



Special Magistrate Hearing

AGENDA

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

November 03, 2023

9:00 AM

NOTE: ANY PERSON WHO DECIDES TO APPEAL A DECISION OF THE SPECIAL MAGISTRATE WILL NEED A RECORD OF THE PROCEEDINGS PERTAINING THERETO, AND THEREFORE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. NEITHER COLLIER COUNTY NOR THE SPECIAL MAGISTRATE SHALL BE RESPONSIBLE FOR PROVIDING THIS RECORD.

I. CALL TO ORDER-SPECIAL MAGISTRATE PATRICK H. NEALE PRESIDING

II. PLEDGE OF ALLEGIANCE

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES

V. MOTIONS

A. MOTION FOR CONTINUANCE OF IMPOSITION OF FINES HEARING

B. MOTION FOR EXTENSION OF COMPLIANCE DEADLINE

1. CASE NO: **CEROW20220001483**
OWNER: **WEJ JR LLC**
OFFICER: Bradley Holmes
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 110, Article II, Sections 110-31(a) and 110-32. Unpermitted fencing and electric powered/gate installed within Collier County Right-of-Way (within drainage swale) and over Hickory Wood Drive blocking access to Hickory Wood Drive section on the Western side of Logan Blvd N.

FOLIO NO: 41820480005
PROPERTY ADDRESS: 5405 Hickory Wood Dr, Naples, FL 34119
2. CASE NO: **CESD20220003605**
OWNER: **Joshua Erickson and Elizabeth Erickson**
OFFICER: Donald Joseph
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Dock has been extended without first obtaining a Collier County Building permit.

FOLIO NO: 46273080002
PROPERTY ADDRESS: 237 Harbor Pl N, Goodland, FL 34140

C. MOTION FOR RE-HEARING

VI. STIPULATIONS

VII. PUBLIC HEARINGS

A. HEARINGS

1. CASE NO: **CENA20230008583**
OWNER: **ILONA DASBACH EST**
OFFICER: Jason Packard
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(a). Repeat violation of weeds and

grass in excess of 18” throughout this improved residential parcel.

FOLIO NO: 55101000006
PROPERTY ADDRESS: 224 Pine Valley Cir, Naples, FL 34113

2. CASE NO: **CESD20230003643**
OWNER: **Kimberly J Hall or Christopher K Hall**
OFFICER: Adam Collier
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a), 10.02.06(B)(1)(e) and 10.02.06(B)(1)(e)(i). Construction extending carport and roof construction before obtaining Collier County permits.

FOLIO NO: 153200003
PROPERTY ADDRESS: 1613 W Mount Vernon Ln, Naples, FL 34110
3. CASE NO: **CEPM20230000379**
OWNER: **George A Gamouras**
OFFICER: Stephen Athey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-228(1) and 22-231(12)(n). Pool screen enclosure in disrepair. Boat dock in disrepair. Boat washed up into rear yard.

FOLIO NO: 27634080000
PROPERTY ADDRESS: 494 Heron Ave, Naples, FL 34108
4. CASE NO: **CENA20230002047**
OWNER: **Evelyn Amador**
OFFICER: Latoya Cooper
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179, 54-180 and 54-181, and Collier County Land Development Code 04-41, as amended, Section 2.02.03. Litter and debris not limited to wood, metal, and plastic on the property. Also, prohibited outside storage of items on the property.

FOLIO NO: 35752640000
PROPERTY ADDRESS: 4375 22nd Pl SW, Naples, FL 34116
5. CASE NO: **CEVR20230001141**
OWNER: **BRIDGEWATER BAY PROPERTY OWNER'S ASSOCIATION INC**
OFFICER: **Adam Collier**
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 3.05.01(B) and 1.04.01(A). Removed tree(s)/Landscape that is part of the required site plan before obtaining proper approvals from Collier County.

FOLIO NO: 24769904562

- PROPERTY ADDRESS: 3070 Bridgewater Bay Blvd, Naples, FL 34109
6. CASE NO: **CEPM20230005579**
OWNER: **Terry A Olson**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-228(1), 22-231(12)(l), 22-231(15), and 22-231(19). Pool that is green, stagnant, and not properly maintained, Ripped or missing screen panels from the pool enclosure, and rodent infestation in the dwelling.
FOLIO NO: 38224720002
PROPERTY ADDRESS: 6001 Cedar Tree Ln, Naples, FL 34116
7. CASE NO: **CENA20230006977**
OWNER: **Elie-Franck Pierre and Elta Pierre**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179 and 54-181, and Collier County Land Development Code 04-41, Section 2.02.03. Litter/prohibited outside storage including, but not limited to, wood/metal/plastic material, carpet, appliance, and vehicle parts.
FOLIO NO: 35996840006
PROPERTY ADDRESS: 2748 44th Ter SW, Naples, FL 34116
8. CASE NO: **CEPM20230002896**
OWNER: **A & T INVESTMENT LLC**
OFFICER: Jonathan Musse
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Sections 22-228(1) and 22-240(1)(l). Inoperable parking lot lights.
FOLIO NO: 1067084000
PROPERTY ADDRESS: 25000 Tamiami Trail E, Naples, FL 34114
9. CASE NO: **CENA20230006937**
OWNER: **Thomas A Eliopoulos**
OFFICER: Thomas Pitura
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(a). High grass in excess of 18 inches.
FOLIO NO: 63502680004
PROPERTY ADDRESS: 1115 Central Dr, Naples, FL 34103
10. CASE NO: **CESD20220007518**

