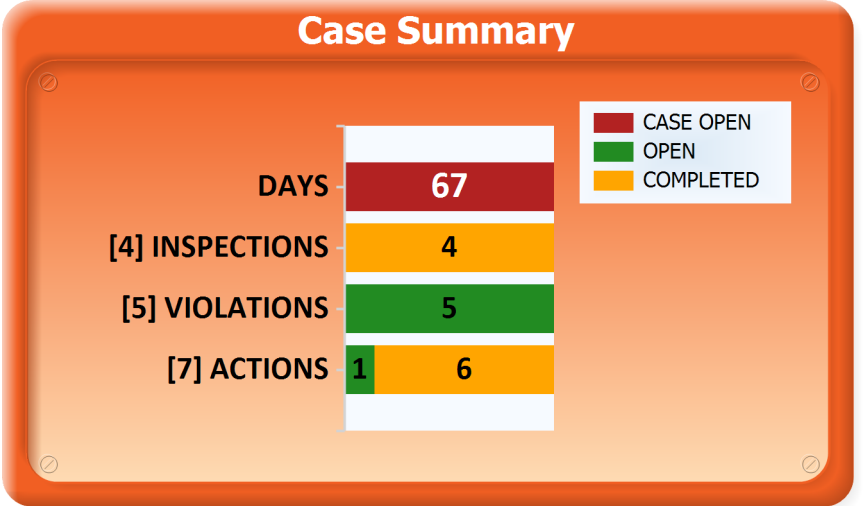


|                                                          |         |                            |                   |
|----------------------------------------------------------|---------|----------------------------|-------------------|
| Description: Permitted use/site plan required            |         |                            | Status: HEARING   |
| Type: ZONING                                             |         | Subtype: USE NOT PERMITTED |                   |
| Opened: 7/18/2025                                        | Closed: | Last Action: 9/24/2025     | Flw Up: 9/22/2025 |
| Site Address: 1622 W SILVER SPRINGS BLVD OCALA, FL 34475 |         |                            |                   |
| Site APN: 22534-000-00                                   |         | Officer: OSIAS FERREIRA    |                   |
| Details:                                                 |         |                            |                   |



ADDITIONAL SITES

LINKED CASES

| CHRONOLOGY                 |                 |             |                 |                                                                                                                                                                                                                                                                          |
|----------------------------|-----------------|-------------|-----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CHRONOLOGY TYPE            | STAFF NAME      | ACTION DATE | COMPLETION DATE | NOTES                                                                                                                                                                                                                                                                    |
| ADMIN POSTING              | SHANEKA GREENE  | 8/20/2025   | 8/20/2025       | NOVPH                                                                                                                                                                                                                                                                    |
| CERTIFIED MAIL             | SHANEKA GREENE  | 8/20/2025   | 8/20/2025       | NOVPH MAILED<br>9489 0090 0027 6697 0037 02<br>ROCK HOSPITALITY PARTNERS 22 LLC BAZILE JERRIEL<br>(REGISTERED AGENT)<br>19725 LONESOME PINE DRIVE<br>LAND O' LAKES, FL. 34638                                                                                            |
| CONTACT                    | OSIAS FERREIRA  | 7/21/2025   | 7/21/2025       | While on the property doing my inspection I spoke with Jeremiah at 352-895-8221 the owner of the lots on this property. He wanted to know more information on the violations and how to fix them, I talked to him about this and also refer him back to our departments. |
| HEARING SPECIAL MAGISTRATE | YVETTE J GRILLO | 9/24/2025   |                 | NEW BUSINESS                                                                                                                                                                                                                                                             |



# Case Details - No Attachments

City of Ocala

Case Number

**CE25-0728**

|                      |                    |           |           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
|----------------------|--------------------|-----------|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| OFFICER POSTING      | OSIAS FERREIRA     | 8/21/2025 | 8/21/2025 | NOVPH READY FOR POSTING<br>Posted at the property and affidavit signed and turn in to admin.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| PREPARE NOTICE       | SHANEKA GREENE     | 8/19/2025 | 8/20/2025 | NOVPH for 9/24/2025 Special master.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| STAFF RECOMMENDATION | DALE HOLLINGSWORTH | 9/12/2025 | 9/19/2025 | <p>Find the Respondent(s) guilty of violating city code section(s): 34-95, 82-3, 118-71, 122-51, 122-212 and 122-622 and order to:</p> <p>1.) (a) Apply for and obtain site plan approval and applicable permitting for the previously installed fence by 4:00pm on Thursday, November 20th, 2025. Once a permit has been issued, all inspections shall be completed for final approval within 30 days after issuance of the permit. If the Respondent(s) fail to comply by 7:00am on Friday, November 21st, 2025, or if the permits issued are not inspected and finalized by the 31st day after permit issuance, subsection (c) shall apply; or (b) Remove the unpermitted fence by 04:00pm on Thursday, November 20th, 2025. If the Respondent(s) fail to comply by 07:00am on Friday November 21st, 2025, subsection (c) shall apply.</p> <p>(c) If the Respondent(s) fail to comply with subsections (a) and/or (b), there shall be a fine of \$100.00 per day thereafter that shall run in addition to any other fines until the violations have been abated. Additionally, the city may enter upon the property to take whatever steps are necessary to bring the violation into compliance, which includes removal and disposal of all unpermitted fencing.</p> <p>2.) Cease use of the property for storage of vehicles, trailers, conduct of any business, and any other activity constituting a violation of the City of Ocala ordinance section 122-622 by 4:00 pm on Thursday, November 20th, 2025. If the Respondent fails to comply by 7:00 am on Friday, November 21st, 2025, the City shall enter upon the property and remove all items constituting a continual violation of this section.</p> <p>Additionally, there shall be a fine of \$100.00 per day thereafter, that shall run in addition to any other fines until</p> |

