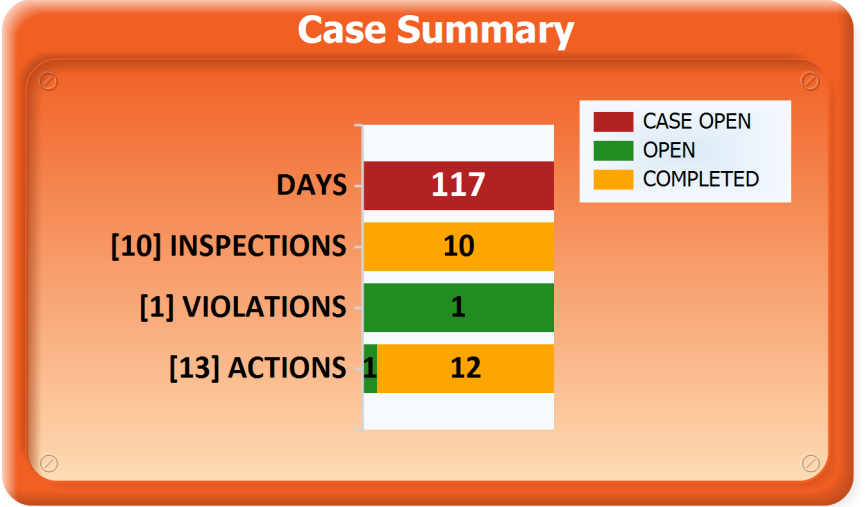


Description: LITTER & OVERGROWTH			Status: HEARING
Type: ENVIRONMENTAL		Subtype: LITTER	
Opened: 4/3/2025	Closed:	Last Action: 7/30/2025	Flw Up: 7/28/2025
Site Address: 415 SE 32ND ST OCALA, FL 34471			
Site APN: 30367-002-00		Officer: JENNIPHER L BULLER	
Details:			



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	7/8/2025	7/8/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	7/8/2025	7/8/2025	NOVPH MAILED (2) 91 7199 9991 7039 7682 8271 TOP NOTCH CORNERS LLC PO BOX 3718 OCALA, FL. 34478-3718 91 7199 9991 7039 7682 8288 TOP NOTCH CORNERS LLC ALRBRIGHT ROBERT C (REGISTERED AGENT) 702 SE 14TH AVE OCALA, FL. 34471

CONTACT	JENNIPHER L BULLER	7/15/2025	7/15/2025	Phone call to property owner, Robert Clay Albright-352-804-7777. Has not had any luck with getting any other parties involved with maintenance.
CONTACT	JENNIPHER L BULLER	7/24/2025	7/24/2025	Phone call received from the property owner, Clay Albright 352-804-7777. He said they have cleaned up as much as possible, but easement the City has needs to be cut.
CONTACT	JENNIPHER L BULLER	7/28/2025	7/28/2025	Text messages with photos to property owner. See attached.
CONTACT	ROBERT MOORE	5/1/2025	5/1/2025	spoke with (Robert Clay Albright-352-804-7777) - granted an extension based on planned efforts to clean up the area
CONTACT	ROBERT MOORE	5/15/2025	5/15/2025	spoke with (Robert Clay Albright-352-804-7777)- he said he was arranging additional service to the area
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	7/30/2025		NEW BUSINESS
OFFICER POSTING	JENNIPHER L BULLER	7/9/2025	7/9/2025	NOVPH READY FOR POSTING Notice of Violation and Public Hearing posted upon the property.
PREPARE NOTICE	SHANEKA GREENE	7/8/2025	7/8/2025	NOVPH Compliance date: 07/28/2025 Hearing date: 07/30/2025 Respondents listed Violation 34-95: Overgrowth and unsightly matter upon property. Cut and clean entire property removing all overgrowth, trash, and junk from the property.
PREPARE NOTICE	SHANEKA GREENE	4/4/2025	4/4/2025	CLTO - COMP DATE 5/1/25
REGULAR MAIL	SHANEKA GREENE	4/4/2025	4/4/2025	CLTO MAILED (2)

