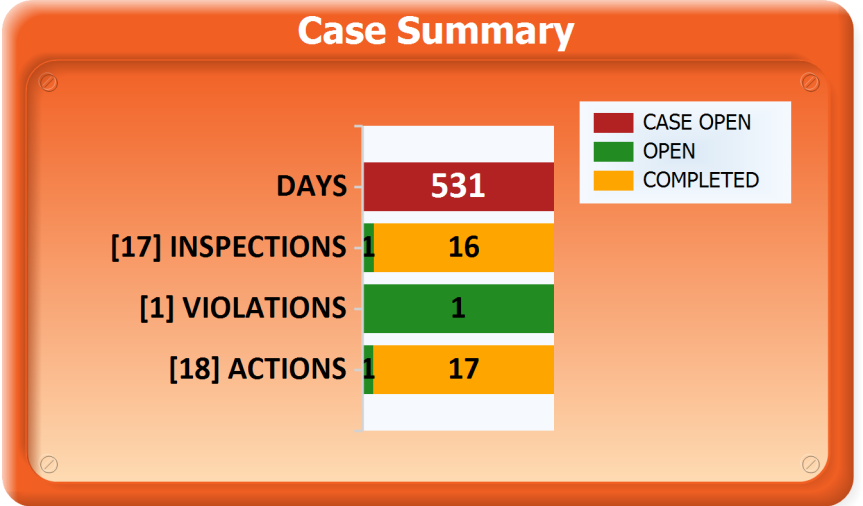


Description: NO PERMIT FOR ROOF INSTALLED IN 2018			Status: HEARING	
Type: BUILDING REGULATIONS			Subtype: BUILDING PERMIT REQUIRED	
Opened: 4/24/2024	Closed:	Last Action: 10/9/2025		Flw Up: 10/7/2025
Site Address: 2345 SW 5TH PL OCALA, FL 344734461				
Site APN: 2260-196-022			Officer: JEFFREY GUILBAULT	
Details: ROOF WITH NO PERMIT IN 2018				



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	8/26/2025	8/26/2025	NOVPH UPDATED NOVPH WITH NEW HEARING DATE 10/9/25
ADMIN POSTING	YVETTE J GRILLO	12/18/2024	12/18/2024	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	8/26/2025	8/26/2025	NOVPH MAILED 9489 0090 0027 6697 0039 17 NEWTON CAROL L 17580 SW 25TH CIR OCALA, FL. 34473-4461 UPDATED NOVPH MAILED FOR 10/9/25 HEARING 9489 0090 0027 6697 0042 28 NEWTON CAROL L 17580 SW 25TH CIR OCALA, FL. 34473-4461



OCALA Case Details - No Attachments

City of Ocala

Case Number

2024_10885

CERTIFIED MAIL	YVETTE J GRILLO	12/18/2024	12/18/2024	NOVPH 91 7199 9991 7039 7937 4614 NEWTON, CAROL L. 17580 SW 25TH CIR OCALA, FL 34473-4461
CONTACT	HECTOR D REYES	11/7/2024	11/7/2024	Made contact at the property with Charlie Daniels.
CONTACT	ASHLEY SMITH	7/10/2024	7/10/2024	Made contact with property owner.
CONTACT	HECTOR D REYES	12/18/2024	12/18/2024	I made with Mr. Charlie Daniels the tenant.
CONTACT	HECTOR D REYES	5/6/2025	5/6/2025	Voice message left for the property owner Carol Newton at (352)615-5970 requesting an update.
CONTACT	HECTOR D REYES	6/3/2025	6/3/2025	I made with Mr. Charlie Daniels the tenant and asked him to have the property owner call me for an update.
CONTACT	JEFFREY GUILBAULT	9/11/2025	9/11/2025	Property owner called and stated that the permit is still expired and failed inspections twice now. I asked her what the status of finishing the permit was and she stated she needs to get engineered plans. She also stated that she cannot attend the hearing and would like to do it another time. I directed her to the office to speak to a supervisor on that matter. 352.291.7975
CONTACT	JENNIPHER L BULLER	9/11/2025	9/11/2025	The property owner, Carol 352-615-5790 call concerning case and permit BLD25-0250 expired on 8.3.25. She is unable to be at the 10:30am hearing due to work schedule. She can attend a evening hearing (Code Board). I spoke to Senior Building Inspector, Shawn Moore. Since a permit is issued an engineer would have to sign off on work or a deconstruct would have to take place for inspection.. Hearing to be re-scheduled to 10/09/2025 date..
EMAIL	HECTOR D REYES	2/11/2025	2/11/2025	Email received from Code Enforcement Supervisor advising roof permit was issued and approved. See email attached.
HEARING CODE BOARD	YVETTE J GRILLO	10/9/2025		NEW BUSINESS

