



Case Details - No Attachments

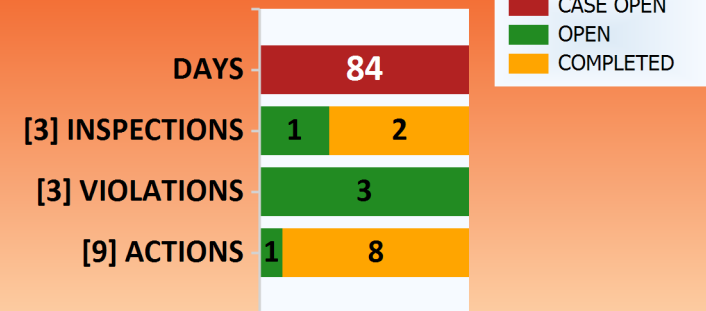
City of Ocala

Case Number

CE25-0905

Description: Overgrowth			Status: HEARING
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 8/18/2025	Closed:	Last Action: 11/13/2025	Fillw Up: 11/12/2025
Site Address: 2911 NW 18TH ST OCALA, FL 34475			
Site APN: 2171-002-026		Officer: JENNIPHER L BULLER	
Details:			

Case Summary



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	10/21/2025	10/21/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	10/21/2025	10/21/2025	NOVPH MAILED 9489 0090 0027 6697 0023 30 LYNCHS LANDING RV PARK LLC LYNCH JOHN FELIX (REGISTERED AGENT) 1700 COUNTY RD 13 S ELKTON, FL. 32033-2602
EMAIL	STEPHANI SMITH	8/18/2025	8/18/2025	E-MAIL SENT TO 'lynchslandingrv@gmail.com' PERTAINING TO THE CASE. VIEW RELATED PDF ATTACHMENT.
HEARING CODE BOARD	YVETTE J GRILLO	11/13/2025		NEW BUSINESS
OFFICER POSTING	JENNIPHER L BULLER	10/22/2025	10/22/2025	NOVPH READY FOR POSTING Notice of Violation and Public Hearing posted upon the front door.



Case Details - No Attachments

City of Ocala

Case Number

CE25-0905

PREPARE NOTICE	SHANEKA GREENE	10/21/2025	10/21/2025	NOVPH Compliance date: 11/10/2025
PREPARE NOTICE	SHANEKA GREENE	8/19/2025	8/19/2025	CLTO X 1 LYNCHS LANDING RV PARK LLC C/O Lynch, John Felix (REGISTERED AGENT) 1700 COUNTY RD 13 S ELKTON FL 32033-2602
REGULAR MAIL	SHANEKA GREENE	8/19/2025	8/19/2025	CLTO MAILED
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	11/10/2025	11/10/2025	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 4:00pm on Thursday, December 4th, 2025. If the Respondent(s) fail to comply by 7:00am on Friday, December 5th, 2025, 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 04:00pm on Thursday, December 4th, 2025, or (b) Have all vehicles properly registered and operational by 4:00pm on Thursday, December 4th, 2025, 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 7:00am on Friday, December

Case Details - No Attachments

City of Ocala

Case Number
CE25-0905

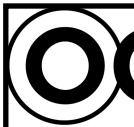
				5th, 2025, there shall be a fine of \$50 per day thereafter that shall run in addition to any other fines until all violations of sections 34-122 have been abated. Additionally, the city shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance, to 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, December 4th, 2025, or remove the fence by 4:00 pm on Thursday, December 4th, 2025. If the Respondent fails to comply by 7:00 am on Friday, December 5th, 2025, 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 \$206.71 by December 4th, 2025.
--	--	--	--	---

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	LYNCHS LANDING RV PARK LLC	1700 COUNTY RD 13 S ELKTON, FL 32033-2602			
RESPONDENT 1	LYNCHS LANDING RV PARK LLC	C/O JOHN FELIX LYNCH (REGISTERED AGENT) ELKTON, FL 32033-2602			

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						



Case Details - No Attachments

City of Ocala

Case Number
CE25-0905

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
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						
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						