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	7/18/2025	7/21/2025	<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, August 21st, 2025. If the Respondent(s) fail to comply by 7:00am on Friday, August 22nd, 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 \$280.57 by August 21st, 2025.</p>
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CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	TOP NOTCH CORNERS LLC	PO BOX 3718 OCALA, FL 34478-3718			
RESPONDENT 1	TOP NOTCH CORNERS LLC	PO BOX 3718 OCALA, FL 34478-3718			
RESPONDENT 2	ALBRIGHT, ROBERT C	702 SE 14TH AVENUE OCALA, FL 34471			

FINANCIAL INFORMATION										
DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	4	\$28.72	\$0.00						

OCALA Case Details - No Attachments

City of Ocala

Case Number
ENV25-0082

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	8	\$100.00	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	2	\$1.10	\$0.00						
Total Paid for CASE FEES:			\$280.57	\$0.00						
TOTALS:			\$280.57	\$0.00						
INSPECTIONS										
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS		NOTES			
CASE WORK	RSM	5/15/2025	5/15/2025	NON COMPLIANT			On 5-15-25, I received a call from Mr. Albright. he said that he had reached out to the involved personnel and was having them return to the property to properly service/clean the area since it had been mowed over, leaving minced trash/debris as a result. He said that this would be completed within the next week or so. Follow-up was scheduled to check compliance.			
FOLLOW UP	RSM	5/30/2025	5/30/2025	NON COMPLIANT			On 5-30-25, I observed that the area of concern remained in violation. I subsequently spoke with the property owner who advised he was making arrangements to rectify the issue. He advised that he would contact me with updates. Follow-up scheduled			



Case Details - No Attachments

City of Ocala

Case Number
ENV25-0082

FOLLOW UP	RSM	4/17/2025	4/17/2025	NON COMPLIANT	MID POINT STATUS CHECK	On 4-17-25, I conducted a status check on the property. I observed the violation to remain with no actions taken in regards to cut/clean efforts. Photos taken/uploaded to case and follow-up scheduled.
FOLLOW UP	RSM	5/1/2025	5/1/2025	NON COMPLIANT	CLTO DATE	On 5-1-25, I spoke via phone with the property owner (Robert Clay Albright). He had called to explain that plans were in the works to have the area serviced. Based on circumstances in that he thought that Racetrac was responsible for the section of property, the process was delayed. I granted an extension of time and scheduled follow-up.
FOLLOW UP	RSM	5/7/2025	5/7/2025	NON COMPLIANT		On 5-7-25, I observed that the area had been mowed. However, all of the debris and trash had not been picked up prior to the mowing. As a result, minced and scattered trash was strewn about the area. I called and spoke with Mr. Albright and explained what had happened. He said he would visit the property and make additional efforts to bring the property into compliance. Photos taken/uploaded to the report and follow-up scheduled.
FOLLOW UP	SKN	7/24/2025	7/24/2025	NON COMPLIANT		Updated photos attached. Overgrowth and some trash remained.

Case Details - No Attachments

City of Ocala

Case Number
ENV25-0082

FOLLOW UP	RSM	6/16/2025	6/16/2025	NON COMPLIANT	<p>On 6-16-25, I noted the property remained in violation. I spoke via phone with Mr. Albright who was seeking advice on how to find a permanent solution to the problem. He said that on this day, he was to attend a conference with Racetrac personnel and owners of the tower area to discuss the issue. He inquired as to replacing the grassy hill area with crushed stone to which I reminded him that this action could result in the modification of the current site plan which could be lengthy process. I advised him to coordinate with Racetrac property maintenance to see if they could add this area to their assigned work area. He said he would contact me to keep me apprised of progress and a plan of permanent resolution. Follow-up scheduled.</p>
FOLLOW UP	JLB	7/3/2025	7/3/2025	NON COMPLIANT	<p>I conducted a follow up inspection due to Environmental Officer Moore's absence. I observed the property remained non-compliant concerning extreme overgrowth and noticeable trash. Photos attached. This is a 1.03 acre property with an access/driveway to a business RaceTrac) and concrete pad and other improvements (developed) such as tank and pumps shown on the Marion County Property Appraiser's information card. This entire parcel should be regularly maintained for overgrowth and unsightly matter since it is "developed."</p> <p>Request for Notice of violation and Public Hearing to be prepared for next available hearing date. Follow up scheduled.</p>

