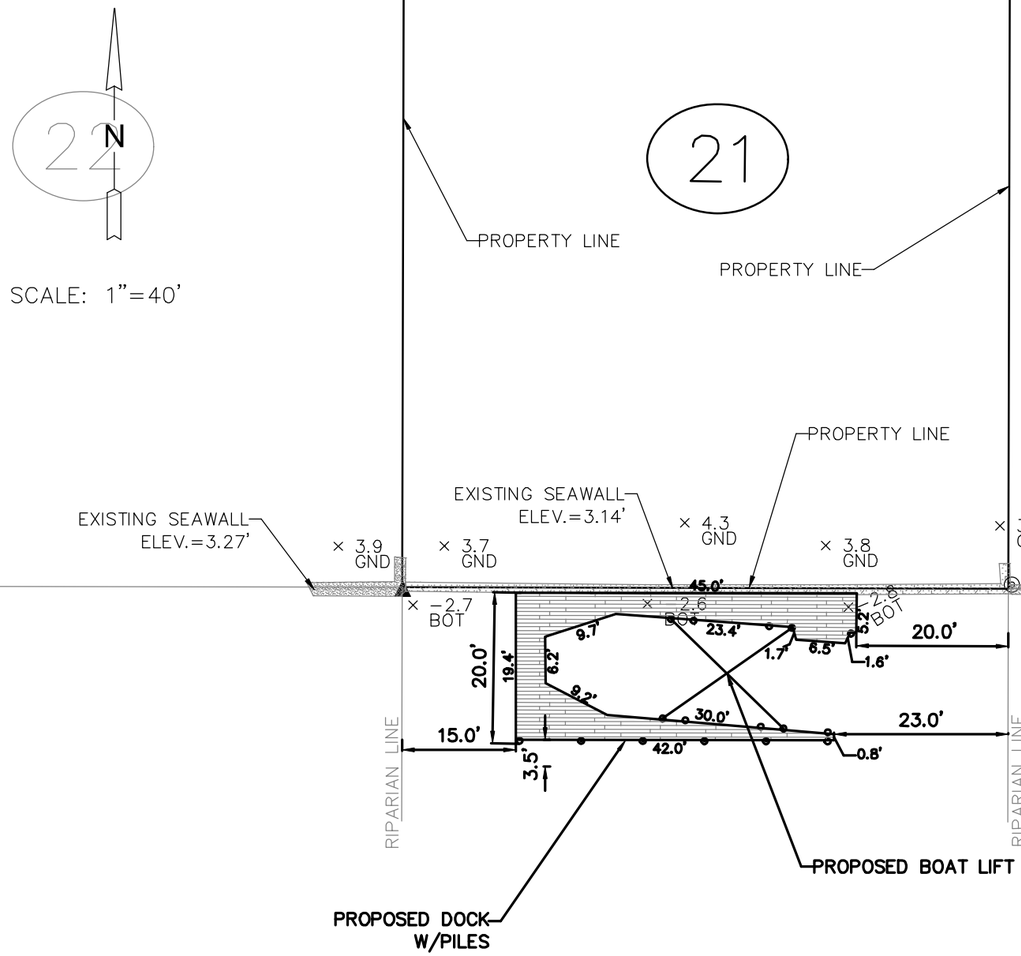
title: MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T
CONNER'S VANDERBILT BEACH ESTATES, UNIT NO. 3
SECTION 29, TOWNSHIP 48 SOUTH & RANGE 25 EAST
(PLAT BOOK 3 & PAGE 89)
COLLIER COUNTY, FLORIDA

bk:	pg:	date: SEPTEMBER 2, 2021
1256	44	scale: 1" = 40'
		cogo #: 09-0086-1

AGNOLI BARBER & BRUNDAGE, INC.
Professional Engineers, Planners, Land Surveyors & Landscape Architects
7400 Trail Blvd., Suite 200, Naples, FL 34108 Ph.: (239)597-3111
Certificate of Authorization Nos. LB 3664 , EB 3664 & LC26000620 Fax: (239)566-2203

design: XXX
drawn: LD
checked: WDA
acad #: 12893-SP
task #: XXXX-XX
project #: 09-0086-1
sheet #: 1 of 2
file #: 12893

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



152 HERON AVE. PROPOSED BOAT LIFT & DOCK

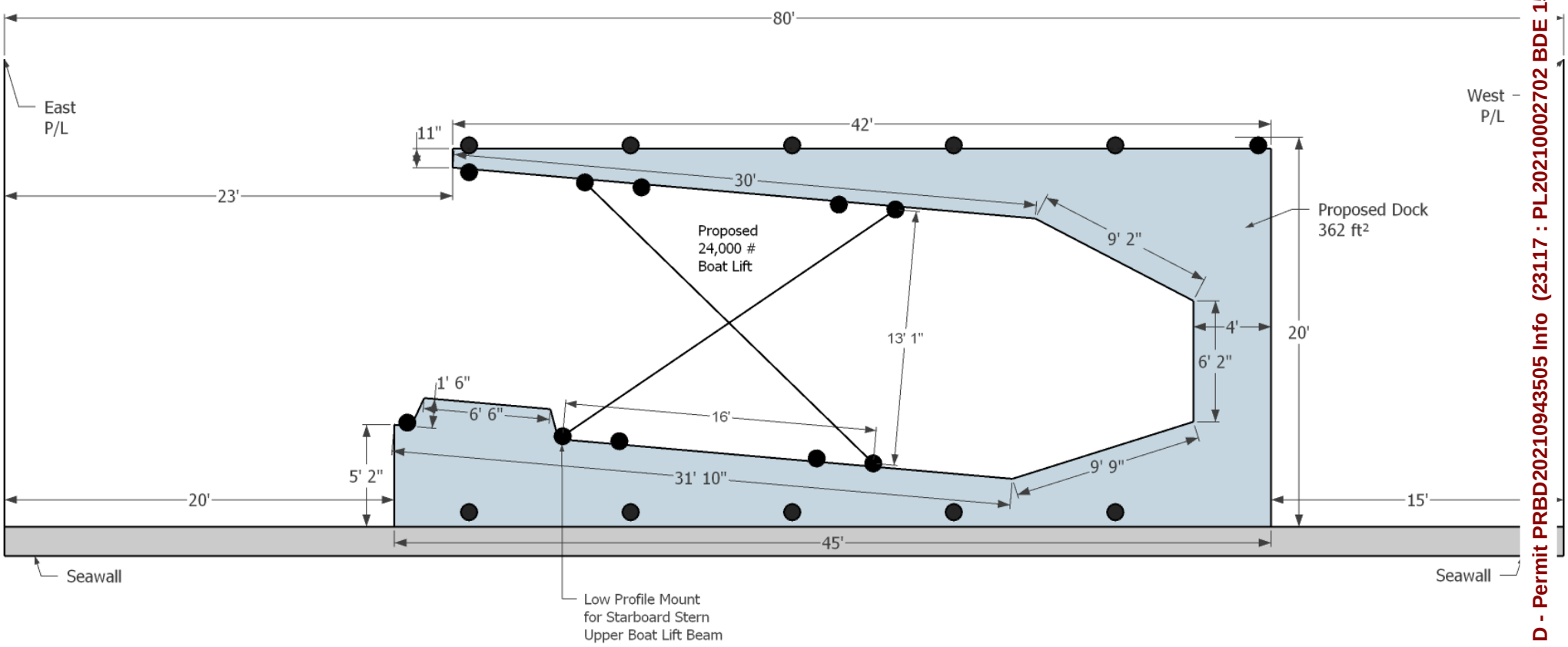
for:	KEN SEIBERT
title:	MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T CONNER'S VANDERBILT BEACH ESTATES, UNIT NO. 3 SECTION 29, TOWNSHIP 48 SOUTH & RANGE 25 EAST (PLAT BOOK 3 & PAGE 89) COLLIER COUNTY, FLORIDA

bk:	pg:	
1256	44	date: SEPTEMBER 2, 2021
		scale: 1" = 20'
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AGNOLI BARBER & BRUNDAGE, INC.
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design:	XXX
drawn:	LD
checked:	WDA
acad #:	12893-SP
task #:	XXXX-XX
project #:	09-0086-1
sheet #:	2 of 2
file #:	12893

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



GREG ORICK MARINE CONSTRUCTION, INC. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **9/10/2021**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron

Approval of Construction Documents
Building Plan Review & Inspection

2800 N. Horseshoe Dr, Naples, FL 34104 239-252-2400

Collier County Build It! REVIEWED FOR CODE COMPLIANCE

Residential Permits

These electronic documents have been reviewed for Code Compliance by the Building Plan Review & Inspection Division of the Collier County Growth Management Department. The documents are available for download from the GMD Public Portal. These specific documents, listed as "Approved Plans (PR)" on the Portal, must be available for Inspectors to review on the job site in either electronic or paper form as the approved version in accordance with the Florida Building Code Section 107.3.1. Other supporting documents may be required on site as needed to meet code requirements.

Permit Number: PRBD2021094350501

Job Site Address: 152 Heron AVE, Vacant Land, Naples

Permit Description: Install 362 Sq Ft Dock, Install 24k Lift

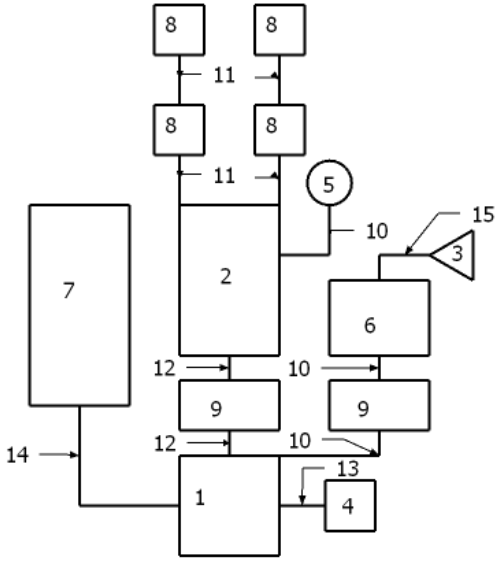
152 HERON AVE LOT 21

Permit Issuance Date: 09/25/2021

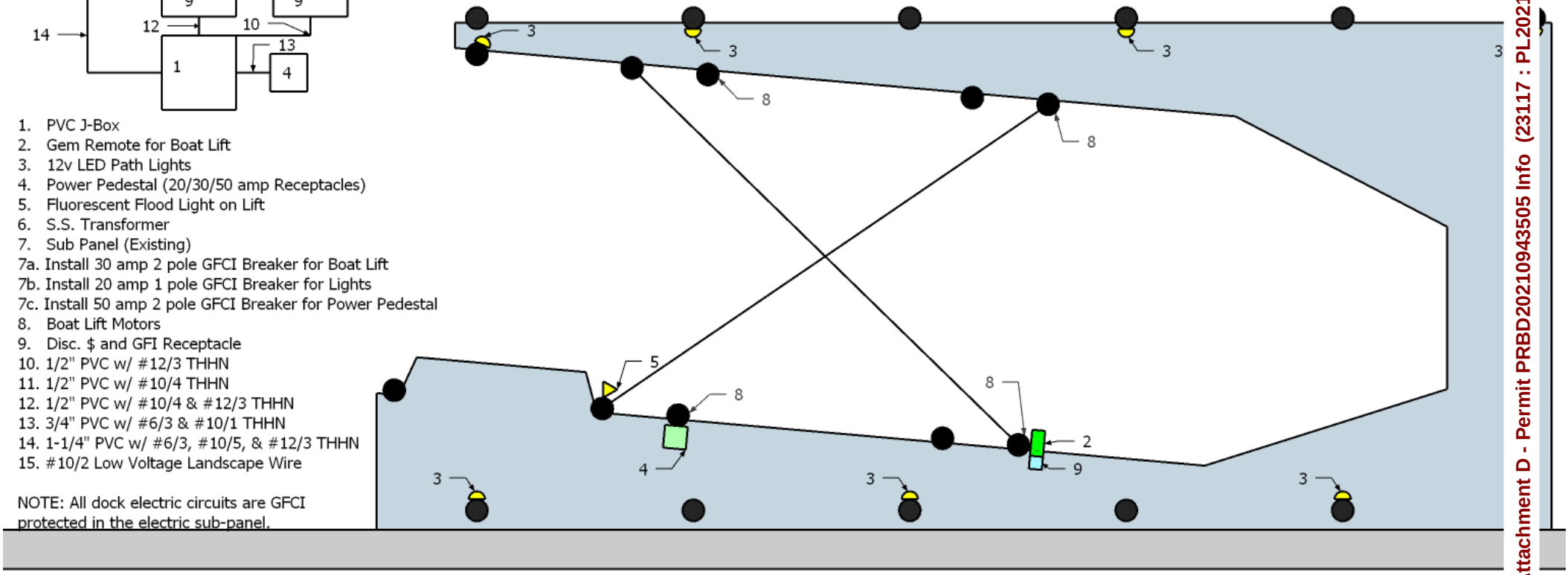
Document List:

	Portal File Type	Portal File Name
1.	Approved Plans (PR)	Construction Plans (152 Heron Ave Dock Electric Drawing for Permit.pdf)
2.	Approved Plans (PR)	Construction Plans (152 Heron Ave Dock Electric Drawing.pdf)
3.	Approved Plans (PR)	Construction Plans (Salty Hoist Boat Lift Engineering.pdf)
4.	Approved Plans (PR)	SubContractor Affidavit (SubContractor.pdf)
5.	Approved Plans (PR)	Construction Plans (Typical Dock Construction-GOIIMC.pdf)

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)



- GEM Remote Control w/ Disconnect Switch
- 20 amp 120v Duplex GFI Receptacle
- Lift Flood Light controlled by GEM Remote
- Kichler 12v LED Half Moon Lights, mounted 18" above deck on each pile, controlled by Photocell
- Dock Power Pedestal (Piling Mounted)



1. PVC J-Box
2. Gem Remote for Boat Lift
3. 12v LED Path Lights
4. Power Pedestal (20/30/50 amp Receptacles)
5. Fluorescent Flood Light on Lift
6. S.S. Transformer
7. Sub Panel (Existing)

7a. Install 30 amp 2 pole GFCI Breaker for Boat Lift
7b. Install 20 amp 1 pole GFCI Breaker for Lights
7c. Install 50 amp 2 pole GFCI Breaker for Power Pedestal

8. Boat Lift Motors
9. Disc. $ and GFI Receptacle
10. 1/2" PVC w/ #12/3 THHN
11. 1/2" PVC w/ #10/4 THHN
12. 1/2" PVC w/ #10/4 & #12/3 THHN
13. 3/4" PVC w/ #6/3 & #10/1 THHN
14. 1-1/4" PVC w/ #6/3, #10/5, & #12/3 THHN
15. #10/2 Low Voltage Landscape Wire

NOTE: All dock electric circuits are GFCI protected in the electric sub-panel.

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron

GREG ORICK MARINE CONSTRUCTION, INC. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **9/14/2021**	Approved Signature: _____ Approved Date: _____

- GEM Remote Control w/ Disconnect Switch

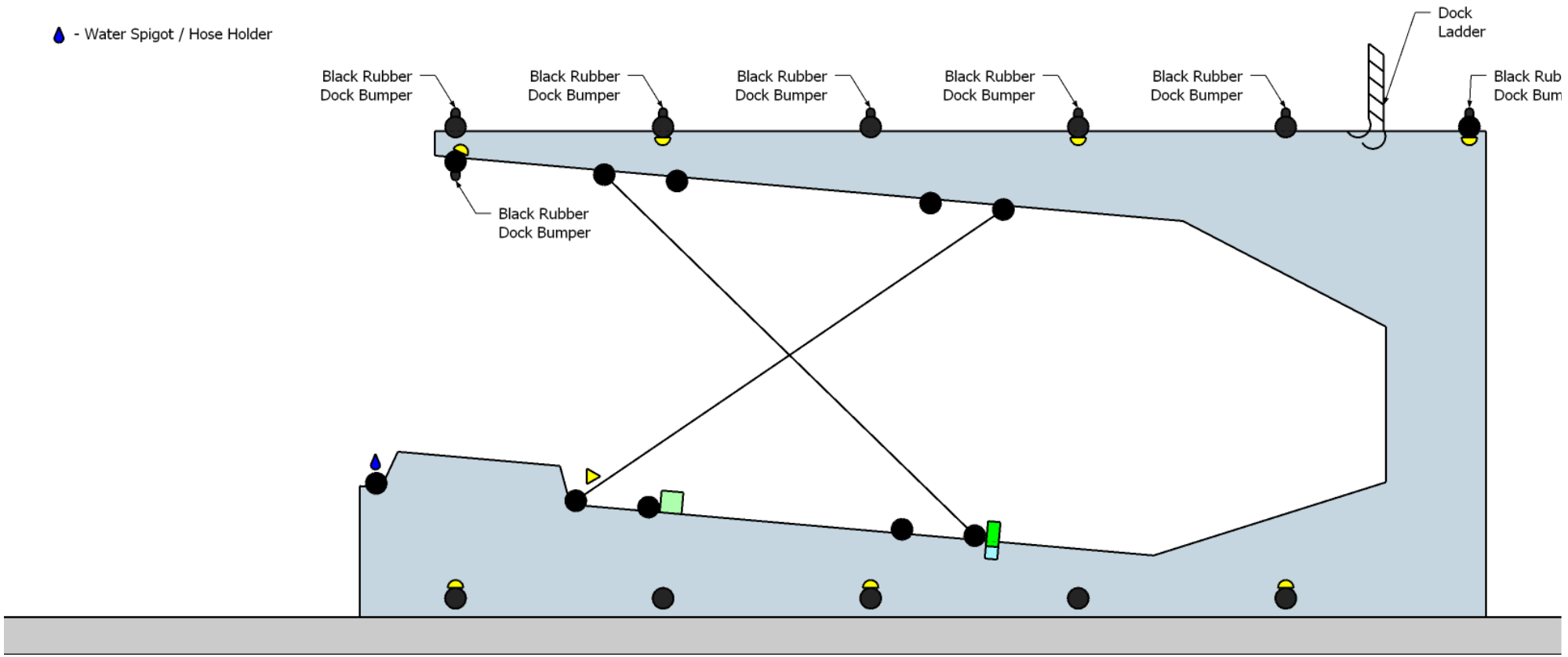
- 20 amp 120v Duplex GFI Receptacle

Lift Flood Light controlled by GEM Remote

Kichler 12v LED Half Moon Lights, mounted 18" above deck on each pile, controlled by Photocell

- Dock Power Pedestal (Piling Mounted)

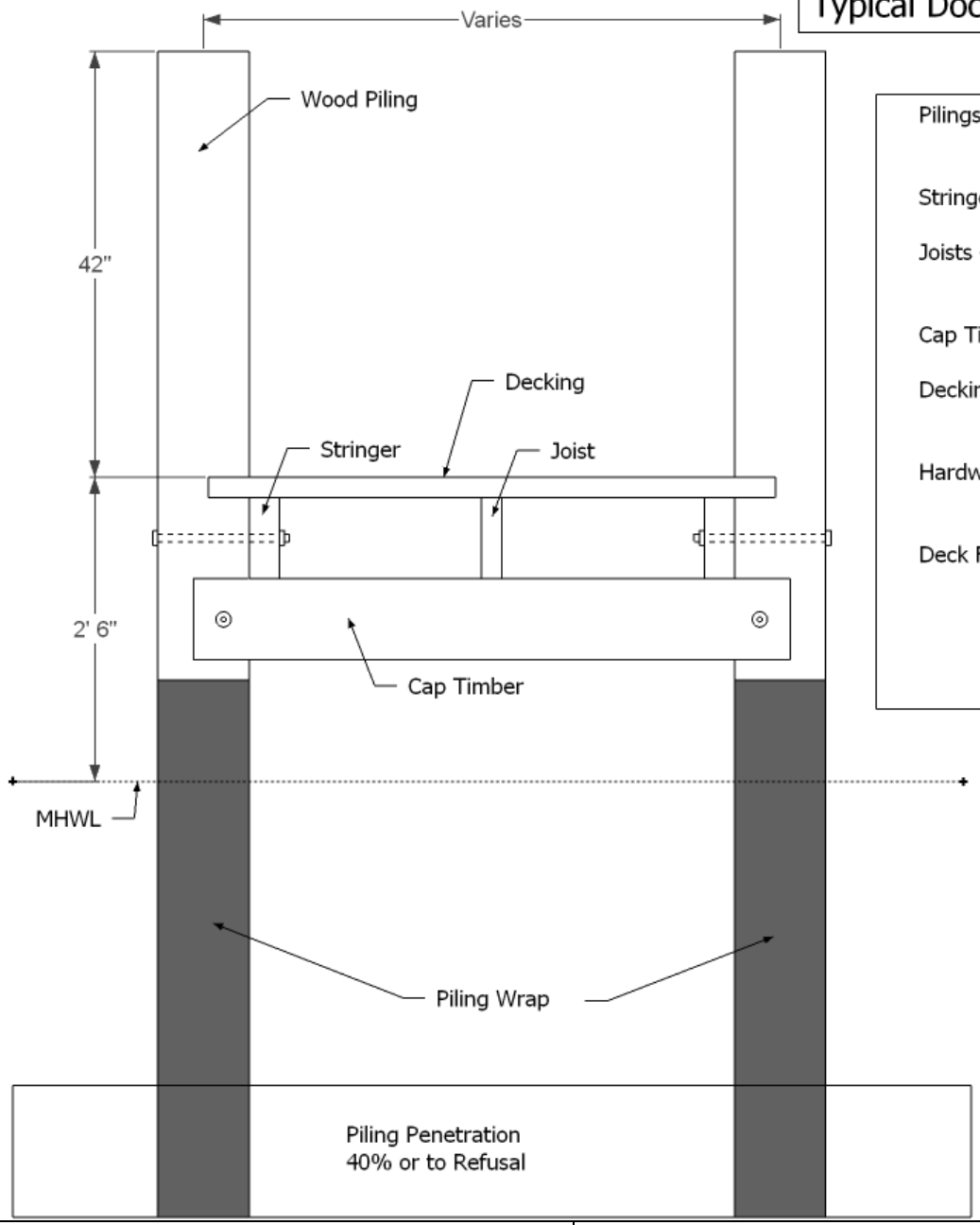
- Water Spigot / Hose Holder



GREG ORICK MARINE CONSTRUCTION, INC. (239) 949-5588	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **8/5/2021**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron

Typical Dock Construction



Pilings - 9"+ Diameter, 2.5 CCA Marine Pressure Treated Southern Yellow Pine (SYP) with Vinyl Pile Wrap

Stringers - 3" x 8" .60 CCA Pressure Treated SYP

Joists - 2" x 8" .60 CCA Pressure Treated SYP (Joist spacing - 24" Max on Center)

Cap Timbers - 3" x 8" .60 CCA Pressure Treated SYP

Decking - 2" x 6" .21 CA Pressure Treated #1 Dense S4S or Optional Composite Decking.

Hardware - 5/8" diameter HDG Bolts minimum or Stainless Steel Upgrade

Deck Fasterners - 16d SS Ringshank Nail or #10 SS Deck Screws optional

PROUDLY SERVING NAPLES AND BONITA SPRINGS
FOR OVER 25 YEARS
LICENSED & INSURED

Greg Orick Marine Construction, Inc.
(239) 949-5588

Typical Dock Construction

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron

Collier County
Growth Management Department
2800 N. HORSESHOE DRIVE, NAPLES, FL 34104 (239) 252-2400

SUBCONTRACTOR AFFIRMATION

To be completed by the Qualifier working under the General Contractor, or by Owner-Builder as defined by Florida Statutes.

Permit Number _____

Form Completed By: ☒ Qualifier ☐ Owner-Builder

General Contractor for Project: Greg Orick ll Marine Construction inc

Check One:

☒ Electrical ☐ Plumbing ☐ Roofing ☐ Mechanical ☐ Septic ☐ Other _____

Jobsite Address: 152 Heron Ave

Qualifier Information (to be completed by the Qualifier)

Name: Robert J. Anderson

Company Name: A Greg Orick Marine Construction, Inc

State License No.: EC13005994

Phone: (239) 949-5588

Email: permits@orickmarine.com

Acknowledgement:
Knowingly providing false information to obtain a permit to practice construction contracting is a violation of Florida Statute 489.129 and 489.533.

Signature and Notary

Signature of Qualifier under General Contractor or Owner-Builder: _____

Printed Name of Qualifier under General Contractor or Owner-Builder: Robert Anderson

State of Florida County of Coll er

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 9 da
September , 20 21 , by (printed name of owner or qualifier) Robert J. Anderson

Such person(s) Notary Public must check applicable box:

☒ Are personally known to me
☐ Has produced a current drivers license _____
☐ Has produced _____ as identification.

Notary Signature: _____

WILLIAM NELSON
Notary Public-State of Florida
Commission # GG 313868
My Commission Expires
March 19, 2023

Upload completed form to the portal under "conditions".

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

STRUCTURAL NOTES:

GENERAL NOTES:

DRAWINGS SHALL NOT BE SCALED. CONTACT THE ENGINEER OR ARCHITECT IF CLARIFICATION OF ANY DIMENSION IS REQUIRED.

IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE PROPER ERECTION PROCEDURES TO ENSURE THE SAFETY OF THE BUILDING AND ITS COMPONENTS DURING CONSTRUCTION.

IT IS SOLELY THE CONTRACTOR'S RESPONSIBILITY FOR THE SAFETY OF THE WORKERS DURING ALL PHASES OF CONSTRUCTION AND FOR ADHERENCE TO ALL APPLICABLE LAWS AND REGULATIONS GOVERNING ON-SITE SAFETY PROCEDURES.

DESIGN LOADS:

THE STRUCTURAL SYSTEMS FOR THE ATTACHED DRAWINGS WERE DESIGNED PER THE WIND LOADING PRESENTED IN SECTION 1609 OF THE FLORIDA BUILDING CODE 6th EDITION (BUILDING) AND ASCE 7-16:

THESE PLANS HAVE BEEN ENGINEERED IN ACCORDANCE WITH ACCEPTABLE CODE AND STANDARDS AS SPECIFIED WITHIN THE STRUCTURAL NOTES. RDA CONSULTING ENGINEERS HAS NOT VISITED THE ASSOCIATED JOB SITE. DESIGNS HEREIN HAVE BEEN ENGINEERED ON THE BASIS OF DATA AND SPECIFICATIONS PROVIDED BY THE LIFT MANUFACTURER. STRUCTURES CONTAINED HEREIN HAVE BEEN DESIGNED SUCH THAT THEY WILL WITHSTAND WIND LOADING ASSOCIATED WITH AN ULTIMATE WIND SPEED OF 170MPH, BUILDING RISK CATEGORY I, AND WIND EXPOSURE CATEGORY D AS SPECIFIED IN FBC 2017 AND ASCE 7-16. THESE DESIGNS IN NO WAY REFLECT LOADS APPLIED TO STRUCTURES HEREIN WHILE BEING UTILIZED FOR BOAT STORAGE. IN THE EVENT OF A HIGH-WIND EVENT, BOATS SHALL NOT BE STORED ON THE LIFT. WORK SHALL BE VERIFIED PRIOR TO CONSTRUCTION, AND RDA CONSULTING ENGINEERS SHALL BE GIVEN THE OPPORTUNITY TO REEVALUATE ITS WORK UPON DISCOVERY OF INFORMATION THAT IS INCONSISTENT WITH SITE CONDITIONS. NO WARRANTY ASSOCIATED WITH THIS DESIGN IS CONTAINED HEREIN.

P.T. LUMBER REQUIREMENTS:

FASTENERS:

1. ALL FASTENERS USED TO JOIN P.T. LUMBER (e.g. BUILT-UP MULTI PLY BEAM) OR FASTEN INTO P.T. LUMBER SHALL BE ONE OF THE FOLLOWING:
   A. HOT DIPPED GALVANIZED.
   B. STAINLESS STEEL (304 OR 316).
   C. CERAMIC COATED (COATING APPROVED FOR USE WITH ACQ LUMBER).
2. ALL FASTENERS MUST BE LABELED AS APPROVED FOR USE WITH ACQ PRESSURE TREATED LUMBER.

STEEL:

1. UNPROTECTED STEEL SHALL NOT BE USED WITH PRESSURE TREATED LUMBER. STEEL SHALL BE PROTECTED WITH ONE OF THE FOLLOWING:
   A. HOT DIPPED GALVANIZED.
   B. STAINLESS STEEL (304 OR 316).

ALUMINUM:

1. ALUMINUM SHALL NOT COME INTO CONTACT WITH PRESSURE TREATED LUMBER. THIS APPLIES FOR ANY GRADE OF ALUMINUM (STRUCTURAL OR NON-STRUCTURAL). ONE OF THE FOLLOWING METHODS SHALL BE USED WHEN FASTENING ALUMINUM TO P.T. LUMBER:
   A. A PHYSICAL BARRIER MAY BE APPLIED TO SEPARATE THE ALUMINUM FROM THE P.T. (e.g. FELT PAPER). FACTORY POWDER COATING MUST BE CERTIFIED BY THE MANUFACTURER AS AN ADEQUATE BARRIER.

STRUCTURAL ALUMINUM:

STRUCTURAL BEAMS CONTAINED HEREIN ARE TO BE OF ALUMINUM CONSTRUCTION.

ALL STRUCTURAL ALUMINUM SHALL BE 6061-T6 ALLOY OR BETTER.

ALL ALUMINUM STRUCTURES SHOWN ON THE DRAWINGS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE ALUMINUM DESIGN MANUAL- "SPECIFICATIONS AND GUIDELINES FOR ALUMINUM STRUCTURES" PUBLISHED BY THE ALUMINUM ASSOCIATION.

THE FOLLOWING REQUIREMENTS APPLY TO STRUCTURAL ALUMINUM IN CONTACT WITH CONCRETE OR STEEL. SEE "P.T. LUMBER REQUIREMENTS" FOR SPECIFICATIONS REGARDING ALUMINUM IN CONTACT WITH PRESSURE TREATED LUMBER.

ALL WELDED CONNECTIONS SHALL BE A MINIMUM 1/4" FULL FILLET WELD USING 5556 FILLER ALLOY.

STEEL:

1. ALUMINUM SHALL NOT BE LEFT IN CONTACT WITH STEEL FOR AN EXTENDED PERIOD OF TIME. ALL ALUMINUM SURFACES IN CONTACT WITH STEEL SHALL BE PROTECTED WITH ONE OF THE FOLLOWING METHODS:
   A. ALUMINUM SURFACES SHALL BE PAINTED WITH ASPHALT PAINT OR ALKALI RESISTANT BITUMINOUS PAINT.
   B. A PHYSICAL BARRIER MAY BE APPLIED TO SEPARATE THE ALUMINUM FROM THE STEEL (e.g. FELT PAPER).
   C. STEEL SHALL BE 304 STAINLESS STEEL OR GREATER.

FASTENERS:

1. ALL FASTENERS SHALL BE 304 STAINLESS STEEL. ALL OTHER HARDWARE (NUTS, WASHERS, HURRICANE STRAPS, ETC.) SHALL ALSO BE 304 STAINLESS STEEL OR GREATER - NO EXCEPTIONS.

STRUCTURAL STEEL:

STEEL COMPONENTS, WHEN PRESENT, SHALL BE IN ACCORDANCE WITH AISC "MANUAL OF STEEL CONSTRUCTION" WITH THE FOLLOWING PROPERTIES:

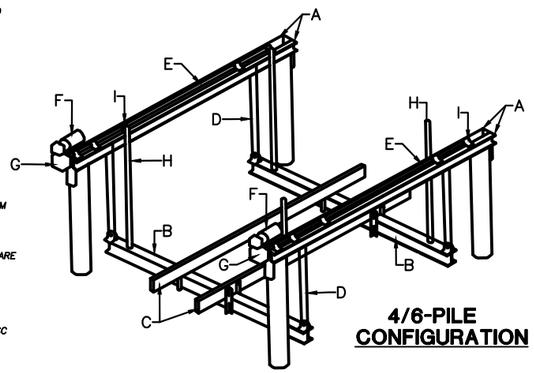
TUBE SECTIONS (ASTM A-500, GR. B) . . . . . Fy = 46,000 PSI
WIDE FLANGE BEAMS (GR. 50) . . . . . Fy = 50,000 PSI
CHANNELS, MISC. SHAPES (ASTM A-36) . . . . . Fy = 36,000 PSI
PIPE COLUMNS . . . . . Fy = 36,000 PSI
BOLTS, ASTM A325 . . . . . Fy = 36,000 PSI

ALL STRUCTURAL STEEL USED AS AN EXTERIOR APPLICATION (WHETHER WRAPPED WITH A FINISH MATERIAL OR LEFT EXPOSED) SHALL BE HOT-DIPPED GALVANIZED (G90).