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
FOLLOW UP	JLB	10/20/2025	10/20/2025	NON COMPLIANT		NOVPH? Request for Notice of Violation and Public Hearing to be prepared.
HEARING INSPECTION	JLB	11/12/2025				
INITIAL	SMS	8/18/2025	8/18/2025	NON COMPLIANT		On 08/18/2025, I have re-inspected the property in reference to PE25-0512 that has begun on 08/04/2025. At the time of inspection, I have observed that the overgrowth still remains at the property. Therefore, I have moved forward with a Code Enforcement case stemming from the Public Education case. An e-mail has also been sent out to the property owner listed on the MCPA page. View attachments. CLTO generation assigned to Admin, and a Follow-Up has been scheduled.

VIOLATIONS



Case Details - No Attachments

City of Ocala

Case Number

CE25-0905

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 34-122 ABANDONED OR DERELICT VEHICLES	JENNIPHER L BULLER	10/8/2025				Derelict black Ford Taurus or Mercury equivalent in the driveway/carport. Vehicle must be operable, have all tires aired, and current license plate displayed or removed from property.
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	STEPHANI SMITH	8/18/2025				Please cut and clear all overgrowth throughout the property (such as tall grass, tall weeds, etc). Overgrowth upon the property. Cut and clean the property.
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS	JENNIPHER L BULLER	10/8/2025				Dilapidated fence upon the property. Remove or repair/replace fence.

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

THE CITY OF OCALA

CASE NO: CE25-0905

Petitioner,

VS.

LYNCHS LANDING RV PARK LLC

Respondents _____ /

AFFIDAVIT OF CASE PROSECUTION COSTS
FSS. 162.07(2)

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority, personally appeared, JENNIPHER L BULLER, 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	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:

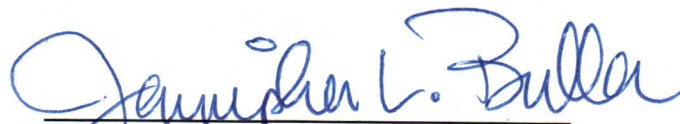
6. Postage Cost(s):

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

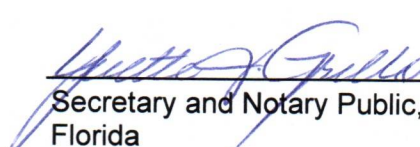
Total Costs: \$206.71

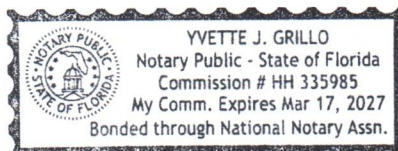
FURTHER. AFFIANT SAYETH NOT. Dated This:
11/3/2025

**STATE OF FLORIDA
COUNTY OF MARION**


JENNIPHER L BULLER
Code Inspector, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 3 Nov by JENNIPHER L BULLER 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

2171-002-026

[GOOGLE Street View](#)

Prime Key: 551589

[MAP IT+](#)

Current as of 8/18/2025

[Property Information](#)

LYNCHS LANDING RV PARK LLC
1700 COUNTY RD 13 S
ELKTON FL 32033-2602

[Taxes / Assessments:](#)
Map ID: 161
[Millage:](#) 1001 - OCALA

[M.S.T.U.](#)

[PC:](#) 01

Acres: .17

Situs: 2911 NW 18TH ST OCALA

[2024 Certified Value](#)

Land Just Value	\$23,906		
Buildings	\$20,028		
Miscellaneous	\$718		
Total Just Value	\$44,652	Impact	
Total Assessed Value	\$29,736	Ex Codes:	(\$14,916)
Exemptions	\$0		
Total Taxable	\$29,736		
School Taxable	\$44,652		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$23,906	\$20,028	\$718	\$44,652	\$29,736	\$0	\$29,736
2023	\$22,312	\$16,477	\$718	\$39,507	\$27,033	\$0	\$27,033
2022	\$11,156	\$19,191	\$1,077	\$31,424	\$24,575	\$0	\$24,575

