



## NOTICE OF MEETING AND AGENDA

**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.**

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Welcome to today's meeting. If you wish to address the Board regarding an item listed on this agenda, please complete a registration form at the rear of the room and place it in the Speaker Request box located on the dais prior to consideration of that item. We ask that speakers limit their comments to 3 minutes and that large groups name a spokesperson whenever possible. Thank you for your interest and participation in City Government.

### **Pledge of Civility**

It is the desire of the City of Naples to encourage the open exchange of ideas, fair discussion of the issues, and the participation of all persons in government, therefore, we pledge to be respectful of each other even when we disagree, to direct all comments to the issues, and to avoid personal attacks during all City meetings and workshops.

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**Code Enforcement Board  
Thursday, October 24, 2024  
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. Call to Order**
- 2. Roll Call**
- 3. Pledge of Allegiance**
- 4. Approval of Minutes**
  - 4.1. Approval of May 23, 2024 Code Enforcement Board Meeting Minutes  
[May 23, 2024 Code Enforcement Board Meeting Minutes](#)
- 5. Additions / Deletions / Corrections to Agenda / Motion to Accept Agenda**
- 6. Staff Comments**
- 7. Docket**
  - 7.1. Case No. CEVEG202301729 - IMPOSITION OF FINES ; OWNER: COASTLAND

CENTER LLC ; REGISTERED AGENT: CORPPORATION SERVICE COMPANY ;  
LOCATION: 1700 9TH STREET N ; VIOLATION: Sec. 16-285. - Residential and  
commercial property maintenance.

Case No. CEVEG2023017129 - EXHIBIT A - 1700 9th Street N - Notice of Hearing  
- Imposition of Fines-Liens

Case No. CEVEG2023017129 - EXHIBIT B - 1700 9th Street N - Notice of Hearing  
- Imposition of Fines-Liens - Proof of Mailing

Case No. CEVEG2023017129 - EXHIBIT C - 1700 9th Street N - Code  
Enforcement Board Order - January 25, 2024 Meeting

Case No. CEVEG2023017129 - EXHIBIT D - 1700 9th Street N - Notice of  
Violation.

Case No. CEVEG2023017129 - EXHIBIT E - 1700 9th Street N - Affidavit of Non-  
Compliance

Case No. CEVEG2023017129 - EXHIBIT F - 1700 9th Street N - Affidavit of  
Personal Service

Case No. CEVEG2023017129 - EXHIBIT G - 1700 9th Street N - City Hall Posting  
Affidavit

- 7.2. Case No. CEP202400990 - IMPOSITION OF FINES ; OWNER: SHRI &  
VICTORIA PERSAUD ; LOCATION: 687 BOUGAINVILLEA ROAD ; VIOLATION:  
Sec. 16-285. - Residential and commercial property maintenance.

Case No. CEP202400990 - EXHIBIT A - 687 Bougainvillea Road - Notice of  
Hearing - Imposition of Fines-Liens

Case No. CEP202400990 - EXHIBIT B - 687 Bougainvillea Road - Notice of  
Hearing - Imposition of Fines-Liens - Proof of Mailing

Case No. CEP202400990 - EXHIBIT C - 687 Bougainvillea Road - Affidavit of  
Non-Compliance

Case No. CEP202400990 - EXHIBIT D - 687 Bougainvillea Road - Code  
Enforcement Board Order - May 23, 2024 Meeting

Case No. CEP202400990 - EXHIBIT E - 687 Bougainvillea Road - Notice of  
Violation

Case No. CEP202400990 - EXHIBIT F - 687 Bougainvillea Road - Affidavit of  
Posting at Property

Case No. CEP202400990 - EXHIBIT G - 687 Bougainvillea Road - Picture of  
Posting at Property

Case No. CEP202400990 - EXHIBIT H - 687 Bougainvillea Road - City Hall  
Posting Affidavit

- 7.3. Case No. CEZONE202301879 - IMPOSITION OF FINES ; OWNER: FRANK  
FERRI ; LOCATION: 2011 GULF SHORE BLVD NORTH UNIT 36 ; VIOLATION:  
Sec. 16-112. - Florida Building Code adopted; amendments and Sec. 16-52. -  
Permit fees.

Case No. CEZONE202301879 - EXHIBIT A - 2011 Gulf Shore Blvd N Unit 36 -  
Notice of Hearing Imposition of Fines

Case No. CEZONE202301879 - EXHIBIT B - 2011 Gulf Shore Blvd N Unit 36 -  
Notice of Hearing Imposition of Fines - Proof of Mailing

Case No. CEZONE202301879 - EXHIBIT C - 2011 Gulf Shore Blvd N Unit 36 -  
Email Notice to Owner

Case No. CEZONE202301879 - EXHIBIT D - 2011 Gulf Shore Blvd N Unit 36 -  
Affidavit of Compliance

Case No. CEZONE202301879 - EXHIBIT E - 2011 Gulf Shore Blvd N Unit 36 - Code Enforcement Board Order - May 23, 2024 Meeting  
Case No. CEZONE202301879 - EXHIBIT F - 2011 Gulf Shore Blvd N Unit 36 - Notice of Violation  
Case No. CEZONE202301879 - EXHIBIT G - 2011 Gulf Shore Blvd N Unit 36 - City Hall Posting Affidavit

