

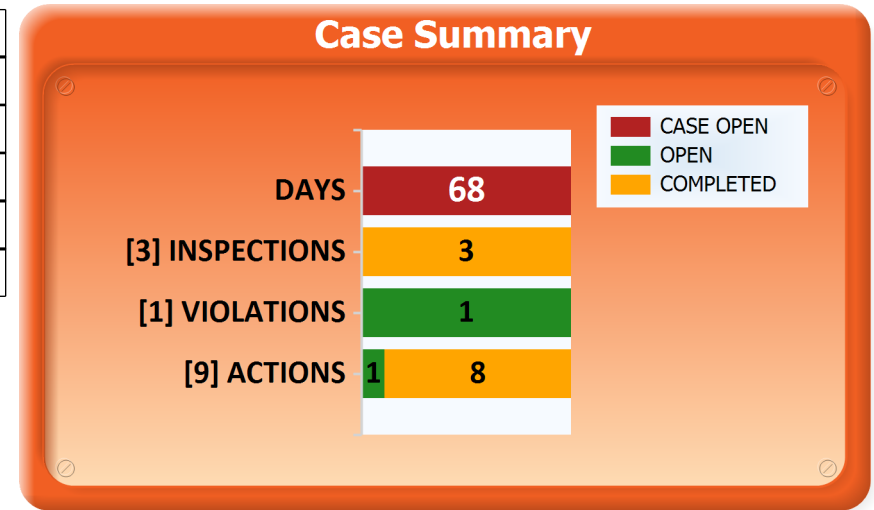


Case Details - No Attachments

City of Ocala

Case Number
ENV25-0300

Description: OVERGROWN DRA			Status: HEARING
Type: ENVIRONMENTAL		Subtype: OTHER ENVIRONMENTAL VIOLATION	
Opened: 11/19/2025	Closed:	Last Action: 1/28/2026	Flw Up: 1/26/2026
Site Address: 0 , FL 34474			
Site APN: 23421-004-01		Officer: JEFFREY GUILBAULT	
Details:			



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	1920 AIRPORT LLC	3808 SE 10TH AVE OCALA, FL 34480-2729			
REGISTERED AGENT	RICHMOND, KEITH E	3808 SE 10TH AVE OCALA , FL 34480			
RESPONDENT 1	1920 AIRPORT LLC	3808 SE 10TH AVE OCALA, FL 34480-2729			

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	6	\$132.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	3	\$37.50	\$0.00						

OCALA Case Details - No Attachments

City of Ocala

Case Number
ENV25-0300

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:				\$206.71	\$0.00					
TOTALS:				\$206.71	\$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	JEFFREY GUILBAULT	11/19/2025				Please cut and clean all overgrowth present in the Drainage Retention Area. Overgrowth consists of tall grass, weeds, and other types of vegetation.

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	JGB	11/19/2025	11/19/2025	NON COMPLIANT		While patrolling the area at 0930 I noticed the DRA on this property is overgrown and needs to be cut and cleaned. This is a vacant parcel with only a DRA on it. Please see photos. CLTO sent to admin. RI in 30 days.
FOLLOW UP	JGB	12/30/2025	12/30/2025	NON COMPLIANT		There has been no changes to the maintenance of the DRAs on the property. NOVPH sent to admin.

HEARING INSPECTION	JGB	1/26/2026	1/26/2026	NON COMPLIANT	<p>Today at 1010 I conducted a Hearing inspection and verified some of the DRA has been cut. However the entire DRA has not been cut and cleaned. The areas that were cut have tree debris, trash, and other miscellaneous items that need to be removed. Please see photos from this mornings inspection. I made contact with someone who works at the facility and he stated to me that Culligan is only responsible for maintaining one half of the DRA. I informed him the violation is still present and the case will be heard in front of the magistrate.</p>
--------------------	-----	-----------	-----------	---------------	--