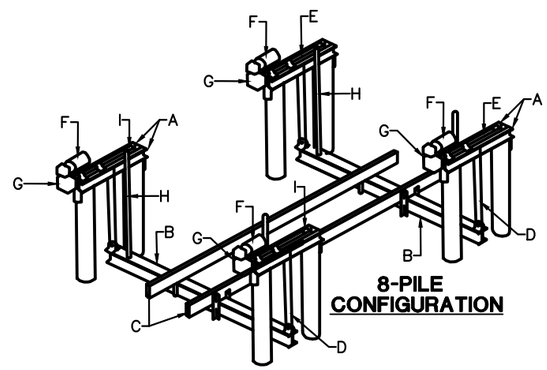
FASTENERS AND MECHANICAL CONNECTORS SHALL BE GALVANIZED. STRUCTURES SHALL HAVE FASTENERS EITHER:
(A) - HOT-DIPPED GALVANIZED WITH 1.5 OZ. ZINC PER 1 SQ.FT.
(B) - TRIPLE ZINC COATED PER ASTM A90.
(C) - STAINLESS STEEL

WIND LOAD CRITERIA

ULTIMATE WIND SPEED . . . . . 170 MPH
NOMINAL WIND SPEED . . . . . 132 MPH
RISK CATEGORY I
WIND EXPOSURE CATEGORY . . . . . D
INTERNAL PRESSURE COEFFICIENT . . . . . ±0.00 (OPEN)
MEAN ROOF HEIGHT . . . . . N/A



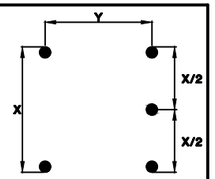
4/6-PILE CONFIGURATION



8-PILE CONFIGURATION

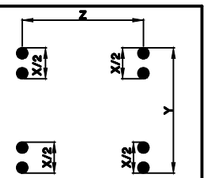
LIFT CAPACITY (LBS)	(A) (2ea.) TOP BEAM CHANNEL	TOP BEAM OVERALL LENGTH (IN)	QUANTITY OF PILES	(B) CRADLE BEAM	CRADLE BEAM LENGTH (IN)	(C) BUNKS, CARPETED	(D) CABLES (No. Parts)	(E) DRIVE SHAFT (GALVANIZED)	(F) MOTOR CONFIG.	(G) GEAR, TORQUE (LBS)	(H) GUIDE POST, HEIGHT (IN)	(I) BEARING CONFIG
4,500	4H x .15 2W x .23	150	(4) 8"-9"	6"H x 4"W .29/.19	132	2x8 LENGTH=144"	(1) 5/16" x 16' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 3/4 HP	3,000	60	(10)-3" SOLID EXTRUSION (6061-T6)
7,000	5H x .15 2.25W x .26	150	(4) 8"-9"	6"H x 4"W .35/.21	144	2x8 LENGTH=144"	(1) 5/16" x 16' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	60	(10)-3" SOLID EXTRUSION (6061-T6)
10,000	6H x .17 2.5W x .29	150	(4) 9"-10"	8"H x 5"W .35/.23	150	2x8 LENGTH=144"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	80	(10)-3" SOLID EXTRUSION (6061-T6)
13,000	6H x .21 3.25W x .35	150	(4) 9"-10"	8"H x 5"W .41/.25	150	2x8 LENGTH=144"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	80	(10)-3" SOLID EXTRUSION (6061-T6)
16,000	7H x .21 3.5W x .38	150	(4) 9"-10"	10"H x 6"W .41/.25	168	3x10 LENGTH=144"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	120	(10)-3" SOLID EXTRUSION (6061-T6)
20,000	8H x .25 3.75W x .41	177	(6) 10"-12"	10"H x 6"W .41/.25	192	3x10 LENGTH=192"	(3) 5/16" x 45' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	120	(10)-3" SOLID EXTRUSION (6061-T6)
24,000	8H x .25 3.75W x .41	192	(6) 10"-12"	10"H x 6"W .50/.29	192	3x10 LENGTH=192"	(3) 5/16" x 45' SS	1.9" DIA. SCHED. 80 PIPE	(2)-MOTORS ea. 1 HP	4,000	120	(10)-3" SOLID EXTRUSION (6061-T6)
16,000	6H x .17 2.5W x .29	48	(8) 9"-10"	10"H x 6"W .41/.25	168	3x10 LENGTH=192"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(4)-MOTORS ea. 3/4 HP	3,000	120	(12)-3" SOLID EXTRUSION (6061-T6)
20,000	6H x .21 3.25W x .35	48	(8) 9"-10"	10"H x 6"W .41/.25	192	3x10 LENGTH=192"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(4)-MOTORS ea. 3/4 HP	3,000	120	(12)-3" SOLID EXTRUSION (6061-T6)
24,000	7H x .21 3.5W x .38	48	(8) 10"-12"	10"H x 6"W .50/.29	192	3x10 LENGTH=192"	(2) 5/16" x 30' SS	1.9" DIA. SCHED. 80 PIPE	(4)-MOTORS ea. 3/4 HP	3,000	120	(12)-3" SOLID EXTRUSION (6061-T6)
32,000	8H x .25 3.75W x .41	60	(8) 10"-12"	12"H x 7"W .62/.31	192	3x10 LENGTH=192"	(3) 5/16" x 45' SS	1.9" DIA. SCHED. 80 PIPE	(4)-MOTORS ea. 1 HP	4,000	120	(12)-3" SOLID EXTRUSION (6061-T6)

LIFT CAPACITY	4,500 LB	7,000 LB	10,000 LB	13,000 LB	16,000 LB	20,000 LB	24,000 LB
PILE CONFIG	(4) 8"-9"	(4) 8"-9"	(4) 9"-10"	(4) 9"-10"	(4) 9"-10"	(6) 10"-12"	(6) 10"-12"
UPPER BEAM (X) (IN)	147	147	147	147	147	174	189
CRADLE BEAM (Y) (IN)	132	144	150	150	168	192	192



4/6-PILE CONFIGURATION

LIFT CAPACITY	16,000 LB	20,000 LB	24,000 LB	32,000 LB
PILE CONFIG	(8) 9"-10"	(8) 9"-10"	(8) 10"-12"	(8) 10"-12"
UPPER BEAM (X) (IN)	45	45	45	57
CRADLE BEAM (Y) (IN)	168	192	192	192
CRADLE BEAM (Z) (IN)	168	192	192	192



8-PILE CONFIGURATION

PILES ARE TO BE No.2 GRADE PRESSURE TREATED WOOD. PENETRATION DEPTH INTO BASE SOIL SHALL BE VERIFIED ON THE BASIS OF SUBSOIL CONDITIONS. MINIMUM PENETRATION DEPTH OF PILES INTO SANDY SOIL TO BE 10'-0". MINIMUM PENETRATION DEPTH MAY BE REDUCED ON THE BASIS OF A SUFFICIENT ROCK BED TO SUPPORT PILINGS AND OTHER SUBSOIL CONDITIONS UPON DISCOVERY.

TO THE BEST OF MY KNOWLEDGE AND BELIEF THESE PLANS AND SPECIFICATIONS CONFORM TO LOCAL BUILDING CODE REQUIREMENTS

RONNY DE AZA
FLORIDA P.E. # 78411

MARINE LUMBER AND DECKING

SUPPLIES

NAPLES, FL

RDA Consulting Engineers
CERTIFICATE OF AUTHORIZATION NUMBER: 31149
800 HARBOUR DRIVE, SUITE 210 NAPLES, FL (239) 649-5551

DRAWN BY: C.M.W.	DATE: 7/01/2020 SCALE: AS SHOWN
DESIGNED BY: C.M.W.	JOB NUMBER: RDA20410
APPROVED BY: R.D.A.	REFERENCE:RDA20410

Attachment: Attachment D - Permit PRBD20210943505 Info (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

KellyJohn

From: KellyJohn
Sent: Tuesday, August 23, 2022 5:39 PM
To: KellyJohn
Subject: BDE-PL20210002702 - 152 Heron Ave - Sign Posting for 9/8 HEX
Attachments: 63FD1A0D-F4B6-4F36-A4F1-6E14383BA002.jpeg; 49AEECD5-DE1D-42DE-ABCD-F72FF76A3ACF.jpeg

At approximately 1:50 P.M. this date I personally posted the required Public Hearing Sign for the subject petition to be heard at the August 25, 2022, meeting of the Hearing Examiner. Said sign was posted upon the public Right-of-Way for immediately to the front of the subject property for easy visibility as evidenced by the attached photographs.

Respectfully,
John Kelly
Senior Planner

Zoning Division – Zoning Services Section
2800 North Horseshoe Drive, Naples Florida 34104
Phone: 239.252.5719 Fax: 239.252.6363
Email: John.Kelly@colliercountyfl.gov

Tell us how we are doing by taking our Zoning Division Survey at http://bit.ly/CollierZoning

Collier County
Growth Management Department

Attachment: Attachment E - Sign Posting 08232022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)





Attachment: Attachment E - Sign Posting 08232022 (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert Boathouse)

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

DOCK FACILITY EXTENSION OR BOATHOUSE ESTABLISHMENT PETITION

LDC Section 5.03.06 F.
Ch. 3 B. of the Administrative Code 5.03.06 F

THIS PETITION IS FOR (check one): ☐ DOCK EXTENSION ☑ BOATHOUSE

PROJECT NUMBER
PROJECT NAME
DATE PROCESSED

To be completed by staff

APPLICANT INFORMATION

Name of Property Owner(s): Ken Seibert

Name of Applicant if different than owner: _____

Address: 152 Heron Ave City: Naples State: FL ZIP: 34105

Telephone: _____ Cell: _____ Fax: _____

E-Mail Address: _____

Name of Agent(s): Bill Nelson/ Mark Oreus

Firm: Greg Orick Marine Construction Inc

Address: 2815 Bayview Dr City: Naples State: FL ZIP: 34112

Telephone: 239-949-5588 Cell: _____ Fax: _____

E-Mail Address: Permits @orickmarine.com

PROPERTY LOCATION

Section/Township/Range: 29 / 48 / 25 Property I.D. Number: 27634880006

Subdivision: 234100 - CONNERS VANDERBILT BCH EST #3 Unit: 3 Lot: 21 Block: T

Address/ General Location of Subject Property:

152 Heron Ave - Naples, FL, 34108

Current Zoning and Land use of Subject Property:

7 - Miscellaneous Residential

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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BE AWARE THAT COLLIER COUNTY HAS LOBBYIST REGULATIONS. GUIDE YOURSELF ACCORDINGLY AND ENSURE THAT YOU ARE IN COMPLIANCE WITH THESE REGULATIONS.

ADJACENT ZONING AND LAND USE

	Zoning	Land Use
N	234100 - CONNERS VANDERBILT BCH EST #3	1 - SINGLE FAMILY RESIDENTIAL
S	Vanderbilt Channel	
E	234100 - CONNERS VANDERBILT BCH EST #3	1 - SINGLE FAMILY RESIDENTIAL
W	234100 - CONNERS VANDERBILT BCH EST #3	1 - SINGLE FAMILY RESIDENTIAL

DESCRIPTION OF PROJECT

Narrative description of project (indicate extent of work, new dock, replacement, addition to existing facility, any other pertinent information):

New 26' X 40' Boathouse over existing dock - Boathouse to have same roofing as main structure with roof 3' Roof overhang - Boathouse will contain 1 Boat lift that will not have an additional canopy

SITE INFORMATION

1. **Waterway Width:**
   110 ft. Measurement from ☐ plat ☐ survey ☒ visual estimate
   ☐ other (specify) _____
2. **Total Property Water Frontage:**
   80 ft.
3. **Setbacks:**
   Provided: 15 ft.
   Required: 15 ft.
4. **Total Protrusion of Proposed Facility into Water:**
   23 ft.
5. **Number and Length of Vessels to use Facility:**
   1. _____ ft.
   2. _____ ft.
6. **List any additional dock facilities in close proximity to the subject property and indicate the total protrusion into the waterway of each:**
   164 HERON AVE - 20' Which is maximum allowed in Area
   140 HERON AVE - 20' Which is maximum allowed in Area
7. **Signs are required to be posted for all petitions. On properties that are 1 acre or larger in size, the applicant shall be responsible for erecting the required sign. What is the size of the petitioned property?** .22 Acres

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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8. Official Interpretations or Zoning Verifications:

To your knowledge, has there been an official interpretation or zoning verification rendered on this property within the last year? ☐ Yes ☒ No If yes, please provide copies.

PRIMARY CRITERIA

The following criteria, pursuant to LDC section 5.03.06, shall be used as a guide by staff in determining its recommendation to the Office of the Hearing Examiner. The Hearing Examiner will utilize the following criteria as a guide in the decision to approve or deny a particular Dock Extension request. In order for the Hearing Examiner to approve the request, it must be determined that at least 4 of the 5 primary criteria, and at least 4 of the 6 secondary criteria, must be met. On separate sheets, please provide a narrative response to the listed criteria and/or questions.

1. Whether or not the number of dock facilities and/or boat slips proposed is appropriate in relation to the waterfront length, location, upland land use, and zoning of the subject property; consideration should be made of property on unbridged barrier islands, where vessels are the primary means of transportation to and from the property. (The number should be appropriate; typical, single-family use should be no more than two slips; typical multi-family use should be one slip per dwelling unit; in the case of unbridged barrier island docks, additional slips may be appropriate.)

2. Whether or not the water depth at the proposed site is so shallow that a vessel of the general length, type, and draft as that described in the petitioner's application is unable to launch or moor at mean low tide (MLT). (The petitioner's application and survey should show that the water depth is too shallow to allow launch and mooring of the vessel (s) described without an extension.)

3. Whether or not the proposed dock facility may have an adverse impact on navigation within an adjacent marked or charted navigable channel. (The facility should not intrude into any marked or charted navigable channel thus impeding vessel traffic in the channel.)

4. Whether or not the proposed dock facility protrudes no more than 25 percent of the width of the waterway, and whether or not a minimum of 50 percent of the waterway width between dock facilities on either side of the waterway is maintained for navigability. (The facility should maintain the required percentages.)

5. Whether or not the proposed location and design of the dock facility is such that the facility would not interfere with the use of neighboring docks. (The facility should not interfere with the use of legally permitted neighboring docks.)

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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SECONDARY CRITERIA

1. Whether or not there are special conditions, not involving water depth, related to the subject property or waterway, which justify the proposed dimensions and location of the proposed dock facility. (There must be at least one special condition related to the property; these may include type of shoreline reinforcement, shoreline configuration, mangrove growth, or seagrass beds.)

2. Whether the proposed dock facility would allow reasonable, safe, access to the vessel for loading/unloading and routine maintenance, without the use of excessive deck area not directly related to these functions. (The facility should not use excessive deck area.)

3. For single-family dock facilities, whether or not the length of the vessel, or vessels in combination, described by the petitioner exceeds 50 percent of the subject property's linear waterfront footage. (The applicable maximum percentage should be maintained.)

4. Whether or not the proposed facility would have a major impact on the waterfront view of neighboring waterfront property owners. (The facility should not have a major impact on the view of either property owner.)

5. Whether or not seagrass beds are located within 200 feet of the proposed dock facility. (If seagrass beds are present, compliance with LDC subsection 5.03.06 I must be demonstrated.)

6. Whether or not the proposed dock facility is subject to the manatee protection requirements of LDC subsection 5.03.06 E.11. (If applicable, compliance with subsection 5.03.06.E.11 must be demonstrated.)

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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Pre-Application Meeting and Final Submittal Requirement Checklist for:

☐ Dock Extension
☐ Boathouse

Chapter 3 B. of the Administrative Code

The following Submittal Requirement Checklist is to be utilized during the Pre-Application Meeting, and at time of application submittal. At time of submittal, the checklist is to be completed and submitted with the application packet. Please provide the submittal items in the exact order listed below, with cover sheets attached to each section. **Incomplete submittals will not be accepted.**

REQUIREMENTS FOR REVIEW	# OF COPIES	REQUIRED	NOT REQUIRED
Completed Application (download current form from County website)	1	☒	☐
Property Ownership Disclosure Form	1	☒	☐
Signed and Sealed Survey	1	☐	☑
Chart of Site Waterway	1	☐	☑
Site Plan Illustration with the following: • Lot dimensions; • Required setbacks for the dock facility; • Cross section showing relation to MHW/MLW and shoreline (bank, seawall, or rip-rap revetment); • Configuration, location, and dimensions of existing and proposed facility; • Water depth where proposed dock facility is to be located; • Distance of navigable channel; • Illustration of the contour of the property; and • Illustration of dock facility from both an aerial and side view.	1	☑	☐
Affidavit of Authorization, signed and notarized	1	☒	☐
Completed Addressing Checklist	1	☒	☐
Electronic copy of all required documents *Please be advised: The Office of the Hearing Examiner requires all materials to be submitted electronically in PDF format.	1	☑	☐

ADDITIONAL REQUIREMENTS FOR THE PUBLIC HEARING PROCESS:

- Following the completion of the review process by County review staff, the applicant shall submit all materials electronically to the designated project manager.
- Please contact the project manager to confirm the number of additional copies required.

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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PLANNERS – INDICATE IF THE PETITION NEEDS TO BE ROUTED TO THE FOLLOWING REVIEWERS:

☐	Bayshore/Gateway Triangle Redevelopment: Executive Director	☐	Historical Review
☐	Addressing: Annis Moxam	☐	Parks and Recreation: David Berra
☐	City of Naples: Robin Singer, Planning Director	☐	School District (Residential Components): Amy Lockheart
☐	Conservancy of SWFL: Nichole Johnson	☐	Other:
☐	Emergency Management: Dan Summers; and/or EMS: Artie Bay	☐	Other:

PD. ☒ PRE-APP MEETING FEE: $500.00

FEE REQUIREMENTS:

- ☑ **Boat Dock Extension Petition:** $1,500.00
- ☑ **Estimated Legal Advertising fee for the Office of the Hearing Examiner:** $1,125.00
- ☑ **An additional fee for property owner notifications will be billed to the applicant prior to the Hearing Examiner hearing date.**

Fire Code Plans Review Fees are collected at the time of application submission and those fees are set forth by the Authority having jurisdiction. The Land Development Code requires Neighborhood Notification mailers for Applications headed to hearing, and this fee is collected prior to hearing.

As the authorized agent/applicant for this petition, I attest that all of the information indicated on this checklist is included in this submittal package. I understand that failure to include all necessary submittal information may result in the delay of processing this petition.

All checks payable to: Board of County Commissioners.

The completed application, all required submittal materials, and fees shall be submitted to:

Growth Management Department
Planning and Regulation
ATTN: Business Center
2800 North Horseshoe Drive
Naples, FL 34104

Signature of Petitioner or Agent

5-12-22
Date

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

PROPERTY OWNERSHIP DISCLOSURE FORM

This is a required form with all land use petitions, except for Appeals and Zoning Verification Letters.

Should any changes of ownership or changes in contracts for purchase occur subsequent to the date of application, but prior to the date of the final public hearing, it is the responsibility of the applicant, or agent on his behalf, to submit a supplemental disclosure of interest form.

Please complete the following, use additional sheets if necessary.

a. If the property is owned fee simple by an INDIVIDUAL, tenancy by the entirety, tenancy in common, or joint tenancy, list all parties with an ownership interest as well as the percentage of such interest:

Name and Address	% of Ownership
Keith Seibert	100

b. If the property is owned by a CORPORATION, list the officers and stockholders and the percentage of stock owned by each:

Name and Address	% of Ownership

c. If the property is in the name of a TRUSTEE, list the beneficiaries of the trust with the percentage of interest:

Name and Address	% of Ownership

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

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d. If the property is in the name of a GENERAL or LIMITED PARTNERSHIP, list the name of the general and/or limited partners:

Name and Address	% of Ownership

e. If there is a CONTRACT FOR PURCHASE, with an individual or individuals, a Corporation, Trustee, or a Partnership, list the names of the contract purchasers below, including the officers, stockholders, beneficiaries, or partners:

Name and Address	% of Ownership

Date of Contract: _____

f. If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership, or trust:

Name and Address

g. Date subject property acquired _____

☐ **Leased: Term of lease _____ years /months**

If, Petitioner has option to buy, indicate the following:

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

Collier County

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2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

Date of option: _____

Date option terminates: _____, or

Anticipated closing date: _____

AFFIRM PROPERTY OWNERSHIP INFORMATION

Any petition required to have Property Ownership Disclosure, will not be accepted without this form. Requirements for petition types are located on the associated application form. Any change in ownership whether individually or with a Trustee, Company or other interest-holding party, must be disclosed to Collier County immediately if such change occurs prior to the petition's final public hearing.

As the authorized agent/applicant for this petition, I attest that all of the information indicated on this checklist is included in this submittal package. I understand that failure to include all necessary submittal information may result in the delay of processing this petition.

The completed application, all required submittal materials, and fees shall be submitted to:

Growth Management Department
ATTN: Business Center
2800 North Horseshoe Drive
Naples, FL 34104

Agent/Owner Signature

5/12/22
Date

Mark Oreus
Agent/Owner Name (please print)

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

AFFIDAVIT OF AUTHORIZATION

FOR PETITION NUMBERS(S) PL20210002628

I, Kenneth L. Seibert (print name), as Owner (title, if applicable) of 152 Heron Ave (company, If applicable), swear or affirm under oath, that I am the (choose one) owner [X] applicant [ ] contract purchaser [ ] and that:

1. I have full authority to secure the approval(s) requested and to impose covenants and restrictions on the referenced property as a result of any action approved by the County in accordance with this application and the Land Development Code;
2. All answers to the questions in this application and any sketches, data or other supplementary matter attached hereto and made a part of this application are honest and true;
3. I have authorized the staff of Collier County to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made through this application; and that
4. The property will be transferred, conveyed, sold or subdivided subject to the conditions and restrictions imposed by the approved action.
5. We/I authorize Greg Orzech Marine Construction to act as our/my representative in any matters regarding this petition including 1 through 2 above.

Notes:

- *If the applicant is a corporation, then it is usually executed by the corp. pres. or v. pres.*
- *If the applicant is a Limited Liability Company (L.L.C.) or Limited Company (L.C.), then the documents should typically be signed by the Company's "Managing Member."*
- *If the applicant is a partnership, then typically a partner can sign on behalf of the partnership.*
- *If the applicant is a limited partnership, then the general partner must sign and be identified as the "general partner" of the named partnership.*
- *If the applicant is a trust, then they must include the trustee's name and the words "as trustee".*
- *In each instance, first determine the applicant's status, e.g., individual, corporate, trust, partnership, and then use the appropriate format for that ownership.*

Under penalties of perjury, I declare that I have read the foregoing Affidavit of Authorization and that the facts stated in it are true.

Signature

5/27/22
Date

STATE OF FLORIDA
COUNTY OF COLLIER

The foregoing instrument was acknowleged before me by means of [✓] physical presence or [ ] online notarization this 9 day of June, 2022, by (printed name of owner or qualifier) Ken Seibert.

Such person(s) Notary Public must check applicable box:

[✓] Are personally known to me

[ ] Has produced a current drivers license _____

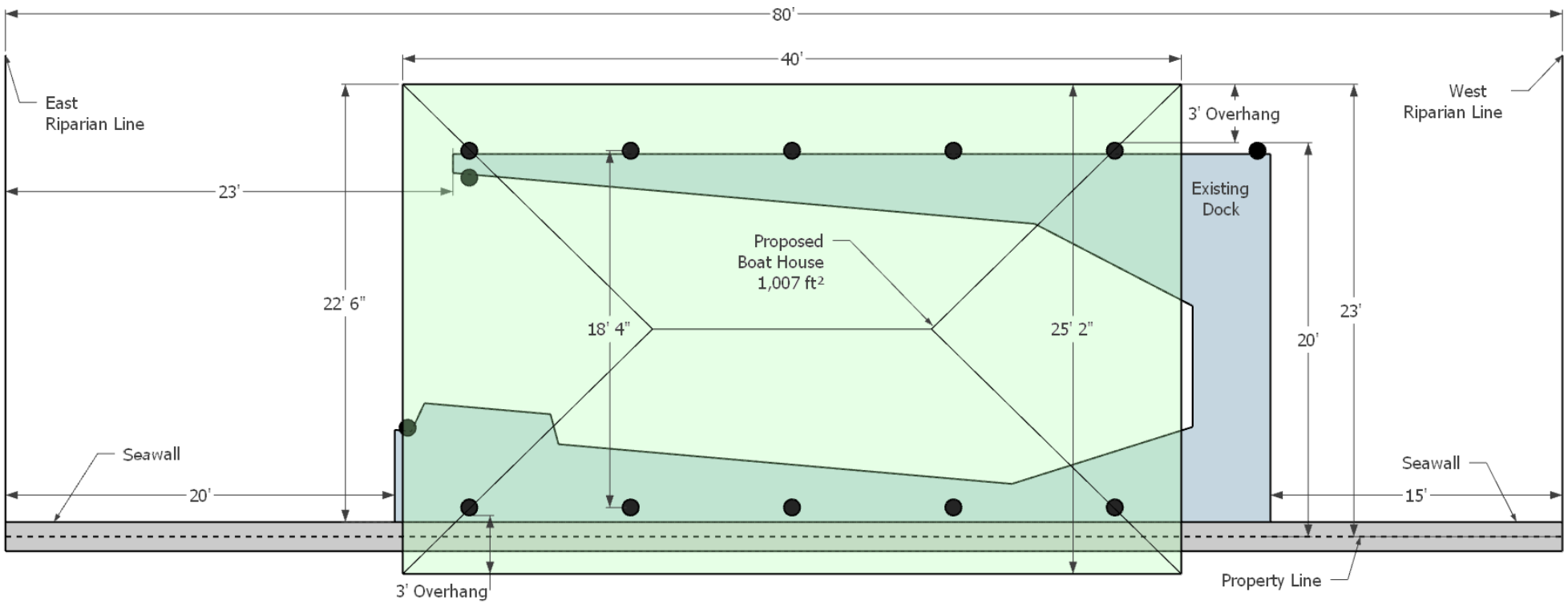
[ ] Has produced _____ as identification.

Notary Signature: _____

MAKERBY OREUS
MY COMMISSION # HH 182779
EXPIRES: October 6, 2025
Bonded Thru Notary Public Underwriters

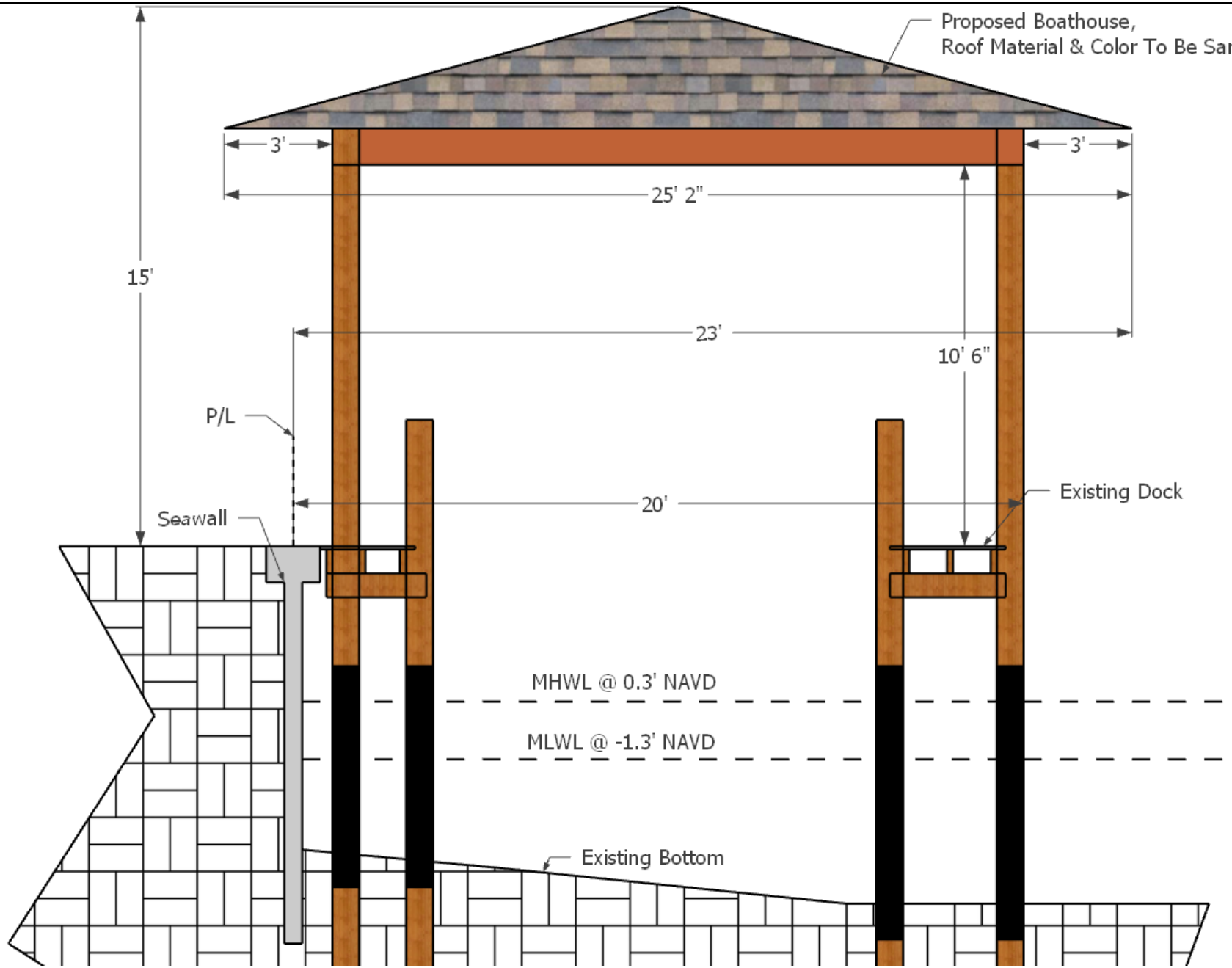
CP\08-COA-00115\155
REV 3/4/2020

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert



GREG ORICK MARINE CONSTRUCTION, INC. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **7/27/2022**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702



Greg Orick Marine Construction, Inc. **(239) 949-5588**	Name: **Ken Seibert** Address: **152 Heron Ave** **Naples, FL 34108** Date: **7/27/2022**	Approved Signature: _____ Approved Date: _____

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702

Boathouse criteria under LDC Section 5.03.06(F):

A. Minimum side setback requirement: Fifteen feet.

Response: Criterion has been met. The West side of the boathouse provides a setback of 15 feet from the Riparian line; the East side of the boathouse provides a setback of 20 feet from the East Riparian line. See Site Plan Survey.

B. Maximum protrusion into waterway: Twenty-five percent of canal width or 20 feet, whichever is less. The roof alone may overhang no more than 3 feet into the waterway beyond the maximum protrusion and/or side setbacks.

Response: Criterion has been met. The actual proposed protrusion into the water way is 23 feet, with a 3 foot being the roof overhang. See Site Plan Survey or Boathouse Cross Section

C. Maximum height: Fifteen feet as measured from the top of the seawall or bank, whichever is more restrictive, to the peak or highest elevation of the roof.

Response: Criterion has been met. The proposed actual height is 15 feet from the top of the seawall. *See Boathouse Cross Section.*

D. Maximum number of boathouses or covered structures per site: One.

Response: Criterion has been met. Only one boathouse will be built.

E. All boathouses and covered structures shall be completely open on all 4 sides.

Response: Criterion has been met. All 4 sides of the proposed boathouse are designed to be left open.

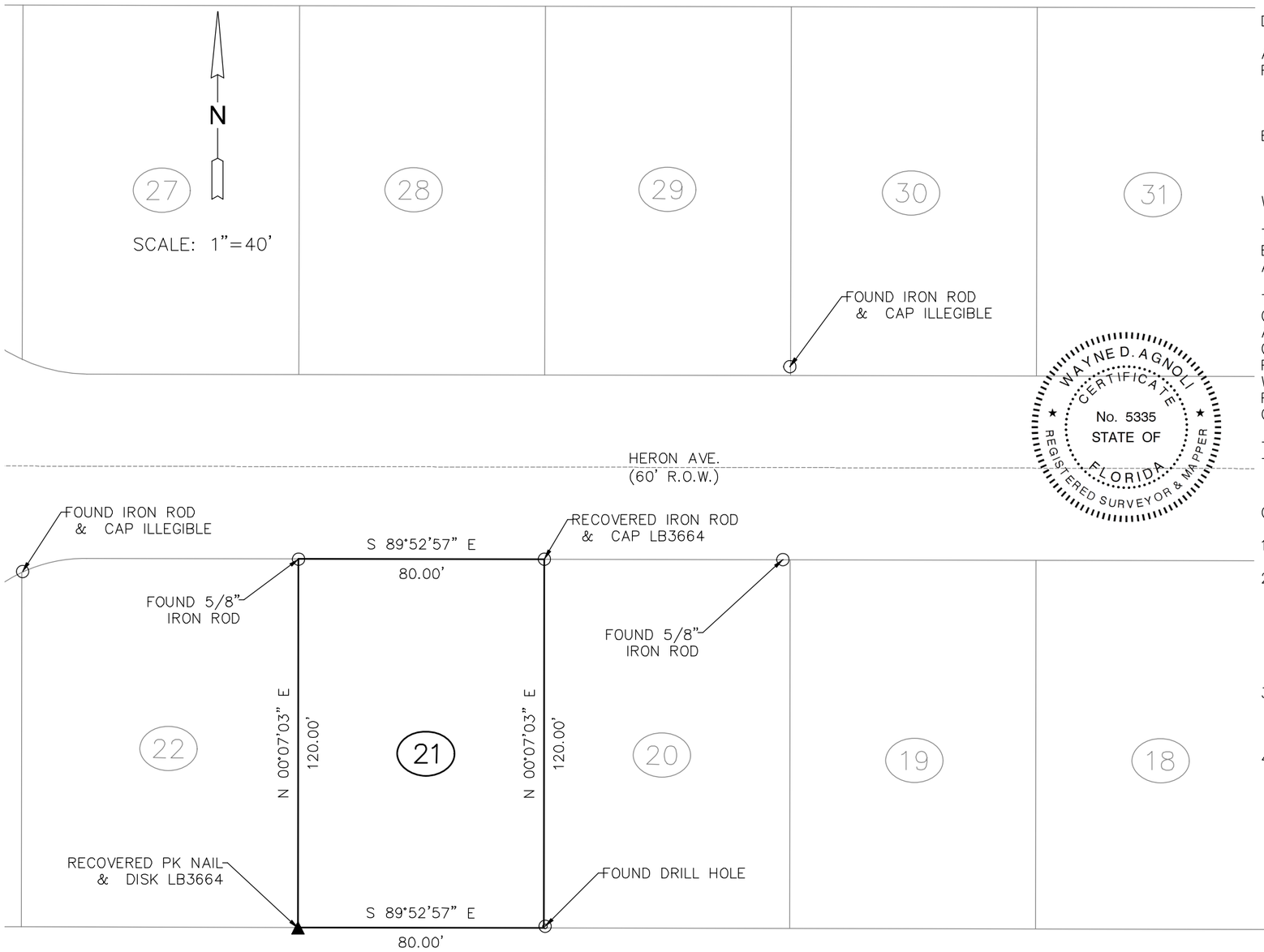
F. Roofing material and roof color shall be the same as materials and colors used on the principal structure or may be of a palm frond "chickee" style. A single-family dwelling unit must be constructed on the subject lot prior to, or simultaneously with, the construction of any boathouse or covered dock structure.

