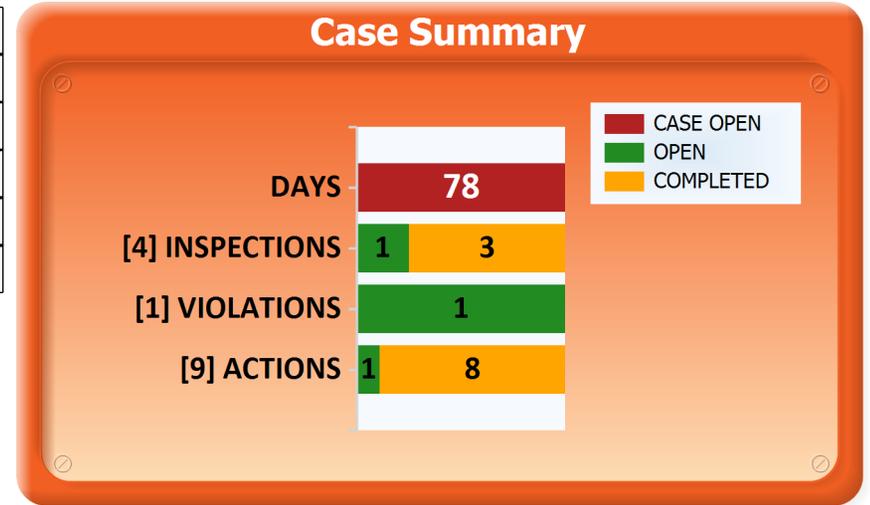


OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-1299

Description: Overgrowth		Status: HEARING	
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 12/22/2025	Closed:	Last Action: 3/12/2026	Flw Up: 3/10/2026
Site Address: 520 NW 2ND ST OCALA, FL 34475			
Site APN: 2856-005-009		Officer: STEPHEN KNIGHT	
Details:			



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
COMPLAINANT	Ely, Ronald	6955 SW 207th Court Dunnellon, FL			
OWNER	WILLIAMS LARRY EST	5640 NW 27TH AVE OCALA, FL 34475-2932			
RESPONDENT 1	WILLIAMS LARRY EST	5640 NW 27TH AVE OCALA, F OCALA, FL 34475			

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	2	\$17.72	\$0.00						
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	7	\$154.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	4	\$50.00	\$0.00						

OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-1299

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	1	\$0.74	\$0.00						
Total Paid for CASE FEES:				\$241.21	\$0.00					
TOTALS:				\$241.21	\$0.00					

VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER		1/2/2026				The location has trash and overgrowth throughout the property. The property needs to be cut and cleaned and maintained.

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	SKN	1/2/2026	1/2/2026	NON COMPLIANT		I responded to the location and observed trash and overgrowth throughout the property. View attachments, follow up scheduled.
FOLLOW UP	SKN	1/29/2026	1/29/2026	NON COMPLIANT		I followed up and found the property in a similar condition to the initial inspection. View attachments, NOVPH will be sent.
FOLLOW UP	SKN	3/2/2026	3/2/2026	COMPLETED		Compliance date on NOVPH was 02/23/2026. I followed up and found the property in a similar condition to the initial inspection.

HEARING INSPECTION	SKN	3/10/2026			
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CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
COMPLAINT RECEIVED	DALE HOLLINGSWORTH	12/22/2025	12/22/2025	<p>Complaint received from purchaser of 2856-005-010 regarding overgrowth, junk/trash, and homeless encampments on surrounding parcels. Also asks that we verify whether any trees are present than can be cited as dead.</p> <p>Parcels identified in the complaint are as follows: 2855-004-001 2856-005-003 2856-005-002 2856-005-012 2856-005-009 2856-005-008</p>
PREPARE NOTICE	SHANEKA GREENE	1/5/2026	1/5/2026	<p>CLTO</p> <p>WILLIAMS LARRY EST 5640 NW 27TH AVE OCALA, F OCALA, FL 34475</p>
REGULAR MAIL	SHANEKA GREENE	1/5/2026	1/5/2026	CLTO MAILED
PREPARE NOTICE	SHANEKA GREENE	1/30/2026	2/2/2026	<p>NOVPH</p> <p>WILLIAMS LARRY EST 5640 NW 27TH AVE OCALA, F OCALA, FL 34475</p>
ADMIN POSTING	SHANEKA GREENE	2/2/2026	2/2/2026	NOVPH

OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-1299

CERTIFIED MAIL	SHANEKA GREENE	2/2/2026	2/2/2026	NOVPH MAILED 9489 0090 0027 6696 9985 73 WILLIAMS LARRY EST WILLIAMS JORDAN P 5640 NW 27TH AVE OCALA FL 34475-2932
OFFICER POSTING	STEPHEN KNIGHT	2/3/2026	2/3/2026	NOVPH READY FOR POSTING NOVPH has been posted.
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	2/27/2026	3/4/2026	Find the Respondent(s) guilty of violating city code section(s): 34-95 and order to: 1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items by 4:00pm on Thursday, April 9th, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, April 10th, 2026, the City shall enter upon the property and take whatever steps are necessary to bring the violations into compliance, to include cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items. Additionally, there shall be a fine of \$50.00 per day that shall run in addition to any other fines until this violation has been abated. (b) Upon abatement of any violations of section 34-95 by the City, a \$100.00 service fee shall be applied pursuant to section 34-92(c)(2) of the City of Ocala Code of Ordinances. 2.) Pay the cost of prosecution of \$241.21 by April 9th, 2026. Non-compliance (Massey) hearing: 05/14/2026
HEARING CODE BOARD	YVETTE J GRILLO	3/12/2026		NEW BUSINESS

**BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE
OCALA, MARION COUNTY, FLORIDA**

THE CITY OF OCALA

CASE NO: CE25-1299

Petitioner,

VS.

**WILLIAMS LARRY EST
WILLIAMS, JORDAN P.**

Respondents _____ /

**AFFIDAVIT OF CASE PROSECUTION COSTS
FSS. 162.07(2)**

**STATE OF FLORIDA
COUNTY OF MARION**

BEFORE ME, the undersigned authority, personally appeared, STEPHEN KNIGHT, Code Inspector for the City of Ocala, who being duly sworn, deposes and says: Listed in exhibit below are the costs involved in the prosecution of the respondent(s) in this case.

1. Code Enforcement Special Magistrate Hearing:

	Cost	# of hour(s)	Total:
Attorney Fees:			

2. Inspector(s) Time:

	Cost	# @ .5 hour(s)	Total:
Inspection(s)	\$12.50	4	\$50.00

3. Clerical & Casework Time:

	Cost	# of hour(s)	Total:
Clerical:	\$22.00	7	\$154.00

4. Recording Cost(s): (i.e. Lien(s) / Lien release(s) / Satisfaction, etc.)

	Cost	# of page(s)	Addl. page(s)	# of addl. page(s)	Total:
Fee(s):	\$18.75	1			\$18.75

5. Copies of Related Document(s):

	Cost	# of page(s)	Total:
Clerical:			

6. Postage Cost(s):

	Cost	# of Regular	Cost	# of Certified	Total:
Postage:	\$0.74	1	\$17.72	2	\$18.46

7. Administrative Fee(s):

	Cost	Total:
Fee(s):		

Total Costs: \$241.21

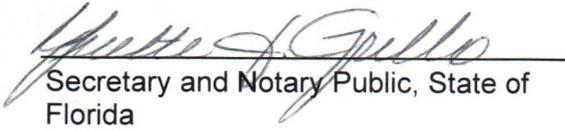
FURTHER. AFFIANT SAYETH NOT. Dated This:
2/27/2026

STATE OF FLORIDA
COUNTY OF MARION

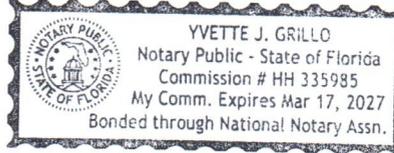


STEPHEN KNIGHT
Code Inspector, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 27 Feb
by STEPHEN KNIGHT who is personally known to me and who did take an oath.



