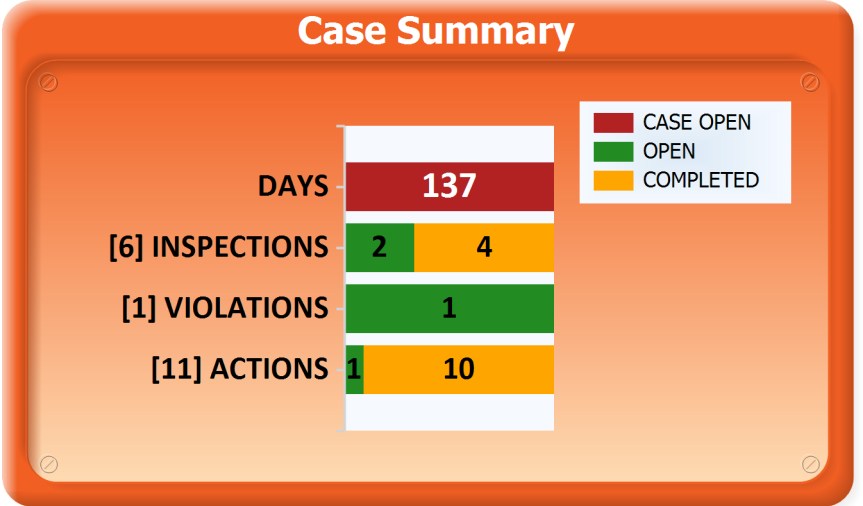


Description: Heritage Pine Tree Removed No Permit.			Status: HEARING	
Type: TREES			Subtype: TREE PERMIT REQUIRED	
Opened: 4/7/2025	Closed:	Last Action: 8/27/2025		Flw Up: 8/26/2025
Site Address: 1406 SE 27TH ST OCALA, FL 34471				
Site APN: 29863-000-01			Officer: JEFFREY GUILBAULT	
Details:				



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	7/15/2025	7/15/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	7/15/2025	7/15/2025	NOVPH MAILED (2) 91 7199 9991 7039 7683 9536 SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION 1515 E SILVER SPRINGS BLVD STE 202 OCALA, FL. 34470-6830  91 7199 9991 7039 7683 9543 SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION LLC VINE MANAGEMENT (REGISTERED AGENT) 3300 SW 34TH AVE SUITE 112 OCALA, FL. 34474
CONTACT	JEFFREY GUILBAULT	4/7/2025	4/7/2025	I made contact with the complainant and he provided me with photos and videos of the work being done.



# Case Details - No Attachments

City of Ocala

Case Number

**CE25-0283**

CONTACT	JEFFREY GUILBAULT	4/7/2025	4/7/2025	I made contact with office staff of Bobs Tree Removal, they were not aware they needed a tree removal permit for an ornamental tree, i informed them any ornamental tree over a dbh of 4 Inches requires a permit. I let them know they needed to get a after the fact tree removal permit due to the work being completed with out the site inspector approving the removal of the tree.
EMAIL	JEFFREY GUILBAULT	4/7/2025	4/7/2025	I emailed Mary Vazquez, One-Stop Permit Manager, to add a note for office staff to ensure an after the fact permit fee is applied to this permit once it is applied for.
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	8/27/2025		NEW BUSINESS
OFFICER POSTING	JEFFREY GUILBAULT	7/16/2025	7/16/2025	NOVPH READY FOR POSTING NOVPH POSTED ON SIGN ON PROPERTY AT 1052
PREPARE NOTICE	SHANEKA GREENE	6/13/2025	6/13/2025	CLTO
PREPARE NOTICE	SHANEKA GREENE	7/15/2025	7/15/2025	NOVPH
REGULAR MAIL	SHANEKA GREENE	6/13/2025	6/13/2025	CLTO MAILED (2)