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
PREPARE NOTICE	SHANEKA GREENE	11/20/2025	11/20/2025	CLTO
REGULAR MAIL	SHANEKA GREENE	11/20/2025	11/20/2025	CLTO MAILED
CONTACT	JEFFREY GUILBAULT	12/9/2025	12/9/2025	<p>The property owner called and stated they have an agreement with the tenants that they are to maintain the DRA. I provided him with photos and informed him if they need more time to please let me know and we will adjust the date accordingly.</p> <p>239.671.9151</p>
PREPARE NOTICE	SHANEKA GREENE	12/31/2025	1/2/2026	NOVPH
ADMIN POSTING	SHANEKA GREENE	1/2/2026	1/2/2026	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	1/2/2026	1/2/2026	<p>NOVPH MAILED</p> <p>91 7199 9991 7039 7682 7823</p> <p>1920 AIRPORT LLC</p> <p>RICHMOND KEITH E (REGISTERED AGENT)</p> <p>3808 SE 10TH AVE</p> <p>OCALA, FL. 34480-2729</p>
OFFICER POSTING	JEFFREY GUILBAULT	1/5/2026	1/5/2026	NOVPH READY FOR POSTING

OFFICER POSTING	JEFFREY GUILBAULT	1/5/2026	1/5/2026	NOVPH POP AT 0851
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	1/16/2026	1/21/2026	<p>Find the Respondent(s) guilty of violating city code section(s): 34-95 and order to:</p> <p>1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items by 4:00 pm on Thursday, February 26th, 2026. If the Respondent(s) fail to comply by 7:00 am on Friday, February 27th, 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.</p> <p>(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.</p> <p>2.) Pay the cost of prosecution of \$206.71 by February 26th, 2026.</p> <p>Non-compliance (Massey) hearing date: 03/25/2026</p>
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	1/28/2026		NEW BUSINESS

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

THE CITY OF OCALA

CASE NO: ENV25-0300

Petitioner,

VS.

1920 AIRPORT LLC

Respondents _____ /

AFFIDAVIT OF CASE PROSECUTION COSTS
FSS. 162.07(2)

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority, personally appeared, JEFFREY GUILBAULT, Environmental 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	3	\$37.50

3. Clerical & Casework Time:

	Cost	# of hour(s)	Total:
Clerical:	\$22.00	6	\$132.00

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

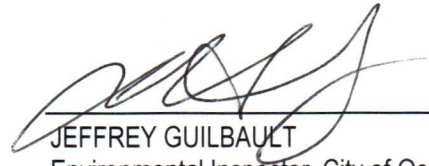
7. Administrative Fee(s):

	Cost	Total:
Fee(s):		

Total Costs: \$206.71

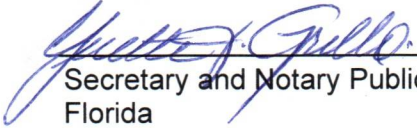
FURTHER. AFFIANT SAYETH NOT. Dated This:
1/15/2026

**STATE OF FLORIDA
COUNTY OF MARION**

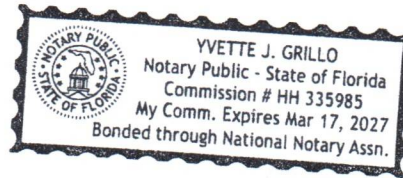


JEFFREY GUILBAULT
Environmental Inspector, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 15 Jan
by JEFFREY GUILBAULT 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

2025 Certified Assessment Roll

23421-004-01

Prime Key: 2795891

[MAP IT+](#)

[Property Information](#)

1920 AIRPORT LLC
3808 SE 10TH AVE
OCALA FL 34480-2729

[Taxes / Assessments:](#) \$2,103.24

Map ID: 162

[Millage:](#) 1001 - Ocala[M.S.T.U.](#)[PC:](#) 40

Acres: 1.32

[Current Value](#)

Land Just Value	\$143,748		
Buildings	\$0		
Miscellaneous	\$2,463		
Total Just Value	\$146,211	Impact	
Total Assessed Value	\$103,863	Ex Codes:	(\$42,348)
Exemptions	\$0		
Total Taxable	\$103,863		
School Taxable	\$146,211		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$143,748	\$0	\$2,463	\$146,211	\$103,863	\$0	\$103,863
2024	\$91,998	\$0	\$2,463	\$94,461	\$94,421	\$0	\$94,421
2023	\$83,374	\$0	\$2,463	\$85,837	\$85,837	\$0	\$85,837

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7424/1966	03/2021	06 SPECIAL WARRANTY	8 ALLOCATED	Q	V	\$1,169,500
5553/0225	08/2011	06 SPECIAL WARRANTY	8 ALLOCATED	Q	V	\$500,000
5266/0151	10/2009	09 EASEMNT	0	U	V	\$100
2509/1420	02/1998	06 SPECIAL WARRANTY	7 PORTIONUND INT	U	V	\$100
2509/1417	02/1998	06 SPECIAL WARRANTY	7 PORTIONUND INT	U	V	\$100
2429/1442	09/1997	07 WARRANTY	7 PORTIONUND INT	U	V	\$100
2429/1438	09/1997	07 WARRANTY	7 PORTIONUND INT	U	V	\$100
2210/1666	01/1996	07 WARRANTY	0	U	V	\$100

