

**NOTICE OF MEETING AND AGENDA**  
**City of Naples Council Chamber**  
**735 8th Street South, Naples, Florida 34102**

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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.

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**Code Enforcement Board**  
**Thursday, November 29, 2018**  
**2:00 PM**

All proposed documents and information on items listed below, which have been provided in advance of this meeting, may be inspected in the office of the City Clerk, 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 Board in conjunction with deliberations during this meeting will become the property of the City of Naples and will be retained by the City Clerk.

1. Roll Call
2. Approval of Minutes
  - 2.1. October 25, 2018 Code Enforcement Board (CEB) meeting minutes  
[October 25, 2018 CEB Meeting Minutes](#)
3. Additions / Deletions / Corrections to Agenda / Motion to Accept Agenda
4. Staff Comments
5. Docket

**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 BOARD OR COMMITTEE 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.

- 5.1. CASE NO. 18-406985 - OWNER: The Bay Club of Naples LLC / Anthony V. Presto, Esq., Registered Agent; LOCATION: 801 12th Avenue South; VIOLATION: Section 16-281. - Purpose of article, Section 16-287. - General maintenance, Section 16-289. - Unsightly conditions, Section 16-290 – Demolition of commercial and residential buildings
- [Case No. 18-406985 - EXHIBIT A - 801 12th Avenue S - Notice of Violation](#)  
[Case No. 18-406985 - EXHIBIT B - 801 12th Avenue S - Notice of Violation Mailing](#)  
[Case No. 18-406985 - EXHIBIT C - 801 12th Avenue S - Notice of Hearing](#)  
[Case No. 18-406985 - EXHIBIT D - 801 12th Avenue S - Notice of Hearing Mailings and Return Receipt](#)  
[Case No. 18-406985 - EXHIBIT E - 801 12th Avenue S - Affidavit of Posting at Property](#)  
[Case No. 18-406985 - EXHIBIT F - 801 12th Avenue S - Affidavit of Posting at Property Photo](#)  
[Case No. 18-406985 - EXHIBIT G - 801 12th Avenue S - Affidavit of Posting at City Hall](#)  
[Case No. 18-406985 - EXHIBIT H - 801 12th Avenue S - Photo 1](#)  
[Case No. 18-406985 - EXHIBIT I - 801 12th Avenue S - Photo 2](#)  
[Case No. 18-406985 - EXHIBIT J - 801 12th Avenue S - Photo 3](#)
- 5.2. CASE NO. 18-406891 - OWNER: Promenade on Fifth LLC, Anthony V. Presto, Esq., Registered Agent; LOCATION: 599 River Point Drive; VIOLATION: Section 50-39(a)(1) Exemptions from permit requirement
- [Case No. 18-406891 - EXHIBIT A - 599 River Point Drive - Notice of Violation](#)  
[Case No. 18-406891 - EXHIBIT B - 599 River Point Drive - Notice of Violation Mailing](#)  
[Case No. 18-406891 - EXHIBIT C - 599 River Point Drive - Notice of Hearing](#)  
[Case No. 18-406891 - EXHIBIT D - 599 River Point Drive - Notice of Hearing Return Receipt](#)  
[Case No. 18-406891 - EXHIBIT E - 599 River Point Drive - Affidavit of Posting at City Hall](#)  
[Case No. 18-406891 - EXHIBIT F - 599 River Point Drive - Photo](#)
- 5.3. CASE NO. 18-406760 - OWNER(S): John F. and Joyce A. Alburger; LOCATION: 1510 Dolphin Lane; VIOLATION: Section 16-289(1) Unsightly conditions  
~ This case was continued from the April 26, 2018 Code Enforcement Board (CEB) meeting
- [Case No. 18-406760 - EXHIBIT A - 1510 Dolphin Lane - Notice of Violation](#)  
[Case No. 18-406760 - EXHIBIT B - 1510 Dolphin Lane - Notice of Violation Mailing](#)  
[Case No. 18-406760 - EXHIBIT C - 1510 Dolphin Lane - Notice of Hearing](#)  
[Case No. 18-406760 - EXHIBIT D - 1510 Dolphin Lane - Notice of Hearing Return Receipt](#)  
[Case No. 18-406760 - EXHIBIT E - 1510 Dolphin Lane - Affidavit of Posting at City Hall](#)  
[Case No. 18-406760 - EXHIBIT F - 1510 Dolphin Lane - Photo 1 Jan 2018](#)  
[Case No. 18-406760 - EXHIBIT G - 1510 Dolphin Lane - Photo 2 April 2018](#)  
[Case No. 18-406760 - EXHIBIT H - 1510 Dolphin Lane - Photo 3 November 2018](#)

