

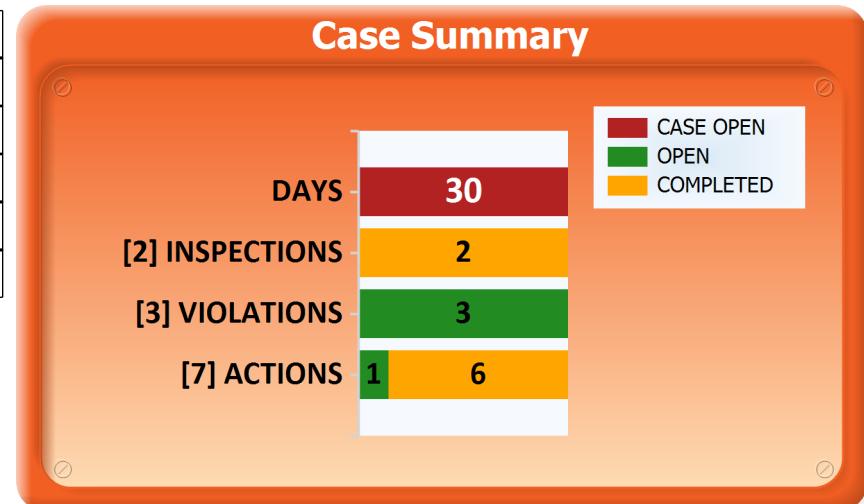


# Case Details - No Attachments

City of Ocala

Case Number  
**CE26-0031**

Description: Damaged/unsecured structure		Status: HEARING
Type: BUILDING REGULATIONS		Subtype: DANGEROUS STRUCTURE
Opened: 1/12/2026	Closed:	Last Action: 2/12/2026
Site Address: 1926 NW 12TH ST OCALA, FL 34475		
Site APN: 2220-005-005		Officer: JENNIPHER L BULLER
Details:		



**ADDITIONAL SITES**

**LINKED CASES**

**CONTACTS**

Name Type	Name	Address	Phone	Fax	Email
OWNER	WILLIAMS RODERICK	1902 NW 24TH CT OCALA, FL 34475-4825			
RESPONDENT 1	WILLIAMS RODERICK	BRIGHAM SENTH OCALA, FL 34475-4825			
RESPONDENT 2	REYNOLDS RUBY	1926 NW 12TH ST OCALA, FL 32670			

**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	4	\$88.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	2	\$25.00	\$0.00						



# Case Details - No Attachments

City of Ocala

Case Number

**CE26-0031**

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						

Total Paid for CASE FEES: **\$167.19** **\$0.00**

**TOTALS:** **\$167.19** **\$0.00**

## VIOLATIONS

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
Section 82-182. - Dangerous buildings declared nuisance; abatement required; time limits.	JENNIPHER L BULLER	1/12/2026				Unsecured and damaged structure upon property. Obtain required permit(s) to bring the structure into compliance with the current Florida building code OR obtain a demolition permit to demolish. All permits will need to be finalized for closure of such permit for compliance.
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS	JENNIPHER L BULLER	1/12/2026				Dilapidated chain link fence upon the property. Repair/replace OR remove chain link fence.
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	JENNIPHER L BULLER	1/12/2026				Overgrowth and unsightly matter observed upon the property. Cut and clean the property.

## INSPECTIONS

INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
-----------------	-----------	----------------	----------------	--------	---------	-------



# Case Details - No Attachments

City of Ocala

Case Number

**CE26-0031**

INITIAL	JLB	1/12/2026	1/12/2026	NON COMPLIANT		<p>While in the area, I observed a residence (structure) that apparently sustained damage to the front porch, allowing for the vacant residence to be unsecured. Overgrowth and a dilapidated chain link fence also observed upon the property. Photos attached. There are no permits on file for any structural or roof repairs (last permit on file from 2012). Also see photo from previous code case taken 10/31/2023 to show that state of the property at the time. Due to the life safety violation (82-182) a Notice of Violation and Public Hearing to be prepared was requested. Information was forwarded to Project Manager/Building Inspector, Greg McClellan for review. Follow up scheduled.</p>
HEARING INSPECTION	JLB	2/10/2026	2/10/2026	NON COMPLIANT		<p>I conducted a re-inspection prior to the scheduled hearing. I observed all violations remained non-compliant. The yard had been mostly cut. There was still areas along the fence line that need cleaned. The front porch has been closed off with screening. No permits on file for any repairs or demolition. Front porch is dilapidated. Photos attached. Proceed to hearing to obtain an order.</p>

## CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES



# Case Details - No Attachments

City of Ocala

Case Number  
**CE26-0031**

PREPARE NOTICE	SHANEKA GREENE	1/13/2026	1/14/2026	NOIVPH  Compliance date: 02/10/2026  Respondent 1:  WILLIAMS RODERICK BRIGHAM SENTH 1902 NW 24TH CT OCALA FL 34475-4825  Respondent 2 (additional name on deed):  REYNOLDS RUBY 1926 NW 12TH ST OCALA, FL 32670
CERTIFIED MAIL	SHANEKA GREENE	1/14/2026	1/14/2026	NOVPH MAILED (2) 91 7199 9991 7039 7682 1746 WILLIAMS RODERICK BRIGHAM SENTH 1902 NW 24TH CT OCALA, FL. 34475-4825  91 7199 9991 7039 7682 1739 REYNOLDS RUBY 1926 NW 12TH ST OCALA, FL. 34475
OFFICER POSTING	JENNIPHER L BULLER	1/14/2026	1/14/2026	NOVPH READY FOR POSTING  NOVPH posted.
CONTACT	JENNIPHER L BULLER	1/26/2026	1/26/2026	Phone call from property owner, Ms. Brigham 352-875-7191. She just picked up notice from Post Office today. Request additional time. I explained that due to the violations, unsecured/dangerous structure that would not be possible at this time.
				Find the Respondent(s) guilty of violating city code section(s): 34-95, 82-181 and 82-182 and order to:



# Case Details - No Attachments

City of Ocala

Case Number

**CE26-0031**

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	1/30/2026	2/9/2026	<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, March 19th, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, March 20th, 2026, the City shall enter upon the property and take whatever steps are necessary to bring the violations into compliance, to include cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items. Additionally, there shall be a fine of \$50.00 per day that shall run in addition to any other fines until this violation has been abated.</p> <p>(b) Upon abatement of any violations of section 34-95 by the City, a \$100.00 service fee shall be applied pursuant to section 34-92(c)(2) of the City of Ocala Code of Ordinances.</p> <p>2.) (a) Apply for and obtain all required permits needed to meet the Current Florida Building Code and the National Electric Code by 4:00pm on Thursday, March 19th, 2026. Once the permits are obtained, all repairs to the structure shall be completed within 90 days after the issuance of the initial permits. If the Respondent(s) fail to comply by 7:00am on Friday, March 20th, 2026, or if the permits issued are not inspected and finalized by the 91st day after permit issuance, subsection (d) shall apply; or</p> <p>(b) Apply for and obtain a permit to demolish and/or remove the structure(s), improvements and structure contents by 4:00pm on Thursday, March 19th, 2026. Once the permit is obtained, all demolition, removal and clean-up of the debris shall be completed within 60 days after the issuance of the initial permit. If the Respondent(s) fail to comply by 7:00am on Friday, March 20th, 2026, or if the Respondent(s) obtain a demolition permit and do not complete all demolition, removal, and clean-up of the debris by 7:00am of the 61st day after the issuance of the permit, subsection (d) shall</p>
----------------------	--------------------	-----------	----------	--



# Case Details - No Attachments

City of Ocala

Case Number

**CE26-0031**

				<p>apply.</p> <p>(c) Any work required to meet the current Florida Building Code that does not require permits to complete, the Respondent(s) shall complete said work by 4:00pm on Thursday, March 19th, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, March 20th, 2026 subsection (d) shall apply.</p> <p>(d) Failure to comply with any subsection of this section in the times allowed for compliance the City shall enter upon the property and take whatever steps are necessary to bring the violation into compliance, to include demolition and removal of all improvements including the structure and structure contents. Additionally, there shall be a fine of \$100.00 per day thereafter that shall run in addition any other fines until this violation has been abated.</p> <p>3.) The fence shall be maintained in a sound condition and in good repair as per City of Ocala ordinance section 82-3 by 4:00 pm on Thursday, March 19th 2026, or remove the fence by 4:00 pm on Thursday, March 19th, 2026. If the Respondent fails to comply by 7:00 am on Friday, March 20th, 2026 there shall be a fine of \$50.00 per day thereafter that will run in addition to any other fines. Additionally, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance to include repair or removal of all fencing.</p> <p>4.) Pay the cost of prosecution of \$167.19 by March 19th, 2026.</p> <p>Non-compliance (Massey) hearing date; 04/09/2026</p>
CONTACT	JENNIPHER L BULLER	2/10/2026	2/10/2026	Phone call to property owner, Ms. Brigham 352-875-7191. Left voicemail.
HEARING CODE BOARD	YVETTE J GRILLO	2/12/2026		NEW BUSINESS