|  |  |  |  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
|--|--|--|--|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|  |  |  |  | <p>this violation has been abated.</p> <p>3.) (a) Apply for and obtain a tree removal permit for the removal of one (1) oak tree and comply with any replacement requirements set forth in the permitting and inspection process by 4:00pm on Thursday, November 20th, 2025. Once the permit has been obtained, all inspections shall be completed for final approval within 30 days after issuance of the permit. If the Respondent(s) fail to comply by 7:00am on Friday, November 21st, 2025, or if the permits issued are not inspected and finalized by the 31st day after permit issuance, there shall be a fine of \$50.00 per day thereafter that shall run in addition to any other fines until the violations have been abated.</p> <p>(b) Pay a fine of \$50 per tree for the irreversible violation of removing one (1) tree without required permits, for a total fine of \$50 by 4:00pm on Thursday, November 20th, 2025.</p> <p>4.) Pay the cost of prosecution of \$196.47 by November 20th, 2025.</p> |
|--|--|--|--|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

| CONTACTS              |                                  |                                                   |       |     |       |
|-----------------------|----------------------------------|---------------------------------------------------|-------|-----|-------|
| NAME TYPE             | NAME                             | ADDRESS                                           | PHONE | FAX | EMAIL |
| OWNER                 | ROCK HOSPITALITY PARTNERS 22 LLC | 19725 LONESOME PINE DR LAND OLAKES, FL 34638-2692 |       |     |       |
| RESPONDENT 1          | ROCK HOSPITALITY PARTNERS 22 LLC | 19725 LONESOME PINE DRIVE LAND O' LAKES, FL 34638 |       |     |       |
| RESPONDENT 2          | BAZILE, JERRIEL                  | 19725 LONESOME PINE DRIVE LAND O' LAKES, FL 34638 |       |     |       |
| FINANCIAL INFORMATION |                                  |                                                   |       |     |       |



# Case Details - No Attachments

City of Ocala

Case Number  
**CE25-0728**

| 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 | 5              | \$110.00       | \$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        |           |           |                                                                                                                                                                                                                                                                                                                                                                                           |        |         |         |
| Total Paid for CASE FEES:  |                          |                | \$196.47       | \$0.00        |           |           |                                                                                                                                                                                                                                                                                                                                                                                           |        |         |         |
| TOTALS:                    |                          |                | \$196.47       | \$0.00        |           |           |                                                                                                                                                                                                                                                                                                                                                                                           |        |         |         |
| INSPECTIONS                |                          |                |                |               |           |           |                                                                                                                                                                                                                                                                                                                                                                                           |        |         |         |
| INSPECTION TYPE            | INSPECTOR                | SCHEDULED DATE | COMPLETED DATE | RESULT        | REMARKS   |           | NOTES                                                                                                                                                                                                                                                                                                                                                                                     |        |         |         |
| FOLLOW UP                  | OSF                      | 7/31/2025      | 7/31/2025      | NON COMPLIANT |           |           | On 7/31/2025 I did a follow up for the violations and nothing has changed. The owner showed up at the property and asked what I was doing there, I explained that I was only doing a follow up as part of my daily job. He also stated that the city has it against him and they were not helpful. If the property owner does not fixes the violations the case will move into a hearing. |        |         |         |
| FOLLOW UP                  | OSF                      | 8/18/2025      | 8/18/2025      | NON COMPLIANT |           |           | Case will be moving to a hearing, NOVPH will be mailed to the property owners and posted at the property.                                                                                                                                                                                                                                                                                 |        |         |         |
| HEARING INSPECTION         | OSF                      | 9/22/2025      | 9/22/2025      | NON COMPLIANT |           |           | On 9/22/2025 I did a follow up for the hearing and observed that no new permits have been submitted. AT this time, they cleaned up the property, they obtained a permit TRE25-0104 that required a replanting, but all the other violations have not been corrected. Case will move into the hearing.                                                                                     |        |         |         |



|         |     |           |           |               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---------|-----|-----------|-----------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| INITIAL | OSF | 7/21/2025 | 7/21/2025 | NON COMPLIANT | <p>Permitted principal uses. and site plan required. Food truck/vendor location. There are 7 parcels in total (same property owner) related to the current use.</p> <p>Individual case are being open on these parcels for several issues, to include the requirement of a site plan and the permitted uses for the food vendors and storage. All of these parcels are owned by the same property owner. I have spoken to Jeremiah the property owner, and he is willing to cooperate and get all the permits needed for these properties. Photos attached follow up scheduled.</p> |
|---------|-----|-----------|-----------|---------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

| VIOLATIONS                                           |                       |               |                |          |         |                                                                                                                                   |
|------------------------------------------------------|-----------------------|---------------|----------------|----------|---------|-----------------------------------------------------------------------------------------------------------------------------------|
| VIOLATION TYPE                                       | USER NAME             | OBSERVED DATE | CORRECTED DATE | LOCATION | REMARKS | NOTES                                                                                                                             |
| SECTION 118-71<br>TREE REMOVAL<br>PERMIT<br>REQUIRED | OSIAS FERREIRA        | 8/18/2025     |                |          |         | Oaks trees removed without a permit. Obtain a permit for the removal of trees                                                     |
| SECTION 122-212<br>SITE PLAN<br>APPROVAL<br>REQUIRED | JENNIPHER L<br>BULLER | 7/18/2025     |                |          |         | A site plan is required. Apply for and obtain a site plan.                                                                        |
| SECTION 122-51<br>BUILDING PERMIT<br>REQUIRED        | OSIAS FERREIRA        | 7/31/2025     |                |          |         | Illegal fence erected without a building permit. Obtain a permit for the fence.                                                   |
| SECTION 122-622<br>PERMITTED USES<br>B-2             | JENNIPHER L<br>BULLER | 7/18/2025     |                |          |         | Unpermitted use of land. Obtain an exemption or stop the use of this parcel for storage of materials, trailers, and food vendors. |