Response: Criterion has been met. A single-family house has already been constructed on this lot, the proposed boathouse roof will be matching the same material and color as the existing house.

G. The boathouse or covered structure must be so located as to minimize the impact on the view of the adjacent neighbors to the greatest extent practical.

Response: Criterion has been met. The proposed boathouse addition is consistent with existing facilities along that shoreline and does not impact the view of the adjacent neighbors.

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert



PREPARED FOR: KEN SIEBERT

DATE OF FIELD SURVEY: AUGUST 28, 2021

AGNOLI, BARBER & BRUNDAGE, INC.
PROFESSIONAL ENGINEERS, PLANNERS & SURVEYORS AND MAPPERS

BY_____

WAYNE D. AGNOLI, R.S.M., NO. 5335 DATE _____

WAYNE D. AGNOLI CERTIFICATE No. 5335 STATE OF FLORIDA REGISTERED SURVEYOR & MAPPER

THIS SITE PLAN SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

THIS SITE PLAN SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS
OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTIES
WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES IS PROHIBITED BY
CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE.

THIS SITE PLAN SURVEY IS CERTIFIED AS TO THE DATE OF FIELD SURVEY, NOT THE SIGNATURE DATE.

GENERAL NOTES:

1. DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
2. BEARINGS ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM , EAST ZONE, NAD 83/90 DATUM AND REFERENCED TO THE NORTH LINE OF LOT 21, BLOCK T, CONNERS VANDERBILT BCH. EST., UNIT 3, SECTION 29, TOWNSHIP 48 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA, AS BEING SOUTH 89° 52' 57" EAST.
3. HORIZONTAL COORDINATES WERE DERIVED BY GPS OBSERVATIONS USING A TRIMBLE DUAL FREQUENCY RECEIVER (MODEL R10), RECEIVING CORRECTIONS FROM TRIMBLE VRS NOW RTN (REAL TIME NETWORK)
4. VERTICAL: ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).ELEVATIONS WERE ESTABLISHED USING LONG TERM OBSERVATIONS WITH A TRIMBLE (MODEL R10) DUAL FREQUENCY RECEIVER GPS (GLOBAL POSITIONING SYSTEM).

SURVEYOR'S NOTE: THE PURPOSE OF THE SURVEY IS TO LOCATE THE SEAWALL AND THE WATERWARD EXISTING CONDITIONS ONLY. NO UPLAND IMPROVEMENTS HAVE BEEN LOCATED UNDER THE SCOPE OF THIS SURVEY.

152 HERON AVE.

for: KEN SEIBERT

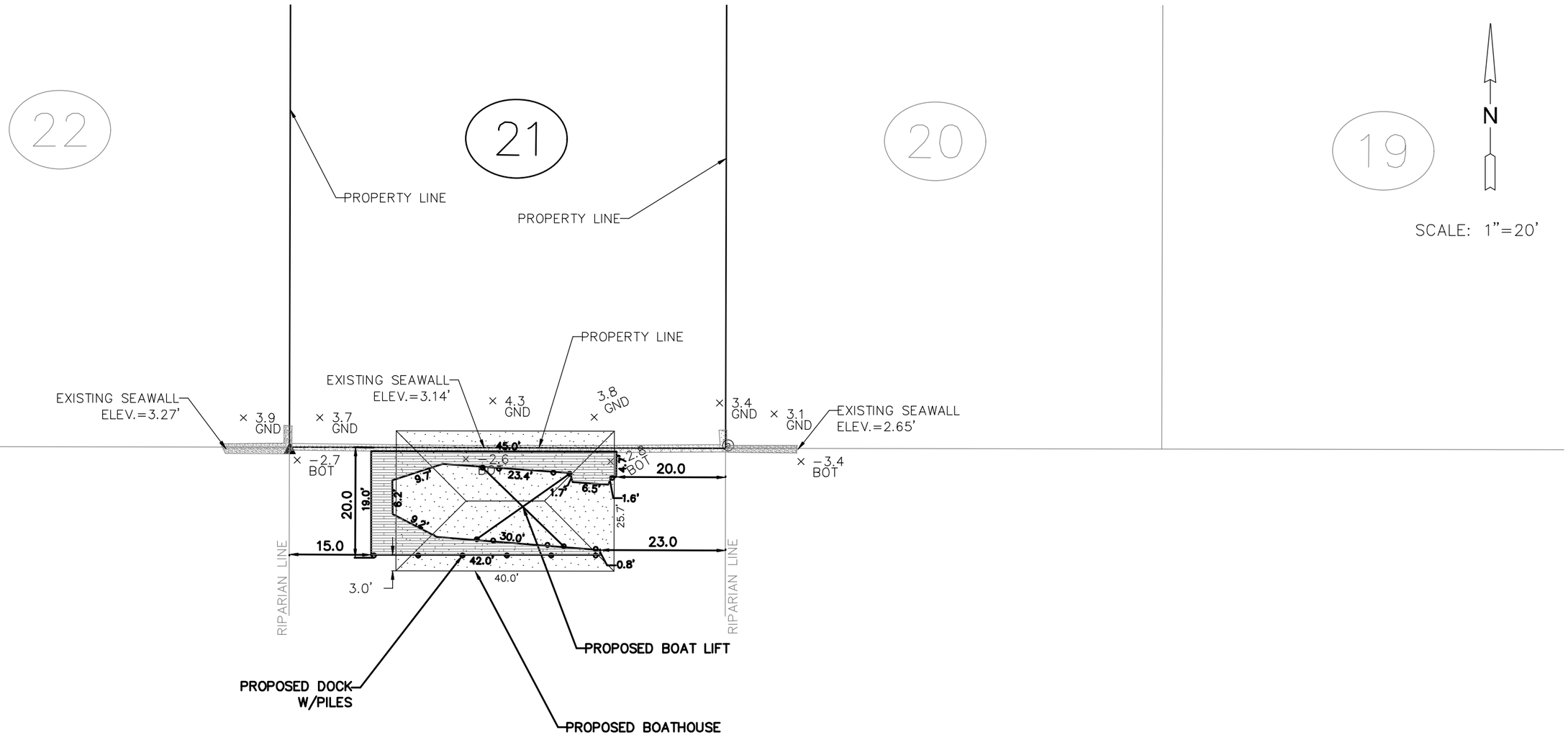
title: MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T
CONNER'S VANDERBILT BEACH ESTATES, UNIT NO. 3
SECTION 29, TOWNSHIP 48 SOUTH & RANGE 25 EAST
(PLAT BOOK 3 & PAGE 89)
COLLIER COUNTY, FLORIDA

bk:	pg:	date: MAY 12, 2022
1256	44	scale: 1" = 40'
		cogo #: 09-0086-1

design: XXX
drawn: LD
checked: WDA
acad #: 12893-SP
task #: XXXX-XX
project #: 09-0086-1
sheet #: 1 of 2
file #: 12893

AGNOLI BARBER & BRUNDAGE, INC.
Professional Engineers, Planners, Land Surveyors & Landscape Architects
7400 Trail Blvd., Suite 200, Naples, FL 34108 Ph.: (239)597-3111
Certificate of Authorization Nos. LB 3664 , EB 3664 & LC26000620 Fax: (239)566-2203

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert



152 HERON AVE. PROPOSED BOAT LIFT, DOCK & BOATHOUSE

for: KEN SEIBERT

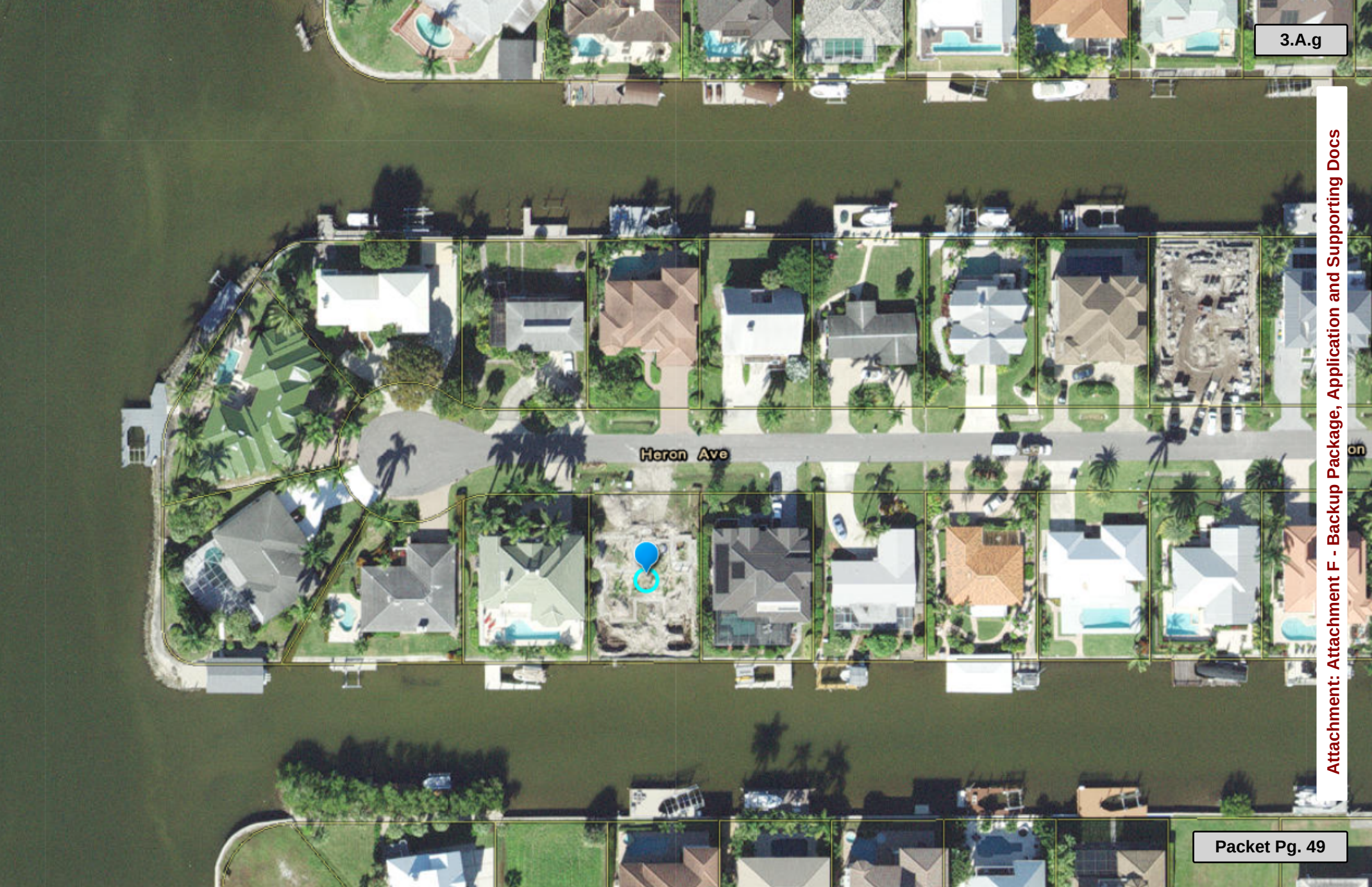
title: MAP OF SITE PLAN SURVEY OF LOT 21, BLOCK T
CONNER'S VANDERBILT BEACH ESTATES, UNIT NO. 3
SECTION 29, TOWNSHIP 48 SOUTH & RANGE 25 EAST
(PLAT BOOK 3 & PAGE 89)
COLLIER COUNTY, FLORIDA

bk:	pg:	date:
1256	44	MAY 12, 2022
		scale: 1" = 20'
		cogo #: 09-0086-1

design: XXX
drawn: LD
checked: WDA
acad #: 12893-SP
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Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert



Attachment: Attachment F - Backup Package, Application and Supporting Docs

This instrument was prepared by:
Timothy J. Cotter
Timothy J. Cotter, P.A.
599 9th Street North #313
Naples, FL 34102

Return to:
Law Offices of
Raymond J Bowie, Esq.
900 Sixth Ave. So. #104
Naples, FL 34102

Property Appraisers Parcel Identification (Folio) Number(s):
27634880006
File No.: 20-263
Prepared without opinion of title
Consideration: $3,795,000.00

WARRANTY DEED

This Warranty Deed Made this 19 day of April, 2022, by **Michael Lavery and Lorrie Lavery, husband and wife and as Trustees of the Michael and Lorrie Lavery Revocable Trust dated April 27, 2018**, hereinafter called the grantor, whose post office address is: 309 Neapolitan Way, Naples, FL 34103

to: **Kenneth L. Seibert, a married man** whose post office address is: 152 Heron Ave., Naples, FL 34108 hereinafter called the grantee,

WITNESSETH: That said grantor, for and in consideration of the sum of $10.00 Dollars, and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Collier County, Florida, viz:

Lot 21, Block T, Unit No. 3, Conner's Vanderbilt Beach Estates, according to the Plat thereof, recorded in Plat Book 3, Page 89, of the Public Records of Collier County, Florida.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 12/31/2021, reservations, restrictions and easements common to the subdivision, if any.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates)

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

Signed, Sealed and Delivered in Our Presence:

Witness

Print name

Witness

Print name

Michael Lavery individually and as Trustee Michael and Lorrie Lavery Revocable Trust dated April 27, 2018

Lorrie Lavery individually and as Trustee Michael and Lorrie Lavery Revocable Trust dated April 27, 2018

State of Florida
County of Collier

The foregoing instrument was acknowledged before me by means of [✓] physical presence or [_] online notarization, this 19 day of April, 2022 by Michael Lavery and Lorrie Lavery, individually and as Trustees of the Michael and Lorrie Lavery Revocable Trust dated April 27, 2018, who [✓] are personally known or [_] have produced drivers' licenses as identification.

[Seal]

TIMOTHY J COTTER
MY COMMISSION # GG226773
EXPIRES June 10, 2022

Notary Public
Print Name:_____
My Commission Expires:_____

Attachment: Attachment F - Backup Package, Application and Supporting Docs (23117 : PL20210002702 BDE 152 Heron Avenue - Seibert

COLLIER COUNTY
Collier County Hearing Examiner

Item Number: 3.B
Item Summary: Petition No. VA-PL20220003470 - 741 93rd Avenue North - An after-the-fact variance request from Section 4.02.01.A, Table 2.1, of the Collier County Land Development Code (LDC), to reduce the minimum side yard setback from 7.5 feet to 6 feet on the west and from 7.5 feet to 5 feet on the east, and to allow for the further encroachment of a 2-foot roof overhang on both sides pursuant to LDC Section 4.02.01.D.8, for an existing single family dwelling in the Residential Multi-Family-6 (RMF-6) zoning district, and for a variance from Section 4.02.03.D of the LDC to reduce the 7.5 foot west side yard from 7.5 feet to 6 feet to allow for an accessory attached one-family pool screen enclosure for property 741 93rd Avenue North, also known as Lot 15, Block 55, Naples Park Unit No. 5, in Section 28, Township 48 South, Range 25 East, Collier County, Florida. [Coordinator: John Kelly, Senior Planner] Commission District 2

Meeting Date: 09/08/2022

Prepared by:
Title: Planner – Zoning
Name: John Kelly
08/18/2022 3:21 PM

Submitted by:
Title: Zoning Director – Zoning
Name: Mike Bosi
08/18/2022 3:21 PM

Approved By:

Review:

Growth Management Operations & Regulatory Management	Kenneth Kovensky	Review Item	Completed	
Zoning	Mike Bosi	Division Director	Completed	08/19/2022 10:28 AM
Hearing Examiner (GMD Approvers)	Diane Lynch	Review Item	Completed	08/23/2022 12:41 PM
Zoning	John Kelly	Review Item	Skipped	08/18/2022 3:23 PM
Zoning	Ray Bellows	Review Item	Completed	08/23/2022 12:48 PM
Zoning	Diane Lynch	Review Item	Skipped	08/23/2022 12:40 PM
Hearing Examiner	Andrew Dickman	Meeting Pending	09/08/2022 9:00 AM	

STAFF REPORT

TO: COLLIER COUNTY HEARING EXAMINER

FROM: GROWTH MANAGEMENT DEPARTMENT
ZONING DIVISION- ZONING SERVICES SECTION

HEARING DATE: SEPTEMBER 8, 2022

SUBJECT: PETITION VA-PL20220003470; 741 93rd AVENUE NORTH

PROPERTY OWNER/APPLICANT:

Celadongiordafl, LLC
741 93rd Avenue North
Naples, FL 34108

AGENT:

Zachary W. Lombardo, Esq.
Woodward, Pires & Lombardo, P.A.
3200 Tamiami Trail North, Suite 200
Naples, FL 34103

REQUESTED ACTION:

To have the Collier County Hearing Examiner (HEX) consider an after-the-fact variance request from Section 4.02.01.A, Table 2.1, of the Collier County Land Development Code (LDC), to reduce the minimum side yard setback from 7.5 feet to 6 feet on the west and from 7.5 feet to 5 feet on the east, and to allow for the further encroachment of a 2-foot roof overhang on both sides pursuant to LDC Section 4.02.01.D.8, for an existing single-family dwelling in the Residential Multi-Family-6 RMF-6) zoning district, and for a variance from Section 4.02.03.D of the LDC to reduce the 7.5-foot west side yard to 6 feet to allow for an accessory attached one-family pool screen enclosure for the subject property.

GEOGRAPHIC LOCATION:

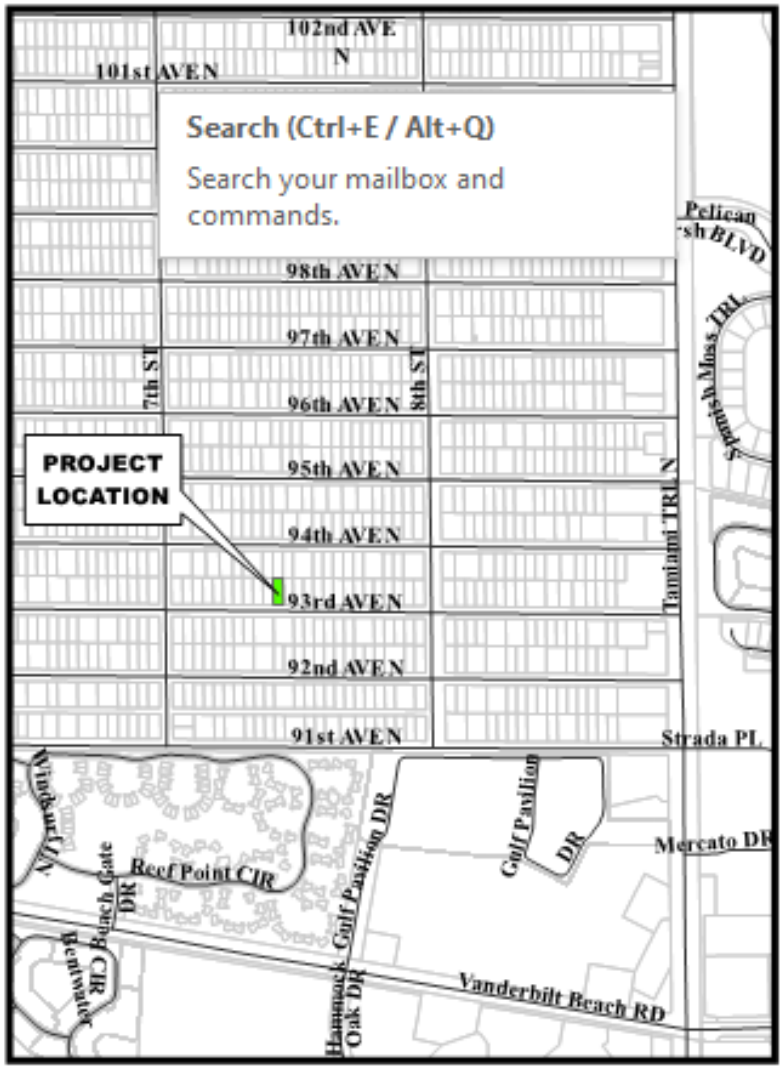
The subject property is located at 741 93rd Avenue North, also known as Lot 15, Block 55, Naples Park Unit No. 5, in Section 28, Township 48 South, Range 25 East, Collier County, Florida, consisting of 0.15± acres *(See location map on page 2)*.

PURPOSE/DESCRIPTION OF PROJECT:

As per Department records the existing single-family dwelling was constructed in accordance with Building Permit No.: 85-1515, issued on July 1, 1985, for which a Certificate of Occupancy (C.O.) was issued on May 13, 1986. The approved permit application and Site Plan reveal the subject (Continued on Page 5)

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

VA-PL20220003470
741 93rd Ave N
08162022



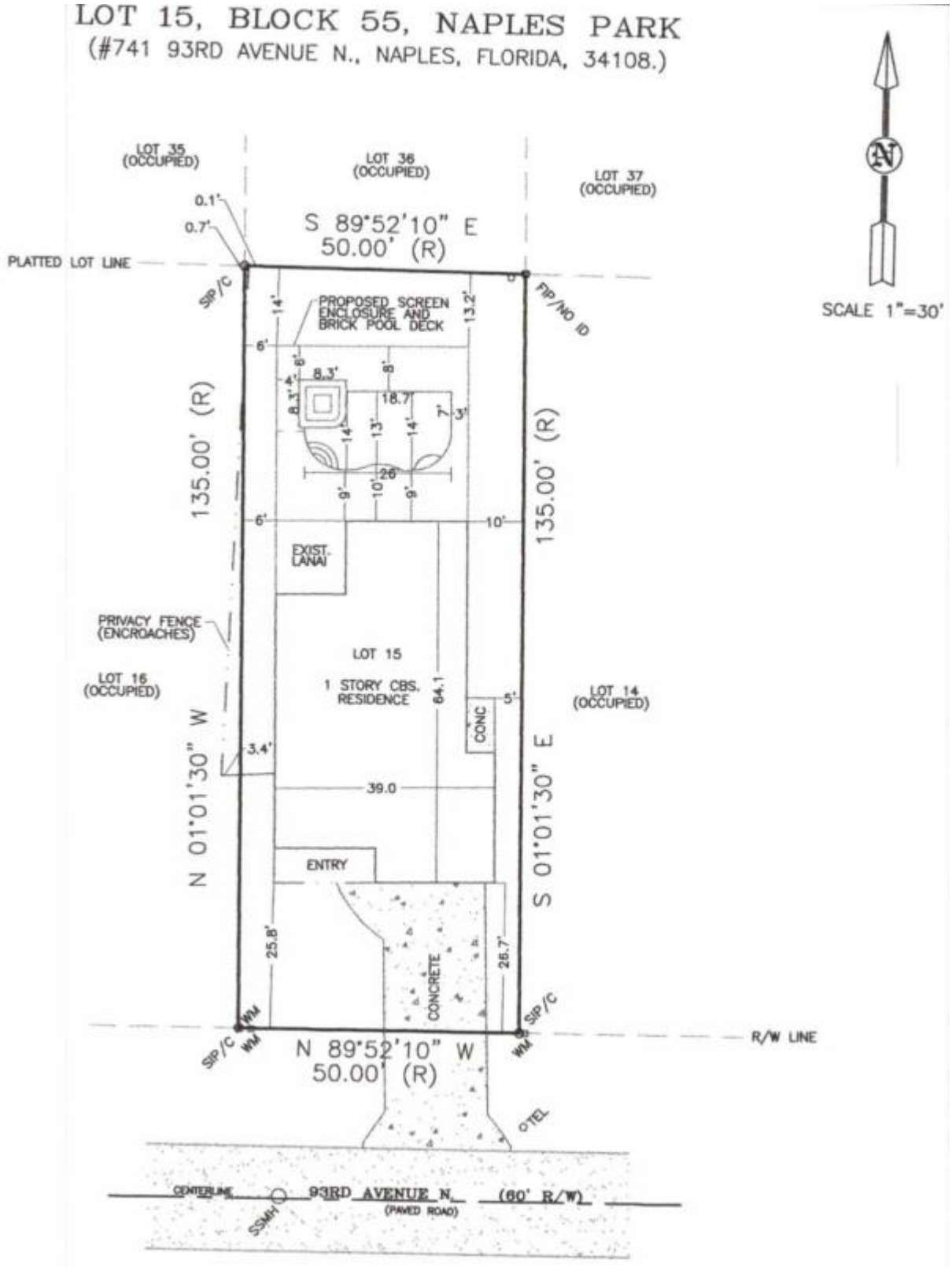
Location Map



Zoning Map

Petition Number: PL20220003470

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)



Copy of portion of Survey contained within Attachment C - NTS

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

SURROUNDING LAND USE AND ZONING:

North: Single-family dwelling within a Residential Multi-Family-6 (RMF-6) zoning district

East: Single-family dwelling within a Residential Multi-Family-6 (RMF-6) zoning district

South: 93rd Avenue North (Right-of-Way) then a single-family dwelling within a Residential Multi-Family-6 (RMF-6) zoning district

West: Single-family dwelling within a Residential Multi-Family-6 (RMF-6) zoning district



Collier County GIS

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

Purpose/Description of Project (Continued from Page 1)

the property measured 50 feet by 135 feet, comprised 6,750 square feet, was within an RMF-6 Zoning District, and was approved using the following yard requirements: Front – 25 feet, Rear – 20 feet, and Sides – 5 feet.

The Zoning Regulation in effect at the time of permitting was Ordinance 82-2, as amended. Said ordinance reveals the required Minimum Lot Area and Width for lots within the RMF-6 zoning district were 7,260 square feet for each dwelling unit and 100 feet, respectively. Section 20, Definitions, of said Zoning Regulation, provides the following definition:

> ***Non-Conforming Lot of Record*** *– Any lot or parcel which was recorded or for which an agreement for deed was executed prior to October 14, 1974, and which lot or parcel does not meet the minimum width and lot area requirements as a result of the passage of this ordinance shall be considered as a legal non-conforming lot and shall be eligible for the issuance of a building permit provided all the other requirements of this ordinance and the Florida Statutes are met.*

The subject property appears in its present configuration within the Naples Park Unit No. 5 plat (see Attachment B, PB3 PG14) which was approved by the Board of County Commissioners on September 15, 1953, and as such was recognized as a legal nonconforming lot as a result of insufficient lot area and width. Section 7.12.c. Development Standards, states:

> *7) Development Standards for Non-Conforming Lots of Record:*
> *(a) Single-family dwellings, in conformance with the development standards of the RSF-5 district.*

Section 7.11.c.3) provides the following Minimum Yard Requirements for lots within the RSF-5 zoning classification: Front Yard – 25 feet, Side Yard 7.5 feet, and Rear and 20 feet. As these values do not match those revealed on the permit record Staff was compelled to research further and located the following within Section 8 of said Zoning Regulation, Supplementary District Regulations. Section 8.5, Exceptions to Required Yards, provides the following:

b. <u>Side Yard Exceptions</u>. *Where lots of record existed prior to the effective date of this Zoning Ordinance, which lots do not meet the minimum width requirements set out in this Zoning Ordinance, then for such lots, and only for such lots, the minimum side yards shall be not less than ten (10%) percent of the average lot width, provided no side yard shall be less than five (5) feet. In the case of through lot, side yards shall extend from the rear lines of front yards required. In the case of corner lots, yards remaining after front yards have been established on both frontages shall be considered side yards.*

e. <u>Yard Encroachments.</u> Every part of every required yard shall be open and unobstructed from thirty (30) inches above the general ground level of the graded lot upward to the sky except as hereinafter provided or as otherwise permitted in this zoning Ordinance:

5) Hoods, canopies, roof overhangs, or marquees may project not over three (3) feet into a required yard, but shall not come closer than one (1) foot to the lot line.

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

Given the above, staff has determined the subject property satisfied the development criteria for nonconforming lots of record and exercised a Side Yard Exception as further evidenced by the approval of the building permit and a Certificate of Occupancy upon completion of the process. Approved plans reveal the single-family dwelling to be located 6 feet from the western side property line and 5 feet from the eastern side property line at its nearest point. Approved structural plans reveal the dwelling has a 2-foot roof overhang.

The applicant now desires to construct an attached one-family pool screen enclosure, Building Permit Application No. PRBD20210841716, over an existing pool, Building Permit No. PRBD20210415581 will be in-line with the existing dwelling. Said building permit application could not be approved as the screen enclosure, although in line with the principal structure, does not comply with the current RMF-6 side yard requirement of 7.5 feet for interior single-family lots. As proposed, said screen enclosure is 1.5 feet into the western side yard setback.

With this petition, the applicant seeks to remedy the after-the-fact setback issues concerning the existing single-family residence, including the roof overhang, thereby eliminating the structure's current nonconforming status thereby allowing for future improvements and a clear title. At the same time the applicant desires to obtain a variance to allow for a new attached one-family screen pool enclosure that will be in line with the principal structure; more specifically, to allow said screen enclosure 6 feet from the western side property line.

GROWTH MANAGEMENT PLAN (GMP) CONSISTENCY:

The subject property is within the Urban – Mixed Use District, Urban Residential Subdistrict, of the Future Land Use Map of the GMP. The GMP does not address individual Variance requests but deals with the larger issue of the actual use. The existing single-family use is consistent with the FLUM of the GMP. The requested variance does not have any impact on this property's consistency with the County's GMP.

ZONING DIVISION ANALYSIS:

The decision to grant a variance is based on the criteria in LDC Section 9.04.03. Staff has analyzed this petition relative to these provisions and offers the following responses:

a. Are there special conditions and circumstances existing, which are peculiar to the location, size, and characteristics of the land, structure, or building involved?

Yes, the evidence contained within Attachment D reveals that when the subject property was initially constructed, in accord with a building permit issued in 1985, the property was deemed to be a legal nonconforming lot of record for which relaxed setbacks were applied. Issuance of the building permit together with a Certificate of Occupancy demonstrate the existing residence satisfied all zoning and building requirements at the time of construction.

b. Are there special conditions and circumstances, which do not result from the action of the applicant such as pre-existing conditions relative to the property, which are the

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

subject of the Variance request?

Yes, the current property owner was not the property owner at the time the existing single-family residence was permitted. The original permit and approved plans reveal the subject residence was approved using 5-foot side yard setbacks. Zoning staff notes that spot surveys were not required by the County at the time of construction. Additionally, the subject property is in its originally platted condition and the subject plat was approved and accepted by Collier County.

c. Will a literal interpretation of the provisions of this zoning code work cause unnecessary and undue hardship on the applicant or create practical difficulties for the applicant?

Yes, the applicant's agent states: "A literal interpretation of the provisions of the LDC work would cause unnecessary and undue hardship on the applicant and create practical difficulties on the applicant because a literal interpretation renders the primary structure legally nonconforming and prevents common design modifications, like adding an accessory pool cage with the same dimensions as the primary structure or enclosing patios. Further, in the event of a catastrophic event, such as a hurricane, a literal interpretation of the provisions of the LDC would result in significant hurdles in rebuilding and improving the currently existing structure, a structure that has been in place for over 30 years." Staff concurs.

d. Will the Variance, if granted, be the minimum Variance that will make possible the reasonable use of the land, building, or structure and which promote standards of health, safety, and welfare?

Yes, the existing single-family dwelling has existed at its present location since its completion in 1986. The after-the-fact portion of this request is the minimum necessary to bring the existing dwelling unit into full compliance with current yard requirements. The more conventional variance request is to allow for the construction of an attached one-family screen pool enclosure that will be in line with the existing dwelling; the pool enclosure itself will enhance public health, safety, and welfare by restricting access to the pool area by potential trespassers. The applicant's agent further notes that the reduced setback will continue to allow for 10 feet between neighboring structures thereby allowing sufficient access for fire safety.

e. Will granting the Variance confer on the applicant any special privilege that is denied by these zoning regulations to other lands, buildings, or structures in the same zoning district?

By definition, a Variance bestows some dimensional relief from the zoning regulations specific to a site. LDC Section 9.04.02 allows relief through the Variance process for any dimensional development standard. As such, other properties facing a similar hardship would be entitled to make a similar request and would be conferred equal consideration on a case-by-case basis.

The applicant's agent states the following Variances have been granted within Naples Park

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

to satisfy setbacks for pools, pool cages, and structures: Resolution 91-250, 95-380, 99-298, and 2020-061; see Attachment E. In addition to the above, there are variances that have been granted in Naples Park for other structures in setbacks.

f. Will granting the Variance be in harmony with the general intent and purpose of this Land Development Code, and not be injurious to the neighborhood, or otherwise detrimental to the public welfare?

Yes, the granting of the Variance will be in harmony with the general intent and purpose of the Land Development Code and will not be injurious to the neighborhood, or otherwise detrimental to the public welfare. Staff notes that all the lots within Naples Park that remain in their originally platted condition and are located within the RMF-6 zoning classification are nonconforming with respect to lot area and width. The applicant's agent further notes that based upon aerial photography it appears that both neighboring properties have a pool cage that is located 5 feet from at least one side property line. Additionally, four letters of no objection were obtained from neighboring property owners; see Attachment D.

g. Are there natural conditions or physically induced conditions that ameliorate the goals and objectives of the regulation such as natural preserves, lakes, golf courses, etc.?

Yes, there is a privacy fence along the western property line.

h. Will granting the Variance be consistent with the Growth Management Plan?

Yes, approval of this Variance will not affect or change the requirements of the GMP with respect to density, intensity, compatibility, access/connectivity, or any other applicable provisions.

The applicant's agent further states that the future land use designation for the property is: Urban Residential. This Urban Residential Subdistrict is to provide higher densities, but no more than 16 dwelling units per acre. As argued above, this variance is consistent with the pattern of development that has been in the Naples Park neighborhood for over 30 years, as evidenced by other approved variances for pools and pool cages within the sideyard setbacks.

ENVIRONMENTAL ADVISORY COUNCIL (EAC) RECOMMENDATION:

The EAC does not normally hear variance petitions. Since the subject variance doesn't impact any preserve area, the EAC did not hear this petition.

