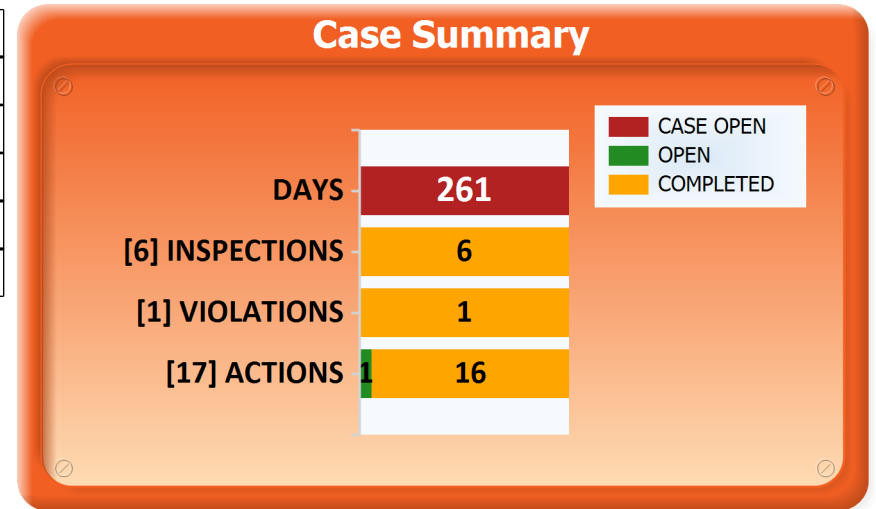


OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-0748

Description:		Status: NON COMP HEARING	
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 7/21/2025	Closed:	Last Action: 4/9/2026	Flw Up: 2/19/2026
Site Address: 2350 NE 12TH CT OCALA, FL 34470			
Site APN: 24994-004-00		Officer: STEPHANI SMITH	
Details:			



ADDITIONAL SITES **LINKED CASES**

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
COMPLAINANT	SHAWNETTA A. ALEXANDER	2338 NE 12th Ct Ocala, fl 34470	(352)843-0734		SHAWNETTAALEXANDER@YAHOO.COM
OWNER	CLIFFORD SCOTT	2333 PALM DR OVIEDO, FL 32765-7725			
RESPONDENT 1	CLIFFORD SCOTT	2333 PALM DR OVIEDO, FL 32765-7725			

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
CE25-0748

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						
CITY ABATES	001-359-000-000-06-35960	0	\$100.00	\$0.00						
Total Paid for CITY ABATES:			\$100.00	\$0.00						
COSTS FOR CLEANUPS OR DEMOLITIONS	001-359-000-000-06-35960	0	\$19,772.90	\$0.00						
Total Paid for COSTS FOR CLEANUPS OR DEMOLITIONS:			\$19,772.90	\$0.00						
\$50 FINE PER DAY	001-359-000-000-06-35960	48	\$2,400.00	\$0.00						
Total Paid for DAILY FINES:			\$2,400.00	\$0.00						
TOTALS:			\$22,514.11	\$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	STEPHANI SMITH	7/22/2025	2/19/2026			Please cut and clear all overgrowth throughout the property. Remove any dead tree(s) from off the property , and grind the stump down to be 12 (twelve) inches or less.

INSPECTIONS

INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
-----------------	-----------	----------------	----------------	--------	---------	-------

OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-0748

INITIAL	SMS	7/22/2025	7/22/2025	NON COMPLIANT	<p>DEAD TREE ON VACANT PARCEL AND TREE LIMBS ARE FALLING ONTO NEIGHBORS PROPERTY AND DRIVEWAY. FEARS TREE WILL FALL AND DAMAGE HER HOME</p> <p>On 07/22/2025, I have responded out to the listed location in reference to a citizen's complaint received about a dead tree on the property. I have confirmed that there is a dead tree on the property. In addition to this, the overgrowth has grown back onto the property. View attachments. CLTO generation assigned to Admin, and a Follow-Up has been scheduled.</p>
FOLLOW UP	SMS	11/13/2025	11/13/2025	NON COMPLIANT	<p>On 11/13/2025, I have responded out to the property in reference to a dead tree. Dead tree continues to remain at the property in addition to overgrowth. View attachments. Inspections scheduled, and NOVPH generation assigned to Admin.</p>
CASE WORK	SMS	12/4/2025	12/4/2025	NON COMPLIANT	<p>On 12/04/2025, I have re-inspected the property in reference to a NOVPH compliance inspection. I have observed that the dead tree continues to exist on the property. View attachments.</p>
HEARING INSPECTION	SMS	12/10/2025	12/10/2025	NON COMPLIANT	<p>On 12/10/2025, I have re-inspected the property in reference to a dead tree. The dead tree continues to exist on the property in addition to the tall weeds and grass exceeding 12 inches in height. View attachments.</p>
COMPLIANCE	SMS	1/2/2026	1/2/2026	NON COMPLIANT	<p>MASSEY INSPECTION</p> <p>On 01/02/2026, I have re-inspected the property in reference to a compliance inspection. I have observed that the dead tree continues to exist along with overgrowth. View attachments. Prosecution costs of \$241.21 remain unpaid. Affidavit of Non-Compliance completed and submitted to Admin.</p>