HEARING INSPECTION	JLB	7/28/2025	7/28/2025	NON COMPLIANT		I conducted a follow up inspection prior to the scheduled hearing on 07/30/2025. I observed the property had been partially cut, but not completely. Trash remained scattered upon the property as well. Photos attached. Case as been open/ongoing since 04/03/2025 and remains non-compliant despite contact with the property owner. Proceed to to hearing as scheduled to obtain an order to bring the property into compliance.
INITIAL	RSM	4/3/2025	4/3/2025	NON COMPLIANT		On 4-3-25, I observed the property (entrance to Racetrac off of SE 32nd St) to have unsightly litter along both sides of the way. Additionally, the area was overgrown and unkempt. Photos were taken/uploaded to the case and a request was submitted to Admin. to generate & mail, a courtesy letter. Follow-up was scheduled accordingly.

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	ROBERT MOORE	4/3/2025				ENTRY/EXIT TO RACETRAC HAS UNSIGHTLY, SCATTERED LITTER ON BOTH SIDES OF THE WAY. AREA IS ALSO OVERFROWN AND UNKEMPT. LITTER NEEDS TO BE PICKED UP AND AREA NEEDS TO BE CUT & CLEANED Overgrowth and unsightly matter upon property. Cut and clean entire property removing all overgrowth, trash, and junk from the property.

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

THE CITY OF OCALA

CASE NO: ENV25-0082

Petitioner,

VS.

TOP NOTCH CORNERS LLC
C/O ALBRIGHT, ROBERT C.

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 Enforcement Officer 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	8	\$100.00

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:	\$1.10	2	\$28.72	4	\$28.72

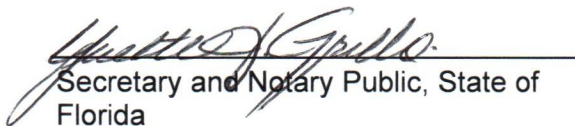
Total Costs: \$280.57

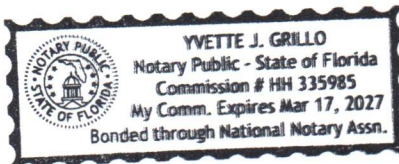
FURTHER. AFFIANT SAYETH NOT. Dated This:
7/15/2025

**STATE OF FLORIDA
COUNTY OF MARION**


JENNIPHER L BULLER
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 15 Jul 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 Real Estate

30367-002-00

Prime Key: 2714689

[MAP IT+](#)

Current as of 4/3/2025

[Property Information](#)

TOP NOTCH CORNERS LLC
PO BOX 3718
OCALA FL 34478-3718

[Taxes / Assessments:](#)

Map ID: 180

[Millage:](#) 1001 - OCALA

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

[PC:](#) 10

Acres: 1.03

[2024 Certified Value](#)

Land Just Value	\$33,650
Buildings	\$0
Miscellaneous	\$39,921
Total Just Value	\$73,571
Total Assessed Value	\$73,571
Exemptions	\$0
Total Taxable	\$73,571

[Ex Codes:](#)

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$33,650	\$0	\$39,921	\$73,571	\$73,571	\$0	\$73,571
2023	\$33,650	\$0	\$42,765	\$76,415	\$76,415	\$0	\$76,415
2022	\$33,650	\$0	\$45,608	\$79,258	\$79,258	\$0	\$79,258

