



NOTICE OF MEETING AND AGENDA (SUPPLEMENT 1)

**Code Enforcement Board
City Hall Council Chambers
735 8th Street South, Naples, Florida 34102**

**One or more other elected or appointed
officials may be in attendance at this meeting.**

**Code Enforcement Board
Thursday, April 24, 2025
2:00 PM**

All proposed ordinances and information on other items listed below, which have been provided in advance of this meeting, may be inspected in the office of the City Clerk, Room B, City Hall, or on the City of Naples home page <https://www.naplesgov.com/> or call the City Clerk's Office, 213-1015. All written, audio-visual, and other materials presented to the City Council in conjunction with deliberations during this meeting will become property of the City of Naples and will be retained by the City Clerk

1. Roll Call

2. Pledge of Allegiance

3. Approval of Minutes

- 3.1. Approval of March 27, 2025 Code Enforcement Board Meeting Minutes
[March 27, 2025 Code Enforcement Board Meeting Minutes](#)

4. Additions / Deletions / Corrections to Agenda / Motion to Accept Agenda

5. Staff Comments

6. Docket

- 6.1. Case No. CEZONE202302045 - OWNER: JAMES & MARIA PATRICIA WUSCHKE; LOCATION: 442 PUTTER POINT DRIVE; VIOLATION: Sec. 16-112. - Florida Building Code adopted; amendments. and Sec. 16-52. - Permit fees.
[Case No. CEZONE202302045 - EXHIBIT A - 442 Putter Point Drive - Notice of Violation](#)
[Case No. CEZONE202302045 - EXHIBIT B - 442 Putter Point Drive - Notice of Violation - Proof of Mailing](#)
[Case No. CEZONE202302045 - EXHIBIT C - 442 Putter Point Drive - Notice of Violation - Returned Mail](#)
[Case No. CEZONE202302045 - EXHIBIT D - 442 Putter Point Drive - Notice of Hearing](#)
[Case No. CEZONE202302045 - EXHIBIT E - 442 Putter Point Drive - Notice of Hearing - Proof of Mailing](#)
[Case No. CEZONE202302045 - EXHIBIT F - 442 Putter Point Drive - City Hall Posting Affidavit](#)

Case No. CEZONE202302045 - EXHIBIT G - 442 Putter Point Drive - Affidavit of Posting at Property
Case No. CEZONE202302045 - EXHIBIT H - 442 Putter Point Drive - Picture of Posting at Property
Case No. CEZONE202302045 - EXHIBIT I - 442 Putter Point Drive - Stop Work Order
Case No. CEZONE202302045 - EXHIBIT J - 442 Putter Point Drive - Case Report
Case No. CEZONE202302045 - EXHIBIT K - 442 Putter Point Drive - Picture of Property (1)
Case No. CEZONE202302045 - EXHIBIT L - 442 Putter Point Drive - Picture of Property (2)

- 6.2. Case No. CEPM202500460 - OWNER: JAMES & MARIA PATRICIA WUSCHKE; LOCATION: 442 PUTTER POINT DRIVE; VIOLATION: Sec. 16-289. - Unsightly conditions.
Case No. CEPM202500460 - EXHIBIT A - 442 Putter Point Drive - Notice of Violation
Case No. CEPM202500460 - EXHIBIT B - 442 Putter Point Drive - Notice of Violation - Proof of Mailing
Case No. CEPM202500460 - EXHIBIT C - 442 Putter Point Drive - Notice of Hearing
Case No. CEPM202500460 - EXHIBIT D - 442 Putter Point Drive - Notice of Hearing - Proof of Mailing
Case No. CEPM202500460 - EXHIBIT E - 442 Putter Point Drive - City Hall Posting Affidavit
Case No. CEPM202500460 - EXHIBIT F - 442 Putter Point Drive - Affidavit of Posting at Property
Case No. CEPM202500460 - EXHIBIT G - 442 Putter Point Drive - Picture of Posting at Property
Case No. CEPM202500460 - EXHIBIT H - 442 Putter Point Drive - Picture of Property (1)
Case No. CEPM202500460 - EXHIBIT I - 442 Putter Point Drive - Picture of Property (2)
Case No. CEPM202500460 - EXHIBIT J - 442 Putter Point Drive - Picture of Property (3)
- 6.3. Case No: CERENT202500550 - OWNER: RASS PALMS REV TRUST; LOCATION: 1235 RORDON AVENUE; VIOLATION: Sec. 58-231. - District purpose., Sec. 58-232. - Uses permitted., and Sec. 44-8. - Definitions. Transient lodging facility.
Case No. CERENT202500550 - EXHIBIT A - 1235 Rordon Avenue - Notice of Violation
Case No. CERENT202500550 - EXHIBIT B - 1235 Rordon Avenue - Notice of Violation - Proof of Mailing
Case No. CERENT202500550 - EXHIBIT C - 1235 Rordon Avenue - Notice of Hearing
Case No. CERENT202500550 - EXHIBIT D - 1235 Rordon Avenue - Notice of Hearing - Proof of Mailing
Case No. CERENT202500550 - EXHIBIT E - 1235 Rordon Avenue - City Hall Posting Affidavit