|                                                                                                         |                |           |           |  |  |                                                                                                                  |
|---------------------------------------------------------------------------------------------------------|----------------|-----------|-----------|--|--|------------------------------------------------------------------------------------------------------------------|
| SECTION 34-95<br>WEEDS<br>ACCUMULATIONS<br>OF TRASH OR<br>OTHER<br>UNSIGHTLY OR<br>UNSANITARY<br>MATTER | OSIAS FERREIRA | 7/31/2025 | 8/19/2025 |  |  | Weeds, accumulations of trash or other unsightly or unsanitary matter. Remove all tree debris from the property. |
| SECTION 82-3<br>BARBED WIRE<br>ELECTRIFIED<br>FENCES RAZOR<br>WIRE AND FENCES<br>WALLS                  | OSIAS FERREIRA | 7/31/2025 |           |  |  | Illegal barbed wire on the fence. Remove all barbed wire attached to the fence                                   |

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

**THE CITY OF OCALA**

**CASE NO: CE25-0728**

Petitioner,

VS.

**ROCK HOSPITALITY PARTNERS 22 LLC**

Respondents /

**AFFIDAVIT OF CASE PROSECUTION COSTS  
FSS. 162.07(2)**

**STATE OF FLORIDA  
COUNTY OF MARION**

**BEFORE ME**, the undersigned authority, personally appeared, OSIAS FERREIRA, 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 | 4              | \$50.00 |

**3. Clerical & Casework Time:**

| Cost              | # of hour(s) | Total:   |
|-------------------|--------------|----------|
| Clerical: \$22.00 | 5            | \$110.00 |

**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: |              |        |

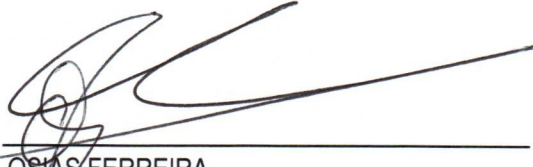
**6. Postage Cost(s):**

| Cost     | # of Regular | Cost    | # of Certified |         |
|----------|--------------|---------|----------------|---------|
| Postage: |              | \$17.72 | 2              | \$17.72 |

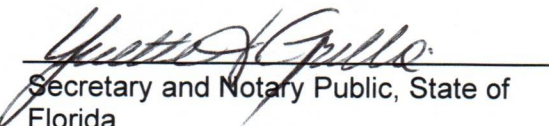
**Total Costs: \$196.47**

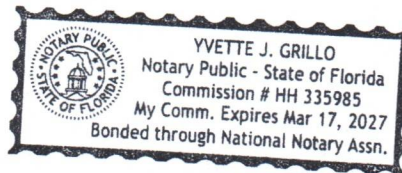
**FURTHER. AFFIANT SAYETH NOT.** Dated This:  
9/15/2025

**STATE OF FLORIDA  
COUNTY OF MARION**

  
OSIAS FERREIRA  
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 15 Sep  
by OSIAS FERREIRA 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

22534-000-00

[GOOGLE Street View](#)

Prime Key: 561223

[MAP IT+](#)

Current as of 7/31/2025

### [Property Information](#)

ROCK HOSPITALITY PARTNERS 22  
LLC  
19725 LONESOME PINE DR  
LAND OLAKES FL 34638-2692

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

Map ID: 162

[Millage:](#) 1001 - OCALA

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

[PC:](#) 00

Acres: .10

Situs: 1622 W SILVER SPRINGS BLVD  
OCALA

### [2024 Certified Value](#)

|                      |         |
|----------------------|---------|
| Land Just Value      | \$8,712 |
| Buildings            | \$0     |
| Miscellaneous        | \$0     |
| Total Just Value     | \$8,712 |
| Total Assessed Value | \$8,712 |
| Exemptions           | \$0     |
| Total Taxable        | \$8,712 |

[Ex Codes:](#)

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

| Year | Land Just | Building | Misc Value | Mkt/Just | Assessed Val | Exemptions | Taxable Val |
|------|-----------|----------|------------|----------|--------------|------------|-------------|
| 2024 | \$8,712   | \$0      | \$0        | \$8,712  | \$8,712      | \$0        | \$8,712     |
| 2023 | \$8,712   | \$0      | \$0        | \$8,712  | \$8,712      | \$0        | \$8,712     |
| 2022 | \$8,712   | \$0      | \$0        | \$8,712  | \$1,916      | \$0        | \$1,916     |

### [Property Transfer History](#)

| Book/Page                 | Date    | Instrument    | Code             | Q/U | V/I | Price   |
|---------------------------|---------|---------------|------------------|-----|-----|---------|
| <a href="#">7690/0984</a> | 01/2022 | 05 QUIT CLAIM | 0                | U   | V   | \$100   |
| <a href="#">6175/1827</a> | 03/2015 | 34 TAX        | 0                | U   | V   | \$4,500 |
| <a href="#">6069/1059</a> | 07/2014 | 25 PER REP    | 7 PORTIONUND INT | U   | V   | \$100   |
| <a href="#">5857/1046</a> | 12/2012 | 74 PROBATE    | 0                | U   | V   | \$100   |