OFFICER POSTING	JEFFREY GUILBAULT	8/27/2025	8/27/2025	NOVPH READY FOR POSTING NOVPH POP
OFFICER POSTING	JEFFREY GUILBAULT	9/15/2025	9/15/2025	UPDATED NOVPH READY FOR POSTING NOVPH POP
PREPARE NOTICE	SHANEKA GREENE	8/26/2025	8/26/2025	NOVPH
PREPARE NOTICE	SHANEKA GREENE	9/12/2025	9/12/2025	Revised NOVPH for 10/09/2025 Code Board Compliance date: 10/07/2025
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	9/26/2025	9/24/2025	Find the Respondent(s) guilty of violating city code section(s): 122-51 and order to: 1.) (a) Apply for and obtain a re-roof permit by 4:00pm on Thursday, December 6th, 2025. Once the permit is obtained, all inspections shall be requested and completed for final permit approval and closure within 60 days after the issuance of the initial permit. If the Respondent(s) fail to comply by 7:00am on Friday, December 7th, 2025, or if the permit issued is not inspected and finalized by the 61st 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 this violation has been abated. 2.) Pay the cost of prosecution of \$496.29 by December 6th, 2025.

CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
CONTACT	NEWTON CAROL L : 157793	17580 SW 25TH CIR OCALA, FL 34473-4461			
OWNER	NEWTON CAROL L	17580 SW 25TH CIR OCALA, FL 34473-4461			

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	5	\$44.30	\$0.00						
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	10	\$220.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	17	\$212.50	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	1	\$0.74	\$0.00						
Total Paid for CASE FEES:			\$496.29	\$0.00						
TOTALS:			\$496.29	\$0.00						
INSPECTIONS										
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS			NOTES		
CASE REVIEW	HDR	10/24/2024	10/24/2024	NON COMPLIANT				Take ownership of case from Ashley Smith and ensure case is progressing as it should. On 10/24/2024 I inspected the property and tried to make contact with the property owner, but no one answered the door. I verified in central square permit app that no permit applied for as of this morning. See photos attached and a two week follow up inspection scheduled to try and make contact with the owner before proceeding to a hearing.		
CASE WORK	JGB	9/15/2025	9/15/2025	COMPLETED				novph pop		



Case Details - No Attachments

City of Ocala

Case Number

2024_10885

CODE BOARD INSPECT	ASM	7/1/2024	7/5/2024	NON COMPLIANT		<p>On July 2, 2024 I conducted a search on a city site that revealed the required permits had not been obtained.</p> <p>I spoke with the property owner who stated she did not acquire the property permits and she will have to obtain an engineer letter.</p> <p>Case will continue to the Code Board Hearing scheduled for 7/11/24.</p>
CODE BOARD INSPECT	ASM	7/10/2024	7/10/2024	NON COMPLIANT		<p>On July 10, 2024 I spoke with the property owner who stated she has not acquired the proper permits at this time. She was informed the case will continue to the code board hearing scheduled for 7/11/2024.</p>
FOLLOW UP	JGB	8/25/2025	8/25/2025	NON COMPLIANT	Check on violation progress	<p>Reassigned from H. Reyes.</p> <p>Make contact with someone to inquire on permit status and work completion. Proceed with enforcement action if no contact and permits expire.</p> <p>Verified that the re roof permit has expired. NOVPH sent to admin.</p>
FOLLOW UP	HDR	6/3/2025	6/3/2025	NON COMPLIANT	Check on permits progress	<p>On 6/3/2025 I inspected the property and observed it remains noncompliance and permit BLD25-0250 remains active until 8/3/2025, final inspection on 2/17/2025 failed. See photo attached and follow up inspection scheduled. Made contact with tenant and asked him to have the property owner call me for an update.</p>
FOLLOW UP	JGB	9/9/2025	9/9/2025	NON COMPLIANT	GET UPDATED PHOTOS	<p>Verified that permit BLD25-0250 expired on 8.3.25. for the roof. Please see updated photo of the property.</p>