- OWNER: **Harry Seaman III and Loren B Seaman**
OFFICER: Donald Joseph
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e)(i). Built a chickee hut on top of a dock without a required Collier County Permit.
- FOLIO NO: 1057280005
PROPERTY ADDRESS: 307 Pettit Dr, Goodland, FL 34140
11. CASE NO: **CEVR20220007489**
OWNER: **TITUS ENTERPRISES LLC**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Section 3.05.01(B). Clearing of vegetation prior to obtaining a Vegetation Removal Permit.
- FOLIO NO: 335800001
PROPERTY ADDRESS: 2185 Markley Ave, Naples, FL 34117
12. CASE NO: **CEPM20220010797**
OWNER: **BRITTANY BAY APTS I LLC AND SPIRA BRITTANY BAY I LP**
OFFICER: Stephen Athey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 22, Article VI, Section 22-231(19). Elevated mold in dwelling.
- FOLIO NO: 25117900023
PROPERTY ADDRESS: 14910 Mystic Lake Cir Unit 202, Naples, FL 34119
13. CASE NO: **CENA20230003093**
OWNER: **Philip R Carr**
OFFICER: Adam Collier
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179 and 54-181, and Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. Outside storage and/or litter on industrial zoned property without the proper county approvals or site development plan.
- FOLIO NO: 246320007
PROPERTY ADDRESS: 1900 J and C Blvd, Naples, FL 34108
14. CASE NO: **CES20230004154**
OWNER: **WALFRIDO S PROENZA TRUST**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-4, as amended, Sections 5.06.04(C)(4) and 5.06.04(F)(4)(e). Commercial zoned business has signage on all business front windows/doors that exceed 25% and/or 2.25 square feet of illuminated signage.

FOLIO NO: 2 windows have prohibited accent lights around them.
36304560003
PROPERTY ADDRESS: 2010 Santa Barbara Blvd, Naples, FL 34116

15. CASE NO: **CEV20230007663**
OWNER: **Miguel Alvarino and Estrella Alvarino**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95, and Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. An improved estates zoned property with multiple unlicensed and inoperable vehicles parked on site belonging to both legal residents of the property and other individuals not residing legally on the property.

FOLIO NO: 45843400000
PROPERTY ADDRESS: 1510 15th St SW, Naples, FL 34117

16. CASE NO: **CESD20230007438**
OWNER: **Marc Dona Cadet and Kerlande Edouard Cadet**
OFFICER: Brian Owen
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e). Golden Gate City zoned property. Shed under construction without permits. Already built shed on property with no permit on file.

FOLIO NO: 36243000006
PROPERTY ADDRESS: 2028 51st St SW, Naples, FL 34116

17. CASE NO: **CEEX20230009164-DASV23-017302**
OWNER: **Juliza Martinez**
OFFICER: Olivia Martinez
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 14, Article II, Section 14-35(1)(B). Running at large dog named "Tyson" off owner's property, Fifth Offense.

FOLIO NO:
PROPERTY ADDRESS: 5111 Quail Roost Rd, Immokalee, FL 34142

18. CASE NO: **CEEX20230009153-DASV23-018016**
OWNER: **Joseph Herrera**
OFFICER: Kayla Fajardo
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 14, Article II, Section 14-33(1). Failure to provide proof of County license for dog named "Red", Fourth Offense.

FOLIO NO:
PROPERTY ADDRESS: 1201 Camellia Ave, Immokalee, FL 34142

19. CASE NO: **CEEX20230009160 DASV23-018017**
OWNER: **Joseph Herrera**
OFFICER: Kayla Fajardo
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 14, Article II, Section 14-33(2). Failure to provide proof of Current Rabies Vaccination Certificate for dog named "Red", Fourth Offense.

FOLIO NO:
PROPERTY ADDRESS: 1201 Camellia Ave, Immokalee, FL 34142

B. EMERGENCY CASES

VIII. NEW BUSINESS

A. MOTION FOR REDUCTION/ABATEMENT OF FINES

B. MOTION FOR IMPOSITION OF FINES AND LIENS

1. CASE NO: **CENA20220007185**
OWNER: **NEREIDA MACIAS REV LIV TRUST**
OFFICER: Adam Collier
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article III, Sections 54-67, 54-69 and 54-70. Water pollutants is being discharged from the property into the Stormwater Management system.

FOLIO NO: 00241520006
PROPERTY ADDRESS: 5615 Taylor Rd, Naples, FL 34109
2. CASE NO: **CENA20220008358**
OWNER: **Maximo Melendez**
OFFICER: Maria Rodriguez
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Section 54-185(a). Weeds over 18 inches in height on a mowable lot.