[Property Description](#)

SEC 23 TWP 15 RGE 21
COM AT THE INTERSECTION OF THE NLY ROW OF SW 20TH ST (FORMERLY AIRPORT RD 60 FT WIDE) AND THE
ELY ROW OF
SW 37TH AVE (60 FT WIDE) TH S 89-49-51 E ALONG THE N ROW OF SW 20TH ST 192.78 FT TO THE POB TH N 00-00-

10 E 226.37

FT TH S 89-57-10 E 153.52 FT TH N 00-00-10 E 200 FT TH S 89-57-10 E 33 FT TH S 00-00-10 W TO THE N ROW OF SW 20TH

ST 426.77 FT TH N 89-49-51 W ALONG SAID ROW 186.52 FT TO THE POB &

EXC COM W 1/4 COR TH S 00-23-51 W 1326.43 FT TH S 89-29-28 E 593.21 FT TH N 00-31-26 E 30 FT

TO POB TH NLY 20 FT TH S 89-20-28 E 186.15 FT TH S 00-32-27 W 20 FT TH N 89-20-28 W 186.14 FT TO POB

Parent Parcel: 23421-004-00[Land Data - Warning: Verify Zoning](#)

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
GISF	4000	.0	.0	M2	57,499.00	SF	2.5000	1.00	1.00	1.00	143,748	143,748
Neighborhood 9973											Total Land - Class \$143,748	
Mkt: 2 70											Total Land - Just \$143,748	

[Miscellaneous Improvements](#)

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
144 PAVING ASPHALT	2,400.00	SF	5	1995	3	0.0	0.0
105 FENCE CHAIN LK	450.00	LF	20	1995	4	0.0	0.0
							Total Value - \$2,463

[Appraiser Notes](#)

REAR ACCESS TO CULLIGAN WATER CO

[Planning and Building](#)[** Permit Search **](#)

Permit Number	Date Issued	Date Completed	Description
---------------	-------------	----------------	-------------

[Cost Summary](#)

Buildings R.C.N.	\$0	1/1/1800				
Total Depreciation	\$0					
Bldg - Just Value	\$0					
Misc - Just Value	\$2,463	3/11/2011	Bldg Nbr	RCN	Depreciation	Depreciated
Land - Just Value	\$143,748	8/26/2024				
Total Just Value	\$146,211	.				

Prepared by and return to:
Katherine Minchener, Paralegal
Berger Singerman LLP
350 East Las Olas Boulevard
Suite 1000
Fort Lauderdale, FL 33301

**Parcel Identification Numbers: 23421-000-00, 23421-005-00,
23431-004-01, and 20170644**

(Space Above This Line For Recording Data)

Special Warranty Deed

This Special Warranty Deed made this **First day of April, 2021**, between **CONSOLIDATED WATER GROUP, LLC, a Florida limited liability company**, whose post office address is 44 SE 1 Street, Suite 311, Ocala, FL 34471, Grantor, and **1920 AIRPORT LLC, a Florida limited liability company**, whose post office address is 3808 Southeast 10th Avenue, Ocala, Florida 34480, Grantee:

(Whenever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum of **TEN AND 00/100 DOLLARS (U.S. \$10.00)** and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in the **Marion County, Florida**, to-wit:

See Exhibit A attached hereto and made a part hereof

Subject to taxes for 2021 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, claiming by and through or under the Grantor, but against no others.

[Remainder of page intentionally left blank]

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Sawn Marie Lander
Witness Name: Sawn Marie Lander

Kristy Lynn Bullock
Witness Name: K Bullock

CONSOLIDATED WATER GROUP, LLC,
a Florida limited liability company

By: [Signature]
Name: William Bauer
Title: Manager

State of Florida
County of Marion

The foregoing instrument was sworn to and subscribed before me by means of ☒ physical presence or ☐ online notarization this 30 day of March, 2021, by William Bauer as manager of Consolidated Water Group, LLC, a Florida limited liability company, who ☒ is personally known to me or ☐ has produced a driver's license as identification.

