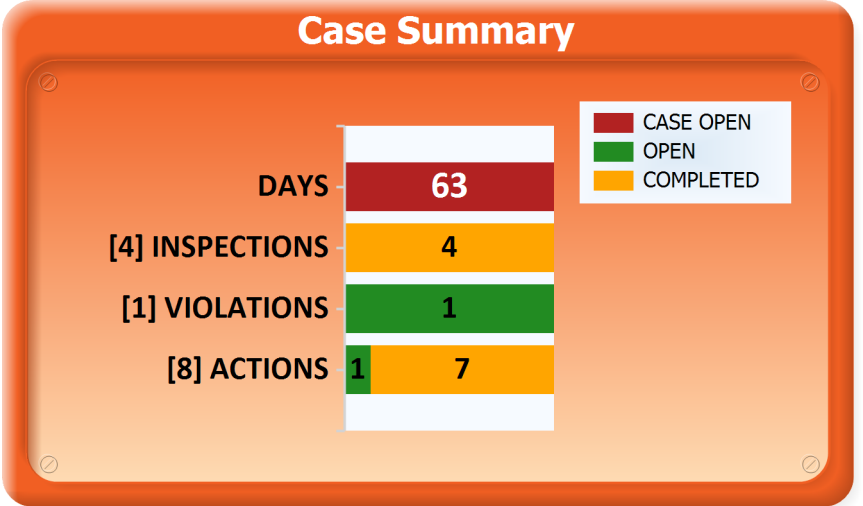


Description: PROPERTY OVERGROWN			Status: HEARING
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 10/8/2025	Closed:	Last Action: 12/11/2025	Flw Up: 12/9/2025
Site Address: 1821 NW 29TH AVE OCALA, FL 34475			
Site APN: 2171-003-002		Officer: JENNIPHER L BULLER	
Details:			



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	11/6/2025	11/6/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	11/6/2025	11/6/2025	NOVPH MAILED 9489 0090 0027 6697 0026 75 HANSEN WILLIAM EST 1821 NW 29TH AVE OCALA, FL. 34475-4706
HEARING CODE BOARD	YVETTE J GRILLO	12/11/2025		NEW BUSINESS
OFFICER POSTING	JENNIPHER L BULLER	11/12/2025	11/12/2025	NOVPH READY FOR POSTING Notice of Violation and Public Hearing posted.
PREPARE NOTICE	SHANEKA GREENE	10/15/2025	10/16/2025	CLTO Compliance date: 11/05/2025

PREPARE NOTICE	SHANEKA GREENE	11/6/2025	11/6/2025	NOVPH Compliance date: 12/04/2025
REGULAR MAIL	SHANEKA GREENE	10/16/2025	10/16/2025	CLTO MAILED
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 \$219.21 by January 1st, 2026.</p>

CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	HANSEN WILLIAM EST	1821 NW 29TH AVE OCALA, FL 34475-4706			
RESPONDENT 1	HANSEN WILLIAM EST	1821 NW 29TH AVE , 34475-4706			
FINANCIAL INFORMATION					

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	2	\$17.72	\$0.00						
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	6	\$132.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	4	\$50.00	\$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:			\$219.21	\$0.00						
TOTALS:			\$219.21	\$0.00						

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
FOLLOW UP	JLB	12/4/2025	12/5/2025	NON COMPLIANT		I conducted a follow up inspection per compliance date on Notice of Violation and Public Hearing. I observed the property remained overgrown. Photo attached.
FOLLOW UP	JLB	11/5/2025	11/5/2025	NON COMPLIANT		I conducted a follow up inspection. I observed the property remained overgrown. Photo attached. Request for Notice of Violation and Public Hearing to be prepared for mailing and posting.
HEARING INSPECTION	JLB	12/9/2025	12/9/2025	NON COMPLIANT		I conducted a re-inspection prior to the scheduled hearing. I observed the property remained non-compliant. Photo attached. Proceed to hearing to obtain an order.
INITIAL	JLB	10/14/2025	10/14/2025	NON COMPLIANT		While in the area, I observed overgrowth upon the property. Photos attached.