OCALA Case Details - No Attachments

City of Ocala

Case Number
CE25-0748

COMPLIANCE	JLB	2/19/2026	2/19/2026	NON COMPLIANT	<p>CUT AND CLEAN</p> <p>I conducted a compliance inspection after the assigned city vendor cut and cleaned the property. I observed the property had been brought into (involuntary) compliance. Photo attached. Fines and fees remain unpaid. Affidavit of non-compliance completed.</p>
------------	-----	-----------	-----------	---------------	--

CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
COMPLAINT RECEIVED	YVETTE J GRILLO	7/21/2025	7/21/2025	
PREPARE NOTICE	SHANEKA GREENE	7/23/2025	7/23/2025	CLTO X 1 CLIFFORD SCOTT 2333 PALM DR OVIEDO FL 32765-7725
REGULAR MAIL	SHANEKA GREENE	7/23/2025	7/23/2025	CLTO MAILED
PREPARE NOTICE	SHANEKA GREENE	11/17/2025	11/18/2025	NOVPH X 1 CLIFFORD SCOTT 2333 PALM DR OVIEDO FL 32765-7725
ADMIN POSTING	SHANEKA GREENE	11/18/2025	11/18/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	11/18/2025	11/18/2025	NOVPH MAILED 9489 0090 0027 6697 0028 97 CLIFFORD SCOTT 2333 PALM DR OVIEDO, FL. 32765-7725
OFFICER POSTING	STEPHANI SMITH	11/19/2025	11/19/2025	NOVPH READY FOR POSTING NOVPH POSTED ONTO THE PROPERTY.

Case Details - No Attachments

City of Ocala

Case Number
CE25-0748

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	11/28/2025	11/25/2025	<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 4:00pm on Thursday, January 1st, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, January 2nd, 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 \$241.21 by January 1st, 2026.</p>
HEARING CODE BOARD	YVETTE J GRILLO	12/11/2025	12/16/2025	NEW BUSINESS
CERTIFIED MAIL	YVETTE J GRILLO	12/19/2025	12/19/2025	<p>FOF 91 7199 9991 7039 7682 1562 CLIFFORD SCOTT 2333 PALM DR OVIEDO, FL. 32765-7725</p>
OFFICER POSTING	JEFFREY GUILBAULT	12/19/2025	12/19/2025	<p>FOF FOF POP AT 1422</p>
MASSEY	YVETTE J GRILLO	1/8/2026	1/9/2026	send to Native Tree vendor for clean up for dead tree
CLEAN-UP	SHANEKA GREENE	2/6/2026	2/6/2026	SENT REQUEST FOR CUT AND CLEAN TO NATIVE TREE
ADMIN POSTING	SHANEKA GREENE	3/27/2026	3/27/2026	NON COMP HERING NOTICE

Case Details - No Attachments

City of Ocala

Case Number
CE25-0748

CERTIFIED MAIL	SHANEKA GREENE	3/27/2026	3/27/2026	NON COMP HEARING NOTICE MAILED 9489 0090 0027 6696 9861 12 CLIFFORD SCOTT 2333 PALM DR OVIEDO FL 32765-7725
OFFICER POSTING	JENNIPHER L BULLER	3/30/2026	3/30/2026	NOTICE NON COMP HEARING READY FOR POSTING Posted.
MASSEY	YVETTE J GRILLO	4/9/2026		MASSEY FOR LIEN

BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
OCALA, MARION COUNTY, FLORIDA

THE CITY OF OCALA
Petitioner,

CASE NO: CE25-0748



vs.