Brenda L. Silcox
Notary Public

Printed Name: Brenda L. Silcox

My Commission Expires: 10-3-21

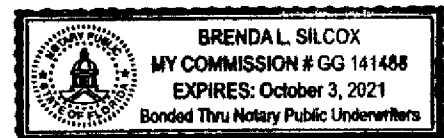


EXHIBIT A

Legal Description

The land referred to herein below is situated in the County of Marion, State of Florida, and described as follows:

Parcel I:

Commence at the intersection of the Northerly right-of-way of S.W. 20th Street (formerly Airport Road, 60 feet wide) and the Easterly right-of-way of S.W. 37th Avenue (60 feet wide); thence S. 89° 49' 51" E. along the North right-of-way of S.W. 20th Street, 192.78 feet to the Point of Beginning; thence N. 00° 00' 10" E., a distance of 226.37 feet; thence S. 89° 57' 10" E., a distance of 153.52 feet; thence N. 00° 00' 10" E., a distance of 200.00 feet; thence S. 89° 57' 10" E., a distance of 33.00 feet; thence S. 00° 00' 10" W. to the North right-of-way of S.W. 20th Street, 426.77 feet; thence N. 89° 49' 51" W. along said right-of-way, 186.52 feet to the Point of Beginning. All being in Section 23, Township 15 South, Range 21 East, Marion County, Florida.

LESS that portion conveyed to the City of Ocala by Deed recorded in Official Records Book 2210, Page 1666, Public Records of Marion County, Florida.

Parcel II:

Commence at the intersection of the Northerly right-of-way of S.W. 20th Street (formerly Airport Road, 60 feet wide) and the Easterly right-of-way of S.W. 37th Avenue (60 feet wide); thence along said Easterly right-of-way N. 00° 00' 10" E., 125.96 feet for the Point of Beginning; thence continue N. 00° 00' 10" E., 100.00 feet; thence S. 89° 57' 10" E., 68.80 feet; thence S. 00° 00' 10" W., 100.00 feet; thence N. 89° 57' 10" W., 68.80 feet to the Point of Beginning. All lying and being in Section 23, Township 15 South, Range 21 East, Marion County, Florida.

Parcel III:

A portion of the NW 1/4 of the SW 1/4 of Section 23, Township 15 South, Range 21 East, Marion County, Florida, being more fully described as follows:

Commence at the intersection of the Northerly right-of-way of SW 20th Street (formerly Airport Road, 60 feet wide) and the Easterly right-of-way of SW 37th Avenue (60 feet wide); thence along said Easterly right-of-way N. 00° 00' 10" E. 225.96 feet for the Point of Beginning; thence continue N. 00° 00' 10" E. 200.00 feet; thence S. 89° 57' 10" E. 346.30 feet; thence S. 00° 00' 10" W. 200.00 feet; thence N. 89° 57' 10" W. 346.30 feet to the Point of Beginning.



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
1920 AIRPORT LLC

Filing Information

Document Number L21000120502
FEI/EIN Number 86-2830823
Date Filed 03/23/2021
State FL
Status ACTIVE

Principal Address

3808 SE 10TH AVE
OCALA, FL 34480

Mailing Address

3808 SE 10TH AVE
OCALA, FL 34480

Registered Agent Name & Address

RICHMOND, KEITH E
3808 SE 10TH AVE
OCALA, FL 34480

Authorized Person(s) Detail

Name & Address

Title Partner

Richmond, Keith Edward
3808 SE 10TH AVE
OCALA, FL 34480

Annual Reports

Report Year	Filed Date
2023	02/13/2023
2024	02/13/2024
2025	01/22/2025

Document Images

[01/22/2025 -- ANNUAL REPORT](#)

[View image in PDF format](#)

02/13/2024 -- ANNUAL REPORT	View image in PDF format
02/13/2023 -- ANNUAL REPORT	View image in PDF format
01/31/2022 -- ANNUAL REPORT	View image in PDF format
03/23/2021 -- Florida Limited Liability	View image in PDF format



GROWN MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3RD STREET (2ND FLOOR) OCALA, FL 34471

11/20/2025

CASE NO: ENV25-0300

1920 AIRPORT LLC
RICHMOND KEITH E (REGISTERED AGENT)
3808 SE 10TH AVE
OCALA, FL. 34480-2729

RE: 23421-004-01 | 3600 BLOCK OF SW 20TH 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: 12/22/2025

Violations:

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

Please cut and clean all overgrowth present in the Drainage Retention Area. Overgrowth consists of tall grass, weeds, and other types of vegetation.

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.