Secretary and Notary Public, State of
Florida



Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

2026 Property Record Card

2856-005-009

[GOOGLE Street View](#)

Prime Key: 1233721

[MAP IT+](#)

Current as of 1/5/2026

[Property Information](#)

WILLIAMS LARRY EST
WILLIAMS JORDON P
5640 NW 27TH AVE
OCALA FL 34475-2932

[Taxes / Assessments:](#)
Map ID: 179
[Millage:](#) 1001 - OCALA

[M.S.T.U.](#)
[PC:](#) 00
Acres: .07

Situs: 520 NW 2ND ST OCALA

[2025 Certified Value](#)

Land Just Value	\$4,176		
Buildings	\$0		
Miscellaneous	\$0		
Total Just Value	\$4,176	Impact	
Total Assessed Value	\$1,580	Ex Codes:	(\$2,596)
Exemptions	\$0		
Total Taxable	\$1,580		
School Taxable	\$4,176		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$4,176	\$0	\$0	\$4,176	\$1,580	\$0	\$1,580
2024	\$4,176	\$0	\$0	\$4,176	\$1,436	\$0	\$1,436
2023	\$1,305	\$0	\$0	\$1,305	\$1,305	\$0	\$1,305

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7951/1219	11/2022	71 DTH CER	0	U	V	\$100
2175/0325	09/1995	34 TAX	2 V-SALES VERIFICATION	U	V	\$1,100
0242/0391	05/1941	02 DEED NC	0	U	V	\$100

[Property Description](#)

SEC 18 TWP 15 RGE 22
PLAT BOOK A PAGE 153
LINCOLN HEIGHTS
BLK 5 LOT 9

[Land Data - Warning: Verify Zoning](#)

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0001		30.0	106.0	R3	30.00	FF						
Neighborhood 4703												
Mkt: 8 70												

Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
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Appraiser Notes

Planning and Building
** Permit Search **

Permit Number	Date Issued	Date Completed	Description
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GROWN MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3RD STREET (2ND FLOOR) OCALA, FL 34471

1/5/2026

CASE NO: CE25-1299

WILLIAMS LARRY EST
WILLIAMS JORDON P
5640 NW 27TH AVE
OCALA, FL. 34475-2932

RE: 2856-005-009 | 520 NW 2ND ST

Dear Property Owner:

Many times, homeowners and business owners are unaware of violations of the City of Ocala's Code of Ordinances existing on their property. A complaint has been reported to, or a violation was personally observed by a City of Ocala Code Enforcement Inspector on the referenced property listed above. Please review the violations and how to abate them as follows:

Compliance Requested on or before: 01/29/2026

Violations:

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER

The location has trash and overgrowth throughout the property. The property needs to be cut and cleaned and maintained.

Our goal is to assist you in becoming compliant with City Code. The City of Ocala Code Enforcement believes a reasonable time to correct the above violation(s) would be by the date indicated. Should the violation(s) continue beyond the time specified for correction, the case may proceed to the Code Board/Special Magistrate for a hearing.

You may contact the inspector assigned as indicated below. We appreciate all your efforts to help the City of Ocala, and our division in keeping Ocala a clean and safe place to live.

STEPHEN KNIGHT,
Code Inspector
352-456-8820 sknight@ocalafl.gov



City of Ocala

GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor) OCALA, FLORIDA 34471

NOTICE OF VIOLATION AND PUBLIC HEARING

02/03/2026

WILLIAMS LARRY EST
WILLIAMS JORDAN P
5640 NW 27TH AVE
OCALA, FL. 34475-2932

Respondent(s) _____ /

Location of Violation: 520 NW 2ND ST|2856-005-009

Case Number: CE25-1299

Inspector Assigned: Stephen Knight

Required Compliance Date: 02/23/2026

Public Hearing Date & Time: 03/12/2026 17:30

Violation(s) and How to Abate:

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER

The location has trash and overgrowth throughout the property. The property needs to be cut and cleaned and maintained.