GREGORY C HARRELL CLERK & COMPTROLLER MARION CO
DATE: 12/18/2025 03:47:55 PM
FILE #: 2025166900 OR BK 8787 PGS 915-916
REC FEES: \$18.50 INDEX FEES: \$0.00
DDS: \$0 MDS: \$0 INT: \$0

CLIFFORD, SCOTT
2333 PALM DR
OVIEDO, FL 32765-7725
Respondents _____/

FINAL ADMINISTRATIVE ORDER

THIS CAUSE, came for public hearing before the Municipal Code Enforcement Board on; December 11th, 2025, after due notice to the Respondent(s), and the Municipal Code Enforcement Board having heard testimony under oath, received evidence, considered stipulations, and heard argument, thereupon issues its Final Administrative Order, Findings of Fact, Conclusion of Law, and Notice of Hearing on Compliance, and Imposition of Fines as follows:

I. FINDINGS OF FACT:

- A. The Respondent(s), **CLIFFORD, SCOTT, 2333 PALM DR, OVIEDO, FL 32765-7725**, owner(s) in charge of the property described as: **2350 NE 12TH CT | 24994-004-00, Ocala, Florida** recorded in the Public Records of Marion County, Florida.
- B. That on and between July 22nd, 2025, and December 10th, 2025, the property, as described above, was in violation of the City of Ocala Code of Ordinances, **SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER.**

II. CONCLUSION OF LAW:

- A. The Respondent(s), **CLIFFORD, SCOTT**, by reason of the foregoing are in violation of the Code of Ordinances of the City of Ocala, **SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER**, in that the Respondent(s) have failed to remedy the violation(s) and is subject to the provisions of the Code of Ordinances of the City of Ocala, Florida, Sections 2-426 and 2-443.

III. ORDER:

- A. 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, January 1st, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, January 2nd, 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 January 1st, 2026.
- B. This Order may be recorded in the Public Records of Marion County, Florida, and shall constitute a lien against the above described property, and upon any other real, or personal property, owned by the Respondent(s), pursuant to Sections 162.08 and 162.09, Florida State Statutes, and Section 2-426 and 2-443, Code of Ordinances City of Ocala, Florida.

C. The holder of this Order, and the lien arising hereunder, is the City of Ocala, a Florida Municipal Corporation, with the address of: 110 S.E. Watula Avenue, Ocala, Florida 34471.

DONE AND ORDERED; this 11th day of December 2025.

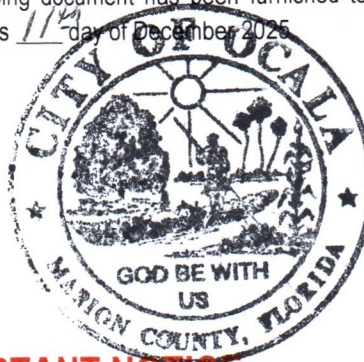
MUNICIPAL CODE ENFORCEMENT BOARD
OCALA, FLORIDA

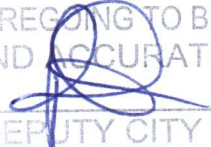

Michael Gartner, Chair
Municipal Code Enforcement Board

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing document has been furnished to Respondent(s) by mail to: **CLIFFORD, SCOTT, 2333 PALM DR, OVIEDO, FL 32765-7725**, this 11th day of December 2025.


Yvette Grillo, Board Secretary
Municipal Code Enforcement Board



THIS IS TO CERTIFY THE
FOREGOING TO BE A TRUE
AND ACCURATE COPY

DEPUTY CITY CLERK

IMPORTANT NOTICE:

NOTICE OF HEARING ON COMPLIANCE, AND IMPOSITION OF FINES: NON-COMPLIANCE HEARING - IF YOU, AS THE RESPONDENT, 1.) DO NOT BRING THE PROPERTY INTO COMPLIANCE, 2.) CALL FOR A RE-INSPECTION AND 3.) RECEIVE AN AFFIDAVIT OF COMPLIANCE; NOTICE IS HEREBY GIVEN THAT A HEARING BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD IS TO BE HELD ON JANUARY 8TH, 2026, AT 5:30 PM, AT THE: CITY COUNCIL CHAMBER, CITY HALL, 110 S.E. WATULA AVENUE, OCALA, FLORIDA 34471, TO DETERMINE IF THE VIOLATION AS SET FORTH IN THIS ORDER CONTINUED BEYOND THE COMPLIANCE DATE, AND IF SO TO CONSIDER IMPOSITION OF A FINE OR OTHER PENALTIES. YOUR FAILURE TO APPEAR COULD RESULT IN A WAIVER OF YOUR OPPORTUNITY TO BE HEARD IN THIS MATTER AND MAY RESULT IN AN ACTION BY THE MUNICIPAL CODE ENFORCEMENT BOARD WHICH COULD BE ADVERSE TO YOUR INTEREST. ADDITIONALLY, PLEASE BE ADVISED THAT PURSUANT TO CHAPTER 162 OF THE FLORIDA STATUTES, YOU MAY HAVE OTHER ADDITIONAL RIGHTS IN REFERENCE TO ANY FINDINGS BY THE MUNICIPAL CODE ENFORCEMENT BOARD.

IN THE EVENT OF NON-COMPLIANCE, AN ORDER IMPOSING A FINE SHALL BE RECORDED IN THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, AND THEREAFTER SHALL CONSTITUTE A LIEN AGAINST THE LAND UPON WHICH THE VIOLATION(S) EXISTS, OR UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY YOU. **BE ADVISED THAT YOU HAVE A RIGHT TO APPEAL THIS ORDER WITHIN A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF THE ORDER, IN ACCORDANCE WITH SECTION 2-445, CODE OF ORDINANCES OF THE CITY OF OCALA, TO THE CIRCUIT COURT OF MARION COUNTY.**

IF A REPEAT VIOLATION IS FOUND, THE CODE INSPECTOR SHALL NOTIFY THE VIOLATOR BUT IS NOT REQUIRED TO GIVE THE VIOLATOR A REASONABLE TIME TO CORRECT THE VIOLATION. THE CASE MAY BE PRESENTED TO THE MUNICIPAL CODE ENFORCEMENT BOARD, EVEN IF THE REPEAT VIOLATION HAS BEEN CORRECTED PRIOR TO THE MUNICIPAL CODE ENFORCEMENT BOARD HEARING, AND UPON FINDING THAT A REPEAT VIOLATION HAS BEEN COMMITTED, MAY ORDER THE VIOLATOR TO PAY A FINE NOT TO EXCEED \$500.00 PER DAY FROM THE INTIAL INSPECTION WHEN THE VIOLATION WAS OBSERVED.

FOR QUESTIONS ABOUT THIS FINAL ADMINISTRATIVE ORDER, PLEASE CONTACT THE CITY OF OCALA, CODE ENFORCEMENT DIVISION: (352) 629-8309.

BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
OCALA, MARION COUNTY, FLORIDA

CITY OF OCALA
Petitioner,

Vs.

CASE NO: CE25-0748

CLIFFORD, SCOTT
2333 PALM DR
OVIEDO, FL 32765-7725
Respondent. /

AFFIDAVIT OF NON-COMPLIANCE

STATE OF FLORIDA
COUNTY OF MARION

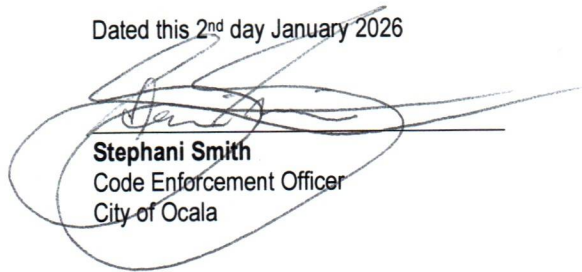
BEFORE ME, the undersigned authority, personally appeared, Stephani Smith, Code Enforcement Officer for the City of Ocala, who being duly sworn, deposes and says:

1. That on December 11th, 2025, the Municipal Code Enforcement Board held a public hearing and issued its Order in the above styled matter.
2. That Respondent was to have taken certain corrective action on or before January 2nd, 2026.
3. That a re-inspection was performed on January 2nd, 2026.
4. That the below listed corrective action(s) ordered by the Municipal Code Enforcement Board **have not** been taken:

Abatement of violations as ordered; Section(s) 34-95
5. The prosecution costs of \$241.21 remain unpaid.

FURTHER, AFFIANT SAYETH NOT.

