



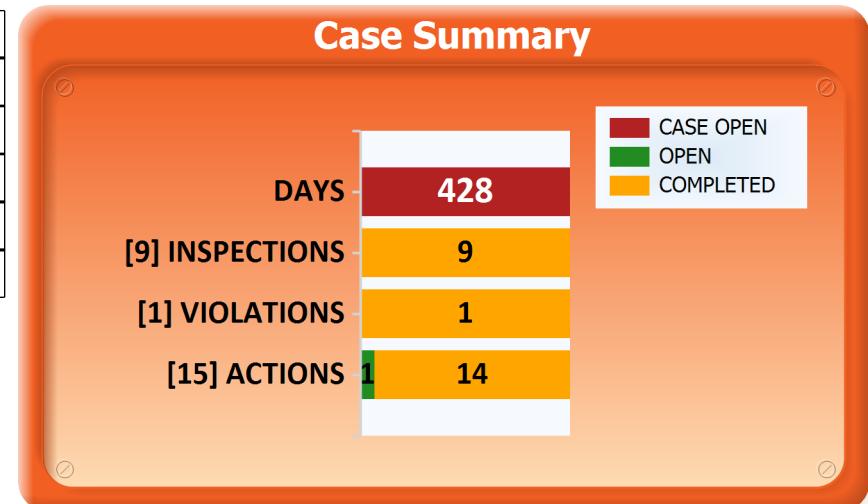
Case Details - No Attachments

REORDER 2025

City of Ocala

Description: Tall grass and weeds		Status: HEARING	
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 11/5/2024	Closed:	Last Action: 1/8/2026	Flw Up: 11/12/2025
Site Address: 1921 NW 29TH CT OCALA, FL 34475			
Site APN: 2171-002-008		Officer: JEFFREY GUILBAULT	
Details:			

Case Number
CE24-0042



ADDITIONAL SITES

LINKED CASES

CONTACTS

Name Type	Name	Address	Phone	Fax	Email
OWNER	MONETTE ALAN	3224 NW 22ND AVE OAKLAND PARK, FL 33309-6496			

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	\$14.36	\$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						
RECORDING COSTS	001-359-000-000-06-35960	2	\$37.50	\$0.00						



Case Details - No Attachments

REORDER 2025

Case Number
CE24-0042

City of Ocala

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
REGULAR POSTAGE	001-359-000-000-06-35960	2	\$1.10	\$0.00						
Total Paid for CASE FEES: \$269.46 \$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	\$603.50	\$0.00						
Total Paid for COSTS FOR CLEANUPS OR DEMOLITIONS: \$603.50 \$0.00										
\$50 FINE PER DAY	001-359-000-000-06-35960	278	\$13,900.00	\$0.00						
Total Paid for DAILY FINES: \$13,900.00 \$0.00										
TOTALS: \$14,872.96 \$0.00										

VIOLATIONS

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSHIFTY OR UNSANITARY MATTER	JEFFREY GUILBAULT	11/5/2024	11/12/2025			

INSPECTIONS

INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
CASE WORK	JGB	1/14/2025	1/14/2025	NON COMPLIANT		At 1021 I Posted final administrative order on property. see photo