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

THE CITY OF OCALA

CASE NO: CE26-0031

Petitioner,

VS.

WILLIAMS, RODERICK  
BRIGHAM, SENTH  
REYNOLDS, RUBY

Respondents

/

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

STATE OF FLORIDA  
COUNTY OF MARION

BEFORE ME, the undersigned authority, personally appeared, JENNIPHER L BULLER, Code Supervisor for the City of Ocala, who being duly sworn, deposes and says: Listed in exhibit below are the costs involved in the prosecution of the respondent(s) in this case.

**1. Code Enforcement Special Magistrate Hearing:**

Cost	# of hour(s)	Total:
------	--------------	--------

Attorney Fees:

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

Cost	# @ .5 hour(s)	Total:	
Inspection(s)	\$12.50	2	\$25.00

**3. Clerical & Casework Time:**

Cost	# of hour(s)	Total:	
Clerical:	\$22.00	4	\$88.00

**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	Total:
Postage:		\$35.44	4	\$35.44

**7. Administrative Fee(s):**

Cost	Total:
Fee(s):	

**Total Costs:** \$167.19

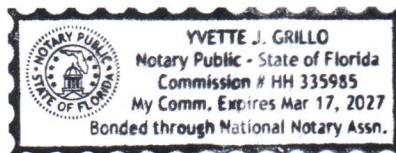
FURTHER. AFFIANT SAYETH NOT. Dated This:  
2/4/2026

STATE OF FLORIDA  
COUNTY OF MARION

*Jennipher Buller*  
JENNIPHER L BULLER  
Code Supervisor, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 4 Feb by  
JENNIPHER L BULLER who is personally known to me and who did take an oath.

*Yvette J. Grillo*  
Secretary and Notary Public, State of  
Florida





## 2026 Property Record Card

2220-005-005

[GOOGLE Street View](#)

Prime Key: 557463

[MAP IT+](#)

Current as of 1/12/2026

WILLIAMS RODERICK  
 BRIGHAM SENTH  
 1902 NW 24TH CT  
 OCALA FL 34475-4825

[Property Information](#)[M.S.T.U.](#)[PC: 01](#)

Acres: .17

[Taxes / Assessments:](#)

Map ID: 161

[Millage:](#) 1001 - OCALA

Situs: 1926 NW 12TH ST OCALA

[2025 Certified Value](#)

Land Just Value	\$11,156						
Buildings	\$38,655						
Miscellaneous	\$1,102						
Total Just Value	\$50,913						
Total Assessed Value	\$31,093						
Exemptions	\$0						
Total Taxable	\$31,093						
School Taxable	\$50,913						

[Impact](#)[Ex Codes:](#)

(\$19,820)

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$11,156	\$38,655	\$1,102	\$50,913	\$31,093	\$0	\$31,093
2024	\$8,288	\$27,426	\$787	\$36,501	\$28,266	\$0	\$28,266
2023	\$9,562	\$24,793	\$800	\$35,155	\$25,696	\$0	\$25,696

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
<a href="#">DETH/REGS</a>	07/2014	71 DTH CER	0	U	I	\$100
<a href="#">5564/1729</a>	09/2011	05 QUIT CLAIM	7 PORTIONUND INT	U	I	\$100
<a href="#">2474/1089</a>	05/1982	71 DTH CER	0	U	I	\$100
<a href="#">0469/0406</a>	06/1971	02 DEED NC	0	U	V	\$5,700

[Property Description](#)