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
UNRE/INST	07/2015	96 ANNEX	0	U	V	\$100
5634/0031	02/2012	09 EASEMNT	0	U	V	\$100
5566/1427	09/2011	09 EASEMNT	0	U	V	\$100
5566/1424	09/2011	09 EASEMNT	0	U	V	\$100
5529/0707	04/2011	94 ROAD AB	0	U	V	\$100
5449/1507	10/2010	06 SPECIAL WARRANTY	7 PORTIONUND INT	U	V	\$100
4355/0051	06/2005	43 R-O-W	0	U	V	\$100
1897/0343	01/1993	07 WARRANTY	2 V-SALES VERIFICATION	Q	V	\$140,000

[Property Description](#)

SEC 29 TWP 15 RGE 22
PLAT BOOK A PAGE 022
GILLIAMS SUB

BEGIN AT THE SE COR OF LOT 33 TH S 88-03-02 W 111.85 FT TH S 01-17-56 E
 101.81 FT TH N 89-07-59 E 52.01 TO THE POC OF A CURVE CONCAVE NWLY
 HAVING A RADIUS OF 840 FT A CENTRAL ANGLE OF 20-43-07 A CHORD
 BEARING & DISTANCE OF N 78-46-28 E 302.10 FT TH ELY 303.75 FT TH
 N 34-41-30 W 160.68 FT TH S 88-21-10 W 150 FT TH S 01-48-08 W 81.85 FT
 TO THE POB

Parent Parcel: 30367-000-00

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
GCSF	1000	.0	.0	B4	44,867.00	SF							
Neighborhood 9944 - COMM US 441-SW 22 PL/SE 52 ST													
Mkt: 2 70													

[Miscellaneous Improvements](#)

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	19,775.00	SF	20	2018	5	0.0	0.0	
159 PAV CONCRETE	200.00	SF	20	2019	3	0.0	0.0	
105 FENCE CHAIN LK	280.00	LF	20	2019	5	0.0	0.0	

[Appraiser Notes](#)

RACETRAC ENTRANCE

-

ATLANTIC TELECOM TOWER

CROSS ACCESS EASEMENT FOR RACETRAC PETROLEUM COVERS SOUTH 1/2 OF PARCEL RECORDED IN OR
 6528/0081.

[Planning and Building](#)

[** Permit Search **](#)

Permit Number	Date Issued	Date Completed	Description
BLD22-1117	3/28/2023	-	AT & T / TOWER MODIFICATIONS
BLD21-1337	6/30/2021	-	DISH / ANTENNAS
BLD19-0848	7/2/2019	-	TOWER
BLD18-2380	6/18/2019	9/17/2019	TOWER
SITE19-0011	5/24/2019	-	NEW COMMERCIAL
BLD19-0616	5/20/2019	-	FIREWORKS TENT
BLD18-2392	12/26/2018	12/27/2018	TEMP LU N STRUCT
BLD18-1224	6/5/2018	-	TEMP LU N STRUCT
SITE17-0026	9/29/2017	-	NEW COMMERCIAL
BLD16-1517	9/29/2017	-	NEW COMMERCIAL
BLD16-1526	9/29/2017	-	NEW COMMERCIAL
BLD16-1527	9/29/2017	-	SVC ST PUMPS & TANKS
SGN17-0015	3/21/2017	-	RACE TRAC/SIGNS

\$ 27.00
D.S. \$ 170

This instrument prepared by
and should be returned to:
Tim Haines
Gray, Ackerman & Haines
125 N.E. 1st Avenue - Suite 1
Ocala, Florida 34470



DAVID R. ELLSPERMANN, CLERK OF COURT MARION COUNTY

DATE: 12/07/2010 03:03:06 PM

FILE #: 2010111522 OR BK 05449 PGS 1507-1509

RECORDING FEES 27.00

DEED DOC TAX 0.70

PARCEL ID: 30367-002-00

UK

THIS SPECIAL WARRANTY DEED IS EXECUTED BY GRANTOR, A DISSOLVED CORPORATION, FOR PURPOSES OF WINDING UP ITS BUSINESS.