RECOMMENDATION:

Staff recommends that the Collier County Hearing Examiner approve variance petition VA-PL20220003470, to reduce the minimum side yard setback to 6 feet on the west and to 5 feet on the east with allowance for a 2-foot roof overhang on both sides thereby allowing for the continued existence of a lawfully permitted single-family dwelling and to allow a new one-family attached screen pool enclosure to be constructed 6 feet from the west side property line so as it may be aligned with the existing residence, as depicted in Attachment A, with the condition the applicant

Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

must satisfy requirements for the issuance of Building Permit Application No. PRBD20210841716 and obtain a Certificate of Completion upon the completion of construction for the subject pool screen enclosure.

Attachments:

Attachment A – Proposed Site Plan/Survey
Attachment B – Naples Park Unit No. 5 – Plat Book 3, Page 14
Attachment C – Public Hearing Sign Posting
Attachment D – Applicant's Backup, Application, and Supporting Documents
Attachment E – Previously Issued Variances

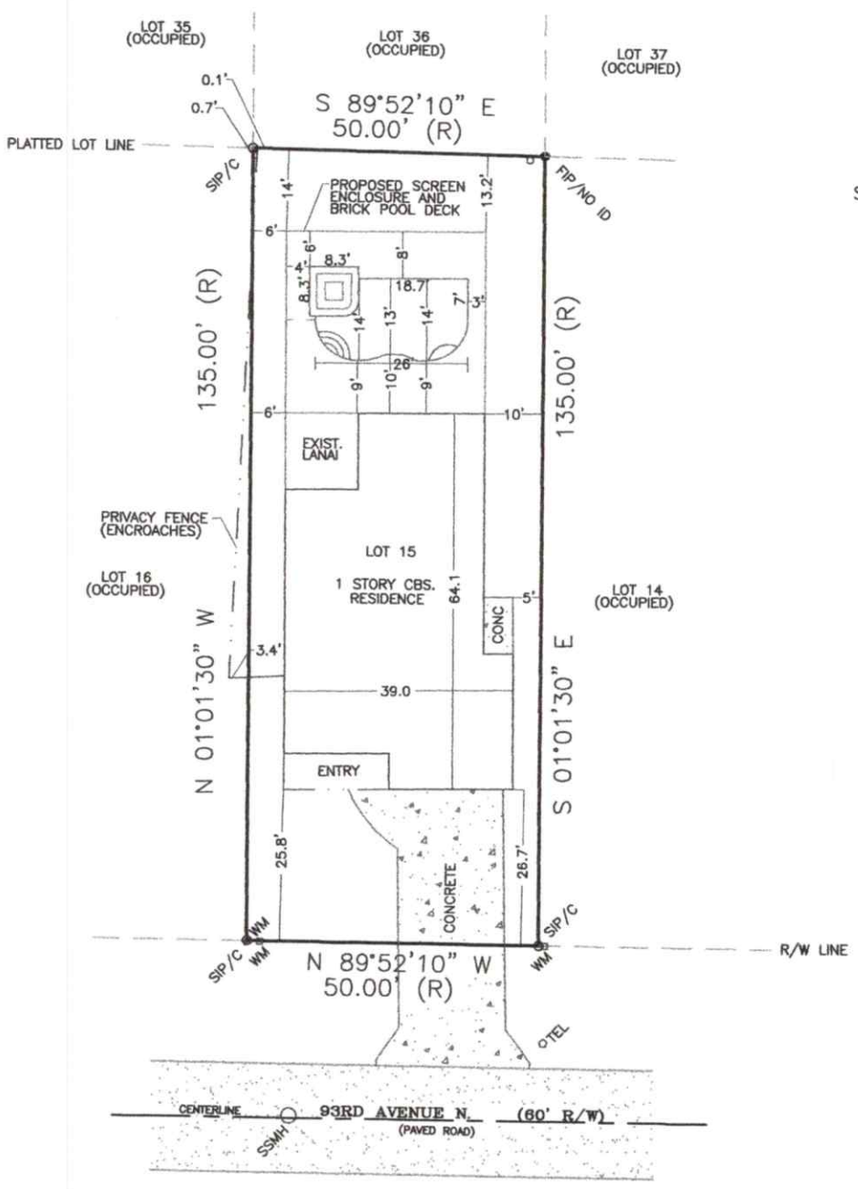
Attachment: Staff Report 08162020 (23119 : PL20220003470 VA 741 93rd Avenue North)

LOT 15, BLOCK 55, NAPLES PARK

(#741 93RD AVENUE N., NAPLES, FLORIDA, 34108.)

LEGEND

● = FOUND P.K. NAIL
● = FOUND 5/8" IRON PIN
EOP = EDGE OF PAVEMENT
✓ = EXISTING ELEVATION
F = FIELD MEASURED
R = RECORD INFORMATION
○ = SET 5/8" IRON PIN
■ = FOUND CONC. MONUMENT
⊕ = SET X MARK
PC = POINT OF CURVATURE
RP = RADIUS POINT
UE = UTILITY EASEMENT
BLVD = BOULEVARD
TV = CABLE TV BOX
TEL = TELEPHONE BOX
PCP = PERMANENT CONTROL POINT
PI = POINT OF INTERSECTION
DE = DRAINAGE EASEMENT
WM = WATER METER BOX
MP = METER POLE
S/E = SCREEN ENCLOSURE
GW = GUY WIRE
WPP = WOOD POWER POLE
BM = BENCHMARK
CONC = CONCRETE



SCALE 1"=30'

SURVEY PREPARED FOR:

WILLIAM CELADON
MARILYN CELADON
AQUATIC DREAMS, INC.

A SURVEY OF THE HEREON DESCRIBED PROPERTY WAS MADE UNDER MY DIRECTION AND TO THE BEST OF MY KNOWLEDGE AND BELIEF MEETS THE STANDARDS OF PRACTICE PER CHAPTER 5J-17 F.A.C., PURSUANT TO SECTION 472.027, FLORIDA STATUTES. NO OTHER PERSON OR ENTITY MAY RELY ON THIS SURVEY. NO ABSTRACT WAS REVIEWED. NO TITLE OPINION EXPRESSED.

DocuSigned by:
C257F0465F76453...

MELVIN HATTON, P.S.M.
FLORIDA REGISTRATION # 5109

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

THIS CERTIFICATION IS ONLY FOR THE LANDS DESCRIBED HEREON. IT IS NOT A CERTIFICATION OF TITLE, ZONING OR FREEDOM OF ENCUMBRANCES. ABSTRACT NOT FURNISHED AT TIME OF SURVEY.

SURVEYORS NOTES:

1). MEASURMENTS ARE IN FEET AND DECIMALS THEREOF.
2). ELEVATIONS ARE BASED ON NAVD 1988 DATUM.
3). MAY BE SUBJECT TO EASEMENTS RESERVATIONS OR RESTRICTIONS PER THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

LEGAL DESCRIPTION

LOT 15, BLOCK 55, NAPLES PARK ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 14 OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA

© COPYRIGHT MEL HATTON LAND SURVEYORS, INC. (2021)

MEL HATTON
LAND SURVEYORS, INC.
#313 EAST GRACE STREET, PUNTA GORDA, FLORIDA, 33950.
(239) 450-9949

TITLE: PROPOSED SITE PLAN

FOR: WILLIAM CELADON, MARILYN CELADON, AQUATIC DREAMS, INC.

PROJECT: #741 93RD AVENUE N. NAPLES, FLORIDA, 34108.

DATE	BY	REVISION

SHEET 1 OF 1	P.B. 114 PG. 04	SCALE 1"= 30'
W.O. NO. 21-094SP	FILE NO. 21-094SP.DWG	DATE 03/03/21

Attachment: Attachment A - Proposed Site Plan Survey (23119 : PL20220003470 VA 741 93rd Avenue North)

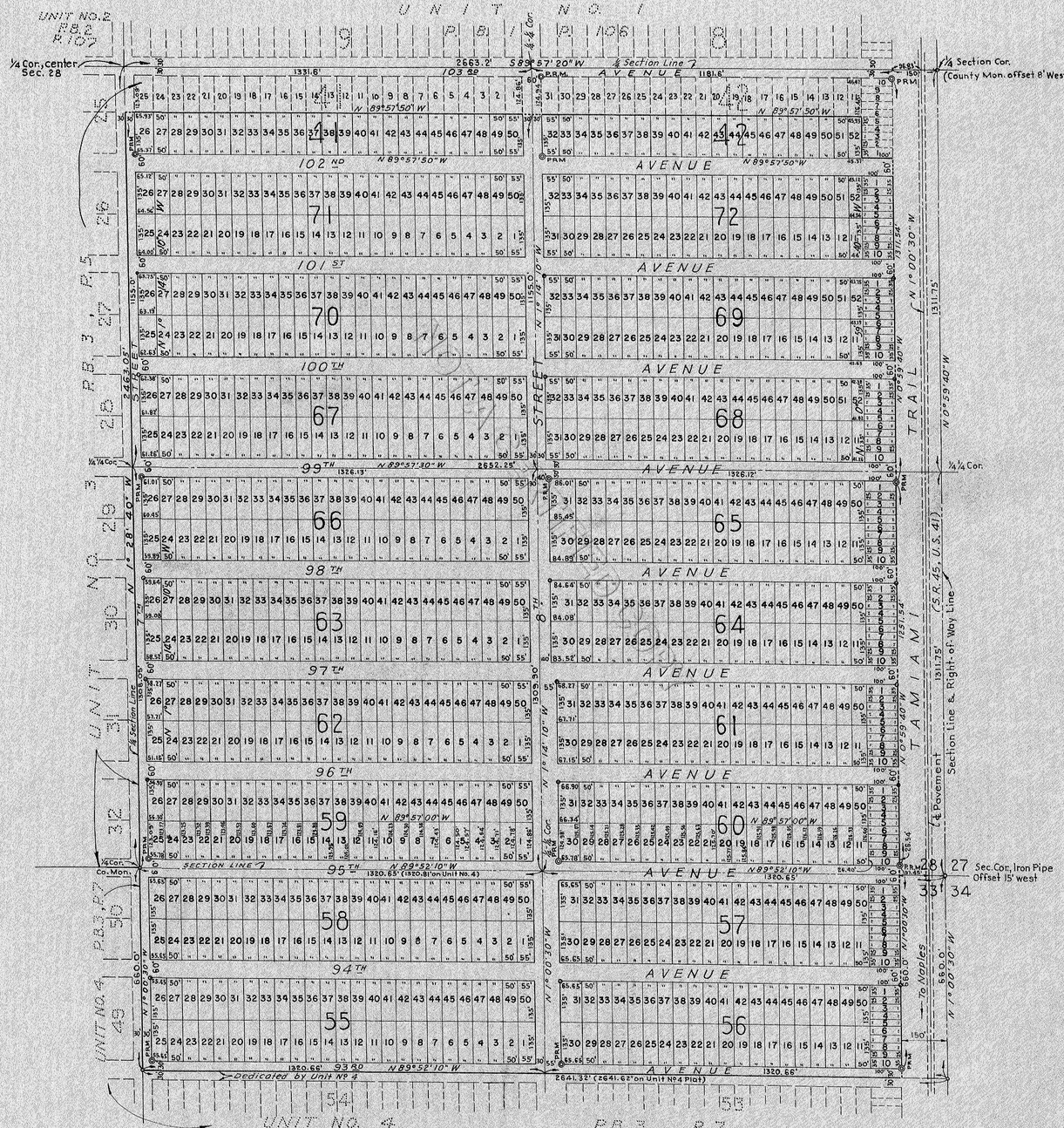
DRAWING NUMBER PG 14
DRAWING NUMBER PB 3
PLAN HOLD CORPORATION • IRVINE, CALIFORNIA
REPRODUCED BY NUMBER STAMP

UNIT NO. 5
NAPLES PARK

A SUBDIVISION IN

SECTIONS 28 AND 33, T 48 S, R 25 E
COLLIER COUNTY, FLORIDA

Scale: 1" = 200' September, 1953



N

NOTES

—o— Indicates 4"x4"x24" Concrete Monument.
P.R.M.'s are 4"x4"x24" Concrete Monuments.
Iron Pins set at all Block corners where Monuments not set.
Bearing are true, calculated from ℄ Survey of State Road Nº 45.

Easement for use of public utilities reserved over and across the rear 5 feet of all lots except those fronting on Tamiami Trail; and over and along the easterly 7.5 feet of Lot 52 Block 42, Lots 11 and 52 in Blocks 72, 69, and 68, and lots 11 and 50 in Blocks 65, 64, 61, 60, 57 and 56.

RESOLUTION NO. 89-163
VACATING THE UTILITY EASEMENTS EASTERLY 7.5FT OF LOT 11 LESS SOUTHERLY 5 FT & THE EASTERLY 7.5 FT OF LOT 52, LESS NORTHERLY 5FT & SOUTHERLY 5 FT OF LOTS 50, 51 & 52 & SOUTHERLY 5 FT OF LOT 49 LESS WESTERLY 5 FT & SOUTHERLY 5 FT OF LOTS 12 & 13 & NORTHERLY 5FT OF LOTS 11, 5FT, ALL LOTS IN BLOCK 66, NAPLES PARK UNIT 5 RECORDED 7/21/89 OR 1457 pg 468-7 PLAT 3 PAGE 14

VACATION UTILITY EASEMENT
F'LY 7.5' LOT 52, BLK 42, UNIT 5 OR 566 pg 994

RESOLUTION NO. 90-117
VACATE 7.5' UTILITY EASEMENT LOCATED ON A PORTION OF LOT 11 & LOT 50 BLOCK 65 & A 5' UTILITY EASEMENT ON LOTS 11,12,49 & 50, BLOCK 65 OF THE PLAT OF NAPLES PARK UNIT 5 RECORDED 3/6/90, OR 1510 pg 872 PLAT BOOK 3 pg 14

RESOLUTION NO. 93-424, VACATE
RECORDED 9/30/93 , OR 1870 PG 212-14

RESOLUTION NO. 97-186, VACATE ESMT
RECORDED 3/26/97, OR 2298 PG 2134-37

DESCRIPTION

The north 660 feet of the north half (N½) of the northeast quarter (NE¼) of Section 33, EXCEPT the east 150 feet for right-of way of State Road Nº 45, (Tamiami Trail); and ALSO the southeast quarter (SE¼) of Section 28, EXCEPT the east 150 feet for said right-of-way of State Road Nº 45 and EXCEPT that part of said southeast quarter (SE¼) lying in Unit Nº 3 of Naples Park according to plat recorded in Plat Book 3 at Page 5 of the public records of Collier County; All being in Township 48 South, Range 25 East.

RESOLUTION NO. 98-85, VACATE ESMT
OR 2403 PG 2117-2119, MARCH 31, 1998

RESOLUTION NO. 2003-50
VACATE EASEMENT
RECORDED 1/30/2003 OR 3207 PG 3201-3203
PLAT BOOK 3 PAGE 14

DEDICATION

KNOW ALL MEN BY THESE PRESENTS that M.H. Davis Properties, Inc. a corporation under the laws of Florida, the owner of the hereon described lands has caused this plat of UNIT NO 5 NAPLES PARK to be made and does hereby dedicate to the perpetual use of the public all Streets and Avenues shown hereon.
IN WITNESS WHEREOF M.H. Davis Properties, Inc has caused this dedication to be signed in its name by its vice-president and its corporate seal to be affixed, attested by its secretary-treasurer this 15th day of September, A.D. 1953
M.H. Davis Properties, Inc.

By Milton H. Davis Jr.
Vice-President
Attest F.E. De Moya
Sec'y-Treas.

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF COLLIER
I HEREBY CERTIFY that on this day before me personally appeared Milton H. Davis, Jr and F.E. De Moya, respectively vice-president and secretary-treasurer of M.H. Davis Properties, Inc., a corporation under the laws of Florida, to me known to be the persons described in and who executed the foregoing dedication and they acknowledged the execution thereof to be their free act and deed as such officers for the uses and purposes therein mentioned and that they affixed there to the offical seal of said corporation, and that said dedication is the act and deed of said corporation.
WITNESS my hand and official seal at Naples, said County and State, this 15th day of September, A.D. 1953

John H. Kuchera
Notary Public, State of Florida at large
My Commission expires April 23, 1956

APPROVALS

This plat approved this 15th day of September, A.D. 1953 in open meeting of the Board of County Commissioners of Collier County, Florida

Approved: J. M. Davidson
Chairman
Ed Scott
Clerk

I HEREBY CERTIFY that this plat of UNIT NO 5 NAPLES PARK has been examined by me, and from my examination I find that said plat complies in form with the requirements of Chapter 10275, Laws of Florida Acts of 1925
I FURTHER CERTIFY that said plat was filed for record at 5:57 PM. this 6 day of October, A.D. 1953 and duly recorded in Plat Book 3 at Page 14 of the Public records of Collier County, Florida

Ed Scott
Clerk of the Circuit Court in and for Collier County

I hereby certify that this plat of UNIT NO 5 NAPLES PARK is a true and correct representation of a recent survey made and platted under my direction and that permanent reference monuments (P.R.M.'s) have been set in accordance with the provisions of Section 7, Chapter 10275, Laws of Florida, Acts of 1925.

Land B. Bowman
Reg. Land Surveyor, Fla. Cert. No. 351
Fort Myers Fla.

Attachment: Attachment B - Naples Park Unit No 5 - PB3 PG14 (23119 : PL20220003470) VA 741 93rd Avenue North)
Packet Pg. 63

KellyJohn

From: KellyJohn
Sent: Tuesday, August 23, 2022 5:39 PM
To: KellyJohn
Subject: VA-PL20220003470 - 741 93rd Ave N - Sign Posting for 9/8 HEX
Attachments: 16186BE6-2087-407C-BF79-33295AE40AA1.jpeg; 0DD3C58D-1DE5-4166-93F0-EA6C2394BFC4.jpeg; 80BF5909-7591-41AD-8456-7D0A49AEDC10.jpeg; EF3A4EE8-CEF6-4F3E-A88B-B2C615311B2E.jpeg

At approximately 1:40 P.M. this date I personally posted the required Public Hearing Sign for the subject petition to be heard at the August 25, 2022, meeting of the Hearing Examiner. Said sign was posted upon the public Right-of-Way for immediately to the front of the subject property for easy visibility as evidenced by the attached photographs.

Respectfully,
John Kelly
Senior Planner

Zoning Division – Zoning Services Section
2800 North Horseshoe Drive, Naples Florida 34104
Phone: 239.252.5719 Fax: 239.252.6363
Email: John.Kelly@colliercountyfl.gov

Tell us how we are doing by taking our Zoning Division Survey at http://bit.ly/CollierZoning

Collier County
Growth Management Department

Attachment: Attachment C - Sign Posting 08232022 (23119 : PL20220003470 VA 741 93rd Avenue North)





Attachment: Attachment C - Sign Posting 08232022 (23119 : PL20220003470 VA 741 93rd Avenue North)





Attachment: Attachment C - Sign Posting 08232022 (23119 : PL20220003470 VA 741 93rd Avenue North)

VA-PL20220003470
741 93RD AVE N.

HEARING PACKAGE CHECKLIST

A. Backup provided by the County Planner

The agent is responsible for all required data included in the digital file of information for the Hearing Examiner (Hex) or the Collier County Planning Commission (CCPC). DO NOT ACCEPT DUPLICATES OF ANY DOCUMENTS. MAKE SURE ONLY THE LATEST, ACCEPTED/APPROVED COPY OF THE BELOW DOCUMENTATION. PLEASE CONFIRM THE DOCUMENTS ARE IN THE ORDER DESCRIBED IN "BACKUP PROVIDED BY APPLICANT."

Planner responsible for providing the County Attorney-drafted Ordinance for PUDs and placing in backup materials. AGENTS DO NOT INCLUDE THE PUD DOCUMENT – STAFF PROVIDES THIS TO THE COUNTY ATTORNEY WHEN THE ORDINANCE IS DRAFTED FOR A PUD. THE FINAL PUD ORDINANCE/RESOLUTION IS THE FIRST ITEM AFTER THE STAFF REPORT. [FOR HEX, THE REQUESTED LANGUAGE/ PROPOSED PLAN IS THE FIRST ITEM AFTER THE STAFF REPORT]

B. Backup provided by Applicant:

PLEASE PROVIDE THE DOCUMENTS IN THE ORDER DESCRIBED BELOW. DO NOT PROVIDE DUPLICATES OF ANY DOCUMENTS. PROVIDE ONLY THE LATEST, ACCEPTED/APPROVED COPY OF THE BELOW DOCUMENTATION. IF THE BACKUP PROVIDED BY APPLICANT IS IN DISARRAY-MEANING IT IS NOT IN THE PROPER ORDER AND/OR THE APPLICANT PROVIDES MULTIPLE DUPLICATES-THE APPLICANT COULD LOSE ITS HEARING DATE.

- ✓ Application, to include but not limited to the following:
  - ✓ Narrative of request
  - ✓ Property Information
  - ✓ Property Ownership Disclosure Form
  - ✓ Any other documents required by the specific petition type; such as a variance, a boat dock extension; PUD amendment, rezone request, etc.
- ____ Disclosure of Property Ownership Interest (if there is additional documentation aside from disclosure form)
- ____ Affidavit of Unified Control
- ✓ Affidavit of ~~Representation~~ AUTHORIZATION
- ____ Drawings (may include Cross-Section (for BDEs generally), proposed Boat Dock(s) with Water depth, location maps etc.)
- ✓ NIM Information (Sign in sheet, notes, minutes and transcript/or summary) - AGENT LETTER INFO.
  - ~~✓ Include~~ 3 thumbnail drives of video and/or audio
- ____ Traffic Impact Study (TIS)
- ____ Environmental Data
- ____ Historical/Archeological Survey or Waiver
- ____ Utility Letter
- ✓ Deviation Justifications - VARIANCE CRITERIA

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

✓ Boundary Survey

✓ Other documents, as needed, on a case-by-case basis such as relevant prior Ordinances, Conditional Uses, historical documents, any "private or legal" agreements affecting the PUD etc.

___ Submerged Resource Surveys may be included here if required.

PRIOR BLDG PERMIT INFO. ETC

✓ ~~flash drive with *only* *one*~~ **pdf file for all documents**; EMAIL

I understand that by submitting the above materials, it is the agent's/applicant's responsibility to ensure all materials are in the same order for flash drive must contain the documents in one pdf file. It is the agent's responsibility to ensure no documentation is left out.

Zachary W. Lombardo
Signature of Agent Representative

08/11/2022
Date

Zachary W. Lombardo, Esq.
Printed Name of Signing Agent Representative

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

VARIANCE PETITION APPLICATION

Variance from Setbacks Required for a Particular Zoning District

LDC section 9.04.00 & Code of Laws section 2-83 – 2-90
Chapter 3 J. of the Administrative Code

PROJECT NUMBER
PROJECT NAME
DATE PROCESSED

To be completed by staff

APPLICANT CONTACT INFORMATION

Name of Property Owner(s): CELADONGIORDAFL, LLC

Name of Applicant if different than owner: _____

Address: 741 93rd Ave. N. **City:** Naples **State:** FL **ZIP:** 34108

Telephone: c/o Agent **Cell:** _____ **Fax:** c/o Agent

E-Mail Address: c/o Agent

Name of Agent: Zachary W. Lombardo, Esq.

Firm: Woodward, Pires & Lombardo, P.A.

Address: 3200 Tamiami Trail N. Ste. 200 **City:** Naples **State:** FL **ZIP:** 34103

Telephone: (239) 649-6555 **Cell:** _____ **Fax:** (239) 649-7342

E-Mail Address: zlombardo@wpl-legal.com

BE AWARE THAT COLLIER COUNTY HAS LOBBYIST REGULATIONS. GUIDE YOURSELF ACCORDINGLY AND ENSURE THAT YOU ARE IN COMPLIANCE WITH THESE REGULATIONS.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

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PROPERTY INFORMATION

Provide a detailed legal description of the property covered by the application: (If space is inadequate, attach on separate page)

Property I.D. Number: 62762040003 **Section/Township/Range:** 28 / 48 / 25

Subdivision: NAPLES PARK **Unit:** 5 **Lot:** 15 **Block:** 55

Metes & Bounds Description: _____ **Total Acreage:** 0.15

Address/ General Location of Subject Property: 741 93rd Ave. N.

ADJACENT ZONING AND LAND USE

	Zoning	Land Use
N	RMF-6	Residential Multi-Family
S	RMF-6	Residential Multi-Family
E	RMF-6	Residential Multi-Family
W	RMF-6	Residential Multi-Family

Minimum Yard Requirements for Subject Property:

Front: 25 **Corner Lot:** Yes ☐ No ■

Side: 7.5 **Waterfront Lot:** Yes ☐ No ■

Rear: 20/10

20 for principal structure, 10 for accessory swimming pool and/or screen enclosure for one- and two-family

Chapter 8 of the Administrative Code requires that the applicant must remove their public hearing advertising sign(s) after final action is taken by the Board of County Commissioners. Based on the Board's final action on this item, please remove all public hearing advertising sign(s) immediately.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

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GROWTH MANAGEMENT DEPARTMENT
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(239) 252-2400 FAX: (239) 252-6358

ASSOCIATIONS

Complete the following for all registered Association(s) that could be affected by this petition. Provide additional sheets if necessary. Information can be found on the Board of County Commissioner's website at http://www.colliergov.net/Index.aspx?page=774.

Name of Homeowner Association: _____
Mailing Address: _____ **City:** _____ **State:** _____ **ZIP:** _____

Name of Homeowner Association: _____
Mailing Address: _____ **City:** _____ **State:** _____ **ZIP:** _____

Name of Homeowner Association: _____
Mailing Address: _____ **City:** _____ **State:** _____ **ZIP:** _____

Name of Homeowner Association: _____
Mailing Address: _____ **City:** _____ **State:** _____ **ZIP:** _____

Name of Homeowner Association: _____
Mailing Address: _____ **City:** _____ **State:** _____ **ZIP:** _____

NATURE OF PETITION

For the below, see Attachment 1

On a separate sheet, attached to the application, please provide the following:

1. A detailed explanation of the request including what structures are existing and what is proposed; the amount of encroachment proposed using numbers, i.e. reduce front setback from 25 ft. to 18 ft.; when property owner purchased property; when existing principal structure was built (include building permit number(s) if possible); why encroachment is necessary; how existing encroachment came to be; etc.

2. For projects authorized under LDC Section 9.04.02, provide a detailed description of site alterations, including any dredging and filling.

3. Pursuant to LDC section 9.04.00, staff shall be guided in their recommendation to the Hearing Examiner, and the Hearing Examiner shall be guided in the determination to approve or deny a variance petition by the criteria (a-h) listed below. Please address the following criteria:

   a) Are there special conditions and circumstances existing which are peculiar to the location, size and characteristics of the land, structure, or building involved.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

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GROWTH MANAGEMENT DEPARTMENT
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NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

b) Are there special conditions and circumstances which do not result from the action of the applicant such as pre-existing conditions relative to the property which is the subject of the variance request.

c) Will a literal interpretation of the provisions of this zoning code work unnecessary and undue hardship on the applicant or create practical difficulties on the applicant.

d) Will the variance, if granted, be the minimum variance that will make possible the reasonable use of the land, building or structure and which promote standards of health, safety or welfare.

e) Will granting the variance requested confer on the petitioner any special privilege that is denied by these zoning regulations to other lands, buildings, or structures in the same zoning district.

f) Will granting the variance be in harmony with the intent and purpose of this zoning code, and not be injurious to the neighborhood, or otherwise detrimental to the public welfare.

g) Are there natural conditions or physically induced conditions that ameliorate the goals and objectives of the regulation such as natural preserves, lakes, golf course, etc.

h) Will granting the variance be consistent with the Growth Management Plan?

4. Official Interpretations or Zoning Verifications: To your knowledge, has there been an official interpretation or zoning verification rendered on this property within the last year?

☐ Yes ■ No If yes, please provide copies.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

Pre-Application Meeting and Final Submittal Requirement Checklist for: Variance Chapter 3 J. of the Administrative Code

The following Submittal Requirement Checklist is to be utilized during the Pre-Application Meeting and at time of application submittal. At time of submittal, the checklist is to be completed and submitted with the application packet. Please provide the submittal items in the exact order listed below with cover sheets attached to each section. **Incomplete submittals will not be accepted.**

REQUIREMENTS FOR REVIEW	# OF COPIES	REQUIRED	NOT REQUIRED
Completed Application (download current form from County website)	1	☑	☐
Pre-Application Meeting Notes	1	☑	☐
Project Narrative	1	☑	☐
Completed Addressing Checklist	1	☑	☐
Property Ownership Disclosure Form	1	☒	
Conceptual Site Plan 24" x 36" and one 8 ½ " x 11" copy	1	☑	☐
Survey of property showing the encroachment (measured in feet)	1	☑	☐
Affidavit of Authorization, signed and notarized	1	☑	☐
Deeds/Legal's	1	☑	☐
Location map	1	☐	☑
Current aerial photographs (available from Property Appraiser) with project boundary and, if vegetated, FLUCFCS Codes with legend included on aerial	5	☐	☑
Historical Survey or waiver request	1	☑	☐
Environmental Data Requirements or exemption justification	3	☐	☑
Once the first set of review comments are posted, provide the assigned planner the Property Owner Advisory Letter and Certification	1	☑	☐
Electronic copy of all documents and plans *Please advise: The Office of the Hearing Examiner requires all materials to be submitted electronically in PDF format.	1	☑	☐

ADDITIONAL REQUIREMENTS FOR THE PUBLIC HEARING PROCESS:

- Following the completion of the review process by County review staff, the applicant shall submit all materials electronically to the designated project manager.
- Please contact the project manager to confirm the number of additional copies required.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

Planners: Indicate if the petition needs to be routed to the following reviewers:

☐	Bayshore/Gateway Triangle Redevelopment: Executive Director	☐	Historical Review
☐	City of Naples: Robin Singer, Planning Director	☐	Immokalee Water/Sewer District
☐	Conservancy of SWFL: Nichole Ryan	☐	Parks and Recreation: David Berra
☐	Emergency Management: Dan Summers; and/or EMS: Artie Bay	☐	School District (Residential Components): Amy Lockheart
☐	Other:	☐	

FEE REQUIREMENTS

- ☐ **Pre-Application Meeting:** $500.00
- ☐ **Variance Petition:**
  - **Residential-** $2,000.00
  - **Non-Residential-** $5,000.00
  - **5th and Subsequent Review-** 20% of original fee
- ☐ **Estimated Legal Advertising Fee for the Office of the Hearing Examiner:** $1,125.00
- ☐ **After The Fact Zoning/Land Use Petitions:** 2x the normal petition fee
- ☐ **Listed Species Survey (if EIS is not required):** $1,000.00

Fire Code Plans Review Fees are collected at the time of application submission and those fees are set forth by the Authority having jurisdiction. The Land Development Code requires Neighborhood Notification mailers for Applications headed to hearing, and this fee is collected prior to hearing.

As the authorized agent/applicant for this petition, I attest that all of the information indicated on this checklist is included in this submittal package. I understand that failure to include all necessary submittal information may result in the delay of processing this petition.

All checks payable to: Board of County Commissioners.

The completed application, all required submittal materials, and the permit fee shall be submitted to:

Growth Management Department
Zoning Division
ATTN: Business Center
2800 North Horseshoe Drive
Naples, FL 34104

/s/ Zachary Lombardo
Applicant Signature

6/22/22
Date

Zachary W. Lombardo, Esq.
Printed Name

Counsel for applicant
FBN: 117530

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

ATTACHMENT 1

Item 1:

Narrative Statement and Description of Variance Requested

The applicant requests an after-the-fact variance of 1.5 and 2.5 feet, reaching into the sideyard setback requirements of section 4.02.01.A., Table 2.1, and section 4.02.03 of the Collier County Land Development Code. Specifically, the applicant requests a 2.5-foot variance into the Eastern sideyard setback for the primary structure (with a roof overhang of 2 feet) and 1.5 feet into the Western sideyard setback for the primary structure (with a roof overhang of 2 feet) as well as a 1.5 variance into the Western sideyard setback for the under-construction accessory pool and pool cage. The lot is zoned RMF-6 and is a non-waterfront, non-golf course lot. The conceptual site plan is enclosed as **Exhibit 1**.

The pool and pool cage are being constructed pursuant to issued permits PRBD20210415581 and PRBD2021041706 (this latter permit has been abandoned). For the primary structure, there, as shown on the attached rendering, is a roof overhang of 2 feet. This is within the allowable overhang into the sideyard setback pursuant to section 4.02.01.D.8., LDC, which allows up to a 3-foot roof overhang, provided it does not come within 1 foot of the property line. Here, a reduction of the sideyard setback for the primary structure, which has a roof overhang of 2 feet would leave more than 1 foot to the property line. The applicant seeks to cure the existing setback issues with the accessory pool and pool cage and cure the non-conforming setback issues with the primary structure so the applicant may improve its property over time within the footprint of the structure that has been in place for over 30 years. There appears to have been an inadvertent error committed by the contractor in permit number PRBD20210415581, which includes pool cage in its description, but failed to include pool cage in the permit application itself.

This property is in Naples Park, where setback variances and non-conformities are common.

Item 2 is inapplicable.

Item 3:

A. There are special conditions and circumstances existing which are peculiar to the location, size, and characteristics of the land, structure, or building involved.

There are special conditions and circumstances existing which are peculiar to the characteristics of the structure or building involved. The primary structure, a single-family residential structure, was built by a prior owner in 1985–86 and was approved with a 5-foot Western and Eastern sideyard setbacks. *See* p. 7 of building permit file, enclosed as **Exhibit 2**. The primary structure was originally approved and built with a 2-foot overhang. *See* pp. 7 and 12 of building permit file.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

There are no special conditions and circumstances peculiar to the land. That said, the property is located in Naples Park where there is a significant amount of legal non-conforming setbacks.

B. There are special conditions and circumstances which do not result from the action of the applicant, such as pre-existing conditions relative to the property which is the subject of the variance request.