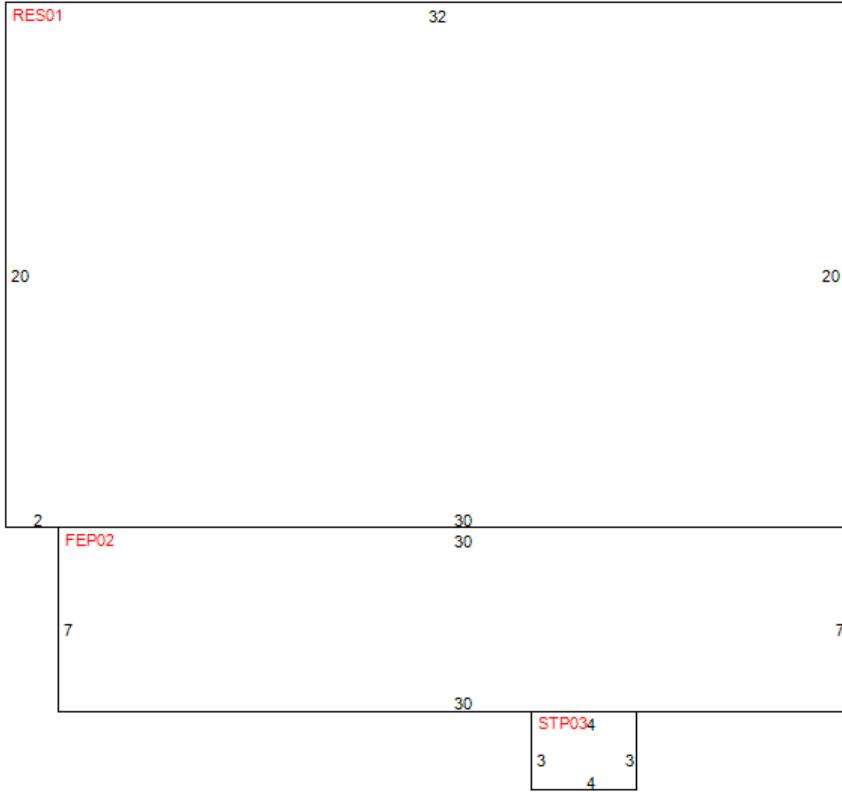
SEC 12 TWP 15 RGE 21  
 PLAT BOOK F PAGE 034  
 BELVEDAR SUB  
 BLK E LOT 5 & W 15 FT OF LOT 4

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		75.0	100.0	R2	75.00	FF						
Neighborhood 4523												
Mkt: 8 70												

[Traverse](#)**[Building 1 of 1](#)**

RES01=L32D20R2R30U20.D20  
 FEP02=D7L30U7R30.D7L8  
 STP03=D3L4U3R4.



#### Building Characteristics

**Improvement** 1F - SFR- 01 FAMILY RESID  
**Effective Age** 7 - 30-34 YRS  
**Condition** 3  
**Quality Grade** 300 - LOW  
**Inspected on** 5/11/2020 by 197

**Year Built** 1974  
**Physical Deterioration** 0%  
**Obsolescence: Functional** 0%  
**Obsolescence: Locational** 0%  
**Architecture** 0 - STANDARD SFR  
**Base Perimeter** 104

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	01	27 - MASONITE	1.00	1974	N	0 %	0 %	640	640
FEP	02	27 - MASONITE	1.00	1980	N	0 %	0 %	210	210
STP	03	01 - NO EXTERIOR	1.00	1998	N	0 %	0 %	12	12

**Section: 1**

**Roof Style:** 10 GABLE  
**Roof Cover:** 08 FBGLASS SHNGL  
**Heat Meth 1:** 22 DUCTED FHA  
**Heat Meth 2:** 00  
**Foundation:** 3 PIER  
**A/C:** Y

**Floor Finish:** 10 ASPHALT TILE  
**Wall Finish:** 16 DRYWALL-PAINT  
**Heat Fuel 1:** 06 GAS  
**Heat Fuel 2:** 00  
**Fireplaces:** 0

**Bedrooms:** 2  
**4 Fixture Baths:** 0  
**3 Fixture Baths:** 1  
**2 Fixture Baths:** 0  
**Extra Fixtures:** 2

**Blt-In Kitchen:** Y  
**Dishwasher:** N  
**Garbage Disposal:** N  
**Garbage Compactor:** N  
**Intercom:** N  
**Vacuum:** N

#### Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
105 FENCE CHAIN LK	350.00	LF	20	1985	3	0.0	0.0
ADU UTILITY-ALUM	81.00	SF	40	1996	1	9.0	9.0

#### Appraiser Notes

N.C.R.