### [Property Description](#)

SEC 13 TWP 15 RGE 21  
PLAT BOOK A PAGE 112  
RHEINAUERS AD MARTI CITY  
BLK 91 LOT 11 EXC R/WAY SR 40

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

| Use  | CUse | Front | Depth | Zoning | Units    | Type | Rate | Loc | Shp | Phy | Class Value | Just Value |
|------|------|-------|-------|--------|----------|------|------|-----|-----|-----|-------------|------------|
| GCSF | 0001 | .0    | .0    | B1     | 4,356.00 | SF   |      |     |     |     |             |            |

Neighborhood 9974  
Mkt: 2 70

[Miscellaneous Improvements](#)

| Type | Nbr Units | Type | Life | Year In | Grade | Length | Width |
|------|-----------|------|------|---------|-------|--------|-------|
|------|-----------|------|------|---------|-------|--------|-------|

[Appraiser Notes](#)

[Planning and Building](#)

[\\*\\* Permit Search \\*\\*](#)

| Permit Number | Date Issued | Date Completed | Description      |
|---------------|-------------|----------------|------------------|
| BLD12-0194    | 2/22/2012   | -              | DEMO RES         |
| OC01453       | 10/1/1995   | -              | RSRA(INTERIOR)   |
| OC01536       | 9/1/1990    | -              | INTERIOR REPAIRS |

PREPARED BY AND WITHOUT  
OPINION OF TITLE AND RETURN TO:  
CHRISTOPHER J. HORLACHER, ESQUIRE  
Florida Bar #: 0069087  
David H. Rosenberg, P.L.  
2639 Fruitville Rd., Ste. 203  
Sarasota, FL 34237  
(941) 361-1153 PH./ (941) 827-9818 FX.

### QUIT CLAIM DEED

This Quit Claim Deed is made by **PRO TAX FINANCIAL, LLC**, a Delaware limited liability company, hereinafter referred to as "Grantor," to **ROCK HOSPITALITY PARTNERS 22, LLC**, a Florida limited liability company, with a post office address of: 19725 Lonesome Pine Drive, Land O'Lakes, FL 34638, hereinafter referred to as "Grantee."

Grantor, in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby conveys all of its rights, title and interest to Grantee the following described real property in Marion County, Florida:

**Lots 11 Block 91, Rheinauers Addition to the Marti City, as Recorded in Plat Book A, Page 112, Public Records of Marion County, Florida.**

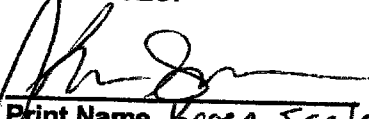
**Being County Parcel # 22534-000-00**

**Having an address of: 1622 W. Silver Springs Blvd, Ocala, FL 34475**

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

Grantor herein covenants that this property is not the homestead of Grantor, nor is it contiguous with or adjacent to the homestead of the Grantor.

#### WITNESSES:

  
Print Name Karen Sanderson

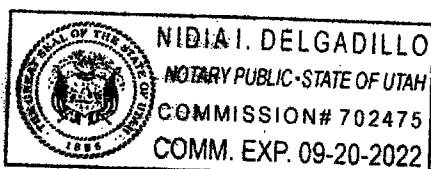
  
Print Name Sun Walker

**PRO TAX FINANCIAL, LLC**  
a Delaware limited liability company

By:   
Blair Poelman, as Manager

STATE OF Utah  
COUNTY OF Utah

The foregoing instrument was sworn to before me this 25 day of January 2022, by means of ☒ physical presence or ☐ online notarization, by Blair Poelman, as Manager of Pro Tax Financial, LLC, a Delaware limited liability company, who is (Notary choose one) ☒ personally known to me, or ☐ who has produced \_\_\_\_\_ as identification.



  
Notary Public  
Print Name: Nidia Delgadillo  
Commission Expires: 9-20-22



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

## Detail by Entity Name

Florida Limited Liability Company  
ROCK HOSPITALITY PARTNERS 22 LLC

### Filing Information

|                         |               |
|-------------------------|---------------|
| <b>Document Number</b>  | L21000337830  |
| <b>FEI/EIN Number</b>   | 87-3037046    |
| <b>Date Filed</b>       | 07/26/2021    |
| <b>State</b>            | FL            |
| <b>Status</b>           | ACTIVE        |
| <b>Last Event</b>       | REINSTATEMENT |
| <b>Event Date Filed</b> | 10/27/2023    |

### Principal Address

19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL 34638

### Mailing Address

19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL 34638

### Registered Agent Name & Address

BAZILE, JERRIEL  
19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL 34638

Name Changed: 10/27/2023

### Authorized Person(s) Detail

#### **Name & Address**

Title AMBR

Bazile, Jerriel  
19725 LONESOME PINE DR  
LAND O LAKES, FL 34638

### Annual Reports

| <b>Report Year</b> | <b>Filed Date</b> |
|--------------------|-------------------|
| 2022               | 10/27/2023        |
| 2023               | 10/27/2023        |
| 2024               | 07/11/2024        |



### **Document Images**

[07/11/2024 -- ANNUAL REPORT](#)

[View image in PDF format](#)

[10/27/2023 -- REINSTATEMENT](#)

[View image in PDF format](#)

[07/26/2021 -- Florida Limited Liability](#)

[View image in PDF format](#)