The single-family residential structure on the property was completed in 1986 by a prior owner. When completed, the Western sideyard setback approved was 5 feet and the Eastern sideyard setback was 5 feet, *see* the building permit file, enclosed as **Exhibit 2**. When completed, the Western side-yard setback provided was 5 feet and the Eastern sideyard setback provided was 5 feet. The 2-foot overhang was also approved and provided. *See* pp. 7 and 12 of the building permit file. Further, the Owner hired a contractor to construct the pool and pool cage and was unaware of any errors, if any, in the permit process.

C. A literal interpretation of the provisions of the LDC work unnecessary and undue hardship on the applicant or create practical difficulties on the applicant.

A literal interpretation of the provisions of the LDC work unnecessary and undue hardship on the applicant and create practical difficulties on the applicant because a literal interpretation renders the primary structure legally nonconforming and prevents common design modifications, like adding an accessory pool cage with the same width dimensions as the primary structure or enclosing patios. Further, in the event of a catastrophic event, such as a hurricane, a literal interpretation of the provisions of the LDC would result in significant hurdles in rebuilding and improving the currently existing structure, a structure which has been in place for over 30 years.

D. The variance, if granted, will be the minimum variance that will make possible the reasonable use of the land, building, or structure and which promote standards of health, safety, or welfare.

The variance, if granted, will be the minimum variance that will make possible the reasonable use of the land, building, and structure and which promote standards of health, safety, or welfare, specifically, no other setback adjustments are being requested, the 2.5 and 1.5-foot variances to the side setbacks result in the exact 5.0 foot setbacks that were approved at the initial construction of the house and have been in place since 1986, and the pool cage is being built with the same width dimensions of the primary structure, which, at the rear of the structure includes a 10-foot side setback on the Eastern side setback.

Further, these variances to the sideyard setbacks will leave 10 feet or more between this structure and the structures on the side neighboring lots to provide sufficient access for fire safety.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

E. Granting the variance requested will not confer on the petitioner any special privilege that is denied by these zoning regulations to other lands, buildings, or structures in the same zoning district.

Of the surrounding buildings, most have pools. Further, from measurement of the aerials on file with the Collier County property appraiser, it appears that the neighboring properties both have a structure, a pool, and a pool cage that is, on one side, only 5 feet from the property line. This, then, is not a special privilege, it is standard in this neighborhood.

Further, in the neighborhood of Naples Park, in addition to the many non-conforming pools and pool cages and structures in setbacks, the following setback variances for pools/pool cages have been granted:

- 91-250

- 95-380

- 99-298

- 2020-061, PL20180003748

A request for additional resolutions that were not available has been made to the County Clerk's office. If more approvals are found, applicant reserves the right to supplement this application to provide reference to same.

In addition to the above, there are variances that have been granted in Naples Park for other structures in setbacks.

F. Granting the variance will be in harmony with the intent and purpose of the LDC, and not be injurious to the neighborhood, or otherwise detrimental to the public welfare.

Granting the variance will be in harmony with the intent and purpose of the LDC, and not be injurious to the neighborhood, or otherwise detrimental to the public welfare. The zoning for the property is: RMF-6.

In this zoning district, backyard pools and pool cages are not prohibited. Further, in this particular area, many of the houses were built with 5-foot sideyard setbacks both for primary structures and for pools and pool cages.

Further, the neighboring lots both have backyard pools and pool cages, and the lots two doors down in each direction have backyard pools. And, as stated, the two neighboring pool cages appear to be, at least on one side, within 5 feet of the property line. Further, the pool cages for the neighboring properties appear to have the same width dimension as their corresponding principal structures.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

Attached as **Exhibit 3** is a compilation of 4 letters of no objection from neighboring property owners as well as a graphical depiction of the location of all non-objecting neighbors, including the sideyard neighbors.

G. There are natural conditions or physically induced conditions that ameliorate the goals and objectives of the regulation, such as natural preserves, lakes, golf course, etc.

There is a privacy fence along the Western property line; Otherwise, not applicable.

H. Granting the variance will be consistent with the GMP.

Granting the variance will be consistent with the GMP. This variance will not affect density, intensity, compatibility, access/connectivity, or any applicable provisions.

The future land use designation for the property is: Urban Residential. This Urban Residential Subdistrict is to provide higher densities, but no more than 16 dwelling units per acre. As argued above, this variance is consistent with the pattern of development that has been in the Naples Park neighborhood for over 30 years, as evidenced by other approved variances for pools and pool cages within the sideyard setbacks.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

741 93rd Avenue, North
Woodward, Pires & Lombardo, P.A.

Exhibit 1

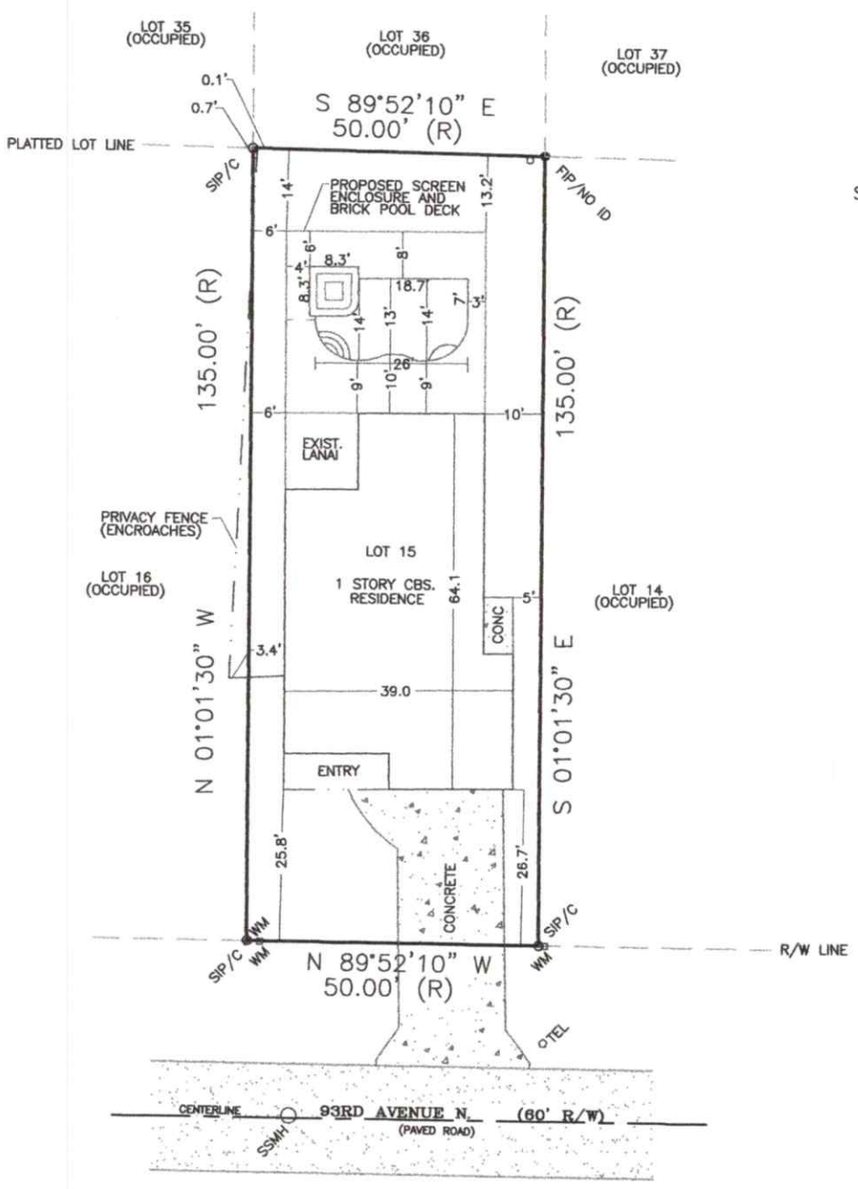
Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

LOT 15, BLOCK 55, NAPLES PARK

(#741 93RD AVENUE N., NAPLES, FLORIDA, 34108.)

LEGEND

● = FOUND P.K. NAIL
● = FOUND 5/8" IRON PIN
EOP = EDGE OF PAVEMENT
⚡ = EXISTING ELEVATION
F = FIELD MEASURED
R = RECORD INFORMATION
○ = SET 5/8" IRON PIN
■ = FOUND CONC. MONUMENT
⊕ = SET X MARK
PC = POINT OF CURVATURE
RP = RADIUS POINT
UE = UTILITY EASEMENT
BLVD = BOULEVARD
TV = CABLE TV BOX
TEL = TELEPHONE BOX
PCP = PERMANENT CONTROL POINT
PI = POINT OF INTERSECTION
DE = DRAINAGE EASEMENT
WM = WATER METER BOX
MP = METER POLE
S/E = SCREEN ENCLOSURE
GW = GUY WIRE
WPP = WOOD POWER POLE
BM = BENCHMARK
CONC = CONCRETE



SCALE 1"=30'

SURVEY PREPARED FOR:

WILLIAM CELADON
MARILYN CELADON
AQUATIC DREAMS, INC.

A SURVEY OF THE HEREON DESCRIBED PROPERTY WAS MADE UNDER MY DIRECTION AND TO THE BEST OF MY KNOWLEDGE AND BELIEF MEETS THE STANDARDS OF PRACTICE PER CHAPTER 5J-17 F.A.C., PURSUANT TO SECTION 472.027, FLORIDA STATUTES. NO OTHER PERSON OR ENTITY MAY RELY ON THIS SURVEY. NO ABSTRACT WAS REVIEWED. NO TITLE OPINION EXPRESSED.

DocuSigned by:
C257F0465F76453...

MELVIN HATTON, P.S.M.
FLORIDA REGISTRATION # 5109

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

THIS CERTIFICATION IS ONLY FOR THE LANDS DESCRIBED HEREON. IT IS NOT A CERTIFICATION OF TITLE, ZONING OR FREEDOM OF ENCUMBRANCES. ABSTRACT NOT FURNISHED AT TIME OF SURVEY.

SURVEYORS NOTES:

1). MEASURMENTS ARE IN FEET AND DECIMALS THEREOF.
2). ELEVATIONS ARE BASED ON NAVD 1988 DATUM.
3). MAY BE SUBJECT TO EASEMENTS RESERVATIONS OR RESTRICTIONS PER THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

LEGAL DESCRIPTION

LOT 15, BLOCK 55, NAPLES PARK ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 14 OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA

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MEL HATTON
LAND SURVEYORS, INC.
#313 EAST GRACE STREET, PUNTA GORDA, FLORIDA, 33950.
(239) 450-9949

TITLE: PROPOSED SITE PLAN

FOR: WILLIAM CELADON, MARILYN CELADON, AQUATIC DREAMS, INC.

PROJECT: #741 93RD AVENUE N. NAPLES, FLORIDA, 34108.

DATE	BY	REVISION

SHEET 1 OF 1	P.B. 114 PG. 04	SCALE 1"= 30'
W.O. NO. 21-094SP	FILE NO. 21-094SP.DWG	DATE 03/03/21

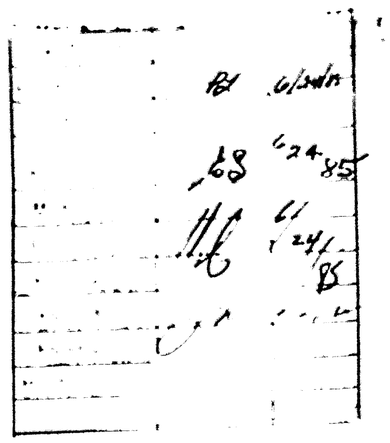
Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

741 93rd Avenue, North
Woodward, Pires & Lombardo, P.A.

Exhibit 2

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

BUILDING DEPT. COPY



Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION

FORM 900-A-84

SECTION 9—RESIDENTIAL POINT SYSTEM METHOD
DEPARTMENT OF COMMUNITY AFFAIRS

CLIMATE ZONES
SOUTH 7 8 9

This form may be used to demonstrate compliance with the Energy Code for new single-family detached or multifamily attached dwellings under Section 9 of the Energy Code. An alternative to this method for single-family detached dwellings, and multifamily attached dwellings of three stories or less, is provided in Section 10 of this Code. Only dwellings which are above ground frame (wood siding, brick veneer, etc.) or concrete wall type construction may be calculated using Sections 9 and 10. Other types of construction must comply under Section 4 or Section 5 of this Code. Additions to existing residential buildings shall comply with the requirements of Section 10 of this Code. Detailed information on how to complete this form may be obtained from your local building department or the Department of Community Affairs, Energy Code Program, 2571 Executive Center Circle East, Tallahassee, Florida 32301.

PROJECT NAME AND ADDRESS:	**PERMITTING OFFICE:** Collier
	CIRCLE CLIMATE ZONE: 7 8 (9)
BUILDER: MARIO LAGRASTA CUSTOM HOMES	**PERMIT NO.:**
OWNER: SAME	**JURISDICTION NO.:** 211000

[X] DETACHED [ ] ATTACHED	IF MULTIFAMILY, NO. OF UNITS COVERED BY THIS CALCULATION: [ ] SEPARATE CALCULATIONS ARE REQUIRED FOR EACH WORST CASE UNIT TYPE. CHECK IF THIS CALCULATION REPRESENTS A WORST CASE CONDITION. [ ]	**GLASS AREA AND TYPE** CLEAR: SGL [ ] DBL [ ] TINT, FILM, SOLAR SCREEN: SGL [ ] DBL [ ]

NET WALL AREA AND INSULATION				CONDITIONED FLOOR AREA	CEILING INSULATION	
CBS	R=	FRAME	R=		UNDER ATTIC	SGL. ASSEMBLY
962	30	180	11.0	1575	R 19.0	R [ ]

COOLING SYSTEM	PRIMARY HEATING SYSTEM	PRIMARY HOT WATER SYSTEM
[X] CENTRAL [ ] NONE	[X] ELECTRIC STRIP [ ] GAS [ ] NONE	[X] ELECTRIC RESISTANCE [ ] SOLAR
[ ] ROOM	[ ] OIL [ ] SOLAR	[ ] HEAT RECOVERY [ ] GAS
[ ] PACKAGE TERMINAL AC	[ ] HEAT PUMP COP = [ ]	[ ] DED HEAT PUMP COP [ ]
EER/SEER = 8.0	[ ] OTHER _____	[ ] OTHER _____

CALCULATED E.P.I.: 93.1	**CALCULATED E.P.I. MUST NOT EXCEED 100 POINTS**
In accordance with Section 553.907 F.S., I hereby certify that the plans and specifications covered by this calculation are in compliance with the Florida Energy Code. OWNER/AGENT: _____ DATE: _____	Review of the plans and specifications covered by this calculation indicates compliance with the Florida Energy Code. Before construction is completed, this building will be inspected for compliance in accordance with Section 553.908, F.S. BUILDING OFFICIAL _____ DATE _____

9A PRESCRIPTIVE MEASURES (Must be met or exceeded by all residences.)

COMPONENTS	MINIMUM REQUIREMENTS: REQUIREMENTS	CHECK TO INDICATE COMPLIANCE
WINDOWS (903.1)	MAXIMUM OF 0.5 CFM per LINEAR FOOT OF OPERABLE SASH CRACK	✓
DOORS (903.1)	MAXIMUM OF 0.5 CFM PER SQUARE FOOT OF DOOR AREA. INCLUDES SLIDING GLASS DOORS	✓
EXT. JOINTS & CRACKS (903.1)	TO BE CAULKED, GASKETED, WEATHER STRIPPED OR OTHERWISE SEALED	✓
CEILING INSULATION (903.9)	MINIMUM OF R-19	✓
WATER HEATERS (903.2)	MUST BEAR ASHRAE STANDARD 90.2 LABEL OR A MAX. 4 WATT SQ. FT. STAND-BY LOSS SWITCH OR CLEARLY MARKED CIRCUIT BREAKER (ELECTRIC) OR CUT-OFF VALVE (GAS) MUST BE PROVIDED	✓
SWIMMING POOLS (903.3)	IF HEATED BY OTHER THAN SOLAR, MUST HAVE POOL COVER (SEE 504.2) TO MINIMIZE HEAT LOSS ALL NON-COMMERCIAL POOLS MUST BE EQUIPPED WITH A POOL TIMER	
HOT WATER PIPES (903.4)	INSULATION IS REQUIRED ONLY FOR RECIRCULATING SYSTEMS. IN SUCH CASES, PIPING HEAT LOSS SHALL BE LIMITED TO A MAX. OF 17.5 BTU/H PER LINEAR FOOT OF PIPE (SEE 504.4)	
SHOWER HEADS (903.5)	WATER FLOW MUST BE RESTRICTED TO NO MORE THAN 3 GALLONS PER MINUTE	✓
HVAC DUCT CONSTRUCTION (903.6)	CONSTRUCTED IN ACCORDANCE WITH INDUSTRY STANDARDS AND LOCAL MECHANICAL CODE DUCTS IN UNCONDITIONED SPACE MUST BE INSULATED TO A MINIMUM R-4.2	✓ ✓
HVAC CONTROLS (903.7)	A SEPARATE, READILY ACCESSIBLE MANUAL OR AUTOMATIC THERMOSTAT FOR EACH SYSTEM	✓

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RESIDENTIAL CALCULATION

FORM 900-A-84

CLIMATE ZONES 7 8 9

COMPONENT			WINTER AREA	× WPM	= GROSS WINTER POINTS	SUMMER AREA	× SPM	= GROSS SUMMER POINTS
WALLS	CONCRETE	R 0–2.6		10.9			24.8	
		R 2.7–3.9	962	6.6	6349	962	17.5	16835
		R 4.0–5.9		5.0			15.0	
		R 6.0 & UP		4.4			13.9	
	FRAME OR BRICK VENEER	R 0–10.9		9.8			30.5	
		R 11.0–18.9	180	2.5	450	180	13.9	2502
		R 19–25.9		1.5			8.6	
		R 26 & UP		1.1			6.5	
	COMMON			2.7			3.8	
DOORS	WOOD OR METAL			86.5			55.4	
	INSULATED		40	84.0	3360	40	22.2	888
	STORM DOOR			44.6			44.3	
	COMMON			21.6			6.9	
CEILING	UNDER ATTIC	R 19–21.9	1578	1.9	2992	1578	8.4	13230
		R 22–29.9		1.7			7.6	
		R 30 & UP		1.5			5.5	
	SINGLE ASSEMBLY NO ATTIC	R 6–7.9		5.4			22.6	
		R 8–9.9		4.0			17.3	
		R 10–11.9		3.5			14.6	
		R 12–18.9		2.5			10.6	
		R 19–21.9		1.9			8.4	
	COMMON			1.7			2.0	
FLOOR OVER UNCONDITIONED SPACE	WOOD	R 0–6.9		5.8			6.6	
		R 7–10.9		2.4			2.9	
		R 11–18.9		2.1			2.3	
		R 19 & UP		1.4			1.5	
	CONCRETE	R 0–2.9		6.8			8.2	
		R 3–5.9		4.3			5.7	
		R 6–10.9		3.4			3.6	
		R 11–18.9		2.3			2.9	
		R 19 & UP		1.5			1.9	
	COMMON			1.7			2.0	

SLAB ON GRADE	EDGE INSULATION		PERIMETER	WPM	
	PERIMETER	R 0–2.9	151	28.3	4273
		R 3–5.9		20.4	
		R 8 & UP		12.4	

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FORM 900-A-84 — CLIMATE ZONES 7 8 9

WINTER

GLASS (DO NOT INCLUDE INTERIOR SHADING)

OR	AREA	SGL	DBL	WOF (9F)	GROSS WINTER POINTS
N	90	55.4	38.5	—	4986
NE		55.4	38.5		
E	27	55.4	38.5	—	1495
SE		55.4	38.5		
S	19	55.4	38.5	.86	905
SW		55.4	38.5		
W	48	55.4	38.5	—	2659
NW		55.4	38.5		
H		22.8	6.8		
E	42	55.4		.86	2001

H = HORIZONTAL GLASS (SKYLIGHTS).

SUMMER

OR	AREA	SINGLE CLR	SINGLE TINT	DOUBLE CLR	DOUBLE TINT	SOF (9F)	GROSS SUMMER POINTS
N	90	204	176	163	139	.97	17809
NE		309	264	258	218		
E	27	425	360	362	304	.62	7114
SE		418	354	355	298		
S	19	346	294	287	242	.92	6048
SW		418	354	355	298		
W	48	425	360	362	304	.95	19300
NW		309	264	258	218		
H		720	605	627	524		
E	42	425				.95	16957

FOR SC OTHER THAN 0.83 SEE SEC. 902.2(e)5. TINT MULT. MAY BE USED FOR GLASS WITH SOLAR SCREENS, FILM, OR TINT.

TOTAL GROSS WINTER POINTS: 25470

TOTAL GROSS SUMMER POINTS: 100763

DUCT MULT

R = 4.2–4.9		1.14	33595
R = 5.0–6.6		1.12	
R = 6.7 & UP		1.09	
DUCTS IN CONDITIONED SPACE		1.00	

R = 4.2–4.9		1.14	114862
R = 5.0–6.6		1.12	
R = 6.7 & UP		1.09	
DUCTS IN CONDITIONED SPACE		1.00	

HWM FROM 9G: — * — = —

CSM FROM 9H: 14962 * .83 = 93044

DIVIDE BY CONDITIONED FLOOR AREA	33595	÷ 1575	21.3	WINTER POINTS
DIVIDE BY CONDITIONED FLOOR AREA	93044	÷ 1575	59.0	SUMMER POINTS

CALCULATE ENERGY PERFORMANCE INDEX

WINTER POINTS		SUMMER POINTS		HOT WATER PTS. (9I)		E.P.I. SUBTOTAL		ADJUSTMENT MULTI. (9B)		ADJUSTED E.P.I.		CREDIT PTS. (9C + 9D)		PENALTY PTS. (9E)		CALCULATED E.P.I.
21.3	+	59.0	−	0	=	80.3	×	1.21	=	97.1	−	4	+	0	=	93.1

THE CALCULATED E.P.I. MUST BE EQUAL TO OR LESS THAN 100 POINTS.

9B ADJUSTMENT MULTIPLIERS

CONDITIONED FLOOR AREA (SQ. FT.)	0–900	901–1100	1101–1300	1301–1500	1501–1700	1701–1900	1901–2100	2101–2300	2301–ABOVE
ADJUSTMENT MULTIPLIER	1.03	1.07	1.11	1.16	1.21	1.27	1.33	1.40	1.47

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FORM 900-A-84 — CLIMATE ZONES 7 8 9

9C DESIGN CREDIT POINTS (CP)

CEILING FAN IN COND SPACE (max 5 CP)	1	2
MULTIZONE A/C SEPARATED BY DOOR	5	
CROSS VENTILATION (1 CP per room)	1	2
WHOLE HOUSE FAN (min. 1.5 cfm/s.f.)	5	
WOOD STOVE	2	
FIREPLACE WITH OUTSIDE COMBUSTION AIR	2	
9C TOTAL (not to exceed 12 points)		4

9D HEATING SYSTEM CREDIT POINTS

NATURAL GAS/PROPANE HEATING	8.0
OIL HEATING	6.4

9E DESIGN PENALTY POINTS

WASHER AND DRYER IN COND SPACE	3
TOTAL GLASS OPENS LESS THAN 40%	5
FIREPLACE WITH INSIDE COMBUSTION AIR	5

9F WINTER OVERHANG FACTOR (WOF)

FEET	N	NE	E	SE	S	SW	W	NW
0-0.9	1.00	0.99	0.85	0.75	0.83	0.98	1.00	1.00
1-1.9	1.00	0.99	0.85	0.76	0.84	0.98	1.00	1.00
2-2.9	1.00	0.99	0.86	0.77	0.86	0.99	1.00	1.00
3-3.9	1.00	0.99	0.87	0.80	0.87	0.99	1.00	1.00
4-4.9	1.00	0.99	0.89	0.83	0.90	0.99	1.00	1.00
5-5.9	1.00	0.99	0.91	0.86	0.92	1.00	1.00	1.00
6-6.9	1.00	0.99	0.92	0.90	0.94	1.00	1.00	1.00
7-7.9	1.00	1.00	0.94	0.92	0.96	1.00	1.00	1.00
8-8.9	1.00	1.00	0.96	0.95	0.97	1.00	1.00	1.00
9-9.9	1.00	1.00	0.97	0.97	0.98	1.00	1.00	1.00
10-10.9	1.00	1.00	0.98	0.98	0.99	1.00	1.00	1.00
11-11.9	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
12 UP	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00

9F SUMMER OVERHANG FACTOR (SOF)

FEET	N	NE	E	SE	S	SW	W	NW
0-0.9	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
1-1.9	1.00	1.00	0.99	0.99	0.98	0.99	0.99	1.00
2-2.9	1.00	0.98	0.95	0.93	0.92	0.93	0.95	0.98
3-3.9	1.00	0.95	0.89	0.87	0.86	0.87	0.89	0.95
4-4.9	1.00	0.91	0.84	0.81	0.80	0.81	0.84	0.91
5-5.9	0.99	0.88	0.80	0.76	0.76	0.76	0.80	0.88
6-6.9	0.99	0.85	0.76	0.72	0.72	0.72	0.76	0.85
7-7.9	0.99	0.83	0.72	0.68	0.70	0.68	0.72	0.83
8-8.9	0.98	0.81	0.69	0.66	0.68	0.66	0.69	0.81
9-9.9	0.98	0.79	0.67	0.64	0.66	0.64	0.67	0.79
10-10.9	0.98	0.78	0.65	0.62	0.65	0.62	0.65	0.78
11-11.9	0.97	0.76	0.63	0.61	0.65	0.61	0.63	0.76
12 UP	0.97	0.76	0.62	0.59	0.64	0.59	0.62	0.76

9G HEATING SYSTEM MULTIPLIER (HSM)

HEAT PUMP — COP	2.5–2.6	2.7–2.8	2.9–3.0	3.1–3.2	3.3–3.4	3.5 & UP
HEAT PUMP — HSM	.40	.37	.34	.32	.30	.29
SOLAR HEATING SYSTEM	(BACKUP SYSTEM FRACTION) × (BACKUP SYSTEM HSM)					
ELECTRIC STRIP HEAT	1.0					
NATURAL GAS/PROPANE/OIL	1.0 (SEE TABLE 9D FOR CREDITS)					
PTAC & ROOM HEAT PUMPS	MINIMUM COP 2.2. HSM FOR COP 2.2 – 2.4 = .45. SEE TABLE ABOVE FOR COP · 2.4					

9H COOLING SYSTEM MULTIPLIER (CSM)

ELECTRIC — EER/SEER	7.8–7.9	8.0–8.4	8.5–8.9	9.0–9.4	9.5–9.9	10.0–10.4	10.5–10.9	11.0–11.9	12.0–UP
ELECTRIC — CSM	.83	.81	0.76	0.72	0.68	0.65	0.62	0.59	0.54
GAS — COP	0.40–0.44	0.45–0.49	0.50–0.54	0.55–0.59	0.60–0.64	0.65–0.69	0.70 & UP		
GAS — CSM	1.50	1.25	1.20	1.09	1.00	0.92	0.89		

MINIMUM SEER/EER LEVEL 7.8 FOR STRAIGHT COOL OR HEAT PUMPS; MINIMUM OF 7.5 EER FOR ROOM UNITS AND PTAC.
FOR ROOM UNITS AND PTAC, CSM FOR EER 7.5 – 7.7 = .87. SEE TABLE ABOVE FOR EER · 7.7.

9I HOT WATER CREDIT POINTS (HWCP)

ELECTRIC RESISTANCE WATER HEATER											0
GAS WATER HEATER											10
INSTANTANEOUS WATER HEATER	ELECTRIC										4.5
	GAS										12.6
HRU (A/C) WATER HEATER	ELECTRIC BACKUP										8.9
	GAS BACKUP										15.2
HRU (HP) WATER HEATER	ELECTRIC BACKUP										9.7
	GAS BACKUP										15.4
HEAT PUMP WATER HEATER (DEDICATED HEAT PUMP)	COP		1.60–1.89		1.90–2.19		2.20–2.49		2.50–2.79		2.80–3.00
	CREDIT POINTS		9.0		11.4		13.1		14.4		15.4
SOLAR HOT WATER	OVERALL SOLAR FRACTION*	0.1	0.2	0.3	0.4	0.5	0.6	0.7	0.8	0.9	1.0
	ELECTRIC BACKUP	2.4	4.8	7.2	9.6	12.0	14.4	16.8	19.2	21.6	24.0
	GAS BACKUP	11.4	12.8	14.2	15.6	17.0	18.8	19.8	21.2	22.6	24.0

*PERCENT OF ANNUAL HOT WATER PROVIDED BY SOLAR SYSTEM ÷ 100 = OVERALL SOLAR FRACTION

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

mle

mark lamoureux engineering consultants

January 29, 1985

To: Collier County Building Department

Reference: Lot 15, Block 55, Unit #5 of Naples Park.
(700 block 93rd) Job No. 85-937

I inspected the subject property and the related drainage on January 29, 1985.

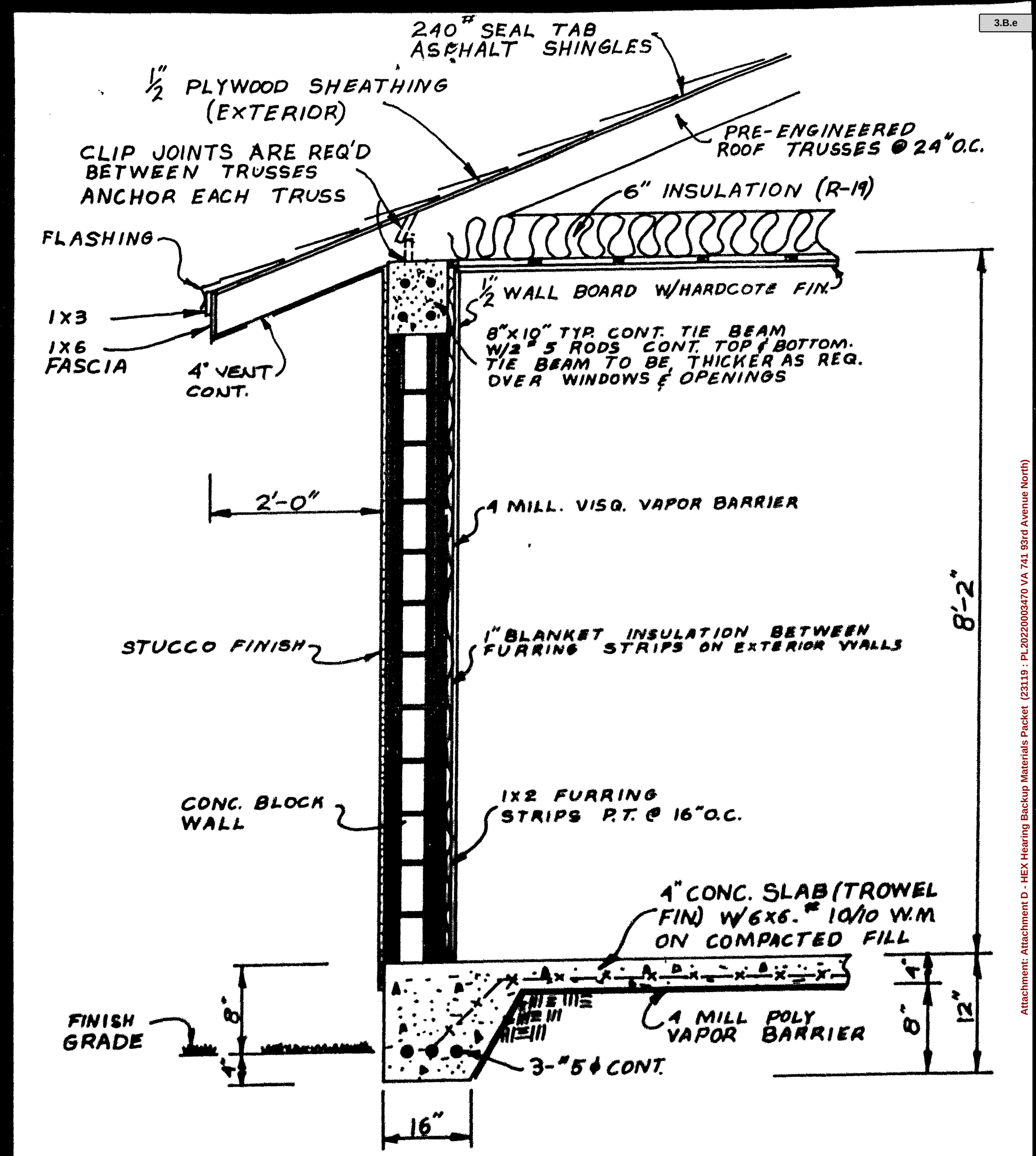
It is my professional opinion that if the project is constructed in accordance with a County approved site plan, then no significant water will flow from the subject premises onto abutting properties or into adjoining waters which are not County approved drainage system(s).