Case Details - No Attachments

REORDER 2025

Case Number

CE24-0042

City of Ocala					
COMPLIANCE	JLB	11/12/2025	11/12/2025	NON COMPLIANT	CUT AND CLEAN I conducted an inspection after city vendor was assigned to cut and clean the property. I observed the property had been brought into involuntary compliance. Photos attached. Daily fines, fees, and prosecution costs remain unpaid. Affidavit of non-compliance completed.
COMPLIANCE	JGB	3/7/2025	3/7/2025	NON COMPLIANT	MASSEY INSPECTION Property is still in violation and the prosecution cost have not been paid
FOLLOW UP	JLB	12/6/2024	12/6/2024	NON COMPLIANT	I conducted a follow up inspection. I observed the property remained overgrown. Photo attached. Assigned to Officer Jeff Guilbault for posting Notice of Violation and Public Hearing. This case was entered while training and should've be assigned to Officer Guilbault then.
FOLLOW UP	JGB	12/9/2024	12/9/2024	NON COMPLIANT	At 1250 I responded to a follow up inspection the grass and weeds have not been cut. There has been no changes to this property. I have not heard from the property owner, NOVPH sent to admin and posted on property. Scheduled for the January Hearing.
FOLLOW UP	JLB	10/8/2025	10/8/2025	NON COMPLIANT	FOLLOW UP FOR CLEAN UP Property remains non-compliant. Photo attached. Proceed with clean-up.
HEARING INSPECTION	JGB	1/2/2025	1/2/2025	NON COMPLIANT	At 0825 I conducted a hearing inspection and verified that the yard has not been cut and clean. I scheduled a hearing inspection for next Thursday. At this time i have had no contact with the property owner. 1 photo attached.
HEARING INSPECTION	JGB	1/7/2025	1/7/2025	NON COMPLIANT	I conducted a hearing inspection at 1238 and verified there are no changes. I have not had contact with the property owner. See Photo.



Case Details - No Attachments

REORDER 2025

Case Number

CE24-0042

INITIAL	JLB	11/5/2024	11/5/2024	City of Ocala	NON COMPLIANT	While patrolling this area I witnessed this property with a yard that is not being maintained at 1600 with tall grass and weeds in excess of 12 inches.
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CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	12/10/2024	12/10/2024	NOVPH
ADMIN POSTING	SHANEKA GREENE	12/10/2025	12/10/2025	NOTICE NON-COMP HEARING
CERTIFIED MAIL	SHANEKA GREENE	12/10/2024	12/10/2024	NOVPH MAILED 91 7199 9991 7039 7938 0301 MONETTE ALAN 3224 NE 22ND AVE OAKLAND PARK FL 33309-6496
CERTIFIED MAIL	SHANEKA GREENE	12/10/2025	12/10/2025	NOTICE NON-COMP HEARING MAILED 91 7199 9991 7039 7931 6508 MONETTE ALAN 3224 NW 22ND AVE OAKLAND PARK, FL. 33309-6496
CERTIFIED MAIL	YVETTE J GRILLO	1/13/2025	1/13/2025	FOF 91 7199 9991 7039 7682 3450 MONETTE, ALAN 3224 NW 22ND AVE OAKLAND PARK, FL 33309-6496
HEARING CODE BOARD	SHANEKA GREENE	1/9/2025	1/9/2025	NEW BUSINESS
MASSEY	YVETTE J GRILLO	1/8/2026		MASSEY FOR LIEN PROPERTY VALUE: \$40,836.00 HARD COSTS: \$703.50 TOTAL FINES: \$13,900.00 TOTAL LIEN W/FINE REDUCTION: \$3,483.50 (20% OF TOTAL FINE + HARD COST)



Case Details - No Attachments

REORDER 2025

Case Number
CE24-0042

City of Ocala				
MASSEY	YVETTE J GRILLO	3/13/2025	3/17/2025	PLACED ON CLEAN UP LIST
OFFICER POSTING	JEFFREY GUILBAULT	12/9/2024	12/9/2024	Posted NOVPH on property.
OFFICER POSTING	JEFFREY GUILBAULT	1/14/2025	1/14/2025	Posted final administrative order on property. see photo
OFFICER POSTING	JENNIPHER L BULLER	12/11/2025	12/11/2025	NON COMP HEARING NOTICE READY FOR POSTING Non-compliance hearing notice posted upon the property.
REGULAR MAIL	SHANEKA GREENE	11/6/2024	11/6/2024	CLTO MAILED
REGULAR MAIL	SHANEKA GREENE	12/17/2025	12/17/2025	AFF NON-COMP MAILED
REGULAR MAIL	YVETTE J GRILLO	12/17/2024	12/17/2024	CLTO X2
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	1/6/2025	1/6/2025	<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, February 6th, 2025. If the Respondent(s) fail to comply by 7:00am on Friday, February 7th, 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.</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 \$269.46 by February 6th, 2025.</p>