*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

08/20/2025

ROCK HOSPITALITY PARTNERS 22 LLC  
BAZILE JERRIEL (REGISTERED AGENT)  
19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL. 34638

Respondent(s) /

Location of Violation: 1622 W SILVER SPRINGS BLVD|22534-000-00

Case Number: CE25-0728

Officer Assigned: Osias Ferreira

Required Compliance Date: 09/22/2025

Public Hearing Date & Time: 09/24/2025 10:30

Violation(s) and How to Abate:

SECTION 122-622 PERMITTED USES B-2

SECTION 122-212 SITE PLAN APPROVAL REQUIRED

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

SECTION 122-51 BUILDING PERMIT REQUIRED

SECTION 118-71 TREE REMOVAL PERMIT REQUIRED

Oaks trees removed without a permit. Obtain a permit for the removal of trees

A site plan is required for any improvements or use of the property, including the installation of fencing. Additionally, the barbed wire at the top of the fence will require approval through the permitting/site plan process.

Cease use of the property for storage of vehicles, trailers, or conduct of any business. Mobile vendors MAY use the property, but must leave daily without overnight storage.

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 – 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:

Osias Ferreira                      Code Enforcement Officer  
oferreira@ocalafl.gov  
352-789-5305

**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: CE25-0728**

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

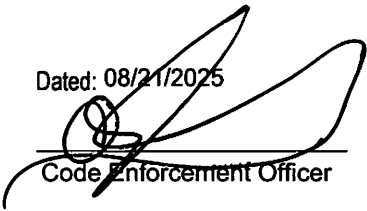
**STATE OF FLORIDA  
COUNTY OF MARION**

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

1. I did on 08/21/2025 post the Notice of Violation & Public Hearing to the property, located at 1622 W SILVER SPRINGS BLVD.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

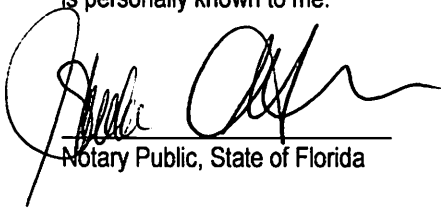
**FURTHER, AFFIANT SAYETH NAUGHT.**

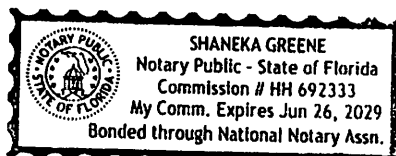
Dated: 08/21/2025

  
Code Enforcement Officer

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 08/21/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.