Dear property owner, or agent,

You are hereby notified that the above listed violation(s) exists relating to the City of Ocala Code of Ordinances.

This correspondence will serve as notification that the above stated violation(s) must be corrected by the date indicated. **IT SHALL BE THE RESPONSIBILITY OF YOU, THE RESPONDENT, TO REQUEST A RE-INSPECTION TO VERIFY COMPLIANCE ON, OR BEFORE THIS DATE.** If you, the respondent, fails to verify compliance on or before the aforementioned date, or if the code inspector elects to proceed to a public hearing even after compliance is met, the public hearing will be conducted on the date at time indicated at:

*City of Ocala - City Hall – 2nd Floor (Council Chambers)
110 SE Watula Avenue Ocala, FL 34471*

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$250 per day for a first violation and up to \$500 per day for a repeat violation, and to levy a lien on the real and personal property of the violator(s). A cost of prosecution will be levied in this case pursuant to Florida Statutes section 162.07(2).

You are entitled to be represented by counsel, present testimony, and evidence, and to testify on your behalf. Subpoenas for witnesses and for records, surveys, plats, and other materials may be requested and will be issued by this Board/ Special Magistrate through the office of the City Clerk of the City of Ocala, Florida. If you should decide to appeal any decision made by this Code Enforcement Board/Special Magistrate with respect to any matter considered at this meeting, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, on which the appeal is to be based.

IF SPECIAL ACCOMMODATIONS ARE NEEDED FOR YOU TO ATTEND OR PARTICIPATE IN THIS MEETING, PLEASE CALL 48 HOURS IN ADVANCE SO ARRANGEMENTS CAN BE MADE. PLEASE CALL THE SECRETARY OF THE MUNICIPAL CODE ENFORCEMENT BOARD/SPECIAL MAGISTRATE AT (352) 629-8309 TO MAKE SPECIAL ARRANGEMENTS.

For further information regarding your code enforcement case, you may contact the person assigned to your case by email or telephone below:

Stephen Knight Code Inspector
sknight@ocalafl.gov
352-456-8820

CITY OF OCALA
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor), OCALA, FLORIDA 34471

CASE NO: CE25-1299

AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

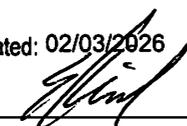
STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority personally appeared, Stephen Knight, for the Code Enforcement Division of the, City of Ocala, who after being duly sworn, deposes and states as follows:

1. I did on 02/03/2026 post the Notice of Violation & Public Hearing to the property, located at 520 NW 2ND ST.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

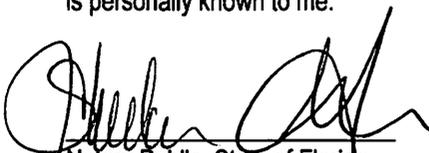
FURTHER, AFFIANT SAYETH NAUGHT.

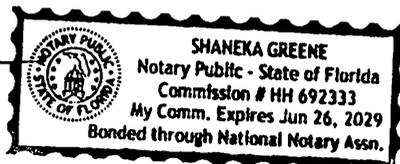
Dated: 02/03/2026


Code Inspector

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 02/03/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
2/3/2026 9:09 AM



OCALA

CODE ENFORCEMENT 352-629-8309

DO NOT REMOVE THIS SIGN WITHOUT APPROVAL FROM THE CITY CODE ENFORCEMENT DIVISION

 *City of Ocala*
 GROWTH MANAGEMENT DEPARTMENT
 CODE ENFORCEMENT DIVISION
 ENVIRONMENTAL ENFORCEMENT DIVISION
 201 SE 3RD STREET (2ND FLOOR) OCALA, FLORIDA 34471