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: 12/10/2025

Case No: CE24-0042

To: MONETTE ALAN
3224 NW 22ND AVE
OAKLAND PARK, FL. 33309-6496

Pursuant to the City of Ocala Code of Ordinances, Section 2-441(b), Jeffrey Guilbault, Code Environmental Inspector for the City of Ocala, under oath, makes claim that the property described as, **1921 NW 29TH CT, Ocala, Florida, 2171-002-008 Legal Description SEC 11 TWP 15 RGE 21 PLAT BOOK H PAGE 076 GOLDEN HOLIDAY 1ST ADD BLK B LOT 8**, is 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

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 **1/8/2026** 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 10th day of December 2025

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: CE24-0042

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:

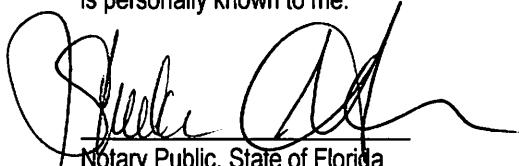
1. I did on 12/11/2025 post the Notice of Non-Compliance Hearing to the property, located at 1921 NW 29TH CT.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

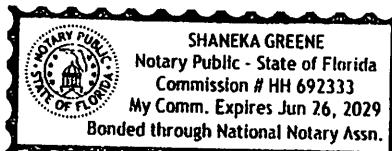
FURTHER, AFFIANT SAYETH NAUGHT.


Dated: 12/11/2025
Jennipher Buller
Supervisor

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 12/11/2025 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
12/11/2025 10:58 AM



MENT
9-8309
MOVE THIS
BT APPROVAL
E CITY CODE
ENT DIVISION

BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
IF SPECIAL ACCOMMODATIONS ARE NEEDED FOR THE 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

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

Signed this 10th day of December 2025

Date: 12/10/2025
Shaneka Greene
Case No: CE24-0042 Code Enforcement Board

To: MONETTE ALAN
3224 NW 22ND AVE
OAKLAND PARK, FL. 33309-6496

Pursuant to the City of Ocala Code of Ordinances, Section 2-441(b), Jeffrey Guilbault, Code Environmental Inspector for the City of Ocala, under oath, makes claim that the property described as, 1921 NW 29TH CT, Ocala, Florida, 2171-002-008 Legal Description SEC 11 TWP 15 RGE 21 PLAT BOOK H PAGE 076 GOLDEN HOLIDAY 1ST ADD BLK B LOT 8, is in violation of the Code of Ordinances, City of Ocala, Florida.

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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.

City of Ocala
Code Enforcement Division
12/11/2025 10:58 AM

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

CASE NO: CE24-0042

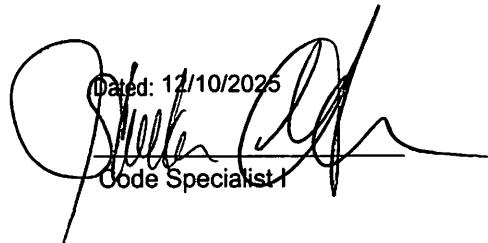
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

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 12/10/2025 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.



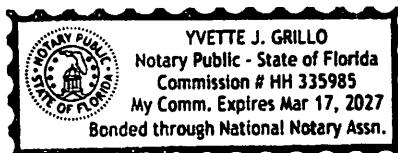
Dated: 12/10/2025
Yvette Grillo
Code Specialist I

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 12/10/2025 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.



Yvette Grillo
Notary Public, State of Florida



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

CITY OF OCALA
Petitioner,

Vs.