Dated this 2nd day January 2026



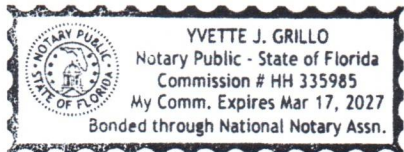
Stephani Smith
Code Enforcement Officer
City of Ocala

STATE OF FLORIDA
COUNTY OF MARION

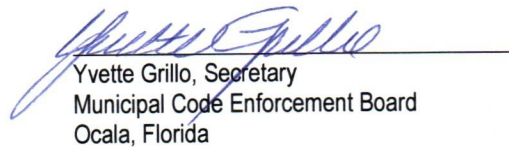
The foregoing Affidavit of Non-compliance was acknowledged before me by Stephani Smith 2nd day of January 2026, who is personally known to me, and who did take an oath.



Notary Public, State of Florida



I HEREBY CERTIFY that a true and correct copy of the above and foregoing Affidavit of Non-compliance has been furnished by mail to Respondent, this 2 day of January 2026



Yvette Grillo, Secretary
Municipal Code Enforcement Board
Ocala, Florida

BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
OF THE CITY OF OCALA, MARION COUNTY, FLORIDA

**NOTICE OF NON-COMPLIANCE HEARING
FOR SUBSEQUENT ORDER IMPOSING FINE(S)**

Date: 3/27/2026

Case No: CE25-0169

To: **COX CORNELL
402 NW 20TH AVE
OCALA, FL. 34475-6002**

Pursuant to the City of Ocala Code of Ordinances, Section 2-441(b), Stephani Smith, Code Inspector for the City of Ocala, under oath, makes claim that the property described as, **646 NW 6TH ST**, Ocala, Florida, **2865-004-001** Legal Description **SEC 18 TWP 15 RGE 22 PLAT BOOK E PAGE 006 DUNNS NW ADD OCALA BEG 25.05 FT S & S 89-32-30 E 106.89 FT FROM NW COR OF BLK 4, S 89-32-30 E 67.77 FT, S 141.17 FT, N 89-54-18 W 66.41 FT, N 00-32-46 E 141.67 FT TO POB & DUNNS NW AD OCALA COM 25.5 FT S & S 89-32-30 E 46.58 FT FROM NOW COR BLK 4 FOR POB TH S 89-32-30 E 60.31 FT TH S 0-32-46 E 141.67 FT TH N 89-54-18 W 60.16 FT TH N 0-36-17 W 142.12 FT TO POB &**, in violation of the Code of Ordinances, City of Ocala, Florida.

VIOLATION(S):

**SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
SECTION 122-332 PERMITTED USES R-2**

A VIOLATION OF LOCAL CODES INVOLVING YOU OR YOUR PROPERTY, OR BOTH YOU AND YOUR PROPERTY, WITHIN THE CITY OF OCALA, MARION COUNTY, FLORIDA, HAS BEEN CITED.

You are hereby notified that on **4/9/2026** in the **City Council Chamber, City Hall, of the City of Ocala, 110 SE Watula Avenue, at 5:30pm**, in accordance with the City of Ocala Code of Ordinances, Section 2-441(b), a hearing will be held before the Municipal Code Enforcement Board of the City of Ocala, to determine whether you have violated one or more provisions of the City of Ocala Code of Ordinances.

THE MUNICIPAL CODE ENFORCEMENT BOARD HAS THE AUTHORITY TO LEVY FINES UP TO \$250.00 PER DAY FOR A FIRST VIOLATION AND UP TO \$500.00 PER DAY FOR A REPEAT VIOLATION, AND TO LEVY A LIEN ON THE REAL AND PERSONAL PROPERTY OF THE PERSON.

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 through the office of the City Clerk of the City of Ocala, Florida.

If you should decide to appeal any decision made by this Municipal Code Enforcement Board 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. The burden shall rest upon the owner to request a re-inspection by the Code Enforcement Officer to determine whether the property has been brought into compliance. Please understand that this hearing will take place as scheduled unless you receive notification from the City of Ocala, stating that voluntary compliance is satisfied, and the hearing has been cancelled.

If the violation is corrected and then reoccurs, or if the violation is not corrected by the time specified for correction by the Code Enforcement Officer, the case may be presented to the Municipal Code Enforcement Board even if the violation has been corrected prior to the board hearing. If a repeat violation is found, the Code Enforcement Officer shall notify the violator, but is

not required to give the violator a reasonable time to correct the violation. The case may be presented to the Municipal Code Enforcement Board even if the repeat violation has been corrected prior to the board hearing. PLEASE GOVERN YOURSELF ACCORDINGLY.