OCALA Case Details - No Attachments

City of Ocala

Case Number
2024_10885

FOLLOW UP	HDR	11/7/2024	11/7/2024	NON COMPLIANT		On 11/7/2024 I inspected the property and met with Mr. Charlie Daniels, and he stated they have not applied for the roof permit because they sustained damaged to the roof after hurricane Milton and the insurance company conducted an inspection two weeks ago and will be scheduling a contractor, permits and payments for the repairs of the roof. I called admin to verify if the case went to a hearing or is scheduled to go and is not. I will be working with the property owners and gave them a business card with my information and asking to call me with any updates. See photos attached and follow up inspection scheduled.
FOLLOW UP	HDR	12/18/2024	12/18/2024	NON COMPLIANT		Check on roof permit progress. On 12/18/2024 I inspected the property, and no roof permit applied for as of this morning per Central Square permit app, I met with Mr. Charlie Daniels the tenant and he advised the property owner his sister is still looking to hire a contractor. Case moving forward to a hearing. See photos attached and NOVPH posted at the property and sent to admin. Follow up inspection scheduled.
FOLLOW UP	HDR	1/15/2025	1/15/2025	NON COMPLIANT	Check on roof permit progress.	On 1/15/2025 I inspected the property and verified in central square permit app that no permit applied for as of this morning. See photos attached and case moving forward to hearing.
FOLLOW UP	HDR	3/11/2025	3/11/2025	NON COMPLIANT	Check on permit progress	On 3/11/2025 I inspected the property and observed it remains noncompliance and permit BLD25-0250 remains active until 8/3/2025 as final inspection conducted on 2/13/2025 failed. See photos attached and follow up inspection scheduled.



Case Details - No Attachments

City of Ocala

Case Number

2024_10885

FOLLOW UP	HDR	4/8/2025	4/8/2025	NON COMPLIANT	Check on permits progress	On 4/8/2025 I inspected the property and observed it remains noncompliance and permit BLD25-0250 remains active until 8/3/2025. See photo attached and follow up inspection scheduled.
FOLLOW UP	HDR	5/6/2025	5/6/2025	NON COMPLIANT	Check on permits progress	On 5/6/2025 I inspected the property and observed it remains noncompliance and permit BLD25-0250 remains active until 8/3/2025, final inspection on 2/17/2025 failed. See photo attached and follow up inspection scheduled.
FOLLOW-UP	ASM	5/24/2024	5/24/2024	NON COMPLIANT		<p>On May 24, 2024 I conducted follow up and conducted a search on a city site that revealed no permits had been applied for the roof work. On the city site it was revealed that there have been no permits for the residence since 1995.</p> <p>A Notice of Public Violation was posted to the property.</p>
HEARING INSPECTION	JGB	10/7/2025				
HEARING INSPECTION	HDR	2/11/2025	2/11/2025	NON COMPLIANT		On 2/10/2025 I received an email from Code enforcement supervisor Jennipher Buller advising that permit BLD25-0250 was issued on 02/04/2025 for re-roof and to remove the case from the hearing. I verified in central square permit app that permit BLD25-0250 is active and expires on 08/03/2025. Case removed from the 2/13/2025 hearing and email sent to admin for removal from the agenda. Follow up inspection scheduled.