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
6184/1152	02/2015	07 WARRANTY	0	U	I	\$100
6067/0173	07/2014	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$40,000
5741/0913	08/2012	07 WARRANTY	2 V-SALES VERIFICATION	U	I	\$3,000
5282/1192	11/2009	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$43,000
5087/1159	08/2008	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$20,100
4484/1132	06/2006	07 WARRANTY	0	U	I	\$100
4266/0348	11/2005	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$65,000
2468/0935	02/1998	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$29,900
0422/0762	01/1971	02 DEED NC	0	U	V	\$100

[Property Description](#)

SEC 11 TWP 15 RGE 21

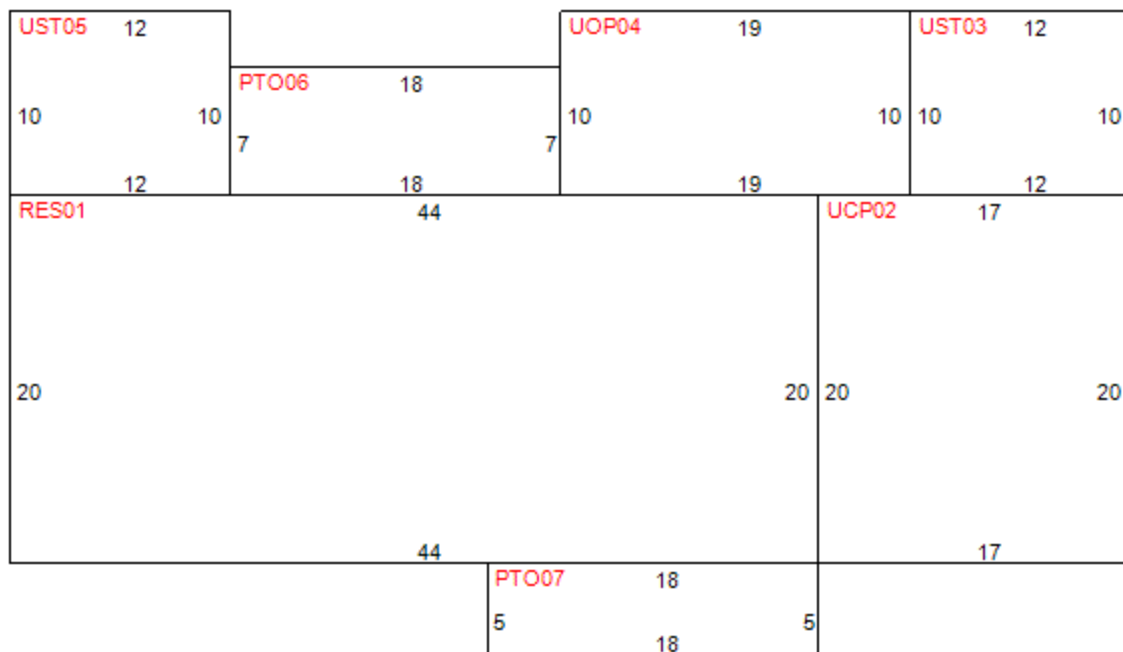
[Land Data - Warning: Verify Zoning](#)

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		75.0	100.0	MH	75.00	FF						
Neighborhood 4518A												
Mkt: 8 70												

[Traverse](#)

Building 1 of 1

RES01=L44D20R44U20.
UCP02=R17D20L17U20.R17
UST03=U10L12D10R12.L12
UOP04=U10L19D10R19.L37
UST05=U10L12D10R12.
PTO06=U7R18D7L18.L12D20R44
PTO07=D5L18U5R18.