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	JENNIPHER L BULLER	10/14/2025				Overgrowth upon the property. Cut and clean the property.



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

**THE CITY OF OCALA**

**CASE NO: CE25-1061**

Petitioner,

VS.

**HANSEN, WILLIAM EST**

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 Supervisor 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:**

	<b>Cost</b>	<b># of hour(s)</b>	<b>Total:</b>
Attorney Fees:			

**2. Inspector(s) Time:**

	<b>Cost</b>	<b># @ .5 hour(s)</b>	<b>Total:</b>
Inspection(s)	\$12.50	4	\$50.00

**3. Clerical & Casework Time:**

	<b>Cost</b>	<b># of hour(s)</b>	<b>Total:</b>
Clerical:	\$22.00	6	\$132.00

**4. Recording Cost(s): (i.e. Lien(s) / Lien release(s) / Satisfaction, etc.)**

	<b>Cost</b>	<b># of page(s)</b>	<b>Addl. page(s)</b>	<b># of addl. page(s)</b>	<b>Total:</b>
Fee(s):	\$18.75	1			\$18.75

**5. Copies of Related Document(s):**

	<b>Cost</b>	<b># of page(s)</b>	<b>Total:</b>
Clerical:			


**6. Postage Cost(s):**

	<b>Cost</b>	<b># of Regular</b>	<b>Cost</b>	<b># of Certified</b>	
Postage:	\$0.74	1	\$17.72	2	\$17.72

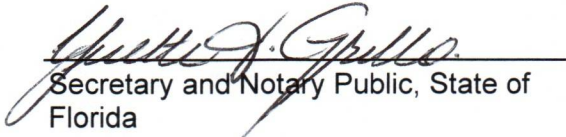
**Total Costs:    \$219.21**

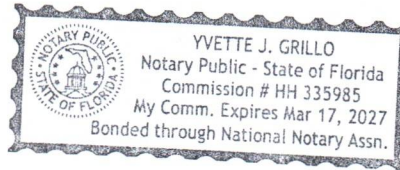
FURTHER. AFFIANT SAYETH NOT. Dated This:  
11/24/2025

STATE OF FLORIDA  
COUNTY OF MARION

  
JENNIPHER L BULLER  
Supervisor, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 24 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

2171-003-002

[GOOGLE Street View](#)

Prime Key: 551601

[MAP IT+](#)

### [Property Information](#)

HANSEN WILLIAM EST  
1821 NW 29TH AVE  
OCALA FL 34475-4706

### [Certified Taxes / Assessments:](#)

Map ID: 161

[Millage:](#) 1001 - OCALA

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

[PC:](#) 02

[Acres:](#) .17

Situs: 1821 NW 29TH AVE OCALA

### [Current Value](#)

Land Just Value	\$23,906		
Buildings	\$13,848		
Miscellaneous	\$1,278		
Total Just Value	\$39,032	Impact	
Total Assessed Value	\$23,522	<a href="#">Ex Codes:</a>	(\$15,510)
Exemptions	\$0		
Total Taxable	\$23,522		
School Taxable	\$39,032		

### [History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$23,906	\$13,848	\$1,278	\$39,032	\$23,522	\$0	\$23,522
2024	\$23,906	\$20,712	\$1,981	\$46,599	\$21,384	\$0	\$21,384
2023	\$22,312	\$16,094	\$1,940	\$40,346	\$19,440	\$0	\$19,440

### [Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
<a href="#">DETH/REGS</a>	03/2015	71 DTH CER	0	U	I	\$100
<a href="#">1918/1292</a>	04/1993	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$14,500
<a href="#">1749/0289</a>	05/1991	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$16,500
<a href="#">0851/0759</a>	11/1977	02 DEED NC	0	U	I	\$11,000

### [Property Description](#)

SEC 11 TWP 15 RGE 21  
PLAT BOOK H PAGE 076  
GOLDEN HOLIDAY 1ST ADD  
BLK C LOT 2

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0200		75.0	100.0	MH	75.00	FF	375.0000	1.00	0.85	1.00	23,906	23,906
Neighborhood 4518											Total Land - Class	\$23,906
Mkt: 8 70											Total Land - Just	\$23,906

### [Traverse](#)

#### **Building 1 of 1**

MBL01=R12U50L12D50.U5  
USP02=L10U20R10D20.D5R12  
UCP03=R12U24L12D24.



