



Case Details - No Attachments

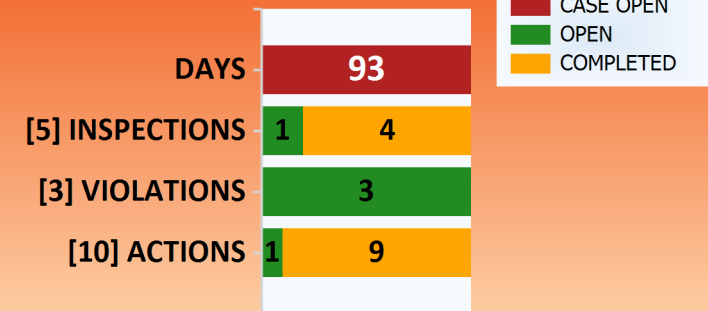
City of Ocala

Case Number

CE25-1103

Description: DERELICT VEHICLES IN YARD			Status: HEARING
Type: GENERAL VIOLATION		Subtype: MISC ORDINANCE VIOLATION	
Opened: 10/23/2025	Closed:	Last Action: 1/28/2026	Flw Up: 1/26/2026
Site Address: 705 NW 7TH PL OCALA, FL 34475			
Site APN: 2570-101-016		Officer: JEFFREY GUILBAULT	
Details:			

Case Summary



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
COMPLAINANT	OFFICER C. DEMARY	402 S PINE AVE ,	(352)369-7000		
OWNER	SMITH RICHARD	705 NW 7TH PL OCALA, FL 34475-5949			
RESPONDENT 1	SMITH, RICHARD	705 NW 7TH PL OCALA, FL 34471-5949	(352)288-1839		

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	5	\$62.50	\$0.00						



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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:				\$253.71	\$0.00					
TOTALS:				\$253.71	\$0.00					

VIOLATIONS

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS	JEFFREY GUILBAULT	10/24/2025				Please repair all damaged fencing with like for like materials or remove the fencing from the property. Chain link fencing is leaning over and not tied into the posts.
SECTION 34-122 ABANDONED OR DERELICT VEHICLES	JEFFREY GUILBAULT	10/24/2025				Please remove all derelict vehicles from the property or get all vehicles in good running condition (air in the tires, not in disrepair) , ensure all vehicles on the property are licensed and tagged.
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	JEFFREY GUILBAULT	10/24/2025				Please cut and clean the property. Cut all overgrowth on the property (vines and weeds growing on the fence) and remove all junk and debris from the property (mattress, bike parts, cardboard, buckets, tarps, furniture, and any other miscellaneous items).

INSPECTIONS



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INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	JGB	10/24/2025	10/24/2025	NON COMPLIANT		Today at 1038 I responded to the complaint of derelict vehicles on this property. At the time of my inspection i noticed the following derelict vehicles on the property: silver ford car with no plates, red dodge car with no plates, black chevy Camaro flat tires and no plates, white car that has not moved recently, a car partially covered with a tarp missing the hood, and two vehicles property licensed and tagged that appear to operational. Please remove all derelict vehicles, or repair vehicles to ensure they are operational for the road and properly licensed and tagged. While conducting the inspection i noticed there is junk and debris in the rear yard consisting of mattresses, cardboard, metal objects, bicycle parts, buckets, and many other miscellaneous items. Also there is vines growing on the fence. Please cut and clean the property removing all junk and debris and cutting all overgrowth. Lastly the chain link fence is dilapidated. Please repair all damaged fencing with like for like materials or remove the fence from the property. Please see attached photos. RI in 14 days. While conducting my inspection i was approached by people in the neighborhood. They asked for my identification and i provided them with my city issued badge and offered to give them all my business card. They were in question of my city issued vehicle and i informed them there is GETAC cameras that record everything i am doing and the truck i am driving is indeed a city issued vehicle. They refused to take my cards, and they also refused to inform me of there names.

FOLLOW UP	JGB	11/10/2025	11/10/2025	NON COMPLIANT		I spoke to a tenat at the property Dennis, He asked for some more time to get the property in compliance, i let him know that is fine. I could see the vehchles that needed to be removed are being towed out, and the debris are being piled up to go to the local scrap yard. I informed Denis that the fence needed to be repaired and we walked around the property to verify what areas needed to be repaired. I will come back in 10 days to verify compliance.
FOLLOW UP	JGB	11/24/2025	11/24/2025	NON COMPLIANT		I verified today at 1019 that there is progress in getting the property into compliance. There is still derelict vehicles on the property and debris present. Please see my photos from today. I will RI in 30 days to verify compliance.
FOLLOW UP	JGB	12/30/2025	12/30/2025	NON COMPLIANT		There has been no changes to the property since my last inspection. NOVPH sent to admin.
COMPLIANCE	JGB	1/26/2026				