- 7.4. Case No. CEPM202400646 - OWNER: R&C LLC ; REGISTERED AGENT: CLENCY LEE-YOW ; LOCATION: 1507 MUREX DRIVE ; VIOLATION: Sec. 16-289. - Unsightly conditions.  
Case No. CEPM202400646 - EXHIBIT A - 1507 Murex Drive - Notice of Violation  
Case No. CEPM202400646 - EXHIBIT B - 1507 Murex Drive - Notice of Violation - Proof of Mailing  
Case No. CEPM202400646 - EXHIBIT C - 1507 Murex Drive - Notice of Violation - Returned Mail  
Case No. CEPM202400646 - EXHIBIT D - 1507 Murex Drive - Notice of Hearing  
Case No. CEPM202400646 - EXHIBIT E - 1507 Murex Drive - Notice of Hearing - Proof of Mailing  
Case No. CEPM202400646 - EXHIBIT F - 1507 Murex Drive - City Hall Posting Affidavit  
Case No. CEPM202400646 - EXHIBIT G - 1507 Murex Drive - Picture of Property (1)  
Case No. CEPM202400646 - EXHIBIT H - 1507 Murex Drive - Picture of Property (2)  
Case No. CEPM202400646 - EXHIBIT I - 1507 Murex Drive - Picture of Property (3)
- 7.5. Case No. CEZONE202400011 - OWNER: DAVID MCEL RATH ; LOCATION: 900 8TH AVENUE SOUTH ; VIOLATION: Sec. 16-112. - Florida Building Code adopted; amendments and Sec. 16-52. - Permit fees.  
Case No. CEZONE202400011 - EXHIBIT A - 900 8th Avenue South #303 - Notice of Violation  
Case No. CEZONE202400011 - EXHIBIT B - 900 8th Avenue South #303 - Notice of Violation - Proof of Mailing  
Case No. CEZONE202400011 - EXHIBIT C - 900 8th Avenue South #303 - Notice of Violation - Returned Mail  
Case No. CEZONE202400011 - EXHIBIT D - 900 8th Avenue South #303 - Notice of Hearing  
Case No. CEZONE202400011 - EXHIBIT E - 900 8th Avenue South #303 - Notice of Hearing - Proof of Mailing  
Case No. CEZONE202400011 - EXHIBIT F - 900 8th Avenue South #303 - Affidavit of Posting at Property  
Case No. CEZONE202400011 - EXHIBIT G - 900 8th Avenue South #303 - Picture of Posting at Property  
Case No. CEZONE202400011 - EXHIBIT H - 900 8th Avenue South #303 - City Hall Posting Affidavit  
Case No. CEZONE202400011 - EXHIBIT I - 900 8th Avenue South #303 - Stop Work Order  
Case No. CEZONE202400011 - EXHIBIT J - 900 8th Avenue South #303 - Permit Determination

Case No. CEZONE202400011 - EXHIBIT K - 900 8th Avenue South #303 - Case Report  
Case No. CEZONE202400011 - EXHIBIT L - 900 8th Avenue South #303 - Picture of Property

- 7.6. Case No. CERENT202401861 - RECURRING VIOLATION ; OWNER: TIMOTHY & TETYANA GAMMONS ; LOCATION: 438 17TH AVENUE SOUTH ; VIOLATION: Sec. 58-171 - District purpose., Sec. 58-172. - Uses permitted., Sec. 44-8. - Definitions. Transient lodging facility.  
Case No. CERENT202401861 - EXHIBIT A - 438 17th Avenue South - Notice of Hearing Recurring Violation  
Case No. CERENT202401861 - EXHIBIT B - 438 17th Avenue South - Notice of Hearing Recurring Violation - Proof of Mailing  
Case No. CERENT202401861 - EXHIBIT C - 438 17th Avenue South - City Hall Posting Affidavit  
Case No. CERENT202401861 - EXHIBIT D - 438 17th Avenue South - Original Notice of Violation  
Case No. CERENT202401861 - EXHIBIT E - 438 17th Avenue South - VRBO Advertisement In Violation 07-11-2024  
Case No. CERENT202401861 - EXHIBIT F - 438 17th Avenue South - VRBO Booking Page 07-11-2024  
Case No. CERENT202401861 - EXHIBIT G - 438 17th Avenue South - VRBO Advertisement in Compliance 08-05-2024  
Case No. CERENT202401861 - EXHIBIT H - 438 17th Avenue South - VRBO Advertisement in Compliance 09-18-2024
- 7.7. Case No. CEP202402480 - OWNER: SURINDER S CHANDOK; LOCATION: 1555 BLUE POINT AVENUE; VIOLATION: Sec. 16-289. Unsightly conditions.  
Case No. CEP202402480 - EXHIBIT A - 1555 Blue Point Avenue - Notice of Violation  
Case No. CEP202402480 - EXHIBIT B - 1555 Blue Point Avenue - Notice of Violation - Proof of Mailing  
Case No. CEP202402480 - EXHIBIT C - 1555 Blue Point Avenue - Notice of Hearing  
Case No. CEP202402480 - EXHIBIT D - 1555 Blue Point Avenue - Notice of Hearing - Proof of Mailing  
Case No. CEP202402480 - EXHIBIT E - 1555 Blue Point Avenue - City Hall Posting Affidavit  
Case No. CEP202402480 - EXHIBIT F - 1555 Blue Point Avenue - Picture of Property - 9-18-2024  
Case No. CEP202402480 - EXHIBIT G - 1555 Blue Point Avenue - Picture of Property - 9-18-2024 - Bulk in ROW  
Case No. CEP202402480 - EXHIBIT H - 1555 Blue Point Avenue - Picture of Property - 9-18-2024 - Bed Frame  
Case No. CEP202402480 - EXHIBIT I - 1555 Blue Point Avenue - Picture of Property - 9-28-2024 - Bulk in ROW  
Case No. CEP202402480 - EXHIBIT J - 1555 Blue Point Avenue - Picture of Property - 9-28-2024 - Bed frame  
Case No. CEP202402480 - EXHIBIT K - 1555 Blue Point Avenue - Picture of Property - 9-28-2024 - Common Area

**8. Next Meeting Date: January 23, 2024**

**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.