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 AT (352) 629-8309 TO MAKE SPECIAL ARRANGEMENTS.

Signed this 27th day of March 2026

Shaneka Greene

Shaneka Greene

Secretary, Municipal Code Enforcement Board

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

CASE NO: CE25-0169

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

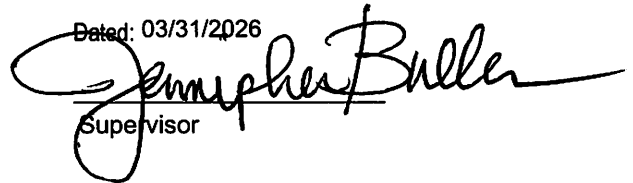
**STATE OF FLORIDA
COUNTY OF MARION**

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

1. I did on 03/31/2026 post the Notice of Non-Compliance Hearing to the property, located at 646 NW 6TH ST.

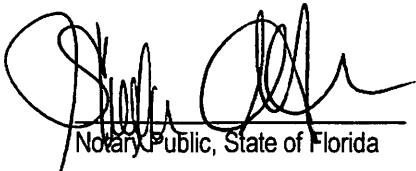
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

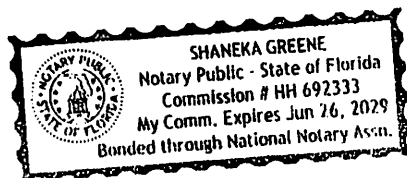
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 03/31/2026

Supervisor

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 03/31/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





OCALA
CODE
ENFORCEMENT
352-629-8309



City of Ocala
Code Enforcement Division
3/31/2026 12:07 PM



ENT
309
E THIS
PPROVAL
Y CODE
DIVISION

Office DEPOT®

not required to give the violator a hearing. **BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD** presented to the Municipal Code Enforcement Board even if the violator is not present. **OF THE CITY OF OCALA, MARION COUNTY, FLORIDA** hearing. PLEASE GOVERN YOURSELF ACCORDINGLY.

**NOTICE OF NON-COMPLIANCE HEARING
FOR SUBSEQUENT ORDER IMPOSING FINE(S)**

Date: 3/27/2026

Case No: CE25-0169

To: **COX CORNELL**
402 NW 20TH AVE
OCALA, FL. 34475-6002

Pursuant to the City of Ocala Code of Ordinances, Section 2-441(b), Stephani Smith, Code Inspector for the City of Ocala, under oath, makes claim that the property described as, **646 NW 6TH ST**, Ocala, Florida, **2865-004-001** Legal Description **SEC 18 TWP 15 RGE 22 PLAT BOOK E PAGE 006 DUNNS NW ADD OCALA BEG 25.05 FT S & S 89-32-30 E 106.89 FT FROM NW COR OF BLK 4, S 89-32-30 E 67.77 FT, S 141.17 FT, N 89-54-18 W 66.41 FT, N 00-32-46 E 141.67 FT TO POB & DUNNS NW AD OCALA COM 25.5 FT S & S 89-32-30 E 46.58 FT FROM NOW COR BLK 4 FOR POB TH S 89-32-30 E 60.31 FT TH S 0-32-46 E 141.67 FT TH N 89-54-18 W 60.16 FT TH N 0-36-17 W 142.12 FT TO POB &**, in violation of the Code of Ordinances, City of Ocala, Florida.

VIOLATION(S):

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
SECTION 122-332 PERMITTED USES R-2

A VIOLATION OF LOCAL CODES INVOLVING YOU OR YOUR PROPERTY, OR BOTH YOU AND YOUR PROPERTY, WITHIN THE CITY OF OCALA, MARION COUNTY, FLORIDA, HAS BEEN CITED.

You are hereby notified that on **4/9/2026** in the **City Council Chamber, City Hall, of the City of Ocala, 110 SE Watula Avenue, at 5:30pm**, in accordance with the City of Ocala Code of Ordinances, Section 2-441(b), a hearing will be held before the Municipal Code Enforcement Board of the City of Ocala, to determine whether you have violated one or more provisions of the City of Ocala Code of Ordinances.

THE MUNICIPAL CODE ENFORCEMENT BOARD HAS THE AUTHORITY TO LEVY FINES UP TO \$250.00 PER DAY FOR A FIRST VIOLATION AND UP TO \$500.00 PER DAY FOR A REPEAT VIOLATION, AND TO LEVY A LIEN ON THE REAL AND PERSONAL PROPERTY OF THE PERSON.