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
COMPLAINT RECEIVED	SHANEKA GREENE	10/23/2025	10/23/2025	EMAIL COMPLAINT CAME IN STATING DERELICT VEHICLES PARKED IN YARD. COMPLAINT REPORT ATTACHED
PREPARE NOTICE	SHANEKA GREENE	10/24/2025	10/27/2025	clto
REGULAR MAIL	SHANEKA GREENE	10/27/2025	10/27/2025	CLTO MAILED
CONTACT	JEFFREY GUILBAULT	11/10/2025	11/10/2025	I spoke to a tenant at the property Dennis, He asked for some more time to get the property in compliance, i let him know that is fine. I could see the vehicles that needed to be removed are being towed out, and the debris are being piled up to go to the local scrap yard. I informed Denis that the fence needed to be repaired and we walked around the property to verify what areas needed to be repaired. I will come back in 10 days to verify compliance.



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City of Ocala

Case Number

CE25-1103

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	NOVPH MAILED 91 7199 9991 7039 7682 7816 SMITH RICHARD 705 NW 7TH PL OCALA, FL. 34475-5949
OFFICER POSTING	JEFFREY GUILBAULT	1/5/2026	1/5/2026	NOVPH READY FOR POSTING NOVPH POP
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	1/16/2026	1/21/2026	Find the Respondent(s) guilty of violating city code section(s): 34-95, 34-122, and 82-3 and order to: 1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items by 4:00 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. (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.) (a) Remove all abandoned, untagged, and/or inoperable vehicles by 04:00 pm on Thursday, February 26th, 2026, or (b) Have all vehicles properly registered and operational by 4:00pm on Thursday, February 26th, 2026, and not keep, dump, store, place, or maintain any abandoned or derelict vehicle on the property in violation of the city's code. If the

				Respondent(s) fail to comply by 7:00 am on Friday, February 27th, 2026, there shall be a fine of \$50 per day thereafter that shall run in addition to any other fines until all violations of sections 34-122 have been abated. Additionally, the city shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance, to include removal of all abandoned or derelict vehicles in violation of city code section 34-122 through the assistance of the Ocala Police Department and their vehicle tow policies. 3,) The fence shall be maintained in a sound condition and in good repair as per City of Ocala ordinance section 82-3 by 4:00 pm on Thursday, February 26th, 2026, or remove the fence by 4:00 pm on Thursday, February 26th, 2026. If the Respondent fails to comply by 7:00 am on Friday, February 27th, 2026, there shall be a fine of \$50.00 per day thereafter that will run in addition to any other fines. Additionally, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance to include repair or removal of all fencing. 4.) Pay the cost of prosecution of \$253.71 by February 26th, 2026. Non-compliance (Massey) hearing date: 03/25/2026
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: CE25-1103

Petitioner,

VS.

SMITH, RICHARD

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	5	\$62.50

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

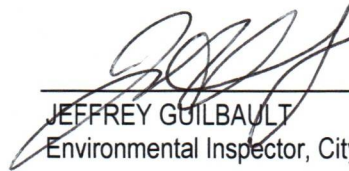
7. Administrative Fee(s):

	Cost	Total:
Fee(s):		

Total Costs: \$253.71

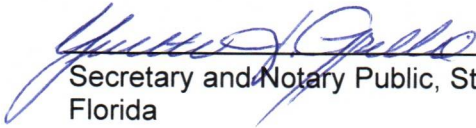
FURTHER. AFFIANT SAYETH NOT. Dated This:
1/15/2026

**STATE OF FLORIDA
COUNTY OF MARION**

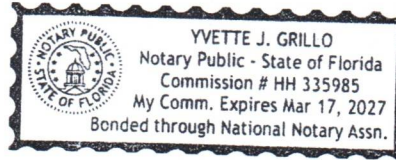


JEFFREY GUILBAULT
Environmental Inspector, City of Ocala

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 Property Record Card

2570-101-016

[GOOGLE Street View](#)

Prime Key: 1231124

[MAP IT+](#)

[Property Information](#)

SMITH RICHARD
705 NW 7TH PL
OCALA FL 34475-5949

[Certified Taxes / Assessments:](#)

Map ID: 178

[Millage:](#) 1001 - OCALA[M.S.T.U.](#)[PC:](#) 01

Acres: .20

Situs: 705 NW 7TH PL OCALA

[Current Value](#)