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 9 - 40-99 YRS
Condition 0
Quality Grade 400 - FAIR
Inspected on 10/4/2023 by 222

Year Built 1971
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 4 - MODULAR
Base Perimeter 128

TypeID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES 0128	- SF ALUM SIDING	1.00	1971	N	0 %	0 %	880	880
UCP 0201	- NO EXTERIOR	1.00	1971	N	0 %	0 %	340	340
UST 0328	- SF ALUM SIDING	1.00	1971	N	0 %	0 %	120	120
UOP 0401	- NO EXTERIOR	1.00	1971	N	0 %	0 %	190	190
UST 0528	- SF ALUM SIDING	1.00	1971	N	0 %	0 %	120	120
PTO 0601	- NO EXTERIOR	1.00	1971	N	0 %	0 %	126	126
PTO 0701	- NO EXTERIOR	1.00	1971	N	0 %	0 %	90	90

Section: 1

Roof Style: 10 GABLE	Floor Finish: 28 SOFTWD ON WOOD	Bedrooms: 2	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 1	Dishwasher: Y
Heat Meth 1: 22 DUCTED FHA	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 1	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: Y			Vacuum: N

Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	480.00	SF	20	1980	3	0.0	0.0
114 FENCE BOARD	100.00	LF	10	1999	4	0.0	0.0

Appraiser Notes

MODULAR HOME

Planning and Building

** Permit Search **

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



DAVID R ELLSPERMANN CLERK & COMPTROLLER MARION CO
 DATE: 03/23/2015 01:25:16 PM
 FILE #: 2015026005 OR BK 6184 PGS 1152-1153
 REC FEES: \$18.50 INDEX FEES: \$0.00
 DDS: \$0.70 MDS: \$0 INT: \$0

Prepared by and return to:

Shumaker, Loop & Kendrick, LLP
 P.O. Box 49948
 Sarasota, Florida 34230-6948

1450R
 70ds

THIS CONVEYANCE IS GIVEN WITHOUT CONSIDERATION AND REPRESENTS A TRANSFER OF UNENCUMBERED PROPERTY WHERE THERE IS NO CHANGE IN BENEFICIAL OWNERSHIP; THEREFORE, PURSUANT TO RULE 12B-4.013(28) F.A.C., THIS TRANSACTION IS NOT TAXABLE AND ONLY NOMINAL DOCUMENTARY STAMP TAX IS BEING AFFIXED HERETO.

THIS WARRANTY DEED IS BEING MADE WITHOUT THE BENEFIT OF TITLE EXAMINATION.

WARRANTY DEED

This Warranty Deed is made by John Lynch and Jana Lynch, husband and wife ("Grantors") to Lynch's Landing RV Park, LLC, a Florida limited liability company, ("Grantee").

WITNESSETH, that Grantors, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, hereby conveys to Grantee the following described real property in Marion County, Florida:

Section 11, Township 15, Range 21, Plat Book H, Page 076, Golden Holiday 1st Addition, Block B, Lot 26, together with a 1971 Prefabricated Modular Home located thereon.

Subject to valid easements, reservations and restrictions of record, governmental regulations and real property taxes for the current year.

The Property Appraiser's Parcel Identification Number for the above described real property is R2171-002-026.

Grantors hereby covenant with Grantee that Grantors are lawfully seized of the property in fee simple; that Grantors have good, right and lawful authority to sell and convey the property; that Grantors hereby fully warrant the title to the property and will defend the title against the lawful claims of all persons whomsoever; and that the property is free of all encumbrances not set forth herein.

L13163-162391 UF
 RETURN TO: SHUMAKER, LOOP & KENDRICK, LLP

Executed on the 9 day of Feb, 2015

WITNESSES:

Mike Aaron
Print Name: Mike Aaron

Greg Bacon
Print Name: Greg Bacon

Mike Aaron
Print Name: Mike Aaron

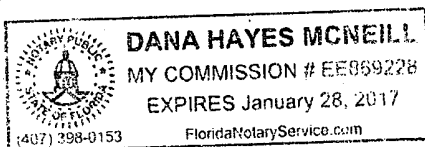
Greg Bacon
Print Name: Greg Bacon

John F. Lynch
John F. Lynch
Address: 129 Troupe Road,
San Mateo, Florida 32187

Jana B. Lynch
Jana B. Lynch
Address: 129 Troupe Road,
San Mateo, Florida 32187

STATE OF FLORIDA
COUNTY OF Putnam

The foregoing instrument was acknowledged before me this 9 day of Feb, 2015
by John F. Lynch.