  
Notary Public, State of Florida



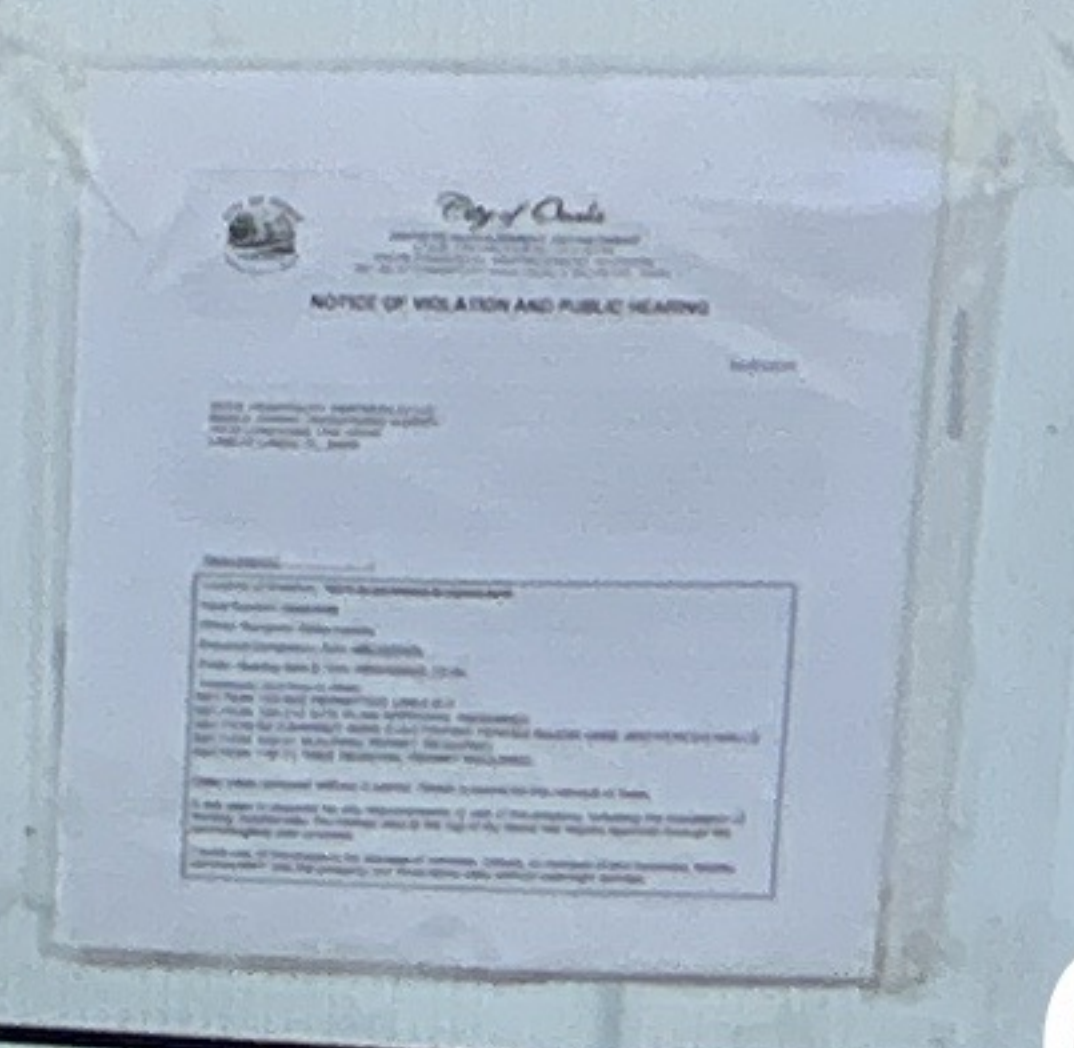






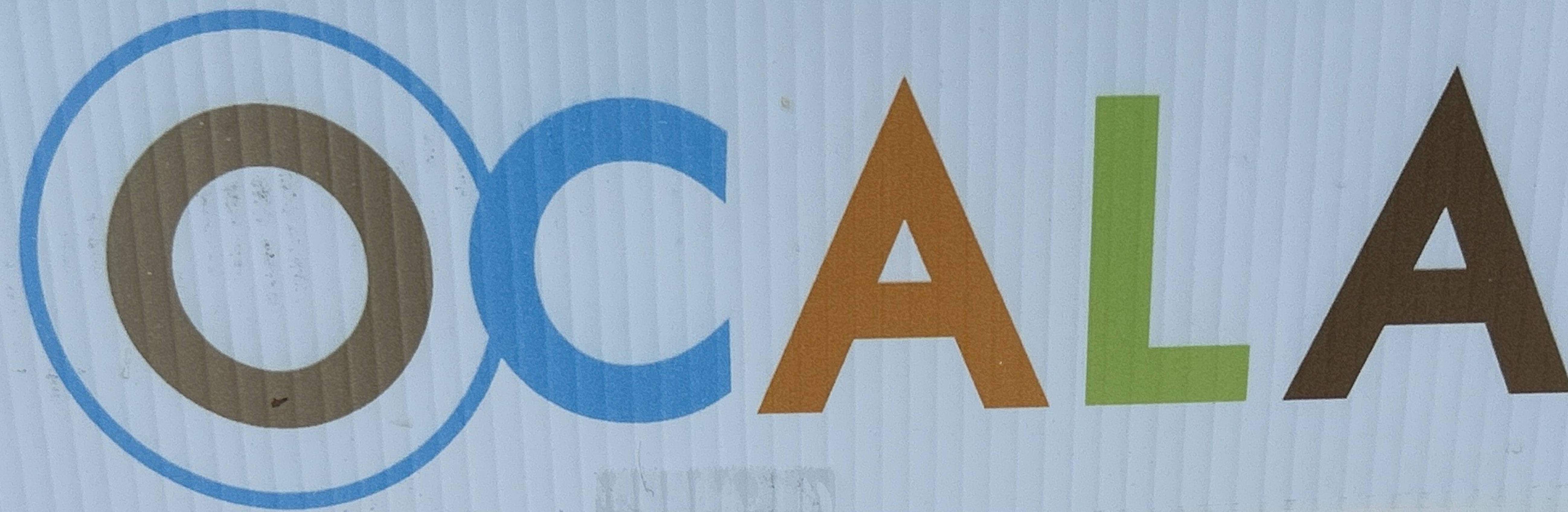
**CODE  
ENFORCEMENT**  
**352-629-8309**

DO NOT REMOVE THIS  
SIGN WITHOUT APPROVAL  
FROM THE CITY CODE  
ENFORCEMENT DIVISION



08/21/2025 08:45:58  
City of Ocala  
Code Enforcement Division





**CODE  
ENFORCEMENT  
352-629-8309**

**DO NOT REMOVE THIS  
SIGN WITHOUT APPROVAL  
FROM THE CITY CODE  
ENFORCEMENT DIVISION**

Dear property owner, or agent:

 *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 Welby Avenue Ocala, FL 34471 08/20/2025

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$250 per day for a violation, and to levy a fine on the real and personal property of the violator in the amount of \$250 per day for each day of violation.

ROCK HOSPITALITY PARTNERS 22 LLC  
BAZILE JERREL (REGISTERED AGENT)  
19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL 34638

You are hereby notified that the above-named property is in violation of the City of Ocala Code of Ordinances. You are required to appear at the public hearing to discuss the violation and to discuss the proposed fine. If you fail to appear, the Board/Special Magistrate will make a decision on the violation and the proposed fine. You may appeal the decision of the Board/Special Magistrate to the City of Ocala Council.

Subpoenas for witnesses and for records, surveys, plans, and other information may be requested and will be issued by this Board/Special Magistrate through the office of the City Clerk of the City of Ocala. If you intend to appeal any decision made by this Board/Special Magistrate, you must file a written appeal with the City Clerk of the City of Ocala within 10 business days of the date of the decision. You will need a receipt of the appeal filed with the City Clerk. If you fail to file an appeal, you may be deemed to have accepted the decision of the Board/Special Magistrate.

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

Location of Violation: 1622 W SILVER SPRINGS BLVD/22534-000-00  
Case Number: CE25-0728  
Officer Assigned: Oslas Ferreira  
Required Compliance Date: 09/22/2025  
Public Hearing Date & Time: 09/24/2025 10:30

Violation(s) and How to Abate:  
SECTION 122-622 PERMITTED USES B-2  
SECTION 122-212 SITE PLAN APPROVAL REQUIRED  
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS  
SECTION 122-51 BUILDING PERMIT REQUIRED  
SECTION 118-71 TREE REMOVAL PERMIT REQUIRED

Oaks trees removed without a permit. Obtain a permit for the removal of trees.