#### Planning and Building \*\* Permit Search \*\*

Permit Number	Date Issued	Date Completed	Description

# Corrective Deed CORRECTIVE OWNERSHIP

Joint Tenants with  
Full right of SURVIVORSHIP

DAVID R ELLSPERMANN CLERK OF COURT MARION COUNTY

DATE: 09/07/2011 09:53:35 AM

FILE #: 2011083265 OR BK 05564 PGS 1729-1730

REC 18.50 DEED DS 0.70

Ok

Recording requested by: Ruby Reynolds

When recorded, mail to:

Name: Ruby Reynolds

Address: 1926 N.W. 12 ST.

City/State/Zip: Ocala, Fl 32670



Space above reserved for use by Recorder's Office

Document prepared by:

Name Ruby Reynolds

Address 1926 N.W. 12 ST

City/State/Zip Ocala, Fl 32670

Property Tax Parcel/Account Number: \_\_\_\_\_

## Quitclaim Deed

This Quitclaim Deed is made on Sept 7, 2011, between

Ruby Reynolds, Grantor, of 1926 N.W. 12 ST

Ocala, City of Ocala, State of Fla 32670,

and Ruby Reynolds + Frederick Williams, Grantee, of 1926 N.W. 12 ST

Senth Brigham, City of Ocala, State of Fla 32670.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 1926 N.W. 12 ST

Ocala, City of Ocala, State of Fla 32670:

All of Lot 5 and the west 15.00 feet of Lot 4, Block E,

SEC 12 Twp 15 RGE 21  
plat Book F

Belvedar Sub

Blk E Lot 5+w 15 Ft of Lot 4

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of \_\_\_\_\_ shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

★NOVA Quitclaim Deed Pg.1 (07-09)

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any. Taxes for the tax year of \_\_\_\_\_ shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: Sept 7. 2011

Ruby Reynolds  
Signature of Grantor

\_\_\_\_\_  
Signature of Grantor

Ruby Reynolds  
Name of Grantor

\_\_\_\_\_  
Name of Grantor

State of California  
County of Morgan S.S.  
On September 7, 2011, before me, Deon Miller  
(name and title of notary), personally appeared Ruby Reynolds,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the above instrument and acknowledged to me that they/he/she executed the instrument in their/  
his/her authorized capacity. I certify under penalty of perjury under the laws of the State of California that  
the foregoing is true and correct. Witness my hand and official seal. FL 50

Deon Miller  
Notary Signature



★NOVA California Quitclaim Deed Pg.2 (07-09)

Deon Miller  
WITNESS Deon Miller  
Christi Kinsey  
WITNESS Christi Kinsey



# *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

01/15/2026

WILLIAMS RODERICK  
BRIGHAM SENTH  
1902 NW 24TH CT  
OCALA, FL. 34475-4825

REYNOLDS RUBY  
1926 NW 12TH ST  
OCALA, FL. 34475

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

**Location of Violation:** 1926 NW 12TH ST|2220-005-005

**Case Number:** CE26-0031

**Inspector Assigned:** Jennifer Boller

**Required Compliance Date:** 02/10/2026

**Public Hearing Date & Time:** 02/12/2026 17:30

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

Section 82-182. - Dangerous buildings declared nuisance; abatement required; time limits. Unsecured and damaged structure upon property. Obtain required permit(s) to bring the structure into compliance with the current Florida building code OR obtain a demolition permit to demolish. All permits will need to be finalized for closure of such permit for compliance.

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

Dilapidated chain link fence upon the property. Repair/replace OR remove chain link fence.

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

Overgrowth and unsightly matter observed upon the property. Cut and clean the property.

Dear property owner, or agent,

You are hereby notified that the above listed violation(s) exists relating to the City of Ocala Code of Ordinances.