NOTICE OF VIOLATION AND PUBLIC HEARING

This correspondence will serve as notification that the above stated violation(s) must be corrected by the date indicated. IT SHALL BE THE RESPONSIBILITY OF THE RESPONDENT TO REQUEST A RE-INSPECTION TO VERIFY COMPLIANCE ON OR BEFORE THE ABOVE MENTIONED DATE, OR IF THE CODE INSPECTOR DETERMINES THAT THE RESPONDENT FAILS TO VERIFY COMPLIANCE ON OR BEFORE THE ABOVE MENTIONED DATE, OR IF THE CODE INSPECTOR DETERMINES THAT THE RESPONDENT FAILS TO VERIFY COMPLIANCE ON OR BEFORE THE ABOVE MENTIONED DATE, THE PUBLIC HEARING WILL BE CONDUCTED ON THE DATE AND TIME INDICATED AT:

City of Ocala - City Hall - 2ND Floor (Council Chambers) 02/03/2026
 110 SE Wilshire Avenue Ocala, FL 34471

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$250 per day for a first violation and up to \$500 per day for a repeat violation, and to levy a lien on the real and personal property of the respondent. The respondent will be liable for the cost of the hearing and the cost of the enforcement action.

WILLIAMS LARRY EST
WILLIAMS JORDAN P
 5640 NW 27TH AVE
 OCALA, FL 34475-2932

The respondent is notified that the above stated violation(s) must be corrected by the date indicated. IT SHALL BE THE RESPONSIBILITY OF THE RESPONDENT TO REQUEST A RE-INSPECTION TO VERIFY COMPLIANCE ON OR BEFORE THE ABOVE MENTIONED DATE, OR IF THE CODE INSPECTOR DETERMINES THAT THE RESPONDENT FAILS TO VERIFY COMPLIANCE ON OR BEFORE THE ABOVE MENTIONED DATE, THE PUBLIC HEARING WILL BE CONDUCTED ON THE DATE AND TIME INDICATED AT:

Respondent(s) _____

Location of Violation: 520 NW 2ND STREET 009-009
Case Number: CE25-1295
Inspector Assigned: Stephen Knight
Required Compliance Date: 02/23/2026
Public Hearing Date & Time: 03/12/2026 17:30

Violation(s) and How to Abate:

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
 The location has trash and overgrowth throughout the property. The property needs to be cut and cleaned and maintained.

sknight@ocalafl.gov
 352-456-8820

City of Ocala
Code Enforcement Division
2/3/2026 9:09 AM

CITY OF OCALA
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor), OCALA, FLORIDA 34471

CASE NO: CE25-1299

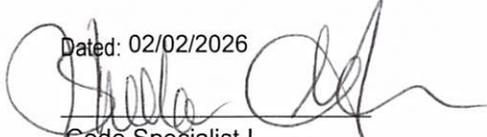
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority personally appeared, Shaneka Greene, for the Code Enforcement Division of the, City of Ocala, who after being duly sworn, deposes and states as follows:

1. I did on 02/02/2026 post the Notice of Violation & Public Hearing to Ocala City Hall, located at 110 SE Watula Avenue Ocala, FL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

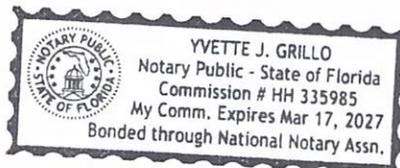
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 02/02/2026

Code Specialist I

STATE OF FLORIDA
MARION COUNTY

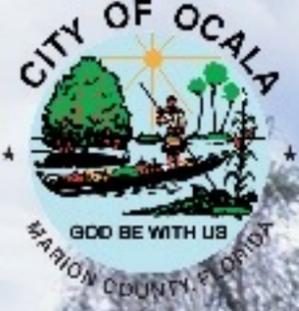
SWORN TO (or affirmed) before me: 02/02/2026 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
1/2/2026 2:15 PM



City of Ocala
Code Enforcement Division
1/2/2026 2:15 PM



City of Ocala
Code Enforcement Division
1/29/2026 2:15 PM



City of Ocala
Code Enforcement Division
1/29/2026 2:15 PM



City of Ocala
Code Enforcement Division
1/29/2026 2:15 PM