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	8/15/2025	8/19/2025	<p>Find the Respondent(s) guilty of violating city code section 118-71, and order to:</p> <p>1.) (a) Apply for and obtain a tree removal permit for the removal of one (1) pine tree and comply with any replacement requirements set forth in the permitting and inspection process by 4:00pm on Thursday, October 23rd, 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, October 24th, 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.</p> <p>2.) Pay the cost of prosecution of \$262.67 by October 23rd, 2025.</p>
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CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
AGENT	VINE MANAGEMENT	3300 SW 34th Ave Ocala, FL 34474			
COMPLAINANT	George Ronald Sherrets	2410 se 27th st ocala, fl 34471	(689)325-0894		
CONTRACTOR	BOBS TREE SERVICE LLC	2301 NE 17TH PL #401 Ocala, FL 34470	(352)861-0906		
OWNER	SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION	1515 E SILVER SPRINGS BLVD STE 202 Ocala, FL 34470-6830			
RESPONDENT 1	SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION	1515 E SILVER SPRINGS BLVD STE 202 Ocala, FL 34470-6830			

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	\$35.44	\$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	6	\$75.00	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	2	\$1.48	\$0.00						
Total Paid for CASE FEES:			\$262.67	\$0.00						
TOTALS:			\$262.67	\$0.00						
INSPECTIONS										
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS		NOTES			
FOLLOW UP	JGB	5/8/2025	5/8/2025	NON COMPLIANT			I verified there are no permits applied for at this time. I will do a follow up and verify if there is compliance.			
FOLLOW UP	JGB	6/12/2025	6/12/2025	NON COMPLIANT			Today I conducted a follow up inspection and verified there has not been a permit pulled for a tree removal at this property. CLTO sent to admin. RI in 30 days. see photos.			
FOLLOW UP	JGB	7/15/2025	7/15/2025	NON COMPLIANT			Verified there is still no permit for the removal of a pine tree at this property. Please schedule for the next available hearing. NOVPH sent to admin.			
FOLLOW UP	JGB	8/26/2025								
HEARING INSPECTION	JGB	8/26/2025								

INITIAL	JGB	4/7/2025	4/7/2025	NON COMPLIANT	Received a complaint from the office staff of a tree removal being conducted without a permit. I verified a very large Pine Tree was cut down by Bobs Tree service. I called the office of bobs tree service and they were not aware that they needed a permit to cut down a ornamental tree. I informed them per Senior Site Inspector Duane Schmidt any ornamental tree with a DbH over 4 inches requires a tree removal permit. There office staff was very apologetic and are currently in the process of pulling an after the fact tree removal permit at this parcel. I have informed the complainant, permitting manager, and my management of the findings. I will RI in 30 days to verify the permit has been Issued and finaied out. Please see pictures provided from the compliantiant of the tree removal.
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VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 118-71 TREE REMOVAL PERMIT REQUIRED	JEFFREY GUILBAULT	4/7/2025				Please Obtain a After the Fact Tree Removal Permit for removing 1 pine tree from the property.

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

**THE CITY OF OCALA**

**CASE NO: CE25-0283**

Petitioner,

VS.

**SPRINGWOOD VILLAGE CONDOMINIUM  
ASSOCIATION**

**SPRINGWOOD VILLAGE CONDOMINIUM  
ASSOCIATION LLC**

Respondents /

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

**STATE OF FLORIDA  
COUNTY OF MARION**

**BEFORE ME**, the undersigned authority, personally appeared, JEFFREY GUILBAULT, 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:**

	<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	6	\$75.00

**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:			

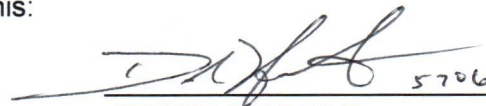
**6. Postage Cost(s):**

	<b>Cost</b>	<b># of Regular</b>	<b>Cost</b>	<b># of Certified</b>	
Postage:	\$1.48	2	\$35.44	4	\$35.44

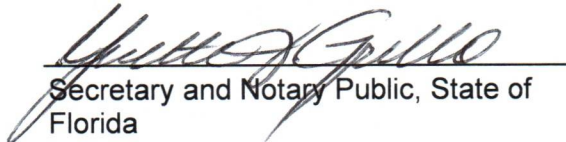
**Total Costs: \$262.67**

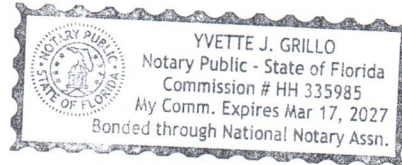
FURTHER. AFFIANT SAYETH NOT. Dated This:  
8/21/2025