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made and executed this 20 day of October, 2010, between **LA CANTABRIA, INC., A FLORIDA CORPORATION** whose post office address is 6465 SW 21st Court Road, Ocala, FL 34474, hereinafter called "Grantor", to **TOP NOTCH CORNERS, LLC, A FLORIDA LIMITED LIABILITY COMPANY**, whose post office address is 233 SW 3rd Street, Ocala, FL 34474, hereinafter called "Grantee"

WITNESSETH:

GRANTOR, in consideration of Ten Dollars (\$10.00) paid by Grantee, the sufficiency of which is hereby acknowledged, does hereby grant, convey, and transfer to Grantee, the real property located in MARION County, Florida, more particularly described as follows:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO:

1. Taxes for the year 2010 and all subsequent years.
2. Easements, restrictions and limitations of record.

TOGETHER with all the estate and rights of Grantor in such property.

GRANTOR covenants that Grantor will warrant and defend the property hereby conveyed against the lawful claims and demands of all persons claiming by, through or under Grantor, but against no others.

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed on the year and date first above stated.

Signed and sealed in our
presence as witnesses:

Print Name: RUTH ADAMS

Print Name: SUE GREENE

LA CANTABRIA, INC., A FLORIDA CORPORATION

By: Marcus J. Di Lorenzo

MARCUS J. DILORENZO

Its: President


Y:\tdh\agts\Albright (La Cantabria)\deed.wpd

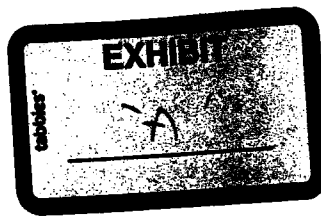
Page 1 of 2

STATE OF FLORIDA
COUNTY OF MARION

The foregoing Special Warranty Deed was acknowledged before me this 20 day of Oct, 2010, by MARCUS J. DILORENZO, the President of La Cantabria, Inc., a Florida corporation, who is personally known to me.




Notary Public, State of Florida
Print Notary Name SUE GREENE
My commission expires 11-23-2012
Commission number DD840636



BEGIN AT THE NORTHEAST CORNER OF LOT 32, OF GILLIAMS SUBDIVISION OF A PORTION OF THE SANCHEZ GRANT, TOWNSHIP 15 SOUTH, RANGE 22 EAST, AS RECORDED IN PLAT BOOK A, AT PAGE 22, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, SAID CORNER ALSO BEING ON THE WEST BOUNDARY OF LOT 12 OF SAID GILLIAMS SUBDIVISION; THENCE NORTH 01°31'56" WEST ALONG SAID WEST BOUNDARY OF LOT 12 A DISTANCE OF 81.83 FEET TO THE SOUTHWEST CORNER OF A PARCEL DEEDED TO THE CITY OF OCALA, AS RECORDED IN OFFICIAL RECORDS BOOK 131, AT PAGE 110, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA; THENCE NORTH 88°28'04" EAST, AT RIGHT ANGLE TO SAID WEST BOUNDARY AND ALONG THE SOUTH LINE OF THE SAID PARCEL DEEDED TO THE CITY OF OCALA, 150.00 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 01°31'56" WEST PARALLEL TO AFORESAID WEST BOUNDARY OF LOT 12, GILLIAMS SUBDIVISION AND ALONG THE EAST LINE OF SAID PARCEL DEEDED TO CITY OF OCALA A DISTANCE OF 91.81 FEET TO A POINT OF THE SOUTHWESTERLY RIGHT OF WAY LINE OF OLD SOUTH DIXIE HIGHWAY (S.W. 1ST AVENUE); THENCE SOUTH 55°48'41" EAST ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE 554.75 FEET TO THE NORTHWESTERLY CORNER OF A TRACT DEEDED TO JACQUELINE M. DINGMAN AS RECORDED IN OFFICIAL RECORDS BOOK 1289, AT PAGE 0066, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA; THENCE SOUTH 34°15'23" WEST ALONG THE NORTHWESTERLY LINE OF SAID TRACT DEEDED TO JACQUELINE M. DINGMAN 811.01 FEET TO A POINT LYING 60 FEET NORTH (MEASURED PERPENDICULARLY) TO THE NORTH BOUNDARY OF COUNTRY GARDENS SUBDIVISION AS RECORDED IN PLAT BOOK G, AT PAGE 184, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA; THENCE SOUTH 88°58'40" WEST ALONG A LINE 60 FEET NORTH OF AND PARALLEL TO SAID NORTH BOUNDARY OF COUNTRY GARDENS SUBDIVISION 234.40 FEET; THENCE NORTH 01°41'21" WEST 805.19 FEET TO A POINT ON THE NORTH BOUNDARY OF AFORESAID LOT 32, OF GILLIAMS SUBDIVISION; THENCE NORTH 88°02'05" EAST ALONG SAID NORTH BOUNDARY 111.19 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPT RIGHT OF WAY TAKING PARCEL AND WATER PROTECTION PARCEL OF SW 31ST STREET - PARCEL 104.