Case No. CERENT202500550 - EXHIBIT F - 1235 Rordon Avenue - Affidavit of Posting at Property
Case No. CERENT202500550 - EXHIBIT G - 1235 Rordon Avenue - Picture of Posting at Property
Case No. CERENT202500550 - EXHIBIT H - 1235 Rordon Avenue - Advertisement March 24, 2025
Case No. CERENT202500550 - EXHIBIT I - 1235 Rordon Avenue - Advertisement April 4, 2025
Case No. CERENT202500550 - EXHIBIT J - 1235 Rordon Avenue - Advertisement April 16, 2025

- 6.4. Case No. CERENT202500556 - OWNER: ALEKSANDAR & LJILJANA STANISIC; LOCATION: 1382 RORDON AVENUE; VIOLATION: Sec. 58-231. - District purpose., Sec. 58-232. - Uses permitted., and Sec. 44-8. - Definitions. Transient lodging facility.
Case No. CERENT202500556 - EXHIBIT A - 1382 Rordon Avenue - Notice of Violation
Case No. CERENT202500556 - EXHIBIT B - 1382 Rordon Avenue - Notice of Violation - Proof of Mailing
Case No. CERENT202500556 - EXHIBIT C - 1382 Rordon Avenue - Notice of Hearing
Case No. CERENT202500556 - EXHIBIT D - 1382 Rordon Avenue - Notice of Hearing - Proof of Mailing
Case No. CERENT202500556 - EXHIBIT E - 1382 Rordon Avenue - City Hall Posting Affidavit
Case No. CERENT202500556 - EXHIBIT F - 1382 Rordon Avenue - Affidavit of Posting at Property
Case No. CERENT202500556 - EXHIBIT G - 1382 Rordon Avenue - Picture of Posting at Property
Case No. CERENT202500556 - EXHIBIT H - 1382 Rordon Avenue - Advertisement March 25, 2025
Case No. CERENT202500556 - EXHIBIT I - 1382 Rordon Avenue - Advertisement April 4, 2025
Case No. CERENT202500556 - EXHIBIT J - 1382 Rordon Avenue - Corrected Advertisement April 14, 2025
- 6.5. Case No. CERENT202500643 - OWNER: ALEKSANDAR & LJILJANA STANISIC; LOCATION: 1170 29TH AVENUE NORTH; VIOLATION: Sec. 58-231. - District purpose., Sec. 58-232. - Uses permitted., and Sec. 44-8. - Definitions. Transient lodging facility.
Case No. CERENT202500643 - EXHIBIT A - 1170 29th Avenue North - Notice of Violation
Case No. CERENT202500643 - EXHIBIT B - 1170 29th Avenue North - Notice of Violation - Proof of Mailing
Case No. CERENT202500643 - EXHIBIT C - 1170 29th Avenue North - Notice of Hearing
Case No. CERENT202500643 - EXHIBIT D - 1170 29th Avenue North - Notice of Hearing - Proof of Mailing
Case No. CERENT202500643 - EXHIBIT E - 1170 29th Avenue North - City Hall Posting Affidavit

Case No. CERENT202500643 - EXHIBIT F - 1170 29th Avenue North - Affidavit of Posting at Property
Case No. CERENT202500643 - EXHIBIT G - 1170 29th Avenue North - Picture of Posting at Property
Case No. CERENT202500643 - EXHIBIT H - 1170 29th Avenue North - Advertisement April 4, 2025
Case No. CERENT202500643 - EXHIBIT I - 1170 29th Avenue North - Advertisement April 11, 2025
Case No. CERENT202500643 - EXHIBIT J - 1170 29th Avenue North - Corrected Advertisement April 16, 2025

7. New Business

- 7.1. Presentation by Code Board Attorney Eschenfelder of New Code Enforcement Board Procedures Manual
[City of Naples Code Enforcement Board Procedures Manual \(SUPPLEMENT 1 - ADDED ATTACHMENT\)](#)

8. Next Meeting Date: May 22, 2025

9. Adjournment

NOTICE

FORMAL ACTION MAY BE TAKEN ON ANY ITEM DISCUSSED OR ADDED TO THIS AGENDA. ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE BY THE CITY COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING (OR HEARING) WILL NEED A RECORD OF THE PROCEEDINGS AND MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE HEARD. ANY PERSON WITH A DISABILITY REQUIRING AUXILIARY AIDS AND SERVICES FOR THIS MEETING MAY CALL THE CITY CLERK'S OFFICE AT (239) 213-1015 WITH REQUESTS AT LEAST TWO BUSINESS DAYS BEFORE THE MEETING DATE.