FOLIO NO: 66880320009
PROPERTY ADDRESS: 318 S 6th St, Immokalee, FL 34142
3. CASE NO: **CENA20230000197**
OWNER: **Martin H Anastasio**
OFFICER: Delicia Pulse
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179 and 54-181, and Collier County Land Development Code 04-41, as amended, Section 2.02.03. Outdoor storage consisting of but not limited to plywood, wood, tabletop, plastic bins, cardboard box etc. Repeat Violation.

FOLIO NO: 67491120008
PROPERTY ADDRESS: 4409 Thomasson Ln, Naples, FL 34112

4. CASE NO: **CENA20230001555**
OWNER: **Malcolm Smith**
OFFICER: Donald Joseph
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179 and 54-181, and Collier County Land Development Code 04-41, as amended, Section 2.02.03. Repeat violation of prohibited outside storage and accumulation of litter including but not limited to car batteries, engine parts, compressors, BBQ grills, appliances, tool chests, metal drums, exercise equipment and general wood/paper/plastic litter.

FOLIO NO: 1134803509
PROPERTY ADDRESS: 215 Old Train Ln, Copeland, FL 34137
5. CASE NO: **CEV20230002682**
OWNER: **Malcolm Smith**
OFFICER: Donald Joseph
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95. Multiple unlicensed and inoperable vehicles stored on the property.

FOLIO NO: 1134803509
PROPERTY ADDRESS: 215 Old Train Ln, Copeland, FL 34137
6. CASE NO: **CEAU20230002315**
OWNER: **Fredi Gomez and Jennifer Arreguin**
OFFICER: Charles Marinos
VIOLATIONS: Florida Building Code 7th Edition (2020), Section 105.1. An Estates zoned property with a fence being constructed with no permit on file.

FOLIO NO: 37014480003
PROPERTY ADDRESS: 825 11th St SW, Naples, FL 34117
7. CASE NO: **CESD20230002311**
OWNER: **Fredi Gomez and Jennifer Arreguin**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e)(i). An Estates zoned property with a large metal building in the rear. Building is permitted, but electrical and plumbing were added after the fact without permitting.

FOLIO NO: 37014480003
PROPERTY ADDRESS: 825 11th St SW, Naples, FL 34117
8. CASE NO: **CESD20220004635**
OWNER: **Hubert M Parra Guerrero and Judith Susvila Santana**

OFFICER: Doug Williams
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 10.02.06(B)(1)(a) and 10.02.06(B)(1)(e)(i). Screen enclosures and exterior lighting installed without building permits.
FOLIO NO: 62207200007
PROPERTY ADDRESS: 5477 Carlton Street, Naples, FL 34113

9. CASE NO: **CELU20220000539**
OWNER: **Massimo Maffei**
OFFICER: Charles Marinos
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. Illegal storage of commercial materials and equipment not associated with an approved use on an Estates zoned property.
FOLIO NO: 38336640009
PROPERTY ADDRESS: 5960 Green Blvd, Naples, FL 34116

10. CASE NO: **CENA20230000258**
OWNER: **Lucy B Soto**
OFFICER: Joseph Marino
VIOLATIONS: Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03, and Collier County Code of Laws and Ordinances, Chapter 54, Article VI, Sections 54-179, 54-181 and 54-185(b). Outside storage and/or litter consisting of but not limited to wood, plastics, metals, mattresses, and bins. Weeds in excess of 18 inches within 30 feet of the residence.
FOLIO NO: 41048960006
PROPERTY ADDRESS: 4070 14th Ave SE, Naples, FL 34117

11. CASE NO: **CEV20220009387**
OWNER: **Roseline Joseph**
OFFICER: Ryan Cathey
VIOLATIONS: Collier County Code of Laws and Ordinances, Chapter 130, Article III, Section 130-95, and Collier County Land Development Code 04-41, as amended, Sections 1.04.01(A) and 2.02.03. RV in rear yard with sewage connection and no license plate attached.
FOLIO NO: 36372280001
PROPERTY ADDRESS: 2231 53rd St SW, Naples, FL 34116

IX. OLD BUSINESS

A. MOTION TO AMEND PREVIOUSLY ISSUED ORDER

B. MOTION TO RESCIND PREVIOUSLY ISSUED ORDER

X. CONSENT AGENDA

- A. REQUEST FOR SPECIAL MAGISTRATE TO IMPOSE NUISANCE ABATEMENT LIENS ON CASES REFERENCED IN SUBMITTED EXECUTIVE SUMMARY.**
- B. REQUEST TO FORWARD CASES TO COUNTY ATTORNEY'S OFFICE AS REFERENCED IN SUBMITTED EXECUTIVE SUMMARY.**
- C. REQUEST FOR SPECIAL MAGISTRATE TO IMPOSE DAS CITATION LIENS ON CASES REFERENCED IN SUBMITTED EXECUTIVE SUMMARY.**

XI. REPORTS

XII. NEXT MEETING DATE- FRIDAY - DECEMBER 1, 2023 AT 9:00 A.M.

XIII. ADJOURN

XIV. MOTION FOR EXTENSION OF TIME