STATE OF FLORIDA  
COUNTY OF MARION

 5706  
JEFFREY GUILBAULT DALE HOLLINGSWORTH  
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 21 Aug  
by JEFFREY GUILBAULT 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

29863-000-01

[GOOGLE Street View](#)

Prime Key: 702510

[MAP IT+](#)

Current as of 6/12/2025

[Property Information](#)

SPRINGWOOD VILLAGE CONDOMINIUM  
ASSOCIATION  
1515 E SILVER SPRINGS BLVD STE 202  
OCALA FL 34470-6830

[Taxes / Assessments:](#)

Map ID: 197

[Millage:](#) 1001 - OCALA[M.S.T.U.](#)[PC:](#) 09

Acres: 14.95

[More Situs](#)

Situs: 1406 SE 27TH ST ALL UNITS OCALA

[2024 Certified Value](#)

Land Just Value	\$2,604,888		
Buildings	\$164,066		
Miscellaneous	\$93,950		
Total Just Value	\$2,862,904		
Total Assessed Value	\$907,731		
Exemptions	(\$907,731)		
Total Taxable	\$0		
		Impact	
		<a href="#">Ex Codes:</a> 21	(\$1,955,173)

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$2,604,888	\$164,066	\$93,950	\$2,862,904	\$907,731	\$907,731	\$0
2023	\$2,604,888	\$171,814	\$94,068	\$2,870,770	\$825,210	\$825,210	\$0
2022	\$2,604,888	\$140,862	\$94,186	\$2,839,936	\$750,191	\$750,191	\$0



DATE: 05/14/2013 02:25:43 PM

FILE #: 2013049504 OR BK 05859 PGS 1871-1872

Prepared by & Return to:  
Matthew G. Minter  
601 SE 25<sup>th</sup> Avenue  
Ocala, FL 34471

REC 18.50

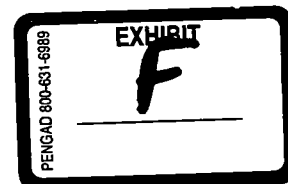
## QUIT CLAIM DEED TERMINATING EASEMENT RIGHTS

THIS QUIT CLAIM DEED made on January \_\_\_\_, 2013 between Springwood Village Condominium Association, Inc., a Florida Non-Profit Corporation, whose business address is 2123 SW 20<sup>th</sup> Place, Ocala, FL 34471 (hereafter, "Grantor"), to Marion County, 601 SE 25<sup>th</sup> Avenue, Ocala, FL 34471 (hereafter, "Grantee"), and its successors and assigns.

Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, paid by Grantee, receipt of which is hereby acknowledged by Grantor, does hereby release and forever quit claim to Grantee all right, title, interest, estate, claim, and demand, both at law and in equity, of Grantor, of, in and to all that real property situated in the County of Marion, State of Florida, which is a private road commonly known as Southeast 22<sup>nd</sup> Road, which private road runs between and connects Southeast Lake Weir Avenue and Southeast 14<sup>th</sup> Avenue, two public roads, in Ocala, Florida, more particularly described as follows:

AN 80.00 FT. WIDE ENTRANCE ROAD BEING 40.00 FT. MEASURED AT RIGHT ANGLES ON EACH SIDE OF THE FOLLOWING CENTERLINE:

BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY OF LAKE WEIR AVENUE (66 FT. WIDE) THAT IS S.25°57'00"E; 140.96 FT. FROM THE INTERSECTION OF THE NORTHERLY BOUNDARY OF LOT 26 OF GILLIAM'S SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 'A', PAGE 22 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, WITH THE AFOREMENTIONED EASTERLY RIGHT-OF-WAY OF LAKE WEIR AVENUE, PROCEED THENCE N. 73°46'18" e. A DISTANCE OF 191.68 FT. TO THE P.C. OF A CURVE CONCAVE SOUTHERLY HAVING A CENTRAL ANGEL OF 44°47'21" AND A RADIUS OF 400.00 FT.; THENCE ALONG THE ARC OF SAID CURVE IN A SOUTHEASTERLY DIRECTION 312.68 FT. TO THE P.T. THEREOF; THENCE S.61°26'21"E. A DISTANCE OF 866.02 FT. TO THE P.C. OF A CURVE CONCAVE NORTHEASTERLY, HAVING A CENTRAL ANGLE 27°43'39" AND A RADIUS OF 600.00 FT; THENCE ALONG THE ARC OF SAID CURVE IN A SOUTHEASTERLY DIRECTION 290.36 FT. TO THE P.T. THEREOF; THENCE S.89°10'00"E. A DISTANCE OF 136.92 FT. TO THE POINT OF TERMINUS OF SAID CENTERLINE, SAID POINT ALSO BEING ON THE EAST BOUNDARY OF SECTION 20, TOWNSHIP 15 SOUTH, RANGE 22 EAST, MARION COUNTY, FLORIDA.



Together with all the improvements, ways, easements, rights, privileges, and appurtenances held or owned by or of Grantor in the above-described real property.

IN WITNESS, Grantor has executed this deed on January 17, 2013, at Ocala, Florida.

Signed and sealed in the presence of two witnesses, as required by Florida law.

SPRINGWOOD VILLAGE CONDOMINIUM  
ASSOCIATION, INC.

By Elizabeth Grogan  
ELIZABETH GROGAN, President

Diane Suchy  
Witness # 1

DIANE SUCHY  
Print Name

Diane L. Saxton  
Witness # 2

Diane L. Saxton  
Print Name

STATE OF Florida

COUNTY OF MANIC

The foregoing instrument was acknowledged before me this 17<sup>th</sup> of January, 2013, by Elizabeth Grogan, President of Springwood Village Condominium Association, Inc., on behalf of the corporation. He /she is personally known to me or has produced \_\_\_\_\_ as identification.

Carol Marrero  
Signature of person taking acknowledgment

CAROL MARRERO  
Name, printed, typed or stamped

Title

2





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

## Detail by Entity Name

Florida Not For Profit Corporation

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION, INC.

### Filing Information

<b>Document Number</b>	736527
<b>FEI/EIN Number</b>	59-1859371
<b>Date Filed</b>	08/03/1976
<b>State</b>	FL
<b>Status</b>	ACTIVE
<b>Last Event</b>	AMENDMENT
<b>Event Date Filed</b>	09/17/2018
<b>Event Effective Date</b>	NONE

### Principal Address

3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

Changed: 04/30/2025

**Mailing Address**

3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

Changed: 04/30/2025

**Registered Agent Name & Address**

Vine Management  
3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

Name Changed: 02/26/2023

Address Changed: 04/30/2025

**Officer/Director Detail**

**Name & Address**

Title P

Ferrell, Yvonne  
3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

Title Secretary

Ferrell, Don  
3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

Title T

Brandies, Mark  
3300 SW 34th Ave  
Suite 112  
OCALA, FL 34474

### Annual Reports

Report Year	Filed Date
2023	02/26/2023
2024	04/18/2024
2025	04/30/2025

### Document Images

<a href="#">04/30/2025 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/18/2024 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/26/2023 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/21/2022 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/02/2021 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/12/2020 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/28/2019 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>



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

6/13/2025

CASE NO: CE25-0283

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION  
1515 E SILVER SPRINGS BLVD STE 202  
OCALA, FL. 34470-6830

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION LLC  
VINE MANAGEMENT (REGISTERED AGENT)  
3300 SW 34<sup>TH</sup> AVE SUIT 112  
OCALA, FL. 34474

**RE: 29863-000-01 | 1406 SE 27<sup>TH</sup> ST OCALA, FLORIDA**

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: 07/15/2025***

***Violations:***

**SECTION 118-71 TREE REMOVAL PERMIT REQUIRED**

Please Obtain a After the Fact Tree Removal Permit for removing 1 pine tree from 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.