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 through the office of the City Clerk of the City of Ocala, Florida.

If you should decide to appeal any decision made by this Municipal Code Enforcement Board 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. The burden shall rest upon the owner to request a re-inspection by the Code Enforcement Officer to determine whether the property has been brought into compliance. Please understand that this hearing will take place as scheduled unless you receive notice from the City of Ocala that that voluntary compliance is satisfied, and the hearing has been cancelled.

If the violation is corrected and then reoccurs, or if the violation is not corrected by the time specified for correction, the Code Enforcement Officer, the case may be presented to the Municipal Code Enforcement Board even if the violation has been corrected prior to the board hearing. If a repeat violation is found, the Code Enforcement Officer shall notify the violator.

City of Ocala
Code Enforcement Division
3/31/2026 12:07 PM

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

CASE NO: CE25-0169

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 03/27/2026 post the Notice of Non-Compliance 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.

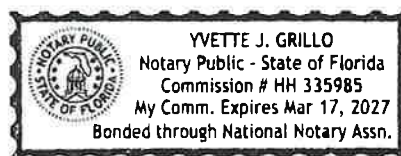
Dated: 03/27/2026

Code Specialist I

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 03/27/2026 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida



BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
OCALA, MARION COUNTY, FLORIDA

CITY OF OCALA
Petitioner,

Vs.

CASE NO: CE25-0169

COX, CORNELL
402 NW 20TH AVE
OCALA, FL 34475-6002
Respondents /

AFFIDAVIT OF NON-COMPLIANCE

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority, personally appeared, **Jennifer Buller**, Code Supervisor for the City of Ocala, who being duly sworn, deposes and says:

1. That on January 8th, 2026 the Municipal Code Enforcement Code Board held a public hearing and issued an Order in the above styled matter.
2. That pursuant to said Order, respondent was to have taken certain corrective action on or before; **04:00pm Thursday, February 5th, 2026.**
3. The City of Ocala has brought property located in the city limits into compliance on: **February 26th, 2026.**
4. Those below listed corrective action(s) ordered by the Municipal Code Enforcement Code Board have been taken:

Abatement of violations as Ordered; Sections 34-95 and 122-332

5. Daily fines for **20 days** of non-compliance with **Section(s) 34-95 (@ \$50.00/day)** and **122-332 (@t\$50.00/day)** total **\$2,100.** Prosecution costs **\$381.57** unpaid. These costs will result in a lien.

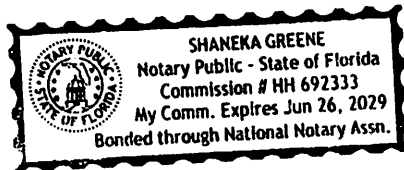
FURTHER AFFIANT SAYETH NOT.

Dated this 26th day of February 2026

Jennifer Buller
Code Supervisor
City of Ocala

STATE OF FLORIDA
COUNTY OF MARION

The foregoing Affidavit of Non-Compliance was acknowledged before me this 26th day of February 2026 by Jennifer Buller who is personally known to me, and who did take an oath.



I HEREBY CERTIFY, a true and correct copy of the above and foregoing Affidavit of Non-Compliance has been furnished by mail to the listed respondents, on this 26th day of February 2026.

Shaneka Greene, Secretary
Municipal Code Enforcement Board
Ocala, Florida

CE25-0169



Native Tree of Central Florida, Inc.
7098 SE 12th Cir
Ocala, FL 34480

Invoice #65
Date: 02/21/2026
From: David Accursio

Invoice For

City of Ocala Code Enforcement

201 SE 3rd St., 2nd Floor
Ocala, Florida 34471

main: (352) 629-8309
codeenforcement@ocalafl.gov

Location

646 NW 6th St
Ocala, FL 34475

Terms
Due on receipt

646 NW 6TH ST / 2865-004-001

ITEM DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
------------------	----------	------------	--------

Code Enforcement Cut and Clear -1/4 Acre to 1 Acre property Cut and Clear of 1/4 Acre to 1 Acre property (.41 acres)	1	\$ 615.00	\$ 615.00
---	---	-----------	-----------