#### Building Characteristics

<b>Improvement</b>	MH - MOBILE - MOBILE HOME RESID	<b>Year Built</b> 1968
<b>Effective Age</b>	9 - 40-99 YRS	<b>Physical Deterioration</b> 0%
<b>Condition</b>	0	<b>Obsolescence: Functional</b> 0%
<b>Quality Grade</b>	300 - LOW	<b>Obsolescence: Locational</b> 0%
<b>Inspected on</b>	5/7/2020 by 197	<b>Architecture</b> 2 - MBL HOME
		<b>Base Perimeter</b> 124

Type	ID Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
MBL	01 20 - MH ALUM SIDING	1.00	1968	N	0 %	0 %	600	600
USP	02 01 - NO EXTERIOR	1.00	1968	N	0 %	0 %	200	200
UCP	03 01 - NO EXTERIOR	1.00	1968	N	0 %	0 %	288	288

#### Section: 1

<b>Roof Style:</b> 02 FLAT WOOD STR	<b>Floor Finish:</b> 24 CARPET	<b>Bedrooms:</b> 2	<b>Blt-In Kitchen:</b> Y
<b>Roof Cover:</b> 17 KOOL SEAL/MTL	<b>Wall Finish:</b> 12 PLYWD PANELING	<b>4 Fixture Baths:</b> 0	<b>Dishwasher:</b> N
<b>Heat Meth 1:</b> 22 DUCTED FHA	<b>Heat Fuel 1:</b> 06 GAS	<b>3 Fixture Baths:</b> 1	<b>Garbage Disposal:</b> N
<b>Heat Meth 2:</b> 00	<b>Heat Fuel 2:</b> 00	<b>2 Fixture Baths:</b> 0	<b>Garbage Compactor:</b> N
<b>Foundation:</b> 3 PIER	<b>Fireplaces:</b> 0	<b>Extra Fixtures:</b> 2	<b>Intercom:</b> N
<b>A/C:</b> N			<b>Vacuum:</b> N

#### Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
105 FENCE CHAIN LK	140.00	LF	20	1980	1	0.0	0.0
159 PAV CONCRETE	813.00	SF	20	1980	3	0.0	0.0
ADU UTILITY-ALUM	90.00	SF	40	1996	1	10.0	9.0
Total Value - \$1,278							

#### Appraiser Notes

#### Planning and Building

**\*\* Permit Search \*\***

Permit Number	Date Issued	Date Completed	Description
DEMO25-0052	6/16/2025	6/24/2025	WILLIAM HANSEN EST MH DEMO

#### Cost Summary

Buildings R.C.N.	\$37,197	7/27/2012				
Total Depreciation	(\$27,897)					
Bldg - Just Value	\$9,300		<b>Bldg Nbr</b>	<b>RCN</b>	<b>Depreciation</b>	<b>Depreciated</b>
Misc - Just Value	\$1,278	7/27/2012	1	\$37,197	(\$27,897)	\$9,300
Land - Just Value	\$23,906	4/28/2025				
Total Just Value	\$34,484					

BK 1918 PG 1292

10.50 R  
101.50 DS

This instrument prepared by W. E. BISHOP, JR., P.O.  
Box 6860, Ocala, FL 34478

RECORD AND  
RETURN TO

WARRANTY DEED

THIS WARRANTY DEED made and executed the 8th day of April, 1993 by CONSTANCE BERNARD, a widow and unmarried, and LYNN E. BERNARD, grantors, and WILLIAM HANSEN, whose address is 1821 N. W. 29th Avenue, Ocala, Florida 34482.

WITNESSETH: That the Grantors, for and in consideration of Ten Dollars and other valuable consideration to grantors in hand paid by grantee, the receipt whereof is hereby acknowledged, have granted, bargained, and sold to the said grantee, and grantee's successors and assigns forever, the following described land, situate and being in Marion County, Florida, to wit:

Lot 2, Block C, GOLDEN HOLIDAY FIRST ADDITION, as per plat thereof, recorded in Plat Book H, Page 76, of the Public Records of Marion County, Florida.