A site plan is required for any improvements or use of the property, including the installation of fencing. Additionally, the barbed wire at the top of the fence will require approval through the permitting/site plan process.

Cease use of the property for storage of vehicles, trailers, or conduct of any business. Mobile vendors MAY use the property, but must leave daily without overnight storage.

Office DEBOLA

08/21/2025 08:45:52

City of Ocala  
Code Enforcement Division



**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: CE25-0728**

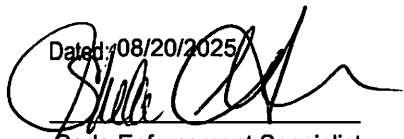
**AFFIDAVIT OF POSTING  
Section 2-446 (b) 2 (b)**

**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:

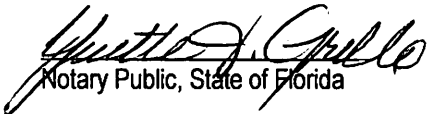
1. I did on 08/20/2025 post the Notice of Violation & Public Hearing to Ocala City Hall, located at 110 SE Watula Avenue Ocala, FL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

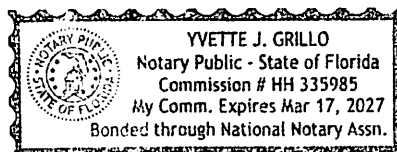
**FURTHER, AFFIANT SAYETH NAUGHT.**

Dated: 08/20/2025  
  
Code Enforcement Specialist

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 08/20/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.

  
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

*Mouph-0728*

POSTAL SERVICE® **CERTIFIED MAIL**



9489 0090 0027 6697 0037 02

JACKSONVILLE RPDC 320

21 AUG 2025 AM 4 L

Label 899-PB, Oct. 2015  
Pitney Bowes

**FIRST-CLASS**



**US POSTAGE**™  
PITNEY BOWES



ZIP 34471 \$ **008.86<sup>0</sup>**  
02 7W  
0008039548 AUG 20 2025

ROCK HOSPITALITY PARTNERS 22 LLC  
BAZILE JERRIEL (REGISTERED AGENT)  
19725 LONESOME PINE DRIVE  
LAND O' LAKES, FL. 34638