Land Just Value	\$10,680		
Buildings	\$68,038		
Miscellaneous	\$330		
Total Just Value	\$79,048	Impact	
Total Assessed Value	\$41,916	Ex Codes:	(\$37,132)
Exemptions	\$0		
Total Taxable	\$41,916		
School Taxable	\$79,048		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$10,680	\$68,038	\$330	\$79,048	\$41,916	\$0	\$41,916
2024	\$10,680	\$65,778	\$310	\$76,768	\$38,105	\$0	\$38,105
2023	\$6,764	\$39,481	\$200	\$46,445	\$34,641	\$0	\$34,641

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
2622/0129	03/1999	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$21,000
2622/0128	09/1997	71 DTH CER	0	U	I	\$100
2103/1992	01/1995	60 CRT ORD	1 LIFE ESTATE	U	I	\$100
0509/0006	01/1972	02 DEED NC	0	U	I	\$100

[Property Description](#)

SEC 07 TWP 15 RGE 22
PLAT BOOK A PAGE 147
SUBDIVISION OF BLK 1 RANGE 1 GOSS
LOTS 16.17

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

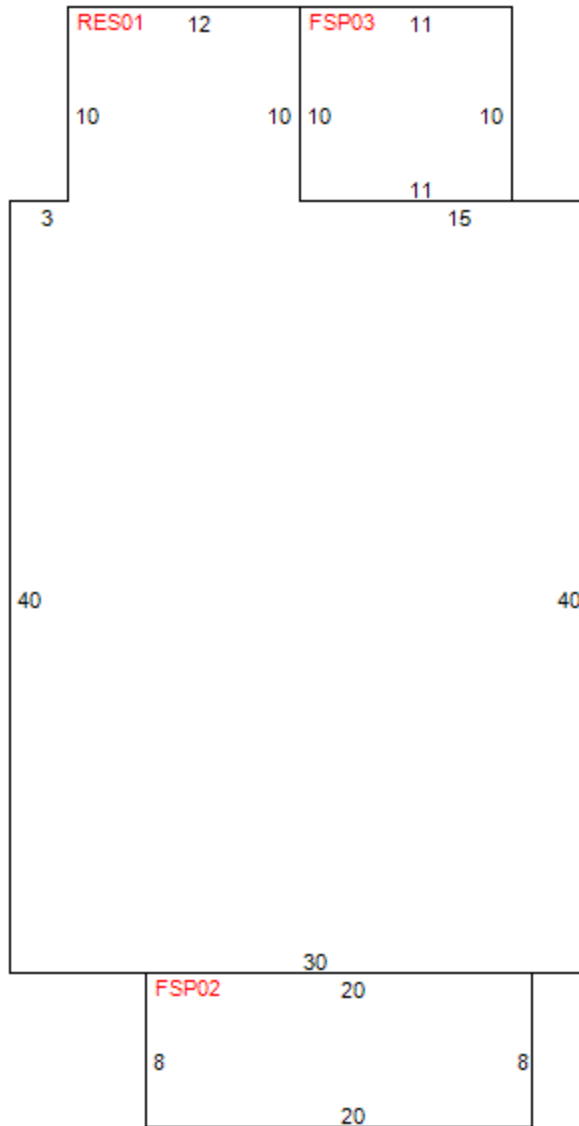
Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		80.0	110.0	R2	80.00	FF	150.0000	1.00	0.89	1.00	10,680	10,680
Neighborhood 4493											Total Land - Class \$10,680	
Mkt: 8 70											Total Land - Just \$10,680	

[Traverse](#)**Building 1 of 1**

RES01=L30U40R3U10R12D10R15D40.L3

FSP02=D8L20U8R20.R3U40L4

FSP03=U10L11D10R11.

[Building Characteristics](#)

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 8 - 35-39 YRS
Condition 2
Quality Grade 300 - LOW
Inspected on 7/11/2023 by 181

Year Built 1948
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 160

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	0124	- CONC BLK-PAINT	1.00	1948	N	0 %	0 %	1,320	1,320
FSP	0201	- NO EXTERIOR	1.00	1948	N	0 %	0 %	160	160
FSP	0301	- NO EXTERIOR	1.00	1948	N	0 %	0 %	110	110

Section: 1

Roof Style: 10 GABLE	Floor Finish: 28 SOFTWD ON WOOD	Bedrooms: 3	Blt-In Kitchen: Y
Roof Cover: 06 ASPHALT SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 0	Dishwasher: N
Heat Meth 1: 06 CONVECTION	Heat Fuel 1: 08 OIL	3 Fixture Baths: 2	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 3 PIER	Fireplaces: 0	Extra Fixtures: 2	Intercom: N
A/C: N			Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
105 FENCE CHAIN LK	190.00	LF	20	1980	1	0.0	0.0	
Total Value - \$330								