Subject to first mortgage in favor of Roderick Newland and Evelyn Newland, his wife, recorded in O. R. Book 1749, Page 290, Public Records of Marion County, Florida which grantee assumes and agrees to pay.

Subject to easements, limitations and regulations appearing in Plat Book H, Page 76, Public Records of Marion County, Florida.

Subject to Restrictions, conditions, and/or protective covenants in O. R. Book 245, Page 83, Public Records of Marion County, Florida.

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

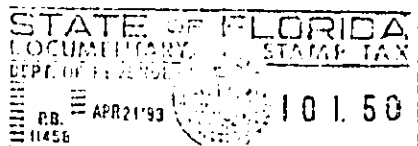
TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 1992.

BY William E. Bishop  
93-026675 DC

RECORDED & RECORD  
VERIFIED  
MARION COUNTY, FL  
93 APR 21 AM 9:36

APR 21 1993



BK 1918PG1293

IN WITNESS WHEREOF, the grantors have hereunto set their hands and seals the day and year first above written.

Witnesses:

Ellen C. Brudner  
ELLEN C. BRUDNER

(Print Name of Witness)

Donna Ramsay  
DONNA RAMSAY  
(Print Name of Witness)

Constance Bernard (SEAL)  
Constance Bernard

Lynn E. Bernard (SEAL)  
Lynn E. Bernard

PROVINCE OF ONTARIO  
CANADA

The foregoing instrument was acknowledged before me this 8th day of April, 1993 by CONSTANCE BERNARD, a widow and unmarried, and LYNN E. BERNARD, a single woman, who are personally known to me and who did not take an oath.

Ellen C. Brudner  
ELLEN C. BRUDNER  
(Print Notary's name)

My Commission expires:

is for life

Notary Public, State of Florida  
Prov. of Ontario





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

10/16/2025

CASE NO: CE25-1061

HANSEN WILLIAM EST  
1821 NW 29TH AVE  
OCALA, FL. 34475-4706

**RE: 2171-003-002 | 1821 NW 29<sup>TH</sup> AVE**

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: 11/05/2025***

***Violations:***

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

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.

JENNIPHER L BULLER,  
Code Enforcement Supervisor  
352-425-3451 [jbuller@ocalafl.gov](mailto:jbuller@ocalafl.gov)



**CITY OF OCALA**  
**CODE ENFORCEMENT DIVISION**  
201 SE 3<sup>rd</sup> STREET, 2<sup>nd</sup> FLOOR  
OCALA, FLORIDA 34471

CL 10-1061

/16/2025

ANSEN WILLIAM EST  
21 NW 29TH AVE  
OCALA, FL. 34475-4706

344712187  
34475-4706

JACKSONVILLE RPDC 320

18 OCT 2025AM 1 L

FIRST-CLASS



US POSTAGE<sup>SM</sup> PITNEY BOWES

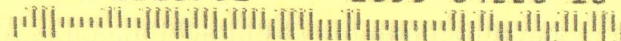


ZIP 34471 \$ 000.74<sup>0</sup>  
02 7W  
0008039548 OCT. 17. 2025

NIXIE 326 DE 1 0010/24/25

RETURN TO SENDER  
NO SUCH STREET  
UNABLE TO FORWARD

BC: 34471218701 \*1639-04220-18-21







*City of Ocala*  
GROWTH MANAGEMENT DEPARTMENT  
CODE ENFORCEMENT DIVISION  
ENVIRONMENTAL ENFORCEMENT DIVISION  
201 SE 3<sup>rd</sup> STREET (2<sup>nd</sup> floor) OCALA, FLORIDA 34471

## NOTICE OF VIOLATION AND PUBLIC HEARING

11/07/2025

HANSEN WILLIAM EST  
1821 NW 29TH AVE  
OCALA, FL. 34475-4706

Respondent(s) \_\_\_\_\_ /

**Location of Violation:** 1821 NW 29TH AVE|2171-003-002

**Case Number:** CE25-1061

**Inspector Assigned:** Jennipher Buller

**Required Compliance Date:** 12/04/2025

**Public Hearing Date & Time:** 12/11/2025 17:30

**Violation(s) and How to Abate:**

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 – 2<sup>nd</sup> 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:

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

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

CASE NO: CE25-1061


**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:

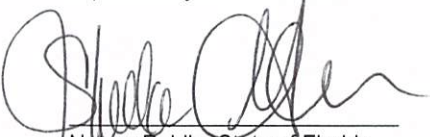
1. I did on 11/12/2025 post the Notice of Violation & Public Hearing to the property, located at 1821 NW 29TH AVE.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

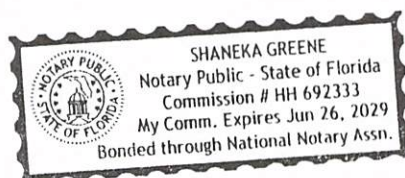
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 11/12/2025  
  
Supervisor

STATE OF FLORIDA  
MARION COUNTY

SWORN TO (or affirmed) before me: 11/12/2025 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  
11/12/2025 11:18 AM





NT  
09  
HIS  
OVAL  
ODE  
ISION



# City of Ocala

GROWTH MANAGEMENT DEPARTMENT  
CODE ENFORCEMENT DIVISION  
ENVIRONMENTAL ENFORCEMENT DIVISION  
201 SE 3<sup>rd</sup> STREET (2<sup>nd</sup> floor) OCALA, FLORIDA 34471

## NOTICE OF VIOLATION AND PUBLIC HEARING

City of Ocala - City Hall - 2<sup>nd</sup> Floor (Council Chambers)  
110 SE Watula Avenue Ocala, FL 34471

11/07/2025

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 182.07(2).

HANSEN WILLIAM EST  
1821 NW 29TH AVE  
OCALA, FL 34475-4706

represented by counsel, present testimony, and evidence, and to testify on your behalf. 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.

Respondent(s) \_\_\_\_\_

Location of Violation: 1821 NW 29TH AVE|2171-003-002  
Case Number: CE25-1061  
Inspector Assigned: Jennipher Buller  
Required Compliance Date: 12/04/2025  
Public Hearing Date & Time: 12/11/2025 17:30  
Violation(s) and How to Abate:  
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR  
UNSANITARY MATTER  
Overgrowth upon the property. Cut and clean the property.  
jbuller@ocalafl.gov  
352-425-3451

Office Depote

City of Ocala  
Code Enforcement Division  
11/12/2025 11:18 AM



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

CASE NO: CE25-1061

**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 11/06/2025 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.

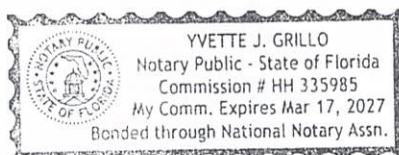
Dated: 11/06/2025  
  
Code Specialist I

STATE OF FLORIDA  
MARION COUNTY

SWORN TO (or affirmed) before me: 11/06/2025 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**  
201 SE 3<sup>rd</sup> STREET, 2<sup>nd</sup> FLOOR  
OCALA, FLORIDA 34471

*Month-1061*

HANSEN WILLIAM EST  
1821 NW 29TH AVE  
OCALA, FL. 34475-4706



JACKSONVILLE RPDC 320  
8 NOV 2025 11 1 L

Label 890 PB, Oct. 2015  
Pitney Bowes  
FIRST CLASS



**US POSTAGE** PAID PITNEY BOWES



ZIP 34471 \$ 008.86<sup>0</sup>  
02 7W  
0008039548 NOV 07 2025

*VAC*

NIXIE

326 CE 1

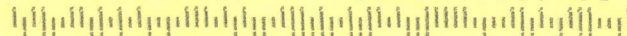
7211/18/25

RETURN TO SENDER  
VACANT

UNABLE TO FORWARD

BL: 344/121/299

1639-02666-08-21



4473+4736012





City of Ocala  
Code Enforcement Division  
12/9/2025 8:24 AM





City of Ocala  
Code Enforcement Division  
10/8/2025 11:44 AM