CASE NO: CE24-0042

MONETTE, ALAN
3224 NW 22ND AVE
OAKLAND PARK, FL 33309-6496
Respondent /

AFFIDAVIT OF NON-COMPLIANCE

STATE OF FLORIDA
COUNTY OF MARION

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

1. That on January 9th, 2025 the Municipal Code Enforcement 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 February 6th, 2025.
3. The City has brought property located in the city limits into compliance on: November 12th, 2025.
4. Those below listed corrective action(s) ordered by the Municipal Code Enforcement Board have been taken:

Abatement of violations as Ordered; Section(s) 34-95.

5. Daily fines for **278 days** of non-compliance with **Section(s) 34-95 (\$50/day) + \$100 service fee total \$14,000.**
6. Prosecution costs \$269.46 unpaid. These costs will result in a lien.

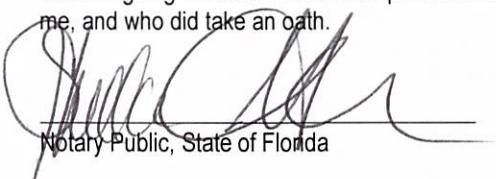
FURTHER AFFIANT SAYETH NOT.

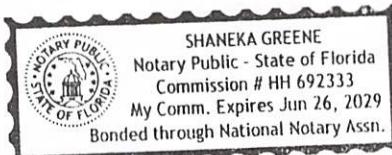
Dated this 12th day of November 2025


Jennipher Boller
Code Supervisor
City of Ocala

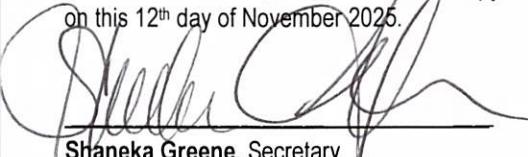
STATE OF FLORIDA
COUNTY OF MARION

The foregoing Affidavit of Non-Compliance was acknowledged before me this 12th day of November 2025 by Jennipher Boller who is personally known to me, and who did take an oath.


Notary Public, State of Florida



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 12th day of November 2025.


Shanelle Greene, Secretary
Municipal Code Enforcement Board
Ocala, Florida

PURE CUTS LAWN AND MAINTENANCE LLC

160 JUNIPER TRAIL, OCALA FLORIDA 34480

352-678-8531 / service@pure-cuts.com

www.pure-cuts.com



To:

City of Ocala Code Enforcement Department
201 SE 3th St. 2nd Floor
Ocala FL, 34471

Invoice # 9384
Invoice Date 11/5/2025
Date of Completion 11/3/2025
Total Amount Due \$603.50

Location 1921 NW 29TH CT
Case Number CE24-0042

Description	Acreage / weight	Amount
Mowing, clean up	0.19	\$195.00
Dump Fee	860lb	\$408.50
	TOTAL	\$603.50

CASE# CE 24-0042

Vendor# 7869

Contract # 250349

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

OK TO PAY

A handwritten signature consisting of a stylized "S" and "J" followed by the number "5706" in a smaller, regular font.

121 NW 29th CT

5017852

MAP: NW 29th & 121st

601 St. 121 Street
Omaha, NE
68114

Ticket: 5017852

Date: 11-4-2015

Time: 07:48:35 - 08:25:14

Customer: CASH/CASH CUSTOMER

Truck: PUR CUTS

Truck Type: NA/Not Applicable

Grid: 11/TRANSFER STATION

Gross: 8020 lb In Scale 1

Tare: 7160 lb Out Scale 2

Net: 860 lb

Tons: 0.43

Materials & Services

Origin: 1/COMMERCIAL

Material: 2/CLASS 3-CHARGEABLE

Quantity: 0.43 Ton

Rate: \$65.00/TON

Amount: \$ 27.95

Total Taxes: \$ 0.00

Total Amount: \$ 27.95

Order: xxxx - Approved: 000215716:

Change: 0.00

Weighmaster: CE

Driver:

**No Horsin' Around with Marion
Step It Up * Pick It Up * Don't Litter**



City of Ocala
Code Enforcement Division
11/12/2025 11:02 AM



CLAY COUNTY

FLORIDA

34474

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