Appraiser NotesPlanning and Building** Permit Search **

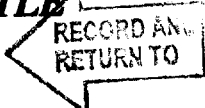
Permit Number	Date Issued	Date Completed	Description
PRLM25-0446	8/26/2025	-	POWE PERM POWER

Cost Summary

Buildings R.C.N.	\$98,344	6/27/2016				
Total Depreciation	(\$64,907)					
Bldg - Just Value	\$33,437		Bldg Nbr	RCN	Depreciation	Depreciated
Misc - Just Value	\$330	3/11/2011	1	\$98,344	(\$64,907)	\$33,437
Land - Just Value	\$10,680	3/25/2025				
Total Just Value	\$44,447	.				

15

ALL AMERICAN LAND TITLE



DAVID R. ELLSPERMANN, CLERK OF CIRCUIT COURT
FILE: 99025242
DATE: 03/23/99 14:26
OR BOOK/PAGE: 2622/129
MARION COUNTY

RECORD & RETURN TO:
PREPARED BY: Christy R. Tippet, An Employee of
All American Land Title Insurance Agency, Ltd.
2506-B S.E. 17th Street
Ocala, Florida 34471 FILE NO: AM9811024

R. 10.50
DOC 147.00

Deed Doc Stamps 147.00 PAID

03/23/99 MARION COUNTY

[Signature]

This Warranty Deed

Made this 19th day of March A.D. 19 99
by Michele Winters

hereinafter called the grantor, to
Richard Smith

whose post office address is: 705 NW 7th Place, Ocala, FL 34471

hereinafter called the grantee: Grantees' SSN:
(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in MARION County, Florida, viz:
See Schedule A attached hereto and by this reference made a part hereof.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel Identification Number: 2570-101-016

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; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 19 99

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Witness Name: STACEY N. FALLOW

[Signature] LS
Name & Address: Michele Winters
6121-103 SUN POINTE DR.
RALEIGH, NC 27606 LS

[Signature]
Witness Name: O. MAY D. LIMEZ

State of North Carolina
County of Wake

The foregoing instrument was acknowledged before me this 19th day of March, 19 99, by Michele Winters

who is personally known to me or who has produced NC Drivers License # 23716324 Exp. 10-11-03 as identification.

Stacey N. Fallow *[Signature]*
Print Name:
Notary Public
My Commission Expires: 12-23-03

Schedule A

Parcel No. 1

Lot 16, of a Subdivision of Block 1, Range 1, Goss Addition to the City of Ocala, as per Plat thereof, Recorded in Plat Book A, Page 147, Public Records of Marion County, Florida.

Parcel No. 2

Lot 17, of a Subdivision of Block 1 Range 1, Goss Addition to the City of Ocala, as per Plat thereof, Recorded in Plat Book A, Page 147, Public Records of Marion County, Florida.

SUBJECT TO Covenants, restrictions, easements of record and taxes for the current year.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.



Thursday, October 23, 2025

Report a Code Violation

Complainant/Reporter Information

(this section may be subject to Florida's Public Records Law)

Name of the person submitting the report Officer C. Demary

Complainant/Reporter Phone Number (352) 369-7000

Complainant/Reporter Address 402 S pine ave
Ocala, FL, 34475

Violation Information

Location of Violation

705 NW 7th Pl

Nature of the Violation

Disabled vehicles parked in yard



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

10/27/2025

CASE NO: CE25-1103

SMITH RICHARD
705 NW 7TH PL
OCALA, FL. 34475-5949

RE: 2570-101-016 | 705 NW 7TH PL

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: 11/10/2025

Violations:

SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS

Please repair all damaged fencing with like for like materials or remove the fencing from the property. Chain link fencing is leaning over and not tied into the posts.

SECTION 34-122 ABANDONED OR DERELICT VEHICLES

Please remove all derelict vehicles from the property or get all vehicles in good running condition (air in the tires, not in disrepair), ensure all vehicles on the property are licensed and tagged.

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

Please cut and clean the property. Cut all overgrowth on the property (vines and weeds growing on the fence) and remove all junk and debris from the property (mattress, bike parts, cardboard, buckets, tarps, furniture, and any other miscellaneous items).

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

SMITH RICHARD
705 NW 7TH PL
OCALA, FL. 34475-5949

Respondent(s) _____ /

Location of Violation: 705 NW 7TH PL|2570-101-0116

Case Number: CE25-1103

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 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS
Please repair all damaged fencing with like for like materials or remove the fencing from the property. Chain link fencing is leaning over and not tied into the posts.