INITIAL	ASM	4/25/2024	4/25/2024	NON COMPLIANT	<p>On April 25, 2024 I conducted an initial inspection in reference to an email that was received from the Permit Department (see attachments) for the homeowner having roof work completed with no permits.</p> <p>Upon arrival I conducted a search on a city site and observed the required permits were not obtained for roof work. The roof appeared to be in new/good conditions.</p> <p>No contact was made at this time. View attachments. Courtesy letter was sent to the property owner. Follow up scheduled.</p>
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VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 122-51 BUILDING PERMIT REQUIRED		4/25/2024			Complaint of roof work being completed without obtaining proper permits from City of Ocala Permit De	Complaint of roof work being completed without obtaining proper permits from City of Ocala Permit Department.

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

THE CITY OF OCALA

CASE NO: 2024_10885

Petitioner,

VS.

NEWTON, CAROL L.

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:

	Cost	# of hour(s)	Total:
Attorney Fees:			

2. Inspector(s) Time:

	Cost	# @ .5 hour(s)	Total:
Inspection(s)	\$12.50	17	\$212.50

3. Clerical & Casework Time:

	Cost	# of hour(s)	Total:
Clerical:	\$22.00	10	\$220.00

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:	\$0.74	1	\$44.30	5	\$44.30

Total Costs: \$496.29

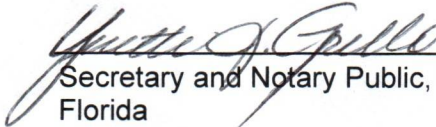
FURTHER. AFFIANT SAYETH NOT. Dated This:
9/30/2025

STATE OF FLORIDA
COUNTY OF MARION

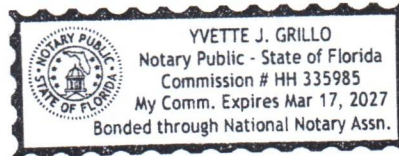


JEFFREY GUILBAULT
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 30 Sep
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

2024 Property Record Card Real Estate

2260-196-022

[GOOGLE Street View](#)

Prime Key: 1260833

[MAP IT+](#)

[Property Information](#)

NEWTON CAROL L
17580 SW 25TH CIR
OCALA FL 34473-4461

[Taxes / Assessments:](#) \$2,111.06
Map ID: 162
[Millage:](#) 1001 - OCALA

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

[PC:](#) 01

Acres: .18

Situs: Situs: 2345 SW 5TH PL OCALA

[Current Value](#)

Land Just Value	\$9,520		
Buildings	\$132,109		
Miscellaneous	\$391		
Total Just Value	\$142,020		
Total Assessed Value	\$81,164	Impact	
Exemptions	\$0	Ex Codes:	(\$60,856)
Total Taxable	\$81,164		
School Taxable	\$142,020		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$9,520	\$132,109	\$391	\$142,020	\$81,164	\$0	\$81,164
2023	\$6,800	\$115,388	\$349	\$122,537	\$73,785	\$0	\$73,785
2022	\$5,440	\$101,462	\$349	\$107,251	\$67,077	\$0	\$67,077

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
2081/0300	10/1994	07 WARRANTY	4 V-APPRAISERS OPINION	U	V	\$5,500
2040/0295	05/1994	07 WARRANTY	8 ALLOCATED	U	V	\$4,000
1639/1967	02/1990	07 WARRANTY	8 ALLOCATED	U	V	\$100
0590/0700	06/1973	02 DEED NC	0	U	V	\$1,500

[Property Description](#)