[Case No. 18-406760 - EXHIBIT I - 1510 Dolphin Lane - April 26, 2018 CEB Meeting Minutes, Video Link, and Documents](#)

- 5.4. CASE NO. 18-406969 - OWNER: Chadwick Investments LP / Ronald S. Freedman, Registered Agent; LOCATION: 2800 9th Street North; VIOLATION: Section 50-34 General Requirements and Section 50-38 Removal of signs  
[Case No. 18-406969 - EXHIBIT A - 2800 9th Street N - Notice of Violation](#)  
[Case No. 18-406969 - EXHIBIT B - 2800 9th Street N - Notice of Violation Mailing](#)  
[Case No. 18-406969 - EXHIBIT C - 2800 9th Street N - Notice of Hearing](#)  
[Case No. 18-406969 - EXHIBIT D - 2800 9th Street N - Notice of Hearing Return Receipt](#)  
[Case No. 18-406969 - EXHIBIT E - 2800 9th Street N - Affidavit of Posting at City Hall](#)  
[Case No. 18-406969 - EXHIBIT F - 2800 9th Street N - Photo 1](#)  
[Case No. 18-406969 - EXHIBIT G - 2800 9th Street N - Photo 2](#)
- 5.5. CASE # 18-406841 - OWNER(S): Irma Samsel, Cathrina I. Samsel, Alexey S. Samsel, Felix A. Samsel; LOCATION: 715 Willowhead Drive; VIOLATION: Section 16-112 Florida Building Code Adopted; amendments, Section 105 Permits, 105.1 Required  
[Case No. 18-406841 - EXHIBIT A - 715 Willowhead Drive - Notice of Violation](#)  
[Case No. 18-406841 - EXHIBIT B - 715 Willowhead Drive - Notice of Violation Registered International Mail](#)  
[Case No. 18-406841 - EXHIBIT C - 715 Willowhead Drive - Notice of Hearing](#)  
[Case No. 18-406841 - EXHIBIT D - 715 Willowhead Drive - Notice of Hearing International Registered Mail](#)  
[Case No. 18-406841 - EXHIBIT E - 715 Willowhead Drive - Affidavit of Posting at Property](#)  
[Case No. 18-406841 - EXHIBIT F - 715 Willowhead Drive - Affidavit of Posting at Property Photo](#)  
[Case No. 18-406841 - EXHIBIT G - 715 Willowhead Drive - Affidavit of Posting at City Hall](#)  
[Case No. 18-406841 - EXHIBIT H - 715 Willowhead Drive - Stop Work Order March 2018](#)  
[Case No. 18-406841 - EXHIBIT I - 715 Willowhead Drive - Photo of Posting of Stop Work Order](#)  
[Case No. 18-406841 - EXHIBIT J - 715 Willowhead Drive - Stop Work Order](#)  
[Case No. 18-406841 - EXHIBIT K - 715 Willowhead Drive - Photo 1](#)  
[Case No. 18-406841 - EXHIBIT L - 715 Willowhead Drive - Photo 2](#)  
[Case No. 18-406841 - EXHIBIT M - 715 Willowhead Drive - Photo 3](#)  
[Case No. 18-406841 - EXHIBIT N - 715 Willowhead Drive - Photo 4](#)
- 5.6. CASE # 18-406967 - OWNER: Royal Dolphin Properties LLC / Clasp, Inc., Registered Agent, c/o Joel H. Schechter.; LOCATION: 2100 Kingfish Road; VIOLATION: Section 16-289 Unsightly conditions

Case No. 18-406967 - EXHIBIT A - 2100 Kingfish Road - Notice of Violation  
Case No. 18-406967 - EXHIBIT B - 2100 Kingfish Road - Notice of Violation Mailing  
Return Receipts  
Case No. 18-406967 - EXHIBIT C - 2100 Kingfish Road - Notice of Hearing  
Case No. 18-406967 - EXHIBIT D - 2100 Kingfish Road - Notice of Hearing Mailing  
Case No. 18-406967 - EXHIBIT E - 2100 Kingfish Road - Affidavit of Posting at Property  
Case No. 18-406967 - EXHIBIT F - 2100 Kingfish Road - Affidavit of Posting at Property  
Photo  
Case No. 18-406967 - EXHIBIT G - 2100 Kingfish Road - Affidavit of Posting at City Hall  
Case No. 18-406967 - EXHIBIT H - 2100 Kingfish Road - Photo

Next Meeting: To be Announced

Adjourn