34638-28522  
34471>2172

NIXIE

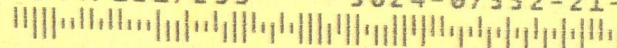
339 DE 1

0009/15/25

RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD

BC: 34471217299

\*3024-07552-21-19



*8-23 K  
RZ J  
RTM 9/13*



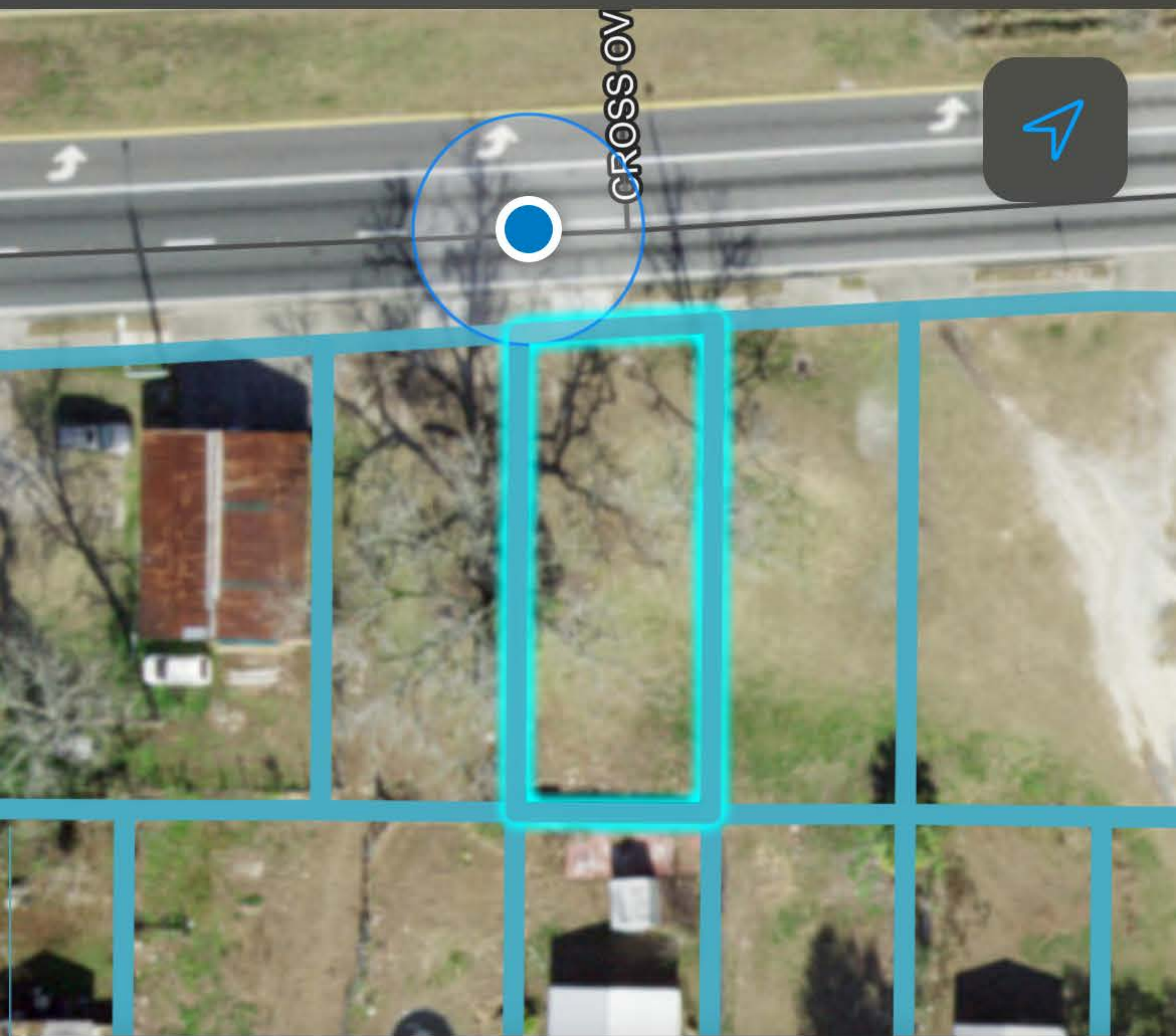
2:56

5G+

Maps



GPS accuracy 23.5 ft



PID: 22534-000-00

Area 3,956.9 sq ft



21.7 ft

**Owner:** ROCK HOSPITALITY PARTNERS 22 LLC

**Property Address:** 1622 W SILVER SPRINGS BLVD

[Google Map](#)

[Google StreetView](#)

[Property Appraiser Record](#)

[County Record](#)







City of Ocala  
Code Enforcement Division  
9/22/2025 1:39 PM





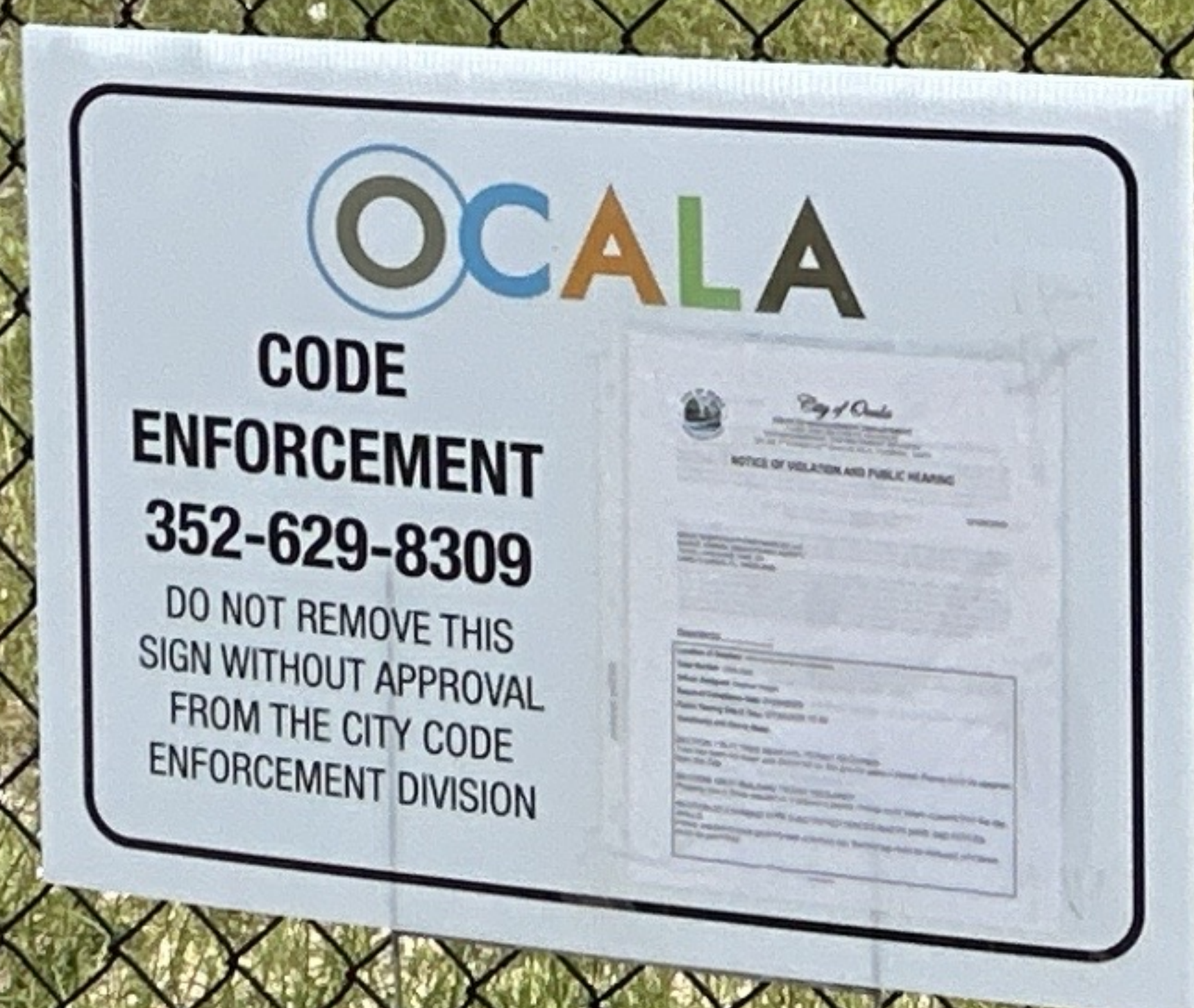
City of Ocala  
Code Enforcement Division  
8/19/2025 1:37 PM





07/31/2025 15:01:03  
City of Ocala  
Code Enforcement Division





07/21/2025 14:56:10  
City of Ocala  
Code Enforcement Division