SEC 13 TWP 15 RGE 21
PLAT BOOK A PAGE 054
WEST END OCALA

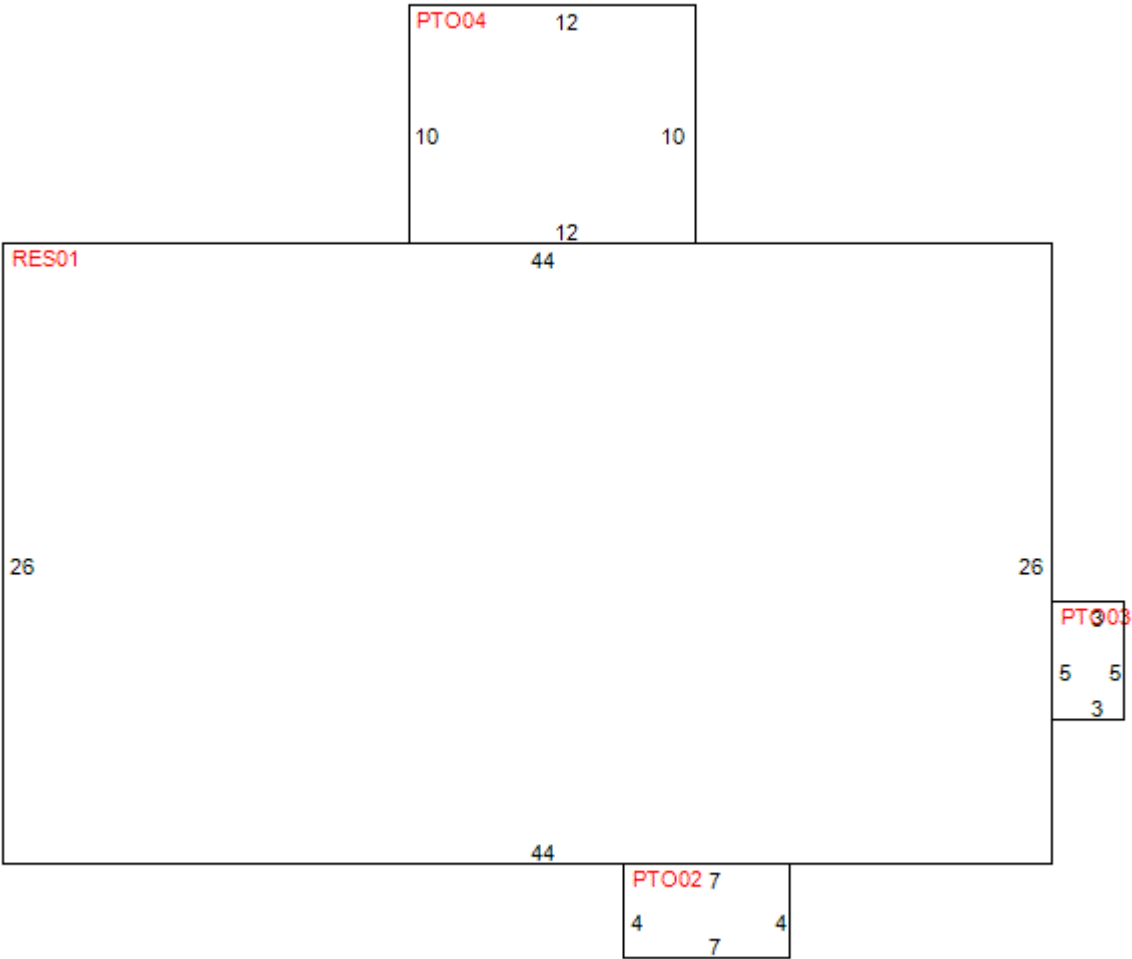
Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
0100		80.0	100.0	R1A	80.00	FF	140.0000	1.00	0.85	1.00		9,520	9,520
Neighborhood 4491 - W. END OCA / POINC 1- 500 QG												Total Land - Class \$9,520	
Mkt: 8 70												Total Land - Just \$9,520	

Traverse

Building 1 of 1

RES01=L44U26R44D26.L11
PTO02=D4L7U4R7.R11U6
PTO03=R3U5L3D5.U20L15
PTO04=U10L12D10R12.