Prepared for: Mario LaGrasta

By: _____
Mark N. Lamoureux, P.E.
Florida Reg. No. 20663

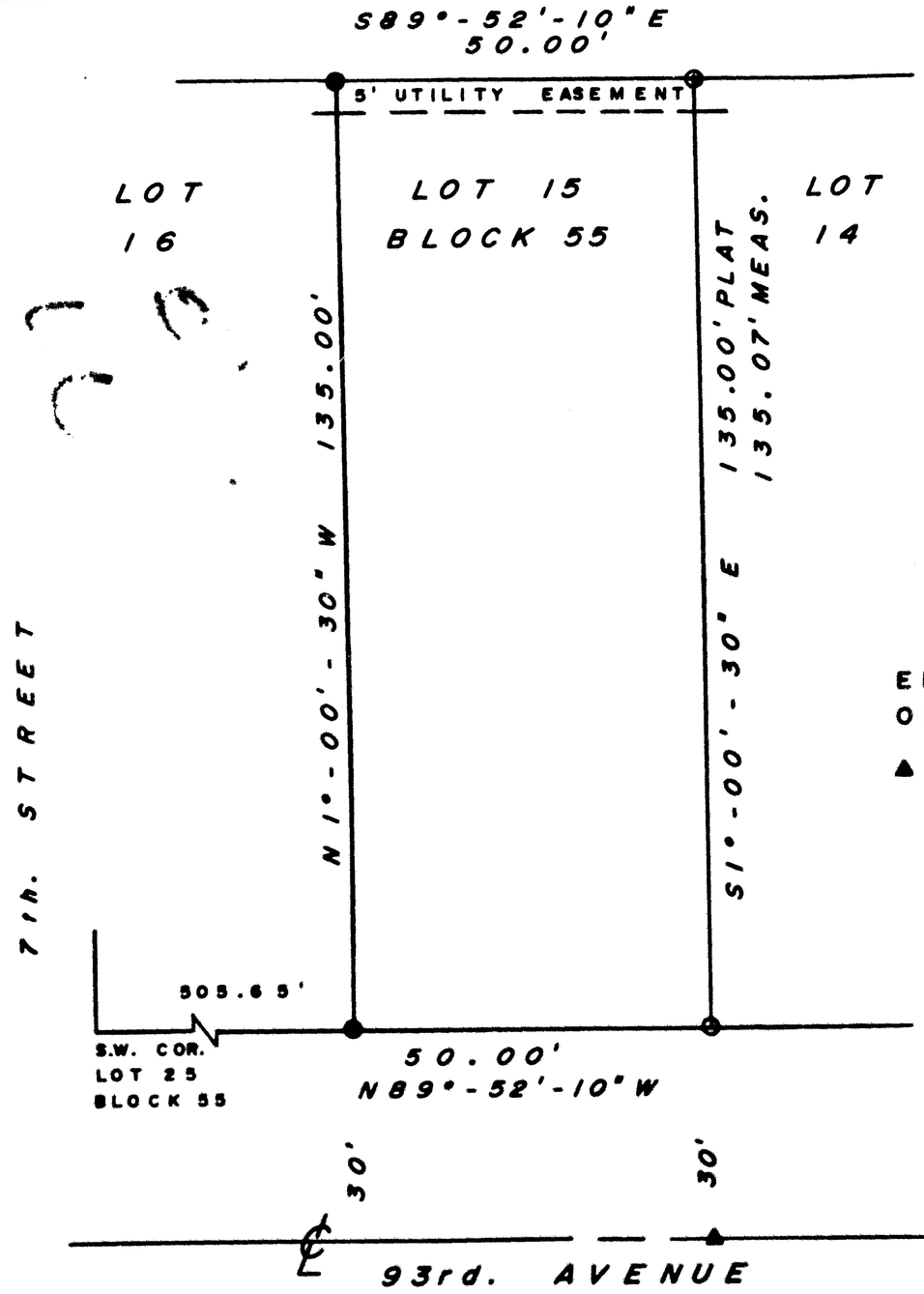
12022 north tamiami trail naples, florida 33940 (813) 597-5566

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)



TYPICAL WALL SECTION

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)



SCALE: 1" = 20'

ELEVATION BASED ON N.G.V. DATUM

▲ -BENCH MARK:
NAIL & DISC. AT ℄ OF 93rd. AVENUE OPPOSITE S.E. CORNER OF LOT 15 BLOCK 55
ELEVATION 13.64

DESCRIPTION

NAPLES PARK UNIT NO. 5
LOT 15 BLOCK 55
PLAT BOOK 3 PAGE 14
COLLIER COUNTY, FLORIDA

FOR: LaGRASTA CONSTRUCTION

ORDERED BY: LaGRASTA CONSTRUCTION

- ● — STEEL PIN SET
- ○ — STEEL PIN FOUND
- ■ — CONCRETE MONUMENT SET
- □ — CONCRETE MONUMENT FOUND
- • — DRILL HOLE SET
- o — DRILL HOLE FOUND

W.O. NO. 9163
F.B. C-210 PAGE 28/29
REF.
DRAWN BY M. C. K.
DATE OF SURVEY 1/24/85

BOUNDARY SURVEY

BEARINGS BASED ON THOSE SHOWN ON PLAT BOOK 3 PAGE 14 COLLIER COUNTY, FLORIDA

CERTIFICATE

WE HEREBY CERTIFY to LaGrasta Construction that a Survey of the above described property was made under our direction and to the best of our knowledge and belief meets the Minimum Technical Standards as per Chapter 21HH-6 FAC. No other person or entity may rely on this Survey. No abstract was reviewed and no title opinion is expressed.

BRUCE GREEN & ASSOCIATES, INC.

FLA. REG. 3273 P.L.S.

THIS CERTIFICATION IS ONLY FOR THE LANDS AS DESCRIBED ABOVE.
IT IS NOT A CERTIFICATION OF TITLE, ZONING OR FREEDOM OF ENCUMBERENCES.
THIS CERTIFICATION IS NOT VALID UNLESS SEALED WITH THE EMBOSSED SEAL.
ABSTRACT NOT FURNISHED AT TIME OF SURVEY.

BGA
BRUCE GREEN AND ASSOCIATES, INC.
SUITE 203 · 600 FIFTH AVENUE SOUTH
NAPLES, FLORIDA 33940-6673

3.B.e
Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)
Packet Pg. 89

93/7 Bi

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

Drafted By N.L. Buc

Floor Plan

Scale ¼"=1'

Screened Patio 12' x 14'

Living Room (Fan) 15' x 18'

Kitchen (Range, Oven, Hood & Fan) DW FRIG

Dining Room 10' x 12'

Screened Entry

Master Bedroom 11' x 11'6"

Bedroom

Bedroom

Linen

Phone

TV

4' Pocket

5ft & Pocket

150 Amp Electrical Panel

Meter

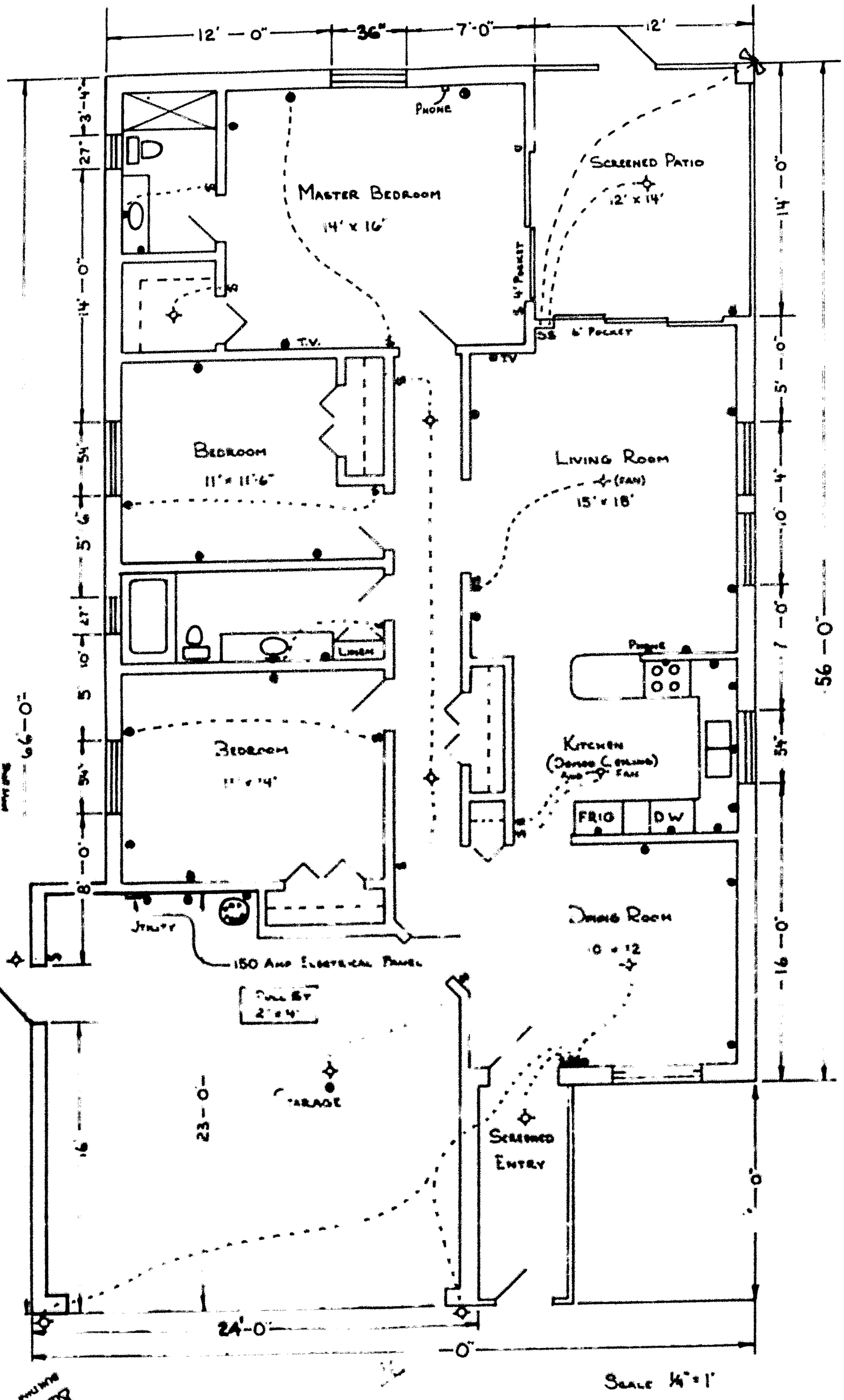
Garage

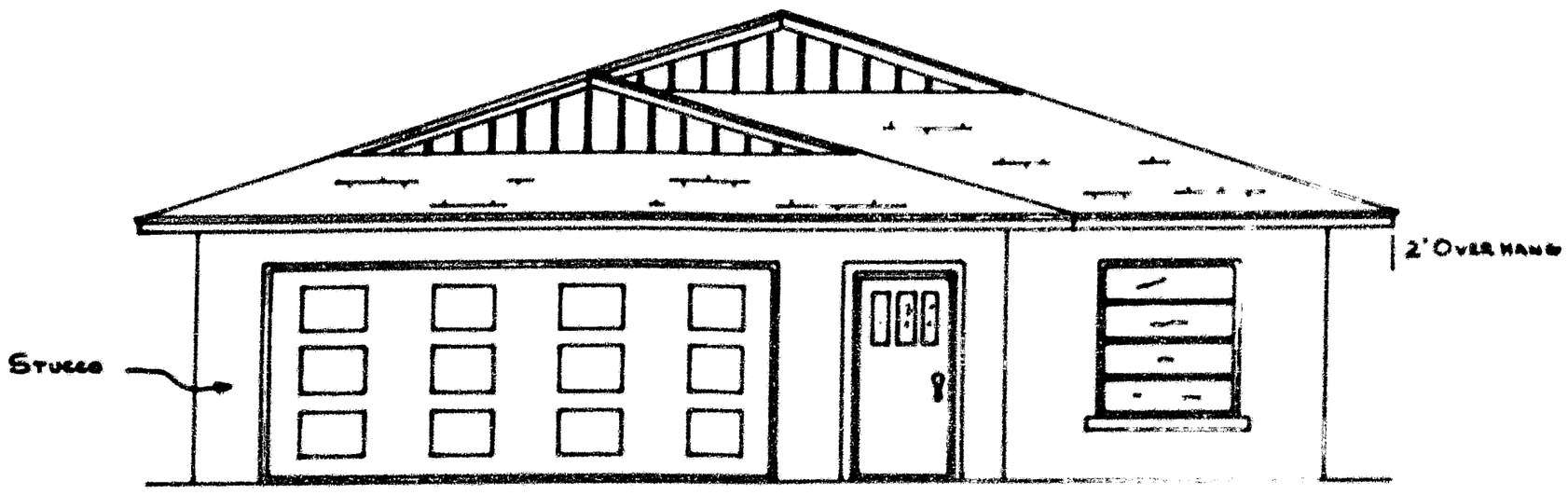
Shall Meet
Current Edition Electrical Code
Referencing National Electrical Code
Article 210 Section 52
Receptacles - Min. Required & Spacing

Shall Meet
Current Edition Fire Prevention Code
Chapter 4
Referencing Life Safety Handbook
Requirements
One & Two Family Homes
Installation per N.F.P.A. 74

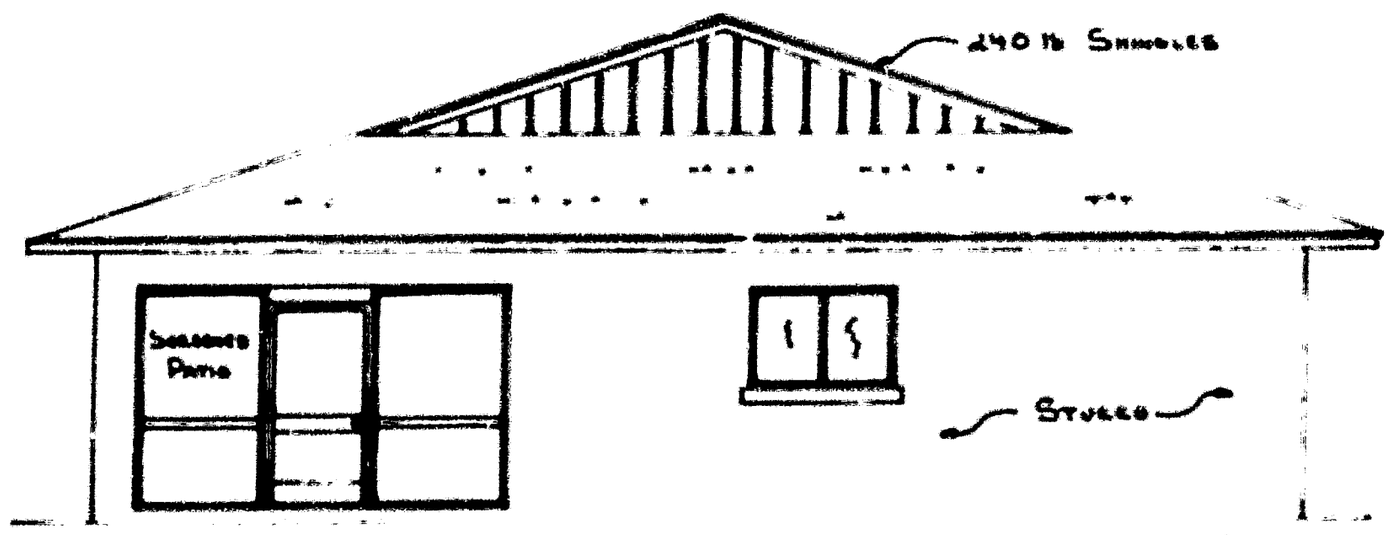
Check kitchen counter receptacles

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

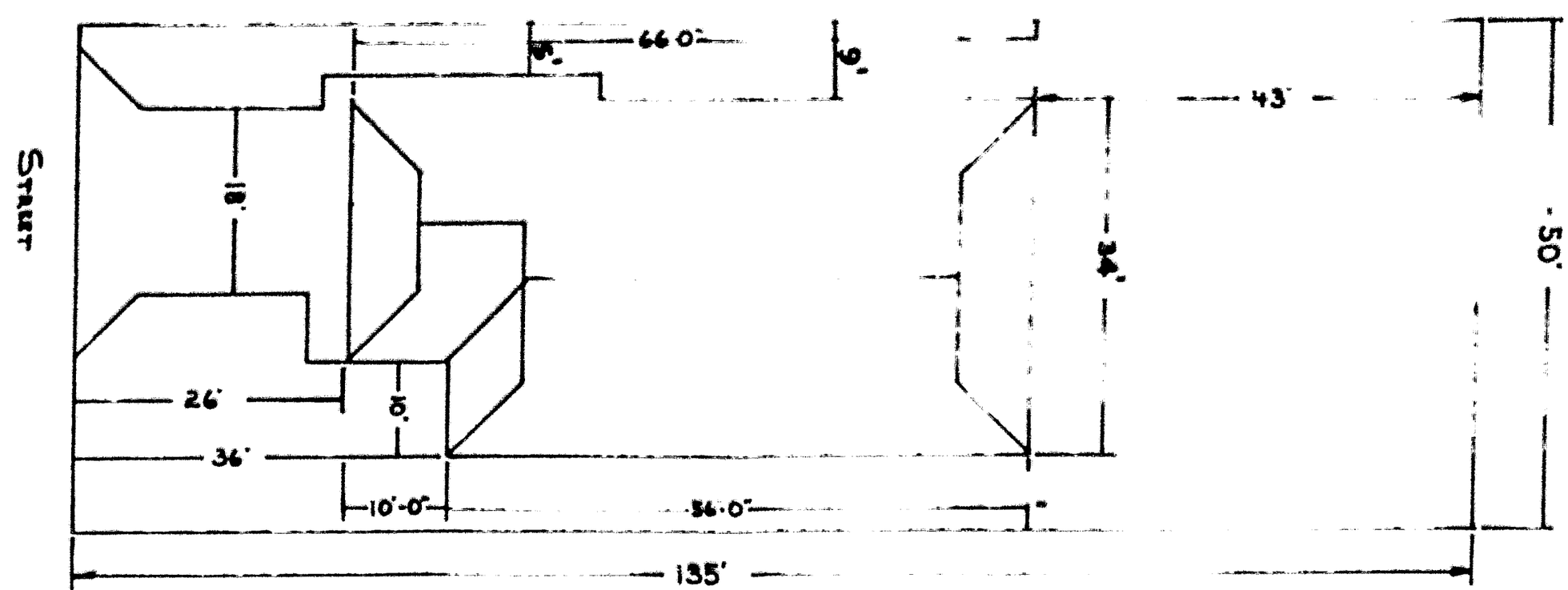

12' — 0"
36"
7'-0"
12'
3'-4"
27"
14' — 0"
5'-4"
6"
PHONE
MASTER BEDROOM
14' x 16'
4' PASSAGE
SCREENED PATIO
12' x 14'
14' — 0"
5' — 0"
4' POCKET
T.V.
T.V.
BEDROOM
11' x 11'-6"
LIVING ROOM
(FAN)
15' x 18'
5' — 4"
10' — 0"
5' 4" 5' 5' 5'



FRONT

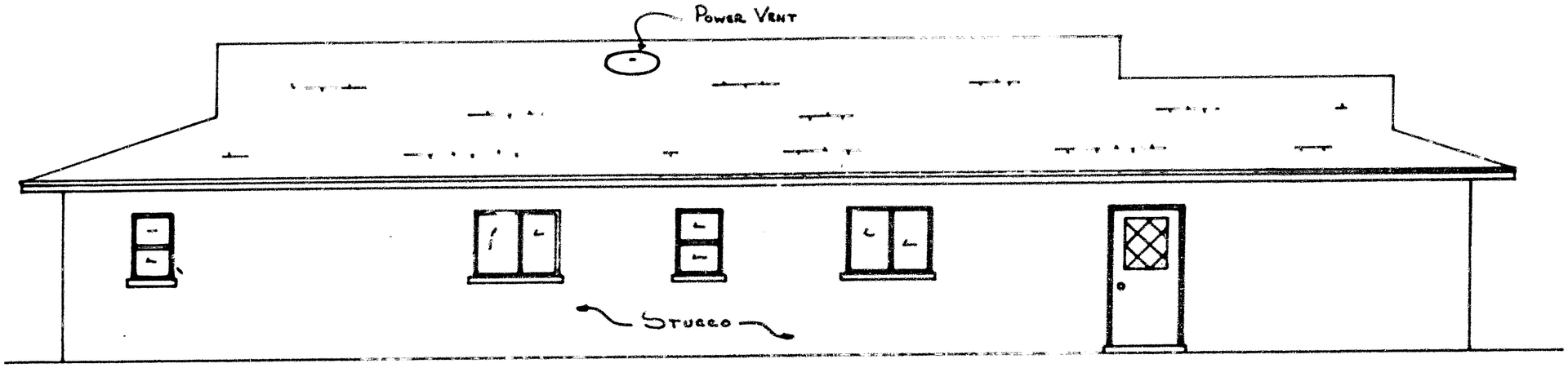


REAR

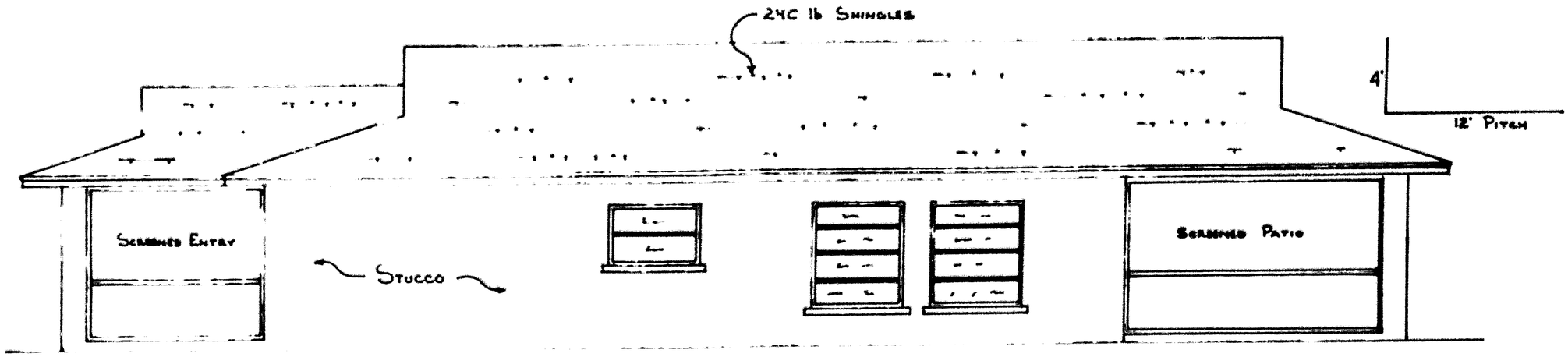


SITE PLAN

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)



L. SIDE



R. SIDE

Scale ¼"=1'

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

ORIGINAL FILE
Property of Code Compliance
Department, Collier County, Florida.
Please return to records section.

CL21-C2

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

RECEIVED
JUN 21 1985

Contr. Lic.

APPLICATION FOR BUILDING PERMIT
COLLIER COUNTY, FLORIDA

Permit No. 85 1815

TO THE BUILDING DEPARTMENT: Complete the following form by typing or printing

Application Date 6/19/85
Name of Owner MARIO LAGRASTA
Project Name 741 LAGRASTA
Job Address 931d Ave, NO.
Water Management Engineer _____ Telephone Number _____
Architect _____ Telephone Number 5474168
Engineer (Structural) _____ Telephone Number _____

CONTRACTORS': main

		STATE REGISTRATION NO.	COMPETENCY CARD NO.
General Contractor: Name	LAgrasta	RB0024165	022 BCB
General Contractor's Address			
Person to Contact	Phone 5474168		
Electrical Contractor: Name	Beaumont Electric	ER 0006472	08 9ME
Plumbing Contractor: Name	COLIN FYKE	RF0426616	182 MP
A/C-Mech. Contractor: Name	WIEGOLD	RA0041316	ACB 1
Roofing Contractor: Name	MARIO LAGRASTA	RB0024165	022 BCB

GENERAL LOCATION: (Check One) 1 2 3 4 5 6 7 8 9 10 11

LEGAL:
Subdivision Name _____ OR Complete Description: _____
Tract _____ Lot 15
Block 55 Unit 5
(Private legal covenants may exist regulating this property. It is the owner's obligation to ensure that this construction would not violate these legal covenants.—Resolution 82-51-)
☐ ✓ if attached sheets

TYPE OF STRUCTURE: (Circle One) (Single Family) . Mobile Home . Duplex . Multi-Family . Church . Motel/Hotel . Commercial . Industrial . Service Station . Office/Bank . School . Hospital . Pool/Spa . Seawall/Dock . Miscellaneous

CONSTRUCTION: (Circle One) (New) ... Alteration ... Additon

PURPOSE OF CONSTRUCTION:
Explain: _____ Electrical: 150 Amps
(Examples: Frame Home, Concrete Block Structure (CBS), Interior Partitions, Bath Addition, Room Addition, Enclose Porch, etc.)

No. of New Residential Dwelling Units _____ Maximum Height of Proposed Structure 12 No. of Stories 1

SEWER: (Circle One) Septic . (Collier County) City of Naples . Private System Name _____

WATER: (Circle One) Well . (Collier County) City of Naples . Private System Name _____

OCCUPANCY CLASSIFICATION:

Residential

Living Area	1595 Sq. Ft.	Assembly	Sq. Ft.
Porch Areas	168 Sq. Ft.	Business	Sq. Ft.
Garage Areas	420 Sq. Ft.	Educational	Sq. Ft.
Covered	2183 Sq. Ft.	Storage	Sq. Ft.
Total	Sq. Ft.	Hazardous	Sq. Ft.
		Mercantile	Sq. Ft.
		Factory Industrial	Sq. Ft.
		Institutional	Sq. Ft.
		Total	Sq. Ft.

ENERGY CODE: E.P.I. Number 48,964

Contractor's COST OF CONSTRUCTION $ 140000 ~~140,000~~

FLOOD INSURANCE INFORMATION
1. Flood Zone A-12
2a. A Zone – lowest habitable floor elevation: 12
2b. V Zone – lowerst horizontal support member elevation: _____
Bench Mark Elevation 13.50
Location SE
Date Permit Approved ___/___/___ by _____ Date Permit Issued ___/___/___ by _____

All work under the approved building permit shall comply with all applicable laws, codes, ordinances and additional stipulations and/or Conditions of Permit. The approved permit expires if work authorized is not commenced within six (6) months from date of issue. The permit fee will be quadrupled, plus a maximum daily penalty of $500.00 if work is started without an approved permit. The permittee further understands that only licensed contractors may be employed and that the structure shall not be used or occupied until a Certificate of Occupancy is issued.

Sworn to and Subscribed before me
this ____ day of _____, 19____.

_____
Notary Public

Signature of Contractor [signature] OK

"FAILURE TO COMPLY WITH THE MECHANICS' LIEN LAW CAN RESULT IN THE PROPERTY OWNER PAYING TWICE FOR BUILDING IMPROVEMENTS." FS 713.135

Building Code Compliance
3-19-84

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

Bonita

Permit Number: 85-01815
General Location: One
Subdivision: Naples Park
Job Address: 741 93rd Avenue, North
Project Name: Residence
Type of Structure: Single-Family
Purpose: CBS residence - 150 amps
Owner: LaGrasta, Mario
General Contractor: Mario LaGrasta
General Contractor's Phone No. 597-4168
Tract: Lot: 15 Block: 55 Unit: 5

Date Permit Issued: 7/1/85
Date Permit Approved: 06/27/85
Water: Collier County
Sewer: Collier County
S.D.C. Receipt No.: 19049
S.D.A. Number: 4794
Number of Dwelling Units: 1

Flood Zone: A10-12'
Bench Mark Elevation: 13.50
Bench Mark Nail in: Street
Legal:

	DATE REC'D	TIME REC'D	TIME READY	CALLED IN BY	DATE PASSED	REINSP. FEE	INSPECTOR
STRUCTURAL							
Slab:	7/18/85	3:50	fri	Sergio	7/19/85		Herb D.
Tie Beam:	8/5/85	3:30	Tue	Sergio	8/6/85		Herb D.
Framing:	9/27/85	1:23	mon	Mario	9/30/85		Herb D.
Insulation:	10/3/85	10:43	Fri	Mario	10/4/85		Roy M.
ROOFING							
Tin Tab:	9/27/85	1:23	mon	Mario	9/30/85		Herb D.
MECH							
Rough A/C:	9/27/85	1:23	mon	Mario	9/30/85		Frank T.
PLUMBING							
Rough:	7/16/85	3:49	Wed	Colin	7/17/85		Frank T.
Tub Set:	9/27/85	1:23	mon	Mario	9/30/85		Frank T.
ELECTRICAL							
Temporary Pole: Called Power Co. on:							
Rough:	9/27/85	1:23	mon	Mario	9/30/85		Gene S.
FINAL							
Roofing:	4/29/86	3:43	Wed	Mario	4/30/86		Herb D.
Plumbing:	4/29/86	3:43	Wed	Mario	4/30/86		Frank T.
Sewer Tap:	11/13/85	2:44	thur	Colin	11/14/85		Frank T.
Mech-A/C:	4/29/86	3:43	Wed	Mario	4/30/86		Frank T.
Electrical: Called Power Co. on: 5/13/86	4/29/86	3:43	Wed	Mario	4/30/86		Gene S.
Building: front door unlocked	4/29/86	3:43	Wed	Mario	4/30/86		Herb D.
Engr. Dept:				11/22/85RC			
Utilities	5/12/86						
Finish Floor El. Cert:	8/9/85						
Drainage Cert:	12/2/85						
Total Reinspection Fee:							
C.O. Issued on:	5/13/86						

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

BUILDING PERMIT

Permit Number:	85-01815
Application Date	06/21/85
Last Name of Owner	LaGrasta
First Name	Mario
Middle Initial	
Project Name	Residence
Job Address	741 93rd Avenue, North
Geo-Code	
General Contractor	Mario LaGrasta
Contractor's Address	
Person to Contact	Same as contractor
Telephone Number	597-4168
General Location	One
Subdivision	Naples Park
Tract	
Lot	15
Block	55
Unit	5
Legal Description	
Type of Structure	Single-Family
Construction	New
Purpose of Construction	CBS residence - 150 amps
Number of Dwelling Units	1
Sewer	Collier County
Water	Collier County
Occupancy Class	Residential
Cost of Construction	$48,864
Flood Zone	A12-12'
Bench Mark Elevation	13.50
Bench Mark Nail in	Street
Date Permit Approved	06/27/85

The above application has been examined and is hereby approved subject to the payment of $ 397.50, as provided by the Collier County Building Code.
Payment Received by: ____ Date Issued: 7/1/85 Receipt No. 18385

All work under the approved building permit shall comply with all applicable laws, codes, ordinances and additional stipulations and/or Conditions of Permit. The approved permit expires if work authorized is not commenced within six (6) months from date of issue. The permit fee will be quadrupled, plus a maximum daily penalty of $500.00 if work is started without an approved permit. The permittee further understands that only licensed contractors may be employed and that the structure shall not be used or occupied until a Certificate of Occupancy is issued.

Signature of Contractor

White	Applicant
Green	Property Appraiser
Yellow	Record Section
Pink	Environmental Health
Goldenrod	Lobby File

"FAILURE TO COMPLY WITH THE MECHANICS' LIEN LAW CAN RESULT IN THE PROPERTY OWNER PAYING TWICE FOR BUILDING IMPROVEMENTS." FS 713.135

Building Code Compliance

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

BUILDING PERMIT APPLICATION

Permit Number:	85-01815
Application Date	06/21/85
Last Name of Owner	LaGrasta
First Name	Mario
Middle Initial	
Project Name	Residence
Job Address	741 93rd Avenue, North
Geo-Code	
General Contractor	Mario LaGrasta
Contractor's Address	
Person to Contact	Same as contractor
Telephone Number	597-4168
General Location	One
Subdivision	Naples Park
Tract	
Lot	15
Block	55
Unit	5
Legal Description	
Type of Structure	Single-Family
Construction	New
Purpose of Construction	CBS residence - 150 amps
Number of Dwelling Units	1
Sewer	Collier County
Water	Collier County
Occupancy Class	Residential
Cost of Construction	~~140,000~~ 48,864
Flood Zone	A12-12'
Bench Mark Elevation	13.50
Bench Mark Nail in	Street
Date Permit Approved	

ZONING:

Preliminary Approval — Land Zoned RMF6 — Proposed Use S.F. Res. — Approved by [illegible] — Date 6/24/85

BUILDING DEPARTMENT

Building Permit	$ 247.50	Approved By: [signature]	Date 6/24/85
Electrical Permit	$ 45.00	Approved By: [signature]	Date 6/24/85
Plumbing Permit	$ 22.50	Approved By:	Date / /
Mechanical Permit	$ 22.50	Approved By: [signature]	Date 6/24/85
Gas Permit	$	Approved By:	Date / /
Swimming Pool or Spa Permit	$	Approved By:	Date / /
	$	Approved By:	Date / /
"Building Code Compliance Department" Permit	$ 347.50	Approved By:	Date / /

FIRE DISTRICT (Circle One) N. Naples — East Naples — Marco — Golden Gate — Little Hickory/Bonita Shores — Immokalee — Big Cypress

Fire Prevention Permit	$ 347.50	Approved By:	Date / /
		Checked By:	Date / /

White: Building
Green: Fire
Yellow: Utilities
Pink: Health
Goldenrod: Public Works 3/81/84

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

BUILDING PERMIT APPLICATION

Permit Number:	95-3174
Application Date	06/21/95
Last Name of Owner	LaBranche
First Name	Mario
Middle Initial	
Project Use	Residence
Job Address	741 93rd Avenue, North
Zipcode	
General Contractor	Mario LaBranche
Contractor's Address	
Person to Contact	Same as contractor
Telephone Number	597-4168
General Location	
Subdivision	Naples Park
Tract	
Lot	18
Block	56
Unit	5
Legal Description	
Type of Structure	Single-Family
Construction	New
Purpose of Construction	CBS residence - 150 mph
Number of Dwelling Units	1
Sewer	Collier County
Water	Collier County
Occupancy Class	Residential
Cost of Construction	$40,000
Flood Zone	AE-12'
Bench Mark Elevation	13.50
Bench Mark Nail in	Street
Date Permit Approved	

ZONING:

Preliminary Approval

Land Zoned RMH-6
Proposed Use 1 S. Res.
Approved by [signature] Date 6/24/95

Final Approval

Lot Area
Front Yard Set Back 25'
Rear Yard Set Back 25'
Side Yards Set Back 5'
Parking Spaces
Inspection Required: Yes ☐ No ☒
Approved By: [signature] Date 6/24/95

PUBLIC WORKS DIVISION

Water Management Department
Water Management Permit — $_____
Inspection Required: Yes ☐ No ☐
Approved By: _____ Date __/__/__

Engineering Department
Right-of-Way Permit — $ 342.50
Inspection Required: Yes ☑ No ☐
Approved By: [signature] Date 6 27 95

Seawall/Dock Permit — $_____
Inspection Required: Yes ☐ No ☐
Approved By: _____ Date __/__/__

$17.50

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

BUILDING PERMIT APPLICATION

Permit Number	85-0181
Application Date	06/21/85
Last Name of Owner	LaGrasta
First Name	Mario
Middle Initial	
Project Name	Residence
Job Address	741 93rd Avenue, North
Zip Code	
General Contractor	Mario LaGrasta
Contractor's Address	
Person to Contact	Same as contractor
Telephone Number	597-4168
General Location	
Subdivision	Oak
Tract	Naples Park
Lot	13
Block	55
Unit	5
Legal Description	
Type of Structure	Single-Family
Construction	New
Purpose of Construction	CBS residence - 150 amps
Number of Dwelling Units	1
Sewer	Collier County
Water	Collier County
Occupancy Class	Residential
Cost of Construction	$40,000
Flood Zone	A12-12'
Bench Mark Elevation	13.00
Bench Mark Well is	Screen
Date Permit Approved	

RECEIVED
JUN 24 1985

ZONING:

Preliminary Approval

Land Zoned: [illegible]
Proposed Use: [illegible]
Approved by: _____ Date: 6/25/85

HEALTH DEPARTMENT

Grease Interceptor Permit $_____

Septic Tank Permit $ N/C

Grease Interceptor _____ gallon
Septic Tank _____ gallon
Drainfield N/A sq. ft.
Septic Systems Elevation _____

Inspection Required: Yes ☐ No ☐
Approved By: [illegible] Date 6/25/85
COMMENTS:

Well Permit Fee $ N/C

Inspection Required: Yes ☐ No ☐
Bacteriological Clearance Required:
Yes ☐ No ☐
Approved By: N/C Date / /
COMMENTS:

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

BUILDING PERMIT APPLICATION

Permit Number:	85-01815
Application Date	06/21/85
Last Name of Owner	LaGrasta
First Name	Mario
Middle Initial	
Project Name	Residence
Job Address	741 93rd Avenue, North
Geo-Code	
General Contractor	Mario LaGrasta
Contractor's Address	
Person to Contact	Same as contractor
Telephone Number	597-4168
General Location	One
Subdivision	Naples Park
Tract	
Lot	15
Block	55
Unit	5
Legal Description	
Type of Structure	Single-Family
Construction	New
Purpose of Construction	CBS residence - 150 amps
Number of Dwelling Units	1
Sewer	Collier County
Water	Collier County
Occupancy Class	Residential
Cost of Construction	$40,000
Flood Zone	A12-12'
Bench Mark Elevation	13.50
Bench Mark Nail in	Street
Date Permit Approved	

ZONING:

Preliminary Approval

Land Zoned RM 7.5
Proposed Use 1 F Res
Approved by [illegible] Date 6/24/85

UTILITIES DIVISION

WATER CONNECTION FEES REQUIRED: (YES) OR NO Pd Rec # 19049

SEWER CONNECTION FEES REQUIRED: 2 Bath (YES) OR NO Pd Rec # 19049

SEWER DISPOSAL APPROVAL LETTER DATED N/A

APPROVED BY: E. Dyer Date 6/24/85

NOTE: "YES" denotes need for paid receipt of connection fees prior to issuance.