JEFFREY GUILBAULT,  
Code Enforcement Officer  
352-598-7571 [jguilbault@ocalafl.gov](mailto:jguilbault@ocalafl.gov)

**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: CE25-0283**

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

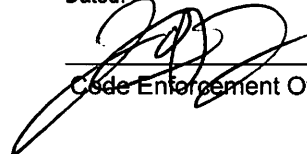
**STATE OF FLORIDA  
COUNTY OF MARION**

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

1. I did on 07/16/2025 post the Notice of Violation & Public Hearing to the property, located at 1406 SE 27TH 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.**

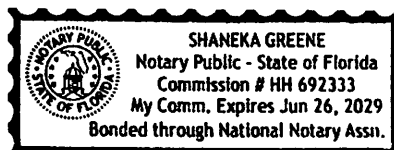
Dated: 07/16/2025

  
\_\_\_\_\_  
Code Enforcement Officer

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 07/16/2025 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**

UNLAWFUL TO REMOVE  
THIS SIGN WITHOUT  
APPROVAL FROM THE CITY  
CODE ENFORCEMENT  
DEPARTMENT

*City of Ocala*  
GROWTH MANAGEMENT DEPARTMENT  
CODE ENFORCEMENT DIVISION  
ENVIRONMENTAL ENFORCEMENT DIVISION  
201 SE 2<sup>ND</sup> STREET 2<sup>ND</sup> FLOOR OCALA, FLORIDA 34471

**NOTICE OF VIOLATION AND PUBLIC HEARING**

6/7/6/2025

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION  
1515 E SILVER SPRINGS BLVD STE 202  
OCALA, FL 34470-6936

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION LLC  
VINE MANAGEMENT (REGISTERED AGENT)  
3300 SW 34TH AVE SUITE 112  
OCALA, FL 34474

Residential

Location of Violation: 1515 E SILVER SPRINGS BLVD STE 202  
Case Number: 0025-0988  
Officer Assigned: Art Gutierrez  
Required Compliance Date: 06/26/2025  
Public Hearing Date & Time: 06/27/2025 10:30  
Violation(s) and How to Abate:

SECTION 118-71 TREE REMOVAL PERMIT REQUIRED  
Please Obtain a After the Fact Tree Removal Permit for removing 1 pine tree from the property.

Office Director

City of Ocala  
Code Enforcement Division  
07/16/2025 10:51:01





City of Ocala  
Code Enforcement Division  
07/16/2025 10:51:06



**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: CE25-0283**

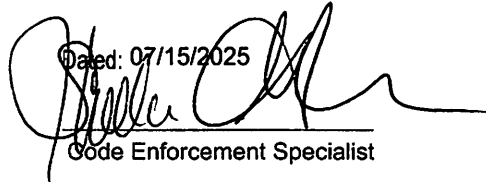
**AFFIDAVIT OF POSTING  
Section 2-446 (b) 2 (b)**

**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 07/15/2025 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.**

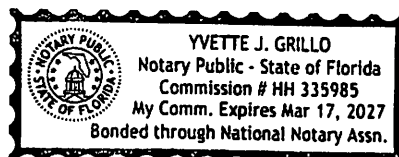
  
Dated: 07/15/2025  
Code Enforcement Specialist

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 07/15/2025 by Yvette Grillo  
is personally known to me.

Code Enforcement Specialist, City of Ocala, who

  
Notary Public, State of Florida





*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

07/16/2025

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION  
1515 E SILVER SPRINGS BLVD STE 202  
OCALA, FL. 34470-6830

SPRINGWOOD VILLAGE CONDOMINIUM ASSOCIATION LLC  
VINE MANAGEMENT (REGISTERED AGENT)  
3300 SW 34TH AVE SUITE 112  
OCALA, FL. 34474

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

**Location of Violation:** 1406 SE 27TH ST|29863-000-01

**Case Number:** CE25-0283

**Officer Assigned:** Jeff Guilbault

**Required Compliance Date:** 08/26/2025

**Public Hearing Date & Time:** 08/27/2025 10:30

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

**SECTION 118-71 TREE REMOVAL PERMIT REQUIRED**

Please Obtain a After the Fact Tree Removal Permit for removing 1 pine tree 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 – 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:

Jeff Guilbault                      Code Enforcement Officer  
jguilbault@ocalafl.gov  
352-598-7571