JEFFREY GUILBAULT,
Code Environmental Inspector
352-598-7571 jguilbault@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

01/05/2026

1920 AIRPORT LLC
RICHMOND KEITH E (REGISTERED AGENT)
3808 SE 10TH AVE
OCALA, FL. 34480-2729

Respondent(s) _____ /

Location of Violation: 23421-004-01|3600 BLK OF SW 20TH ST

Case Number: ENV25-0300

Inspector Assigned: Jeff Guilbault

Required Compliance Date: 01/26/2026

Public Hearing Date & Time: 01/28/2026 10:30

Violation(s) and How to Abate:

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

Please cut and clean all overgrowth present in the Drainage Retention Area. Overgrowth
consists of tall grass, weeds, and other types of vegetation.

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:

Jeff Guilbault Environmental Inspector
jguilbault@ocalafl.gov
352-598-7571

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

CASE NO: ENV25-0300

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

**STATE OF FLORIDA
COUNTY OF MARION**

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

1. I did on 01/05/2026 post the Notice of Violation & Public Hearing to the property, located at 23421-004-01|3600 BLK OF SW 20TH ST.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

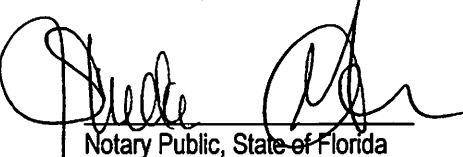
FURTHER, AFFIANT SAYETH NAUGHT.

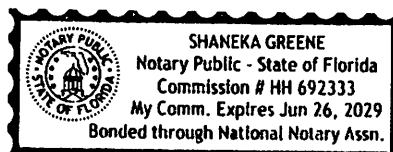
Dated: 01/05/2026


Environmental Inspector

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 01/05/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida






**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

01/05/2026

The Airport Code Enforcement Division has received a complaint from the City of Ocala regarding the presence of weeds and other unsightly or unsanitary matter in the Drainage Retention Area. The complaint was received on 01/05/2026 at 08:49:01. The City of Ocala Code Enforcement Division has issued this Notice of Violation and Public Hearing to the Respondent(s) on 01/05/2026 at 08:49:01.

Respondent(s):

Location of Violation: 1120 AIRPORT LLC
RICHMOND KEITH E (REGISTERED AGENT)
3808 SE 10TH AVE
OCALA, FL 34480-2729

Case Number: ENV25-0300
Inspector Assigned: Jeff Gullbeult
Required Compliance Date: 01/05/2026
Public Hearing Date & Time: 01/26/2026 10:30

Violation(s) and How to Abate:
SECTION 34-85 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR
UNSANITARY MATTER
Please cut and clean all overgrowth present in the Drainage Retention Area. Overgrowth
consists of tall grass, weeds, and other types of vegetation.

Office Reports

City of Ocala
Environmental Enforcement
01/05/2026 08:49:01



MENT

-8309

MOVE THIS
T APPROVAL
CITY CODE
MENT 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

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

01/05/2026

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$200 per day for a
1920 AIRPORT LLC
RICHMOND KEITH E (REGISTERED AGENT)
3808 SE 10TH AVE
OCALA, FL 34480-2729

Respondent(s) _____ /

Location of Violation: 23421-004-013600 BLK OF SW 20TH ST

Case Number: ENV25-0300

Inspector Assigned: Jeff Guilbault

Required Compliance Date: 01/26/2026

Public Hearing Date & Time: 01/28/2026 10:30

Violation(s) and How to Abate:

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

Please cut and clean all overgrowth present in the Drainage Retention Area. Overgrowth
consists of tall grass, weeds, and other types of vegetation.

guilbault@ocalafl.gov

352-598-7571

OfficeDepot®

City of Ocala
Environmental Enforcement
01/05/2026 08:49:08

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

CASE NO: ENV25-0300


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 01/02/2026 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.

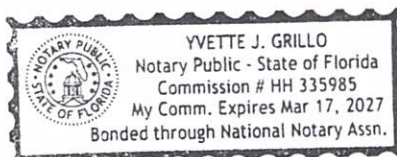
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 01/02/2026

Code Specialist I

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 01/02/2026 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





City of Ocala
Environmental Enforcement
01/26/2026 10:09:22



City of Ocala
Environmental Enforcement
01/26/2026 10:09:41



City of Ocala
Environmental Enforcement
11/19/2025 09:30:57



City of Ocala
Environmental Enforcement
11/19/2025 09:31:00