597.5

RECEIVED
JUN 24 1985
Utility Director

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

85-18-15

FIELDBOOK 67 PAGE 29 DATE 7/22/85 SECTION 33 , TWP 48 S, RGE 25 E

NORTH ARROW

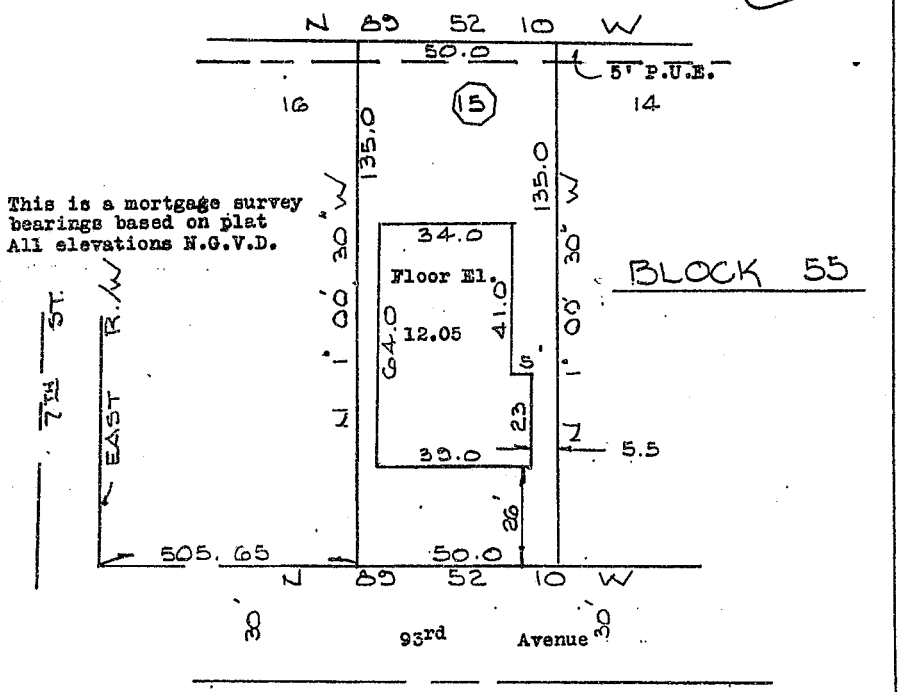
SCALE 1" = 30'

LEGAL DESCRIPTION

Lot 15 Block 55 NAPLES PARK UNIT No. 5
Plat Book 3, Page 14, Collier County, Florida

REVISIONS
●=Set Iron Pin
○=Fd. Iron Pin
■=Set Con. Mon
□=Fd. Con. Mon
◯=Assumed El.
△=Benchmark

85-1815



This is a mortgage survey
bearings based on plat
All elevations N.G.V.D.

RECEIVED
AUG 9 1985
BUILDING DEPARTMENT

NOTES

1. Reproduction of this sketch is not valid unless sealed with an embossed surveyor's seal.
2. Lands shown hereon were not abstracted for right-of-ways and/or easements of record.

CERTIFICATE

I hereby certify that the above described property was surveyed under my direction and the sketch of survey is true and correct to the best of my knowledge. This survey meets or exceeds the minimum technical standards set forth by the Florida Board of Land Surveyors, pursuant to Section 472.027 Florida Statutes. There are no visible encroachments other than those shown hereon.

BILL ALLEN
LAND SURVEYOR
P.O. Box 328
Bonita Springs, FL 33923
(813) 947-0998

William R. Allen P.L.S.
William R. Allen - R.L.S. 1258

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

mle

mark lamoureux engineering consultants

Permit # 8501815

November 25, 1985

To: Collier County Building Department

Reference: Lot 15, Block 55, Unit 5 of Naples Park.
(700 block 93rd) Job No. 85-937F

I inspected the subject property and the related drainage on November 25, 1985.

I hereby certify to the best of my knowledge and belief, that no significant water is permitted to flow from the subject premises onto abutting properties or into adjoining waters which are not County approved drainage system(s).

Prepared for: Mario LaGrasta

RECEIVED
DEC 2 1985

By: Mark N. Lamoureux, P.E.
Florida Reg. No. 20663

12022 north tamiami trail naples, florida 33963 (813) 597-5566

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

PERMIT NO.

TURN-ON DATE _____ ACC'T NO. 85-1815

NAME OF OWNER Mario LaGrasta

ADDRESS OF OWNER _____

SITE ADDRESS 741 93rd Ave N.

LEGAL ADDRESS LOT # 15 BLK # 55

UNIT # _____ SUBDIVISION Naples Park

TYPE OF UNIT:		NO. LIVING UNITS	NO. OF BATHS (TOTAL)
RESIDENTIAL:			
1A SINGLE FAMILY	X	1	2
1B DUPLEX			
1C MULTI-FAMILY			
1D APARTMENTS			
1E MOBILE HOMES			
1F CONDOMINIUMS			

NON-RESIDENTIAL:

2A HOTEL, MOTEL OR TRAV. PARK		NO. OF UNITS	
2B COMMERCIAL		NO. OF TOILETS	
2C LAUNDRY		NO. OF WASHERS	
2D RESTAURANTS		NO. OF SEATS	
3A OTHER (SPECIFY)		FIXED PRICE PER MO.	

COMMENTS: Impact Fee Rec# 19049

Tinales OK Frank T. 10-28-95

The above application has been examined and is hereby approved subject to the payment of $ _____ by _____ as provided by the Collier County Building Code.

L. R. Woodcock mb Building Official

This permit expires if work is not started within 6 months from date of issue. Permit void if zoning classification is violated. This use must not change to any other use without a new permit from the Zoning Director. Fee will be quadrupled plus daily penalty of $500.00 if work is started without a permit. The applicant further understands that the proposed use or structure shall not be used or occupied until an approved Certificate of Occupancy is issued.

Owner _____

Agent _____

Contractor _____

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue

REQUEST FOR CERTIFICATE OF OCCUPANCY

BUILDING PERMIT NO. 85-1815 DATE: 5/12/86

NAME: Mario Loguercio TELEPHONE NO. 597-4168

SITE ADDRESS: 741 93rd Ave N

UTILITIES DIVISION APPROVAL: E. Corcoran DATE 5/12/86

REMARKS:

Must have a Water meter installed + Must have an SDA for Sewer Connection for 2 Bathrooms

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

0.C

247.50 +
45.00 +
55.00 +
50.00 +

004

397.50 ş

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

PLEASE MAKE CHECKS PAYABLE TO:

BOARD OF COUNTY COMMISSIONERS
COLLIER COUNTY, FLORIDA 33962

PERMIT NUMBER 85-1815
APPLICANT NAME Ha gnada
APPLICANT ADDRESS _____ CITY _____
CHECK NUMBER 2459 TELEPHONE _____

1 113	3211	347.50	RV
1 1	3212	50.00	RV
701 3707	7/01/95	397.50	TL

113-113-8510-3221-2211	$ 347.50	PERMIT ___ EXT ___
113-113-8510-3413-4135	$ _____	MAPS AND PUBL
113-113-8510-3212-2121	$ _____	COMPETENCY CARD
113-113-8510-3212-2122	$ _____	" EXAM ___/___/__
113-113-8510-3419-4196	$ _____	ADJ. & APPEALS
113-113-8510-3224-2249	$ _____	REINSPECTION FEE
001-113-3110-3292-2920	$ 50.00	RIGHT OF WAY
B/S 113-2085	$ _____	SEPTIC TANK
B/S 113-2086	$ _____	WELLS
B/S 113-2091	$ _____	NORTH NAPLES F.D.
B/S 113-2092	$ _____	EAST NAPLES F.D.
B/S 113-2093	$ _____	MARCO ISLAND F.D.
B/S 113-2094	$ _____	GOLDEN GATE F.D.
B/S 113-2095	$ _____	BONITA-LITTLE HICKORY F.D.
B/S 113-2097	$ _____	CORKSCREW F.D.
_____	$ _____	_____

TOTAL $ 397.50 18385

PREPARED BY JK ON 7/1/95

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

COLLIER COUNTY

CERTIFICATE OF OCCUPANCY

Permit No. 95-01815 General Contractor: Mario LaCrasta

Owner: LaCrasta, Mario Project Name: Residence

Job Address: 741 97rd Avenue, North Occ Code: 1016009

Tract: Lot: 15 Block: 55 Unit: 5 Subdivision: Naples Park

or legal description:

Type of Occupancy: Single-Family No. of Dwelling Units: 1

Purpose: 1382 residence - 150 amps

YOU ARE HEREBY AUTHORIZED TO OCCUPY AS NOTED ABOVE.

Date: 05/13/96 Issued By: Jo N. Magri
Building Code Compliance Director

BUILDING CODE COMPLIANCE DEPT.
(7-28-93)

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

See Plan on 35 mm. Film

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 :

741 93rd Avenue, North
Woodward, Pires & Lombardo, P.A.

Exhibit 3

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

Clear/Reset

WELLS FARGO

Acknowledgment by Individual

State of Florida

County of Collier

The foregoing instrument was acknowledged before me this 8 day

of April, 20 22, by means of ☒ physical presence or ☐ online notarization

Gilbert Olton and Geraldine Olton (name of person acknowledging).

☐ Personally known to me

☒ Produced Identification

Type of Identification Produced FL D/L

Notary signature

Notary name (typed or printed) Zlatina Grozeva

Title (e.g., Notary Public) Notary Public

Place Seal Here



For Bank Purposes Only Description of Attached Document

Type or Title of Document Letter

Document Date 4/8/2022

Number of Pages 1

Signer(s) Other Than Named Above N/A

Account Number (if applicable) N/A

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DSG5350FL/595501 (Rev 05- 05/21)

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

April 8, 2022

To - Whom it May Concern,
From - Jerry + Gilbert Olton
737 93rd Ave. N. Naples, Florida

I'm a neighbor of William + Marilyn Celado of 741 93rd Ave N. Naples, Florida and support the Variance of a reduction of the 7.5 ft. set back and acceptance of the present house set back of 6 ft. This would allign with the present set back of the house. We have no objection or issue as this would benefit the neighborhood aesthetically.

Sincerely,

Gilbert Olton
April 8, 2022

Geraldine Olton
4-8-22

ZLATINA GROZEVA
NOTARY PUBLIC
STATE OF FLORIDA
My Comm. Expires
December 1, 2024
No. HH 68469

4/8/2022

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

April 5, 2022

To - Whom It May Concern.
From - Maria & Heliodoro Silva
733 93rd Ave N. Naples, Florida

I'm a neighbor of William & Marilyn Celadon of 741 93rd Ave N. Naples, Florida and support the variance of a reduction of the 7.5 ft. set back and acceptance of the present house set back of 6 ft. This would allign with the present set back of the house. We have no objection or issue as this would benefit the neighborhood aesthatically.

Sincerely,
Maria F. Silva Heliodoro F. Silva

Notary Keith Christensen
Keith Christensen

KEITH CHRISTENSEN
Notary Public - State of Florida
Commission # HH 110766
My Comm. Expires Mar 29, 2025

Collier County Florida
Produced Florid Driver's Lic
April 8, 2022

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

April 8, 2022

To Whom it May Concern
From: John Godin
745 93rd Ave N. Naples, Florida
Re: Support of Variance Set Back

I'm a neighbor of William & Marilyn Coladon of 741 93rd Ave N. Naples, Florida. I support the variance of a reduction of the 7.5 ft. set back and acceptance of the present house set back of 6 ft. This would allign with the present set back of the house. I have no objection or issue as this would benefit the neighbors aesthetically.

Sincerely,

State of: FLORIDA
County of: COLLIER

On this 8TH day of APR 2022 before me the undersigned notary public, personally appeared JOHN C GODIN known to me to be the person(s) whose name(s) is/are subscribed to within the instrument and acknowledged that he/she/they executed the same for the purposes therein contained.

___ Personally known
X Produced ID - Type of ID CANADA, ON. DL

Kati McBurney
Notary Public

KATI MCBURNEY
Commission # HH 054230
Expires October 18, 2024
Bonded Thru Budget Notary Services

NOTARY PUBLIC STATE OF FLORIDA

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

April 8, 2022

To- Whom it May Concern
From- Eileen + Greg Hughes
742 93rd Ave N. Naples, Florida

I'm a neighbor of William + Marilyn Celado of 741 93rd Ave N. Naples, Florida and support the variance of a reduction of the 7.5 ft. set back and acceptance of the present house set back of 6 ft. This would allign with the present set back of the house We have no objection or issue as this would benefit the neighborhood aesthetically

Sincerely,
Eileen Hughes
Eileen Hughes

Gregory M Hughes
Gregory M Hughes

Attestation of a Copy of a Document
State of Florida, County of Collier
I certify that this is a true and correct copy of a document
in the possession of Eileen & Gregory Hughes
Dated: 4/8/22 Notary Public-State of Florida
My Commission Expires: 02/07/2026

PAULA J LAWRENCE
Notary Public - State of Florida
Commission # HH 225742
My Comm. Expires Feb 7, 2026
Bonded through National Notary Assn.

PAULA LAWRENCE

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)





MAP LEGEND

- Major Roads
- Street Names
- Parcels
- Aerials 2022 Urban [6IN]
- Aerials 2022 Rural [2FT]
- Collier County

Folio Number: 62762040003
Name: CELADONGIORDAFL LLC
Street# & Name: 741 93RD AVE N
Build# / Unit#: 55 / 15
Legal Description: NAPLES PARK UNIT 5 BLK 55 LOT 15

2004. Collier County Property Appraiser. While the Collier County Property Appraiser is committed to providing the most accurate and up-to-date information, no warranties expressed or implied are provided for the data herein, its use, or its interpretation.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

AFFIDAVIT OF AUTHORIZATION

FOR PETITION NUMBERS(S) PENDING VARIANCE PETITION FOR PARCEL NO. 62762040003

I, Marilyn P. Celadon (print name), as Owner (title, if applicable) of CELADONGIORDAFL, LLC (company, If applicable). swear or affirm under oath, that I am the (choose one) owner [X] applicant [ ] contract purchaser [ ] and that.

1. I have full authority to secure the approval(s) requested and to impose covenants and restrictions on the referenced property as a result of any action approved by the County in accordance with this application and the Land Development Code;
2. All answers to the questions in this application and any sketches, data or other supplementary matter attached hereto and made a part of this application are honest and true;
3. I have authorized the staff of Collier County to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made through this application; and that
4. The property will be transferred, conveyed, sold or subdivided subject to the conditions and restrictions imposed by the approved action.
5. We/I authorize Anthony P. Pires, Jr., Esq., and Zachary W. Lombardo, Esq., of Woodward, Pires & Lombardo, P.A. to act as our/my representative in any matters regarding this petition including 1 through 2 above.

Notes:

- *If the applicant is a corporation, then it is usually executed by the corp. pres. or v. pres.*
- *If the applicant is a Limited Liability Company (L.L.C.) or Limited Company (L.C.), then the documents should typically be signed by the Company's "Managing Member."*
- *If the applicant is a partnership, then typically a partner can sign on behalf of the partnership.*
- *If the applicant is a limited partnership, then the general partner must sign and be identified as the "general partner" of the named partnership.*
- *If the applicant is a trust, then they must include the trustee's name and the words "as trustee".*
- *In each instance, first determine the applicant's status, e.g., individual, corporate, trust, partnership, and then use the appropriate format for that ownership.*

Under penalties of perjury, I declare that I have read the foregoing Affidavit of Authorization and that the facts stated in it are true.

Marilyn P. Celadon
Signature

4-25-2022
Date

STATE OF
COUNTY OF

The foregoing instrument was acknowleged before me by means of [X] physical presence or [ ] online notarization this 21st day of April, 2022 by (printed name of owner or qualifier) Marilyn Celadon.

Such person(s) Notary Public must check applicable box:

[ ] Are personally known to me

[X] Has produced a current drivers license CT DL 051022349 5/31/25

[ ] Has produced _____ as identification.

Notary Signature: Vanessa Meehan

Notary Seal
VANESSA MEEHAN
NOTARY PUBLIC STATE OF CONNECTICUT
My Commission Expires 06.31.2023

CP\08-COA-00115\155
REV 3/4/2020

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

AFFIDAVIT OF AUTHORIZATION

FOR PETITION NUMBERS(S) PENDING VARIANCE PETITION FOR PARCEL NO. 62762040003

I, WILLIAM CELADON (print name), as OWNER (title, if applicable) of CELADONGIORDAFL, LLC (company, If applicable), swear or affirm under oath, that I am the (choose one) owner [X] applicant [ ] contract purchaser [ ] and that:

1. I have full authority to secure the approval(s) requested and to impose covenants and restrictions on the referenced property as a result of any action approved by the County in accordance with this application and the Land Development Code;
2. All answers to the questions in this application and any sketches, data or other supplementary matter attached hereto and made a part of this application are honest and true;
3. I have authorized the staff of Collier County to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made through this application; and that
4. The property will be transferred, conveyed, sold or subdivided subject to the conditions and restrictions imposed by the approved action.
5. We/I authorize Anthony P. Pires, Jr., Esq., and Zachary W. Lombardo, Esq., of Woodward, Pires & Lombardo, P.A. to act as our/my representative in any matters regarding this petition including 1 through 2 above.

Notes:

- *If the applicant is a corporation, then it is usually executed by the corp. pres. or v. pres.*
- *If the applicant is a Limited Liability Company (L.L.C.) or Limited Company (L.C.), then the documents should typically be signed by the Company's "Managing Member."*
- *If the applicant is a partnership, then typically a partner can sign on behalf of the partnership.*
- *If the applicant is a limited partnership, then the general partner must sign and be identified as the "general partner" of the named partnership.*
- *If the applicant is a trust, then they must include the trustee's name and the words "as trustee".*
- *In each instance, first determine the applicant's status, e.g., individual, corporate, trust, partnership, and then use the appropriate format for that ownership.*

Under penalties of perjury, I declare that I have read the foregoing Affidavit of Authorization and that the facts stated in it are true.

William Celadon
Signature

25 APR 22
Date

STATE OF
COUNTY OF

The foregoing instrument was acknowleged before me by means of [X] physical presence or [ ] online notarization this 24th day of April, 2022 by (printed name of owner or qualifier) William Celadon.

Such person(s) Notary Public must check applicable box:

[ ] Are personally known to me

[X] Has produced a current drivers license CTDL 100134143 10/20/29

[ ] Has produced _____ as identification.

Notary Signature: Vanessa Meehan

VANESSA MEEHAN
NOTARY PUBLIC STATE OF CONNECTICUT
My Commission Expires 08 31 2023

NOTARY PUBLIC

CP\08-COA-00115\155
REV 3/4/2020

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

AFFIDAVIT OF AUTHORIZATION

FOR PETITION NUMBERS(S) PENDING VARIANCE PETITION FOR PARCEL NO. 62762040003

I, Jean E. Giorda (print name), as member (title, if applicable) of CELADONGIORDAFL, LLC (company, If applicable), swear or affirm under oath, that I am the (choose one) owner ☐ applicant ☒ contract purchaser ☐ and that:

1. I have full authority to secure the approval(s) requested and to impose covenants and restrictions on the referenced property as a result of any action approved by the County in accordance with this application and the Land Development Code;
2. All answers to the questions in this application and any sketches, data or other supplementary matter attached hereto and made a part of this application are honest and true;
3. I have authorized the staff of Collier County to enter upon the property during normal working hours for the purpose of investigating and evaluating the request made through this application; and that
4. The property will be transferred, conveyed, sold or subdivided subject to the conditions and restrictions imposed by the approved action.
5. We/I authorize Anthony P. Pires, Jr., Esq., and Zachary W. Lombardo, Esq., of Woodward, Pires & Lombardo, P.A. to act as our/my representative in any matters regarding this petition including 1 through 2 above.

**Notes:*

- *If the applicant is a corporation, then it is usually executed by the corp. pres. or v. pres.*
- *If the applicant is a Limited Liability Company (L.L.C.) or Limited Company (L.C.), then the documents should typically be signed by the Company's "Managing Member."*
- *If the applicant is a partnership, then typically a partner can sign on behalf of the partnership.*
- *If the applicant is a limited partnership, then the general partner must sign and be identified as the "general partner" of the named partnership.*
- *If the applicant is a trust, then they must include the trustee's name and the words "as trustee".*
- *In each instance, first determine the applicant's status, e.g., individual, corporate, trust, partnership, and then use the appropriate format for that ownership.*

Under penalties of perjury, I declare that I have read the foregoing Affidavit of Authorization and that the facts stated in it are true.

Jean E. Giorda
Signature

4/25/2022
Date

STATE OF Arizona
COUNTY OF Maricopa

The foregoing instrument was acknowleged before me by means of ☑ **physical presence or** ☐ **online notarization this** 25th **day of** April, 2022, **by (printed name of owner or qualifier)** Jean Giorda.

Such person(s) Notary Public must check applicable box:

☐ Are personally known to me

☑ Has produced a current drivers license CT 05175134

☐ Has produced _____ as identification.

Notary Signature: Katherine Bakken

GREAT SEAL OF THE STATE OF ARIZONA 1912

KATHERINE BAKKEN
Notary Public - Arizona
Maricopa County
Commission # 616240
My Comm. Expires Nov 4, 2025

CP\08-COA-00115\155
REV 3/4/2020

3.B.e
Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

Collier County
Growth Management Department

GIS PROCESSING REQUEST
(Property Notification Address Listing)

Lists do not include Civic or Homeowner Associations.
Submit completed form to DL-GMDNorthGIS@colliercountyfl.gov
Please allow 3-5 business days for your request to be completed.
NOTE: Incomplete or altered forms will not be accepted.

Request Date: 8/2/2022

NIM Date (if scheduled): _____

AGENT/APPLICANT INFORMATION

Name of Agent/Applicant: Zachary W. Lombardo, Esq.

Business: Woodward, Pires & Lombardo, P.A.

Telephone #: (239) 649-6555 **E-Mail:** zlombardo@wpl-legal.com

SITE LOCATION INFORMATION

PL Number (required): PL20220003470

Folio Number(s) of Property: and/or PUD Name (required) 62762040003

Buffer Distance Around Site Location (select one): [✔] 150' [ ] 500' [ ] 1,000' [ ] 1 Mile

Properties Included (select all applicable): [ ] Internal [✔] External

REQUESTED PRODUCTS

Results: [✔] Names and Addresses Only [ ] Names, Addresses, and Property Descriptions

Product(s) and Processing Fees

[✔] Spreadsheet (MS Excel, Electronic)	$70.00
[ ] Mailing Labels (Printed)	$80.00 + $0.06 for every record over 1,500
[ ] Spreadsheet and Mailing Labels	$85.00 + $0.11 for every record over 1,500

ADDITIONAL INFORMATION

Disclaimer: The data used in this request belongs to the Collier County Property Appraiser's Office (CCPA). Therefore, the recipient agrees not to represent this data to anyone as other than CCPA provided. As such, Collier County and its employees make no guarantees, implied or otherwise as to the accuracy or completeness. We therefore do not accept any responsibilities as to its use.

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

AFFIDAVIT OF COMPLIANCE

I hereby certify that pursuant to Ordinance 2004-72, of the Collier County Land Development Code, I did give notice by mail at least 30 days after receipt of letter indicating that the application is sufficient to the following property owners and or condominium and civic associations whose members may be impacted by the proposed land use changes of an application request for a variance or parking exemption. *For the purposes of this requirement, the names and addresses of property owners shall be deemed those appearing on the latest tax rolls of Collier County and any other persons or entities who have made a formal request of the county to be notified.* The said notice contained the laymen's description of the site property of proposed change.

Per attached letters and/or property owner's list, which are hereby made a part of this Affidavit of Compliance.

(Signature of Applicant)

State of Florida
County of Collier

The foregoing Affidavit of compliance was acknowledged before me this 8th day of AUGUST, 2022 by ZACHARY W. LOMBARDO, who is personally known to me or who has produced _____ as identification.

KAITLIN E. CHYLINSKI
Notary Public-State of Florida
Commission # HH 103252
My Commission Expires
March 10, 2025

(Signature of Notary Public)

(Notary Seal)

KAITLIN E. CHYLINSKI
Printed Name of Notary

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Petition: PL20220003470 | Buffer: 150' | Date: 8/5/2022 | Site Location: 62762040003

NAME1	NAME2	NAME3	NAME4	NAME5	NAME6	FOLIO	ADDRESSTYPE
ATLAS ADVISORS NAPLES LLC	423 RIDGE CT				NAPLES, FL 34108---0	62762160006	U
BLAUCH, SUSAN ELAINE	KAREN LYNNE MYERS	734 93RD AVE N			NAPLES, FL 34108---0	62714800000	U
CARLSON, ROBERT & CAMILLE	42 BAY 20 STREET				BROOKLYN, NY 11214---0	62762840009	U
CELADONGIORDAFL LLC	409 WINDTREE ST				TORRINGTON, CT 06790---0	62762040003	U
DONIE INVESTMENTS LLC	6818 MANGROVE AVE				NAPLES, FL 34109---0	62762720006	U
HAUF, RYAN	UPS PO BOX 7172-280	195 HWY 50 #104			STATELINE, NV 89449---0	62762680007	U
HUGHES, GREGORY M & EILEEN C	742 93RD AVE N				NAPLES, FL 34108---2441	62714840002	U
NAIRN, DANNY L & MARIE E	136 KAREN DR				WILLIAMSTOWN, NJ 08094---2039	62761960100	U
OLTON, GILBERT J & GERALDINE A	737 93RD AVE N				NAPLES, FL 34108---2440	62762080005	U
RAMIREZ, DAVID JOSEPH	LISA DARCEL GUSIMAT	467 PALISADE DR			MARINA, CA 93933---0	62762800007	U
ROTHCOAST PROPERTIES LLC	328 CARLTON PLACE				NAPLES, FL 34108---0	62762000001	U
SALUPPO, RINO	MARIA REESE	730 93RD AVE N			NAPLES, FL 34108---0	62714760001	U
SILVA, HELIODORO C & MARIA F	733 93RD AVE N				NAPLES, FL 34108---0	62762120004	U
SIX WEEKS ENTERPRISES LLC	4234 LINDEN AVE				WESTERN SPRINGS, IL 60558---0	62762760008	U
ANDERSON, MARY	24 CHERYLS CLOSE				LONDON ENGLAND SW6 2AX UNITED KINGDOM	62714920003	F
CARSON, KENT & PAMELA A	55 CH DE L UNIVERSITE				CANTON DE HATLEY JOB 2CO CANADA	62714880004	F
GODIN, JOHN & CAROL	2108 SERENITY CIR				LASALLE N9H 0C6 CANADA	62762020007	F

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WOODWARD, PIRES & LOMBARDO, P.A.
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EST. 1971

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239-649-7342 FAX

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SUITE 500
P.O. BOX ONE
MARCO ISLAND, FL 34146
239-394-5161
239-642-6402 FAX

WWW.WPL-LEGAL.COM

August 8, 2022

RINO SALUPPO
MARIA REESE
730 93RD AVE N
NAPLES, FL 34108

Dear Property Owner:

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Sincerely,

Zachary W. Lombardo, Esq.
3200 Tamiami Trail, North, Suite 200
Naples, Florida 34103
(239) 649-6555
Counsel for Celadongiordafl, LLC

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August 8, 2022

ROBERT & CAMILLE CARLSON
42 BAY 20 STREET
BROOKLYN, NY 11214

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August 8, 2022

DAVID JOSEPH RAMIREZ
LISA DARCEL GUSIMAT
467 PALISADE DR
MARINA, CA 93933

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4234 LINDEN AVE
WESTERN SPRINGS, IL 60558

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August 8, 2022

DONIE INVESTMENTS LLC
6818 MANGROVE AVE
NAPLES, FL 34109

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August 8, 2022

RYAN HAUF
PO BOX 7172-280
195 HWY 50 #104
STATELINE, NV 89449

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733 93RD AVE N
NAPLES, FL 34108

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Board Certified: Real Estate Law

KENNETH V. MUNDY

ZACHARY W. LOMBARDO

CAMERON G. WOODWARD

ROSS E. SCHULMAN
Licensed in FL and NY

F. SCOTT PAUZAR, III

CHRISTOPHER R. HEFLIN

REPLY TO:

☒ 3200 TAMIAMI TRAIL N.
SUITE 200
NAPLES, FL 34103
239-649-6555
239-649-7342 FAX

☐ 606 BALD EAGLE DRIVE
SUITE 500
P.O. BOX ONE
MARCO ISLAND, FL 34146
239-394-5161
239-642-6402 FAX

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August 8, 2022

GILBERT J & GERALDINE A OLTON
737 93RD AVE N
NAPLES, FL 34108-2440

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3200 Tamiami Trail, North, Suite 200
Naples, Florida 34103
(239) 649-6555
Counsel for Celadongiordafl, LLC

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW

EST. 1971

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JOHN & CAROL GODIN
2108 SERENITY CIR
LASALLE N9H 0C6 CANADA

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August 8, 2022

ROTHCOAST PROPERTIES LLC
328 CARLTON PLACE
NAPLES, FL 34108

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August 8, 2022

DANNY L & MARIE E NAIRN
136 KAREN DR
WILLIAMSTOWN, NJ 08094-2039

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MARY ANDERSON
24 CHERYLS CLOSE
LONDON, ENGLAND SW6 2AX UNITED KINGDOM

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KENT & PAMELA CARSON
55 CH DE L UNIVERSITE
CANTON DE HATLEY JOB 2CO CANADA

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NAPLES, FL 34108

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SUSAN ELAINE BLAUCH
KAREN LYNNE MYERS
734 93RD AVE N
NAPLES, FL 34108

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ATLAS ADVISORS NAPLES LLC
423 RIDGE CT
NAPLES, FL 34108

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RYAN HAUF
PO BOX 7172-280
195 HWY 50 #104
STATELINE, NV 89449

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DONIE INVESTMENTS LLC
6818 MANGROVE AVE
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SIX WEEKS ENTERPRISES LLC
4234 LINDEN AVE
WESTERN SPRINGS, IL 60558

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043M30227085

US POSTAGE

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

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EST. 1971

WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW
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quadient
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IMI
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DANNY L & MARIE E NAIRN
136 KAREN DR
WILLIAMSTOWN, NJ 08094-2039

WPL
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WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW
3200 TAMIAMI TRAIL NORTH SUITE 200 NAPLES, FL 34103

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ROTHCOAST PROPERTIES LLC
328 CARLTON PLACE
NAPLES, FL 34108

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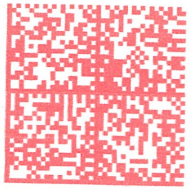
WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW
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MARY ANDERSON
24 CHERYLS CLOSE
LONDON, ENGLAND SW6 2AX UNITED
KINGDOM

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

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WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW
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KENT & PAMELA CARSON
55 CH DE L UNIVERSITE
CANTON DE HATLEY JOB 2CO CANADA

WPL
EST. 1971
WOODWARD, PIRES & LOMBARDO, P.A.
ATTORNEYS AT LAW
3200 TAMIAMI TRAIL NORTH SUITE 200 NAPLES, FL 34103



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JOHN & CAROL GODIN
2108 SERENITY CIR
LASALLE N9H 0C6 CANADA

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd

INSTR 5981285 OR 5872 PG 1692 E-RECORDED 1/7/2021 11:21 AM PAGES 2
CLERK OF THE CIRCUIT COURT AND COMPTROLLER, COLLIER COUNTY FLORIDA
DOC@.70 $0.70 REC $18.50
CONS $10.00

Prepared without title examination or opinion by:
Marc F. Oates, P.A.
Marc F. Oates, Esq.
5515 Bryson Drive Suite 502
Naples, FL 34109
239-598-1136

[Space Above This Line For Recording Data]

Warranty Deed

NOT A CERTIFIED COPY

This Warranty Deed made this **6th** day of **January, 2021** between **William L. Celadon and Marilyn P. Celadon, husband and wife** whose post office address is **741 93rd Avenue N., Naples, FL 34108,** grantors, and **CeladonGiordaFL, LLC, a Florida limited liability company**, whose post office address is **409 Windtree Street, Torrington, CT 06790**, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantors, for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable considerations to said grantors in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Collier County**, **Florida** to-wit:

> **Lot 15, Block 55, Unit No. 5, Naples Park, according to the plat thereof as recorded in Plat Book 3, Page 14, Public Records of Collier County, Florida.**
>
> **Subject to ad valorem real property taxes for the year 2021 and subsequent years; zoning, building code and other use restrictions imposed by governmental authority; outstanding oil, gas and mineral interest of record, if any; and restrictions, reservations and easements common to the subdivision; provided however, that none of them shall prevent use of the property for residential purposes.**

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

And the grantors hereby covenants with said grantee that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land; that the grantors hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **December 31, 2020.**

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Signature
Print Name: Austin White

William L. Celadon

Witness Signature
Print Name: Chelsea Woodruff

Marilyn P. Celadon

STATE OF FLORIDA
COUNTY OF COLLIER

The foregoing instrument was acknowledged before me by means of ☑ physical presence this **6th** day of **January, 2021** by William L. Celadon and Marilyn P. Celadon who ☐ are personally known or who ☑ have produced valid drivers licenses as identification.