This correspondence will serve as notification that the above stated violation(s) must be corrected by the date indicated. **IT SHALL BE THE RESPONSIBILITY OF YOU, THE RESPONDENT, TO REQUEST A RE-INSPECTION TO VERIFY COMPLIANCE ON, OR BEFORE THIS DATE.** If you, the respondent, fails to verify compliance on or before the aforementioned date, or if the code inspector elects to proceed to a public hearing even after compliance is met, the public hearing will be conducted on the date at time indicated at:

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

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$250 per day for a first violation and up to \$500 per day for a repeat violation, and to levy a lien on the real and personal property of the violator(s). A cost of prosecution will be levied in this case pursuant to Florida Statutes section 162.07(2).

You are entitled to be represented by counsel, present testimony, and evidence, and to testify on your behalf. Subpoenas for witnesses and for records, surveys, plats, and other materials may be requested and will be issued by this Board/ Special Magistrate through the office of the City Clerk of the City of Ocala, Florida. If you should decide to appeal any decision made by this Code Enforcement Board/Special Magistrate with respect to any matter considered at this meeting, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, on which the appeal is to be based.

*IF SPECIAL ACCOMMODATIONS ARE NEEDED FOR YOU TO ATTEND OR PARTICIPATE IN THIS MEETING, PLEASE CALL 48 HOURS IN ADVANCE SO ARRANGEMENTS CAN BE MADE. PLEASE CALL THE SECRETARY OF THE MUNICIPAL CODE ENFORCEMENT BOARD/SPECIAL MAGISTRATE AT (352) 629-8309 TO MAKE SPECIAL ARRANGEMENTS.*

For further information regarding your code enforcement case, you may contact the person assigned to your case by email or telephone below:

Jennipher Buller      Supervisor  
[jbuller@ocalafl.gov](mailto:jbuller@ocalafl.gov)  
352-425-3451

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

CASE NO: CE26-0031

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

STATE OF FLORIDA  
COUNTY OF MARION

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

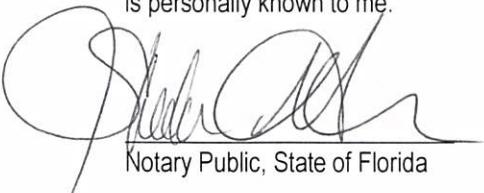
1. I did on 01/15/2026 post the Notice of Violation & Public Hearing to the property, located at 1926 NW 12TH ST.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

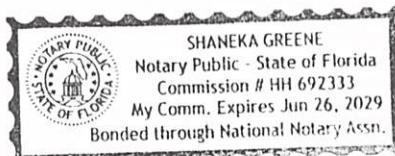
FURTHER, AFFIANT SAYETH NAUGHT.

  
Dated: 01/15/2026  
Supervisor

STATE OF FLORIDA  
MARION COUNTY

SWORN TO (or affirmed) before me: 01/15/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.

  
Notary Public, State of Florida

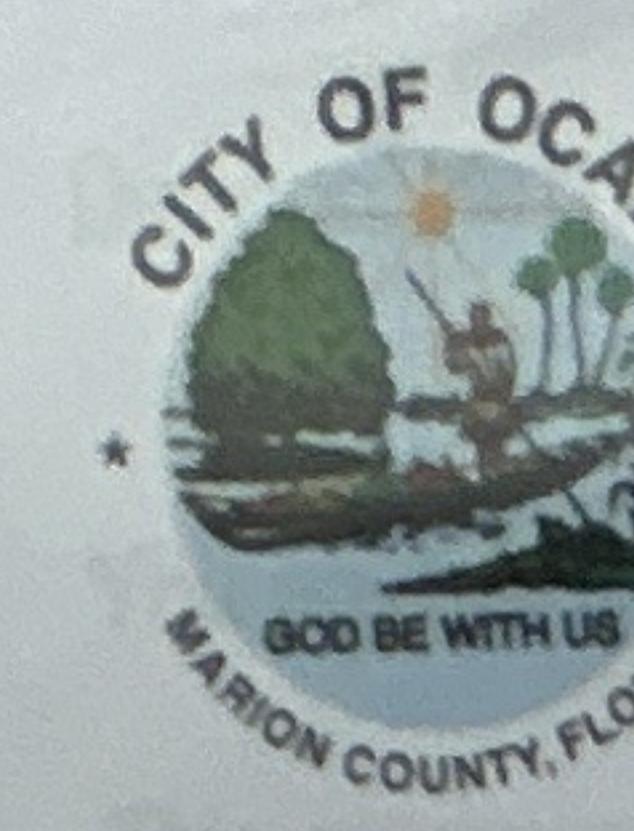




City of Ocala  
Code Enforcement Division  
1/14/2026 3:30 PM



MENT  
8309  
VE THIS  
APPROVAL  
Y CODE  
T DIVISION



*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

01/15/2026

City of Ocala - City Hall - 2nd Floor (Council Chambers)  
110 SE Wadsworth Avenue Ocala, FL 34471