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

Detail by Entity Name

Florida Limited Liability Company
TOP NOTCH CORNERS, LLC

Filing Information

Document Number	L04000054748
FEI/EIN Number	20-1408787
Date Filed	07/23/2004
Effective Date	07/23/2004
State	FL
Status	ACTIVE

Principal Address

702 SE 14th Avenue
OCALA, FL 34471

Changed: 03/14/2022

Mailing Address

P.O. BOX 3718
OCALA, FL 34478

Changed: 02/23/2010

Registered Agent Name & Address

ALBRIGHT, ROBERT C
702 SE 14th Avenue
OCALA, FL 34471

Address Changed: 03/14/2022

Authorized Person(s) Detail

Name & Address

Title MGRM

ALBRIGHT, ROBERT C
702 SE 14th Avenue
OCALA, FL 34471

Annual Reports

Report Year	Filed Date
--------------------	-------------------

2022	03/14/2022
2023	03/06/2023
2024	02/26/2024

Document Images

02/26/2024 -- ANNUAL REPORT	View image in PDF format
03/06/2023 -- ANNUAL REPORT	View image in PDF format
03/14/2022 -- ANNUAL REPORT	View image in PDF format
02/22/2021 -- ANNUAL REPORT	View image in PDF format
03/25/2020 -- ANNUAL REPORT	View image in PDF format
03/04/2019 -- ANNUAL REPORT	View image in PDF format
03/14/2018 -- ANNUAL REPORT	View image in PDF format
03/20/2017 -- ANNUAL REPORT	View image in PDF format
03/08/2016 -- ANNUAL REPORT	View image in PDF format
03/24/2015 -- ANNUAL REPORT	View image in PDF format
03/17/2014 -- ANNUAL REPORT	View image in PDF format
02/26/2013 -- ANNUAL REPORT	View image in PDF format
02/08/2012 -- ANNUAL REPORT	View image in PDF format
03/23/2011 -- ANNUAL REPORT	View image in PDF format
02/23/2010 -- ANNUAL REPORT	View image in PDF format
04/07/2009 -- ANNUAL REPORT	View image in PDF format
03/04/2008 -- ANNUAL REPORT	View image in PDF format
02/08/2007 -- ANNUAL REPORT	View image in PDF format
02/06/2006 -- ANNUAL REPORT	View image in PDF format
02/17/2005 -- ANNUAL REPORT	View image in PDF format
07/23/2004 -- Florida Limited Liability	View image in PDF format

This map site will be shut down on July 31, 2025 at 5:00 pm. Please click here to use our new GIS Online Mapping system.
(<https://experience.arcgis.com/experience/fdebe26ee2fb40758e399cc5447c5809>)



Jimmy H. Cowan, Jr., CFA
Marion County Property Appraiser - Map It+

NO LONGER SUPPORTED - PLEASE USE
OUR NEW MAPPING SYSTEM LINK AT THE
TOP OF THE PAGE



[Click here for Legal Disclaimer](#)