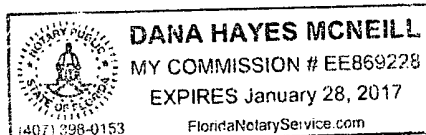


Dana Hayes McNeill
Notary Public
Print Name: Dana Hayes McNeill
My Commission Expires: 1/28/17

Personally Known (OR) Produced Identification ✓
Type of identification produced FLDL

STATE OF FLORIDA
COUNTY OF Putnam

The foregoing instrument was acknowledged before me this 9 day of Feb, 2015
by Jana B. Lynch.



Dana Hayes McNeill
Notary Public
Print Name: Dana Hayes McNeill
My Commission Expires: 1/28/17

Personally Known (OR) Produced Identification ✓
Type of identification produced FLDL



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

Detail by Entity Name

Florida Limited Liability Company
LYNCH'S LANDING RV PARK, LLC

Filing Information

Document Number	L15000046896
FEI/EIN Number	N/A
Date Filed	03/16/2015
State	FL
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	03/20/2017

Principal Address

1700 county road 13 S.
Elkton, FL 32033

Changed: 02/04/2023

Mailing Address

1700 county road 13 S
Elkton, FL 32033

Changed: 02/04/2023

Registered Agent Name & Address

Lynch, John Felix
1700 county road 13 S
Elkton, FL 32033

Name Changed: 01/09/2020

Address Changed: 02/04/2023

Authorized Person(s) Detail

Name & Address

Title MGR

Lynch, John Felix
1700 county road 13 S
Elkton, FL 32033

Title MGR

Lynch, Jana B
1700 county road 13 S
Elkton, FL 32033

Annual Reports

Report Year	Filed Date
2023	02/04/2023
2024	01/29/2024
2025	01/06/2025

Document Images

01/06/2025 -- ANNUAL REPORT	View image in PDF format
01/29/2024 -- ANNUAL REPORT	View image in PDF format
02/04/2023 -- ANNUAL REPORT	View image in PDF format
03/15/2022 -- ANNUAL REPORT	View image in PDF format
02/07/2021 -- ANNUAL REPORT	View image in PDF format
01/09/2020 -- ANNUAL REPORT	View image in PDF format
04/06/2019 -- ANNUAL REPORT	View image in PDF format
01/16/2018 -- ANNUAL REPORT	View image in PDF format
03/20/2017 -- REINSTATEMENT	View image in PDF format
03/16/2015 -- Florida Limited Liability	View image in PDF format



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

8/19/2025

CASE NO: CE25-0905

LYNCHS LANDING RV PARK LLC
LYNCH JOHN FELIX (REGISTERED AGENT)
1700 COUNTY RD 13 S
ELKTON, FL. 32033-2602

RE: 2171-002-026 | 2911 NW 18TH ST OCALA, FL.

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 Officer on the referenced property listed above. Please review the violations and how to abate them as follows:

Compliance Requested on or before: 10/15/2025

Violations:

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER
Please cut and clear all overgrowth throughout the property (such as tall grass, tall weeds, etc).

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 officer 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.

STEPHANI SMITH,
Code Enforcement Officer
352-355-5242 smsmith@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

10/22/2025

LYNCHS LANDING RV PARK LLC
LYNCH JOHN FELIX (REGISTERED AGENT)
1700 COUNTY RD 13 S
ELKTON, FL. 32033-2602

Respondent(s) _____ /

Location of Violation: 2911 NW 18TH ST|2171-002-026

Case Number: CE25-0905

Inspector Assigned: Jennipher Buller

Required Compliance Date: 11/10/2025

Public Hearing Date & Time: 11/13/2025 17:30

Violation(s) and How to Abate:

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

Dilapidated fence upon the property. Remove or repair/replace fence.

SECTION 34-122 ABANDONED OR DERELICT VEHICLES

Derelict black Ford Taurus or Mercury equivalent in the driveway/carport. Vehicle must be operable, have all tires aired, and current license plate displayed or removed from property.

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

Overgrowth upon the property. Cut and clean the property.

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:

Jennifer Buller Supervisor
jbuller@ocalafl.gov
352-425-3451

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

CASE NO: CE25-0905

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

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority personally appeared, Jennipher 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 10/22/2025 post the Notice of Violation & Public Hearing to the property, located at 2911 NW 18TH 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.