WILLIAMS RODERICK  
BRIGHAM SENTH  
1902 NW 24TH CT  
OCALA, FL. 34475-4825

The City of Ocala Growth Management Board/Special Magistrate has issued a notice of violation to the above named respondent(s) for a violation of the City of Ocala Municipal Code. The respondent(s) will be fined \$100.00 per day for a repeat violation, and to levy a fine on the respondent(s) for the violation(s). A civil action for damages and/or injunction will be levied in this case pursuant to Florida Statute 704.05.

You are entitled to be represented by counsel, present testimony, and evidence. You are entitled to have witnesses called and to have subpoenas issued for witnesses and for records, surveys, plats, and other documents necessary to your defense. You should appear in person at the hearing. If you are unable to appear, you may be represented by a lawyer. If you do not appear, the decision made by this Code Enforcement Board/Special Magistrate will stand. If you do not appear, you will be given a written notice of the decision. If you do not appear, a verbatim record of the proceedings is made, an order is issued, and a copy is sent to you.

REYNOLDS RUBY  
1926 NW 12TH ST  
OCALA, FL. 34475

Respondent(s) /

Location of Violation: 1926 NW 12TH ST|2220-005-005

Case Number: CE26-0031

Inspector Assigned: Jennifer Boller

Required Compliance Date: 02/10/2026

Public Hearing Date & Time: 02/12/2026 17:30

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

Section 82-182. - Dangerous buildings declared nuisance; abatement required; time limits. Unsecured and damaged structure upon property. Obtain required permit(s) to bring the structure into compliance with the current Florida building code OR obtain a demolition permit to demolish. All permits will need to be finalized for closure of such permit for compliance.

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

Dilapidated chain link fence upon the property. Repair/replace OR remove chain link fence.

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

Overgrowth and unsightly matter observed upon the property. Cut and clean the property.

City of Ocala  
Code Enforcement Division  
1/14/2026 3:30 PM

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: CE26-0031

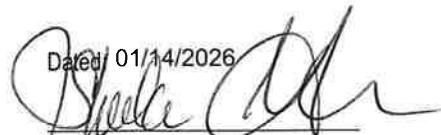
**AFFIDAVIT OF POSTING**  
Section 2-446 (b) 2 (b)

**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 01/14/2026 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.

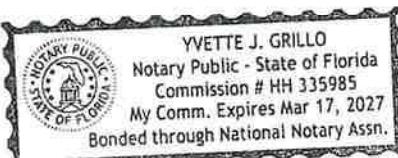
**FURTHER, AFFIANT SAYETH NAUGHT.**

  
Dated: 01/14/2026  
Code Specialist I

**STATE OF FLORIDA**  
**MARION COUNTY**

SWORN TO (or affirmed) before me: 01/14/2026 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.

  
Yvette Grillo  
Notary Public, State of Florida



卷之三

\* 0033-02207-16-02

## UNABLE TO FORWARD

RETURN TO SENDER

卷之二 / 三〇七 / 25

OCALA, FLORIDA 34471

Нард 26-0031

937312896 450 1 תדרד ריבר, ניוקיורק 325 DE 1

U.S. POSTAGE

US POSTAGE <sup>TM</sup>

A US postage stamp featuring a red eagle with its wings spread, perched on a branch. The text 'US POSTAGE' is at the top, followed by 'ZIP 34471' and '\$008.86'. The stamp is partially torn at the bottom.