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

07/09/2025

TOP NOTCH CORNERS LLC
PO BOX 3718
OCALA, FL. 34478-3718

TOP NOTCH CORNERS LLC
ALRBRIGHT ROBERT C (REGISTERED AGENT)
702 SE 14TH AVE
OCALA, FL. 34471

Respondent(s) _____ /

Location of Violation: 415 SE 32ND ST|30367-002-00

Case Number: ENV25-0082

Officer Assigned: Jennipher Buller

Required Compliance Date: 07/28/2025

Public Hearing Date & Time: 07/30/2025 10:30

Violation(s) and How to Abate:

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

Overgrowth and unsightly matter upon property. Cut and clean entire property removing all
overgrowth, trash, and junk from 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 enforcement officer 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:

Jennipher 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: ENV25-0082

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 07/09/2025 post the Notice of Violation & Public Hearing to the property, located at 415 SE 32ND 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: 07/09/2025

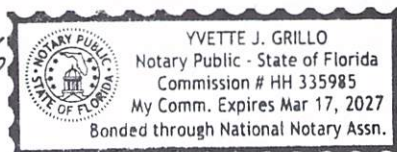
Jennifer Buller
Supervisor

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 07/09/2025 by Yvette Grillo
is personally known to me.

Code Enforcement Specialist, City of Ocala, who

Yvette J. Grillo
Notary Public, State of Florida





EMENT
9-8309
MOVE THIS
UT APPROVAL
CITY CODE
ENT DIVISION

Office DEBOLA



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

TOP NOTCH CORNERS LLC
PO BOX 3718
OCALA, FL. 34478-3718

07/09/2025

TOP NOTCH CORNERS LLC
ALRBRIGHT ROBERT C (REGISTERED AGENT)
702 SE 14TH AVE
OCALA, FL. 34471

Respondent(s) _____

Location of Violation: 415 SE 32ND ST|30367-002-00
Case Number: ENV25-0082
Officer Assigned: Jennipher Buller
Required Compliance Date: 07/28/2025
Public Hearing Date & Time: 07/30/2025 10:30
Violation(s) and How to Abate:
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR
UNSANITARY MATTER
Overgrowth and unsightly matter upon property. Cut and clean entire property removing all
overgrowth, trash, and junk from the property.
jbuller@ocala.gov
352-425-3451

City of Ocala
Code Enforcement Division
7/9/2025 2:03 PM



OCALA
CODE ENFORCEMENT
352-455-5000
www.cityofocala.com

City of Ocala
Code Enforcement Division
7/9/2025 2:03 PM

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

CASE NO: ENV25-0082

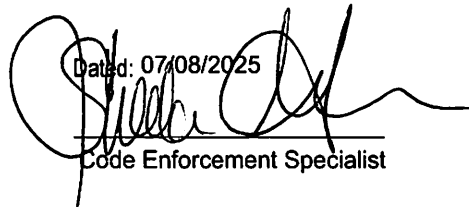
**AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)**

**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 07/08/2025 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.

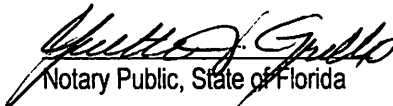
FURTHER, AFFIANT SAYETH NAUGHT.

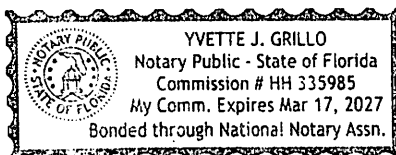
Dated: 07/08/2025

Code Enforcement Specialist

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 07/08/2025 by Yvette Grillo
is personally known to me.

Code Enforcement Specialist, City of Ocala, who


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
7/28/2025 8:12 AM



City of Ocala
Code Enforcement Division
7/28/2025 8:13 AM



City of Ocala
Code Enforcement Division
7/28/2025 8:13 AM



City of Ocala
Code Enforcement Division
7/28/2025 8:13 AM



Apr 3, 2025 at 1:26:34 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:26:47 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:27:42 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:25:40 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:26:02 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:26:10 PM
City of Ocala
Environmental Enforcement



Apr 3, 2025 at 1:26:15 PM
City of Ocala
Environmental Enforcement