SECTION 34-122 ABANDONED OR DERELICT VEHICLES
Please remove all derelict vehicles from the property or get all vehicles in good running condition (air in the tires, not in disrepair) , ensure all vehicles on the property are licensed and tagged.

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
Please cut and clean the property. Cut all overgrowth on the property (vines and weeds growing on the fence) and remove all junk and debris from the property (mattress, bike parts, cardboard, buckets, tarps, furniture, and any other miscellaneous items).

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: CE25-1103

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

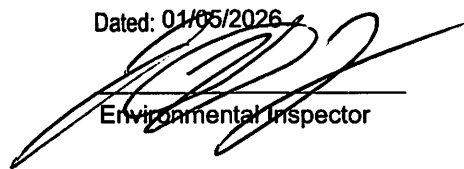
**STATE OF FLORIDA
COUNTY OF MARION**

BEFORE ME, the undersigned authority personally appeared, Jeff Guilbault, 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 705 NW 7TH PL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

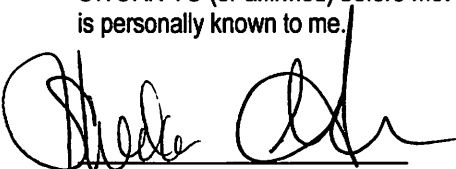
FURTHER, AFFIANT SAYETH NAUGHT.

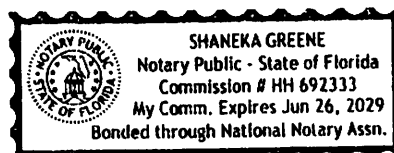
Dated: 01/05/2026


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





City of Ocala
Environmental Enforcement
01/05/2026 09:45:13



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

City of Ocala - City Hall - 2nd Floor (Council Chambers)
110 SE White 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 first violation and up to \$300 per day for a repeat violation, and to levy a lien on the real and personal property of the violator. If the violator fails to comply with the order of the Board/Special Magistrate, a lien will be filed against the property. A public hearing will be held on or before the date indicated on this notice to determine if the violator is in compliance with the order. If the violator is not in compliance, the public hearing will be conducted on the date of the notice. The violator may appear at the hearing to explain the violation and to request a reduction in the fine. The violator may also request a public hearing to explain the violation and to request a reduction in the fine. The violator may also request a public hearing to explain the violation and to request a reduction in the fine.

Respondent(s) _____

Location of Violation: 705 NW 7TH PL/2570-101-0118

Case Number: CE25-1103

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 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS
Please repair all damaged fencing with like for like materials or remove the fencing from the property. Chain link fencing is leaning over and not tied into the posts.

SECTION 34-122 ABANDONED OR DERELICT VEHICLES
Please remove all derelict vehicles from the property or get all vehicles in good running condition (air in the tires, not in disrepair) , ensure all vehicles on the property are licensed and tagged.

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
Please cut and clean the property. Cut all overgrowth on the property (vines and weeds growing on the fence) and remove all junk and debris from the property (mattress, bike parts, cardboard, buckets, tarps, furniture, and any other miscellaneous items).

Office DEPOT®

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

CASE NO: CE25-1103

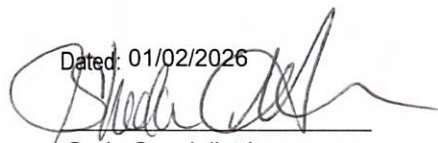
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

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.

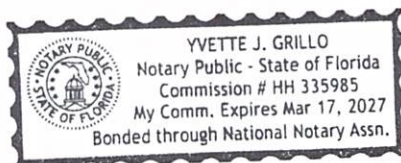
Dated: 01/02/2026

Code Specialist I

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 01/02/2026 by Yvette Grillo
is personally known to me.

Code Specialist, City of Ocala, who


Notary Public, State of Florida





City of Ocala
Environmental Enforcement
11/24/2025 10:18:22



City of Ocala
Environmental Enforcement
11/24/2025 10:18:17



City of Ocala
Environmental Enforcement
10/24/2025 10:28:05



City of Ocala
Environmental Enforcement
10/24/2025 10:28:43



City of Ocala
Environmental Enforcement
10/24/2025 10:28:40



City of Ocala
Environmental Enforcement
10/24/2025 10:28:30



City of Ocala
Environmental Enforcement
10/24/2025 10:30:40



City of Ocala
Environmental Enforcement
10/24/2025 10:28:53