Contract # GRM/250349A

Property Address: 646 NW 6TH ST

Parcel #: 2865-004-001

City of Ocala Code Enforcement Debris (per 1,000 lbs.) - GRM/250349A 3.77 tons (7,540 lbs.) of debris @ \$395.00/1,000 lbs. (see weight ticket(s) attached)	7.54	\$ 395.00	\$ 2,978.30
--	------	-----------	-------------

Contract # GRM/250349A

Property Address: 646 NW 6TH ST

Parcel #: 2865-004-001

Client Notes

Please remit payment via check to "Native Tree of Central Florida, Inc." CE25-0169

Contract # GRM/250349A

Vendor# 8457

Property Address: 646 NW 6TH ST

Contract# 250349

Parcel #: 2865-004-001

Acct# 103-016-711-524-52-46020

OK TO PAY
[Signature] 5706





Native Tree of Central Florida, Inc.
7098 SE 12th Cir
Ocala, FL 34480

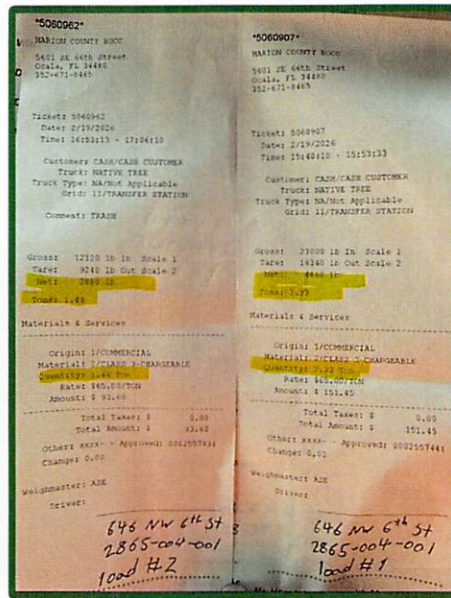
Invoice #65
Date: 02/21/2026
From: David Accursio

All balances not paid by the due date are subject to late fees. Please mail checks to the above address. Please use the contact information below for inquiries about this invoice.

SUBTOTAL	\$ 3,593.30
SALES TAX	\$ 0.00
INVOICE TOTAL	\$ 3,593.30
DUE DATE	02/21/2026

Assigned To: David Accursio
Sales Reps: David Accursio
sales@nativetreecf.com

Photos



5060962

MARION COUNTY BOCC
5601 SE 66th Street
Ocala, FL 34480
352-671-8465

Ticket: 5060962
Date: 2/19/2026
Time: 16:53:13 - 17:06:10

Customer: CASH/CASH CUSTOMER
Truck: NATIVE TREE
Truck Type: NA/Not Applicable
Grid: 11/TRANSFER STATION

Comment: TRASH

Gross: 12120 lb In Scale 1
Tare: 9240 lb Out Scale 2
Net: 2880 lb
Tons: 1.44

Materials & Services

Origin: 1/COMMERCIAL
Material: 2/CLASS 3-CHARGEABLE
Quantity: 1.44 Ton
Rate: \$65.00/TON
Amount: \$ 93.60

Total Taxes: \$ 0.00
Total Amount: \$ 93.60

Other: xxxx- - Approved: 000255783:
Change: 0.00

Weighmaster: ASE
Driver:

646 NW 6th St
2865-004-001
load #2

5060907

MARION COUNTY BOCC
5601 SE 66th Street
Ocala, FL 34480
352-671-8465

Ticket: 5060907
Date: 2/19/2026
Time: 15:40:10 - 15:53:33

Customer: CASH/CASH CUSTOMER
Truck: NATIVE TREE
Truck Type: NA/Not Applicable
Grid: 11/TRANSFER STATION

Gross: 23000 lb In Scale 1
Tare: 18340 lb Out Scale 2
Net: 4660 lb
Tons: 2.33

Materials & Services

Origin: 1/COMMERCIAL
Material: 2/CLASS 3-CHARGEABLE
Quantity: 2.33 Ton
Rate: \$65.00/TON
Amount: \$ 151.45

Total Taxes: \$ 0.00
Total Amount: \$ 151.45

Other: xxxx- - Approved: 000255744:
Change: 0.00

Weighmaster: ASE
Driver:

646 NW 6th St
2865-004-001
load #1



City of Ocala
Code Enforcement Division
2/26/2026 8:53 AM



City of Ocala
Code Enforcement Division
2/26/2026 8:53 AM