REYNOLDS RUBY  
1926 NW 12TH ST  
OCALA, FL. 34475

✓ 2



City of Ocala  
Code Enforcement Division  
2/10/2026 1:32 PM



City of Ocala  
Code Enforcement Division  
2/10/2026 1:32 PM



City of Ocala  
Code Enforcement Division  
2/10/2026 1:33 PM



City of Ocala  
Code Enforcement Division  
2/10/2026 1:33 PM



COUNTY

→

City of Ocala  
Code Enforcement Division  
2/10/2026 1:33 PM



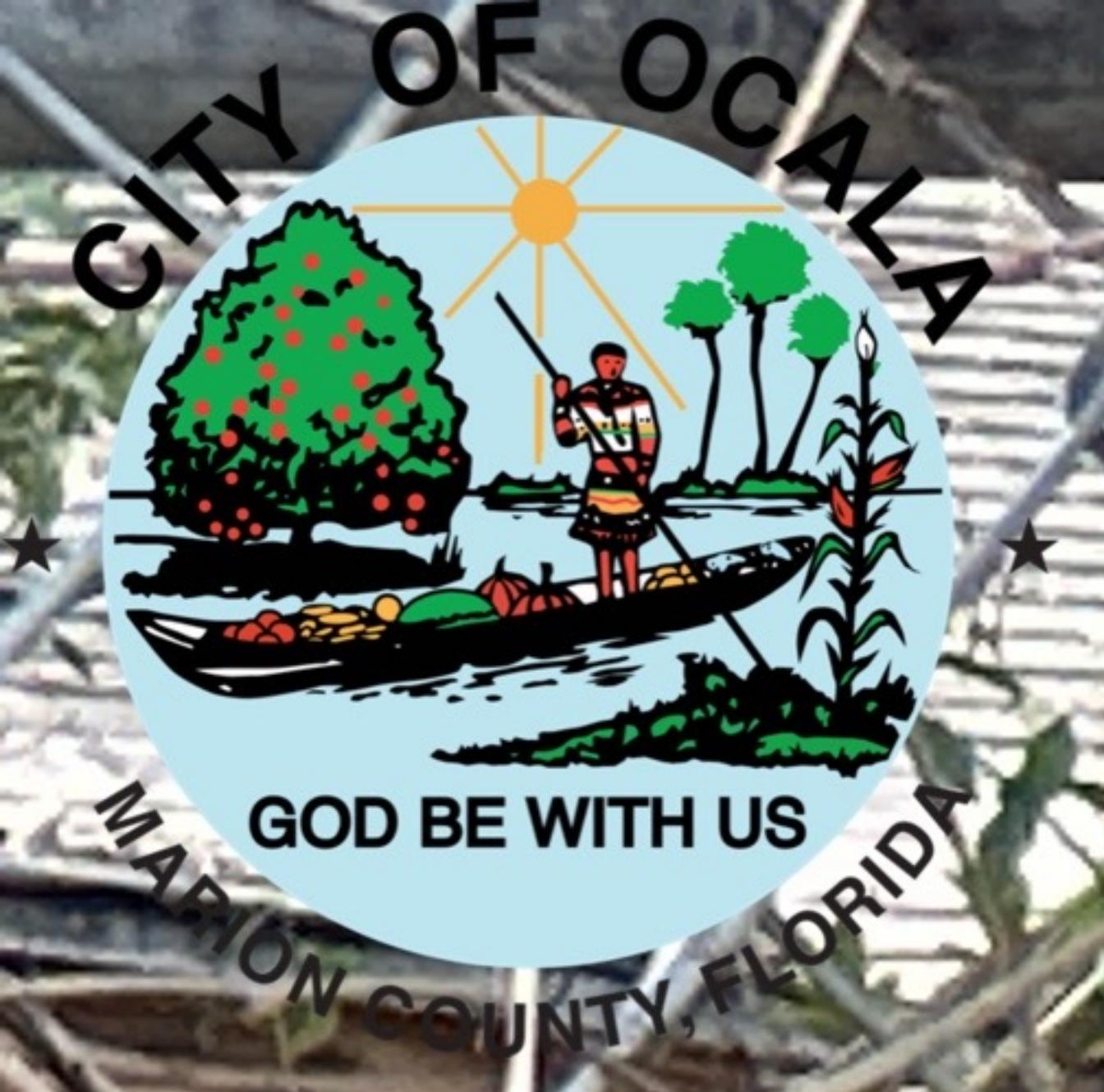
City of Ocala  
Code Enforcement Division  
1/12/2026 9:57 AM



City of Ocala  
Code Enforcement Division  
1/12/2026 9:57 AM



City of Ocala  
Code Enforcement Division  
1/12/2026 9:57 AM



City of Ocala  
Code Enforcement Division  
1/12/2026 10:05 AM