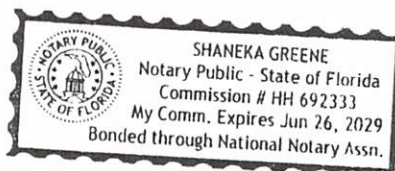
Dated: 10/22/2025

Jennipher Buller
Supervisor

STATE OF FLORIDA
MARION COUNTY

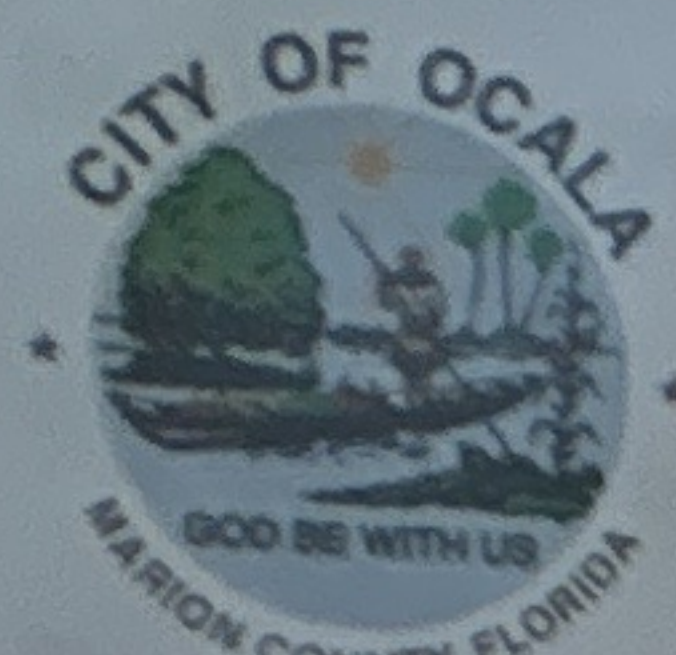
SWORN TO (or affirmed) before me: 10/22/2025 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.

Shaneka Greene
Notary Public, State of Florida





City of Ocala
Code Enforcement Division
10/22/2025 4:40 PM



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

10/22/2025

LYNCHS LANDING RV PARK LLC
LYNCH JOHN FELIX (REGISTERED AGENT)
1700 COUNTY RD 13 S
ELKTON, FL. 32033-2602

Respondent(s) _____ /

Location of Violation: 2911 NW 18TH ST|2171-002-026

Case Number: CE25-0905

Inspector Assigned: Jennipher Buller

Required Compliance Date: 11/10/2025

Public Hearing Date & Time: 11/13/2025 17:30

Violation(s) and How to Abate:

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

Dilapidated fence upon the property. Remove or repair/replace fence.

SECTION 34-122 ABANDONED OR DERELICT VEHICLES
Derelict black Ford Taurus or Mercury equivalent in the driveway/carport. Vehicle must be operable, have all tires aired, and current license plate displayed or removed from property.

SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR
UNSANITARY MATTER
Overgrowth upon the property. Cut and clean the property.

City of Ocala
Code Enforcement Division
10/22/2025 4:40 PM

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

CASE NO: CE25-0905

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 10/21/2025 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: 10/21/2025

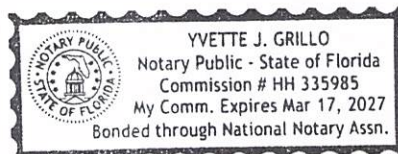
Code Specialist 1

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 10/21/2025 by Yvette Grillo
is personally known to me.

Code Specialist, City of Ocala, who


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
10/22/2025 4:40 PM



8/4/25, 2:20 PM
City of Ocala
Code Enforcement Division



8/18/25, 1:35 PM
City of Ocala
Code Enforcement Division



8/4/25, 2:21 PM
City of Ocala
Code Enforcement Division



8/18/25, 1:36 PM
City of Ocala
Code Enforcement Division



8/4/25, 2:21 PM
City of Ocala
Code Enforcement Division