[Notary Seal]

Notary Public
Printed Name: Chelsea Woodruff

My Commission Expires: _____

CHELSEA WOODRUFF
Notary Public - State of Florida
Commission # HH 9476
My Comm. Expires Jun 11, 2024
Bonded through National Notary Assn.

DATA CERTIFIED COPY

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)





MAP LEGEND

- Major Roads
- Street Names
- Parcels
- Aerials 2022 Urban [6IN]
- Aerials 2022 Rural [2FT]
- Collier County

Folio Number: 62762040003
Name: CELADONGIORDAFL LLC
Street# & Name: 741 93RD AVE N
Build# / Unit#: 55 / 15
Legal Description: NAPLES PARK UNIT 5 BLK 55 LOT 15

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd

2004. Collier County Property Appraiser. While the Collier County Property Appraiser is committed to providing the most accurate and up-to-date information, no warranties expressed or implied are provided for the data herein, its use, or its interpretation.

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

PROPERTY OWNERSHIP DISCLOSURE FORM

This is a required form with all land use petitions, except for Appeals and Zoning Verification Letters.

Should any changes of ownership or changes in contracts for purchase occur subsequent to the date of application, but prior to the date of the final public hearing, it is the responsibility of the applicant, or agent on his behalf, to submit a supplemental disclosure of interest form.

Please complete the following, use additional sheets if necessary.

a. If the property is owned fee simple by an INDIVIDUAL, tenancy by the entirety, tenancy in common, or joint tenancy, list all parties with an ownership interest as well as the percentage of such interest:

Name and Address	% of Ownership

b. If the property is owned by a CORPORATION, list the officers and stockholders and the percentage of stock owned by each:

Name and Address	% of Ownership
Jean Giorda	50%
William and Marilyn Celadon, as Husband and Wife	50%

c. If the property is in the name of a TRUSTEE, list the beneficiaries of the trust with the percentage of interest:

Name and Address	% of Ownership

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
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Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

d. If the property is in the name of a GENERAL or LIMITED PARTNERSHIP, list the name of the general and/or limited partners:

Name and Address	% of Ownership

e. If there is a CONTRACT FOR PURCHASE, with an individual or individuals, a Corporation, Trustee, or a Partnership, list the names of the contract purchasers below, including the officers, stockholders, beneficiaries, or partners:

Name and Address	% of Ownership

Date of Contract: _____

f. If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership, or trust:

Name and Address

g. Date subject property acquired 01/06/2021

☐ **Leased: Term of lease _____ years /months**

If, Petitioner has option to buy, indicate the following:

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT
www.colliergov.net

2800 NORTH HORSESHOE DRIVE
NAPLES, FLORIDA 34104
(239) 252-2400 FAX: (239) 252-6358

Date of option: _____

Date option terminates: _____, or

Anticipated closing date: _____

AFFIRM PROPERTY OWNERSHIP INFORMATION

Any petition required to have Property Ownership Disclosure, will not be accepted without this form. Requirements for petition types are located on the associated application form. Any change in ownership whether individually or with a Trustee, Company or other interest-holding party, must be disclosed to Collier County immediately if such change occurs prior to the petition's final public hearing.

As the authorized agent/applicant for this petition, I attest that all of the information indicated on this checklist is included in this submittal package. I understand that failure to include all necessary submittal information may result in the delay of processing this petition.

The completed application, all required submittal materials, and fees shall be submitted to:
Growth Management Department
ATTN: Business Center
2800 North Horseshoe Drive
Naples, FL 34104

/s/ Zachary Lombardo
Agent/Owner Signature

6/22/22
Date

Zachary W. Lombardo
Agent/Owner Name (please print)

Counsel for applicant
FBN: 117530

Counsel for applicant
FBN: 117530

Attachment: Attachment D - HEX Hearing Backup Materials Packet (23119 : PL20220003470 VA 741 93rd Avenue North)

RESOLUTION NO. 91- 250 MARCH 12, 1991

RELATING TO PETITION NUMBER V-90-18, FOR A VARIANCE ON PROPERTY HEREINAFTER DESCRIBED IN COLLIER COUNTY, FLORIDA.

WHEREAS, the Legislature of the State of Florida in Chapter 125, Florida Statutes, has conferred on all counties in Florida the power to establish, coordinate and enforce zoning and such business regulations as are necessary for the protection of the public, and

WHEREAS, the County pursuant thereto has adopted a Comprehensive Zoning Ordinance establishing regulations for the zoning of particular geographic divisions of the County, among which is the granting of variances, and

WHEREAS, the Board of Zoning Appeals being the duly elected constituted board of the area hereby affected, has held a public hearing after notice as in said regulations made and provided, and has considered the advisability of a 7.5 foot variance from the required side yard setback of 15 feet to 7.5 feet as shown on the attached plot plan, Exhibit "A" in a RMF-6 zone for the property hereinafter described, and has found as a matter of fact that satisfactory provision and arrangement has been made concerning all applicable matters required by said regulations and in accordance with Section 11.1.b of the Zoning Regulations for the unincorporated area of Collier County, and

WHEREAS, all interested parties have been given opportunity to be heard by this Board in public meeting assembled and the Board having considered all matters presented,

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF ZONING APPEALS of Collier County, Florida, that the Petition V-90-18 filed by David G. Gray with respect to the property hereinafter described as:

Lots 35 and 35, Block 53, Naples Park Unit 4 Subdivision, according to Plat thereof, recorded in Plat Book 3, Page 7, of the Public Records of Collier County, Florida.

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

be and the same hereby is approved for a variance of 7.5 feet from the required side yard setback of 15 feet as shown on the attached plot plan, Exhibit "A" of the RMF-6 zoning district wherein said property is located;

BE IT RESOLVED that this Resolution relating to Petition Number V-90-18 be recorded in the minutes of this Board.

Commissioner Saunders offered the foregoing Resolution and moved for its adoption, seconded by Commissioner Shanahan and upon roll call the vote was:

AYES: Commissioner Saunders, Commissioner Shanahan, Commissioner Volpe, Commissioner Hasse, and Commissioner Goodnight

NAYS:

ABSENT AND NOT VOTING:

ABSTENTION:

Done this 12th day of March, 1991.

ATTEST:
JAMES G. GILES, CLERK

By: Maureen Lupa, D.C.

BOARD OF ZONING APPEALS
COLLIER COUNTY, FLORIDA

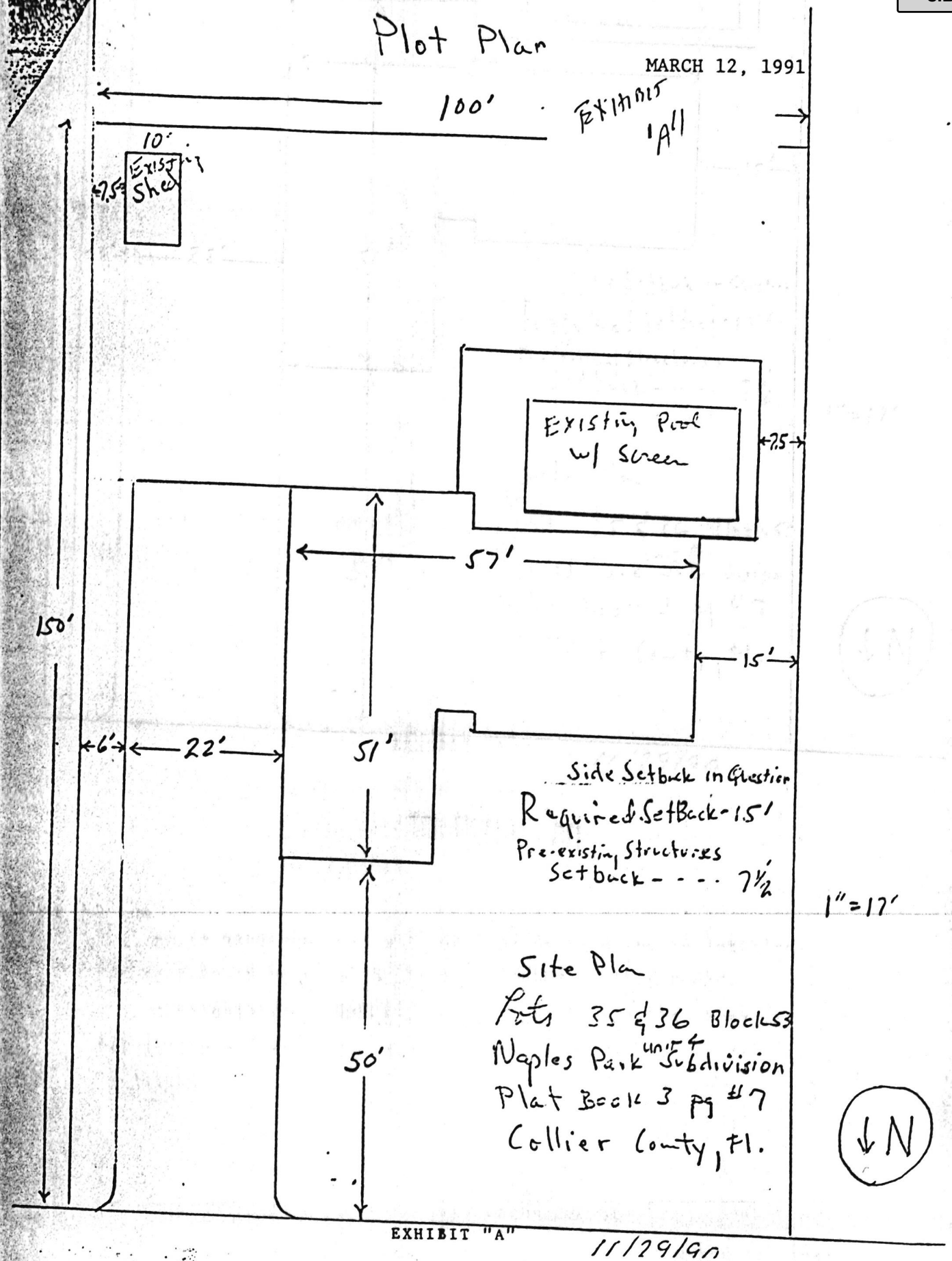
Patricia Anne Goodnight
CHAIRMAN

APPROVED AS TO FORM AND LEGAL SUFFICIENCY:

Dennis P. Cronin
MARJORIE M. STUDENT
For ASSISTANT COUNTY ATTORNEY

V-90-18 RESOLUTION
nb/4919

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)



Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

RESOLUTION NO. 95-380

RELATING TO PETITION NUMBER V-95-5, FOR A VARIANCE ON PROPERTY HEREINAFTER DESCRIBED IN COLLIER COUNTY, FLORIDA.

WHEREAS, the Legislature of the State of Florida in Chapter 125, Florida Statutes, has conferred on all counties in Florida the power to establish, coordinate and enforce zoning and such business regulations as are necessary for the protection of the public; and

WHEREAS, the County pursuant thereto has adopted a Land Development Code (Ordinance No. 91-102) which establishes regulations for the zoning of particular geographic divisions of the County, among which is the granting of variances; and

WHEREAS, the Board of Zoning Appeals, being the duly elected constituted Board of the area hereby affected, has held a public hearing after notice as in said regulations made and provided, and has considered the advisability of a .8 foot and a 1.8 feet variance respectively for an accessory structure from the required rear yard of 10 feet to 9.2 feet and 8.2 feet respectively, as shown on the attached plot plan, Exhibit "A", in an RMF-6 zone for the property hereinafter described, and has found as a matter of fact that satisfactory provision and arrangement have been made concerning all applicable matters required by said regulations and in accordance with Section 2.7.5 of the Zoning Regulations of said Land Development Code for the unincorporated area of Collier County; and

WHEREAS, all interested parties have been given opportunity to be heard by this Board in public meeting assembled, and the Board having considered all matters presented;

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF ZONING APPEALS of Collier County, Florida, that:

The Petition Dean & Kim Kleist filed by Frank Downey, representing Challenger Pools, Inc., with respect to the property hereinafter described as:

Lot 4, Block 67, Naples Park Unit No. 5, as recorded in Plat Book 3, Page 14 of the Public Records of Collier County, Florida.

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

be and the same hereby is approved for a .8 foot and a 1.8 feet variance respectively for an accessory structure from the required rear yard of 10 feet to 9.2 feet and 8.2 feet respectively, as shown on the attached plot plan, Exhibit "A", of the RMF-6 zoning district wherein said property is located, subject to the following conditions:

Exhibit "B"

BE IT RESOLVED that this Resolution relating to Petition Number V-95-5 be recorded in the minutes of this Board.

Commissioner Mac'Kie offered the foregoing Resolution and moved for its adoption, seconded by Commissioner Hancock and upon roll call the vote was:

AYES: Commissioner Mac'Kie, Commissioner Hancock, Commissioner Norris, Commissioner Constantine and Commissioner Matthews

NAYS: None

ABSENT AND NOT VOTING: None

ABSTENTION:

Done this 20th day of June, 1995.

ATTEST:
DWIGHT E. BROCK, CLERK

By: Tallie Taylor, D.C.

BOARD OF ZONING APPEALS
COLLIER COUNTY, FLORIDA

BETTYE J. MATTHEWS, CHAIRMAN

APPROVED AS TO FORM AND LEGAL SUFFICIENCY:

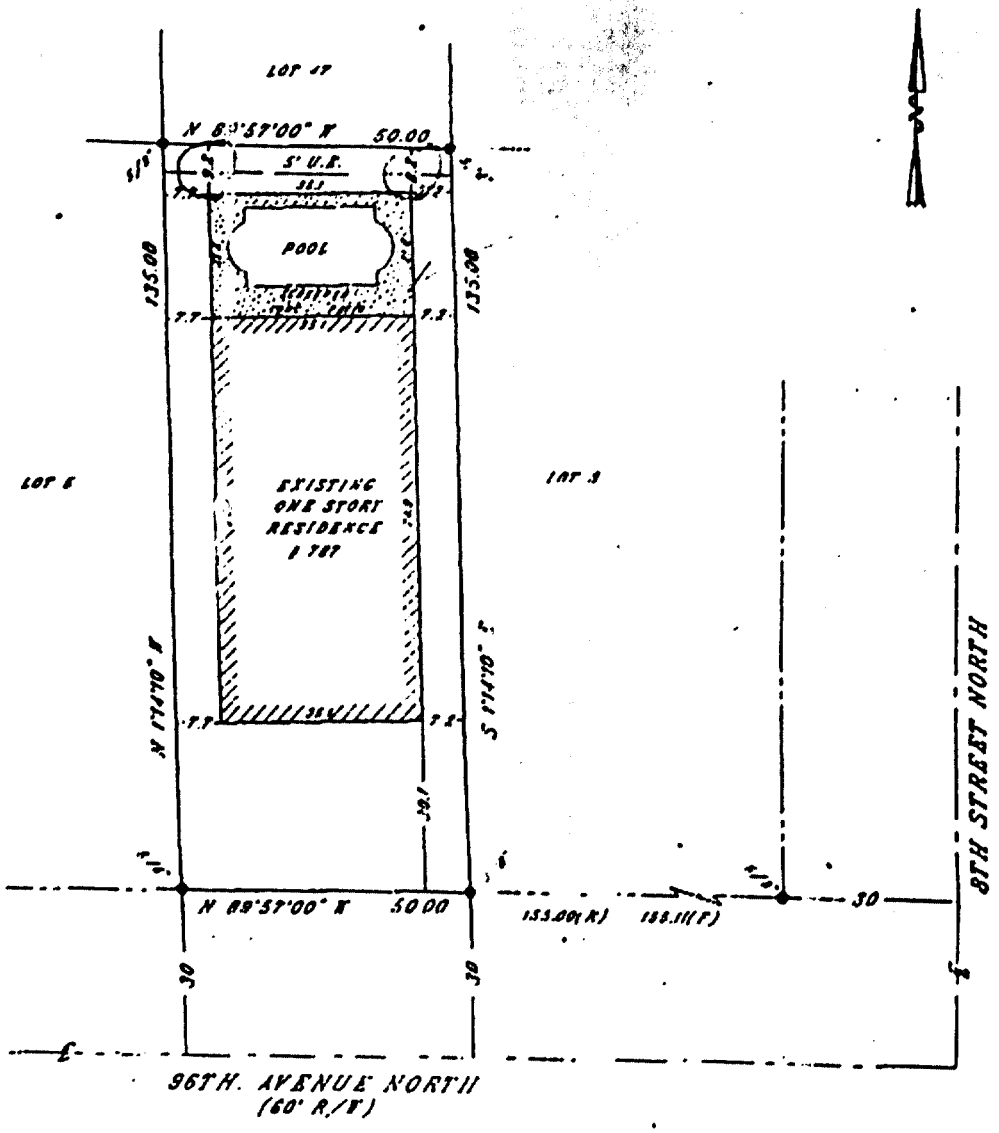
Marjorie M. Student
MARJORIE M. STUDENT
ASSISTANT COUNTY ATTORNEY

V-95-5 VARIANCE RESOLUTION/lgk/14053

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

GEORGE C. SPENCER
LAND SURVEYORS INC.

JUN 20 1995



SPECIFIC PURPOSE SURVEY
(THIS IS NOT A BOUNDARY SURVEY.
IT IS FOR THE PURPOSE OF
LOCATING POOL & PATIO ONLY)

LEGAL DESCRIPTION

LOT 1
BLOCK 62
NAPLES PARK
UNIT No. 5

AS RECORDED IN PLAT BOOK 3, PAGE 14, COLLIER COUNTY RECORDS

I HEREBY CERTIFY TO

DEAN KLEIST
KIM KLEIST

GEORGE C. SPENCER JR.
FLORIDA CERTIFICATE NO. 4933
1733 C.R. 951, FIVE MILE, SUITE 105
NAPLES, FLORIDA 34109
PHONE (813) 353-7377

LEGEND

SKETCH # 95-048

SCALE 1"=30'

DATE 6-7-95

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

13A 1

RESOLUTION NO. 99-298

RELATING TO PETITION NUMBER V-99-07, FOR A VARIANCE ON PROPERTY HEREINAFTER DESCRIBED IN COLLIER COUNTY, FLORIDA.

WHEREAS, the Legislature of the State of Florida in Chapter 125, Florida Statutes, has conferred on all counties in Florida the power to establish, coordinate and enforce zoning and such business regulations as are necessary for the protection of the public; and

WHEREAS, the County pursuant thereto has adopted a Land Development Code (Ordinance No. 91-102) which establishes regulations for the zoning of particular geographic divisions of the County, among which is the granting of variances; and

WHEREAS, the Board of Zoning Appeals, being the duly elected constituted Board of the area hereby affected, has held a public hearing after notice as in said regulations made and provided, and has considered the advisability of a 5.8-foot after-the-fact variance from the required side yard of 7.5 feet to 1.7 feet as shown on the attached plot plan, Exhibit "A", in an RMF-6 Zone for the property hereinafter described, and has found as a matter of fact that satisfactory provision and arrangement have been made concerning all applicable matters required by said regulations and in accordance with Section 2.7.5 of the Zoning Regulations of said Land Development Code for the unincorporated area of Collier County; and

WHEREAS, all interested parties have been given opportunity to be heard by this Board in public meeting assembled, and the Board having considered all matters presented;

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF ZONING APPEALS of Collier County, Florida, that:

The Petition V-99-07 filed by Anthony P. Pires, Jr., Esquire, of Woodward, Pires & Lombardo, P.A., representing Charles and Sheila Perna, with respect to the property hereinafter described as:

> Lot 10, Block 17, Naples Park Unit 2, as recorded in Plat Book 2, Page 107 of the Official Records of Collier County, Florida

be and the same hereby is approved for a 5.8-foot after-the-fact variance from the required side yard of 7.5 feet to 1.7 feet as shown on the attached plot plan, Exhibit "A", of the RMF-6 Zoning District wherein said property is located, subject to the following conditions:

> This variance is for the existing wall / screened enclosure combination, as depicted on Exhibit "A", and shall not entitle the applicant to any new additions or constructions within the required side yard setback.

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

13A 1

BE IT RESOLVED that this Resolution relating to Petition Number V-99-07 be recorded in the minutes of this Board.

This Resolution adopted after motion, second and majority vote.

Done this 22nd day of June, 1999.

ATTEST:
DWIGHT E. BROCK, Clerk

By: _____, DC.

Attest as to Chairman's signature only.

Approved as to Form and Legal Sufficiency:

_____
Marjorie M. Student
Assistant County Attorney

g:\admin sue\V-99-07 RESOLUTION

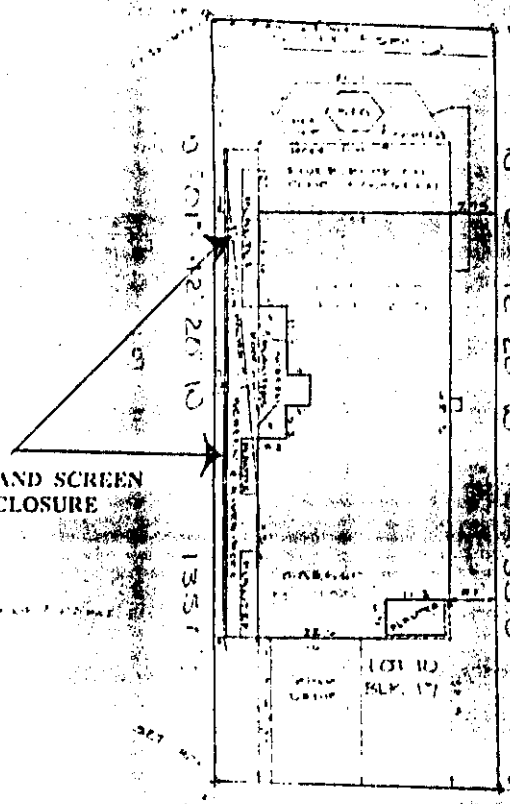
BOARD OF ZONING APPEALS
COLLIER COUNTY, FLORIDA

_____
PAMELA S. MACKIE, Chairwoman
6-22-99

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

13A 1

EXHIBIT "A"



I, Portella, Sr., a registered Land Surveyor in the State of Florida hereby certify to AMERICAN FINANCIAL SERVICES, INC., its successor and assigns, MIDWEST TITLE GUARANTEE CO. OF FLORIDA, COMMONWEALTH LAND TITLE INS. CO. and to CHARLES & SHEILA H. PERRIA that the foregoing plat represents a survey of the following described premises:

LOT 13, BLOCK 17, NAPLES PARK, UNIT NO. 2

as recorded in Plat Book 2 Page 107 Public Records, Collier County, Florida, that a survey of the above described property was made under my direction and meets the Minimum Technical Standards as per Chapter 21 HH-6 Florida Administrative Code. There are no encroachments other than shown, no boundary line disputes, easements or claims of easements of which we have knowledge. No title search has been made by the surveyor.

Elevations are N.G.V.D. run in from BM E-244
Bearings conform to Plat Book 2, Page 107
Street address is 665 110th Avenue North, Naples, FL
Property is in flood zone AE
Minimum-year flood elevation is 11.0

EXHIBIT "A"

Douglas M. Portella, Sr. PLS #4504

REVISED AS REQ. TO UPDATE SURVEY
CERTIFICATE TO
BOUNDARY SURVEY
PREPARED FOR:
AMERICAN EAGLE FINANCIAL SERVICES, INC.
PORTELLA-ROWE ASSOCIATES, INC.
2384 LINWOOD AVENUE NAPLES, FL
DATE: APRIL 19,

12' 9/5/19

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

RESOLUTION 2020 - 61

A RESOLUTION OF THE BOARD OF ZONING APPEALS OF COLLIER COUNTY, FLORIDA, RELATING TO PETITION NUMBER VA-PL20180003748, FOR A VARIANCE FROM SECTION 4.02.01.A., TABLE 2.1 OF THE COLLIER COUNTY LAND DEVELOPMENT CODE TO REDUCE THE MINIMUM SIDE YARD SETBACK ON THE WEST SIDE FROM 7.5 FEET TO 4.71 FEET FOR AN EXISTING POOL. THE PROPERTY IS DESCRIBED AS LOT 1 AND THE EAST HALF OF LOT 2, BLOCK 28, NAPLES PARK UNIT NO. 3, ALSO DESCRIBED AS 699 99TH AVE. N., IN SECTION 28, TOWNSHIP 48 SOUTH, RANGE 25 EAST, COLLIER COUNTY, FLORIDA.

WHEREAS, the Legislature of the State of Florida in Chapter 125, Florida Statutes, has conferred on all counties in Florida the power to establish, coordinate and enforce zoning and such business regulations as are necessary for the protection of the public; and

WHEREAS, the County pursuant thereto has adopted a Land Development Code (LDC) (Ordinance No. 2004-41, as amended) which establishes regulations for the zoning of particular geographic divisions of the County, among which is the granting of variances; and

WHEREAS, the Collier County Board of Zoning Appeals has held a public hearing after notice as in said regulations made and provided, and has considered the advisability of a variance from Section 4.02.01.A., Table 2.1 of the Land Development Code to reduce the minimum side yard setback on the west side from 7.5 feet to 4.71 feet for an existing pool, as shown on the attached Exhibit "A", in the Residential Multi-Family (RMF-6) Zoning District for the property hereinafter described, and has found as a matter of fact that satisfactory provision and arrangement have been made concerning all applicable matters required by said regulations and in accordance with Section 9.04.00 of the Zoning Regulations of said Land Development Code for the unincorporated area of Collier County; and

WHEREAS, all interested parties have been given opportunity to be heard by this Board in public meeting assembled, and the Board having considered all matters presented.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ZONING APPEALS OF COLLIER COUNTY, FLORIDA that:

Petition Number VA-PL20180003748, filed by Matthew P. Flores, Esq. on behalf of Michael and Kimberly Woodyard, with respect to the property hereinafter described as:

LOT 1, AND THE EAST ½ OF LOT 2, BLOCK 28, NAPLES PARK, UNIT NO. 3, ACCORDING TO THE PLAT THEREOF, OF RECORD IN PLAT BOOK 3, PAGE 5, OF THE PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

Folio No. 62634840001

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

be and the same hereby is approved for a variance from Section 4.02.01.A., Table 2.1 of the Land Development Code to reduce the minimum side yard setback on the west side from 7.5 feet to 4.71 feet for an existing pool, as shown on the attached Exhibit "A", in the zoning district wherein said property is located.

BE IT FURTHER RESOLVED that this Resolution be recorded in the minutes of this Board.

This Resolution adopted after motion, second and majority vote this 24th day of March, 2020.

ATTEST:
CRYSTAL K. KINZEL, CLERK

By: _____, Deputy Clerk

Attest as to Chairman's signature only.

BOARD OF ZONING APPEALS
COLLIER COUNTY, FLORIDA

By: _____
Burt L. Saunders, Chairman

Approved as to form and legality:

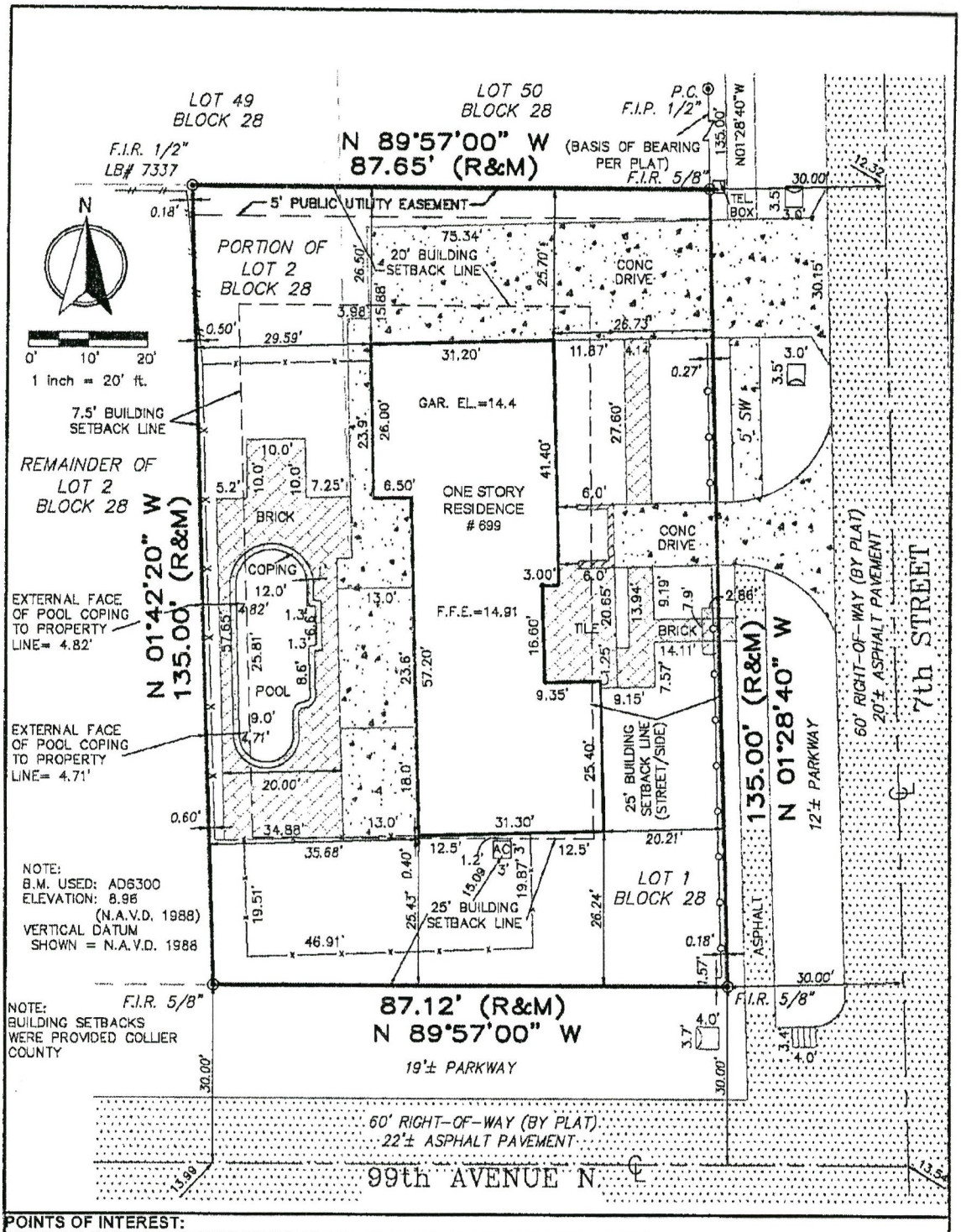
_____
Sally A. Ashkar
Assistant County Attorney

SA 1/27/20

Attachment: Exhibit A—Conceptual Site Plan

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)

Exhibit A



POINTS OF INTEREST:
DRIVEWAYS, WALKWAY AND FENCE CROSS LOT LINES. STRUCTURE ENCROACHES ONTO BUILDING SETBACK LINE.

MAP OF BOUNDARY SURVEY

Property Address:
699 99 AVE N
NAPLES, FL 34108

OnlineLand SURVEYORS, INC.
15271 NW 60 AVE, Suite 206
Miami Lakes, FL 33014
www.OnlineLandSurveyors.Com

SURVEYOR'S CERTIFICATION: I HEREBY CERTIFY THAT THIS "BOUNDARY SURVEY" IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION. THIS COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS, AS SET FORTH BY THE STATE OF FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPER IN CHAPTER 5J-17.051, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

SIGNED _____ FOR THE FIRM
MIGUEL ESPINOSA *P.S.M. No. 5101*
STATE OF FLORIDA

NOT VALID WITHOUT AN AUTHENTIC ELECTRONIC SIGNATURE AND AUTHENTICATED ELECTRONIC SEAL AND/OR THIS MAP IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSE SURVEYOR AND MAPPER.

Survey Date:4/4/2019 Survey Code:O-50409 Page 1 of 2 Not valid without all pages.

Attachment: Attachment E - Previously Approved Variances (23119 : PL20220003470 VA 741 93rd Avenue North)