Building Characteristics

Improvement	1F - SFR- 01 FAMILY RESID	Year Built 1995
Effective Age	4 - 15-19 YRS	Physical Deterioration 0%

Condition 3
Quality Grade 500 - FAIR
Inspected on 6/7/2021 by 218

Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 140

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	0132	- CONC BLK-STUCO	1.00	1995	N	0 %	0 %	1,144	1,144
PTO	0201	- NO EXTERIOR	1.00	1995	N	0 %	0 %	28	28
PTO	0301	- NO EXTERIOR	1.00	1995	N	0 %	0 %	15	15
PTO	0401	- NO EXTERIOR	1.00	1995	N	0 %	0 %	120	120

Section: 1

Roof Style: 12 HIP	Floor Finish: 24 CARPET	Bedrooms: 2	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 0	Dishwasher: Y
Heat Meth 1: 22 DUCTED FHA	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 1	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 6 MONOLITC SLAB	Fireplaces: 0	Extra Fixtures: 2	Intercom: N
A/C: Y			Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	252.00	SF	20	1995	3	28.0	9.0	
Total Value - \$391								

Appraiser Notes

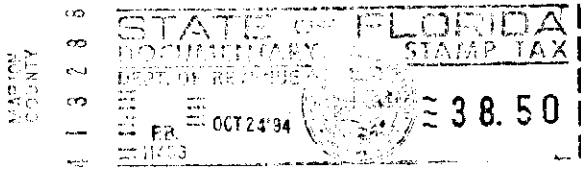
EST.INT

Planning and Building ** Permit Search **

Permit Number	Date Issued	Date Completed	Description
OC02030	12/1/1994	3/1/1995	SFR

Cost Summary

Buildings R.C.N.	\$108,522	6/15/2021				
Total Depreciation	(\$29,300)					
Bldg - Just Value	\$79,222		Bldg Nbr	RCN	Depreciation	Depreciated
Misc - Just Value	\$391	3/11/2011	1	\$108,522	(\$29,300)	\$79,222
Land - Just Value	\$9,520	2/7/2024				
Total Just Value	\$89,133	.				



Frances E. Thippin, Clerk of the Circuit Court
File: 94074706
10/24/94 11:15
Marion County - M Alexander DC.

OR Book/Page: 2081/0300

This Instrument Prepared by: Kimber L. Oxendine,
An Officer of Associated Land Title Insurance of Ocala,
1515 E. Silver Springs Blvd. Suite E250, Ocala, FL 34470,
For Purposes of Title Ins.
File # 94-J025
Parcel ID # 2260-196-022

Warranty Deed

38.50 DS
10.50 Rec.

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

RETURN TO:
ASSOCIATED LAND TITLE
INSURANCE OF OCALA, INC.

Made this 21st day of October 1994 , BETWEEN
Raphael Samuel
whose post office address is: 6430 SE 41st Court
Ocala, FL 34471
of the County of , State of FL , grantor, and
Carol L. Newton (SS#:)
whose post office address is: 1202 N.W. 11th Avenue
Ocala, FL 34474
of the County of Marion , State of FL , grantee,
WITNESSETH: That said grantor, for and in consideration of the sum of Ten (\$10.00) Dollars, and
other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby
acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs, successors and assigns forever, the
following described land, situate, lying and being in Marion County, Florida, to-wit:

Lots 22 and 24, Block 196, WEST END ADDITION TO OCALA, according
to the plat thereof recorded in Plat Book A, Page 56, of the
Public Records of Marion County, Florida.

Subject to easements and restrictions of record, if any, which are
specifically not extended or reimposed hereby. Subject to 1994 taxes
and assessments.

GRANTOR HEREIN AFFIRMS ABOVE DESCRIBED PROPERTY NOT HIS HOMESTEAD,
NOR ARE SAID LANDS CONTIGUOUS TO HIS HOMESTEAD.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all
persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.
Signed, Sealed and Delivered in Our Presence:

Sharon Edson
Sharon Edson

Raphael Samuel
Raphael Samuel

PLEASE PRINT OR TYPE NAME AS IT APPEARS

Jean P. Anderson
Jean P. Anderson
PLEASE PRINT OR TYPE NAME AS IT APPEARS

STATE OF FLORIDA

COUNTY OF MARION

I HEREBY CERTIFY that on the day of October 21, 1994

before me personally appeared

Raphael Samuel

who is personally known to me or who has produced the identification shown below, who is the person described in and who executed the foregoing instrument, and who, after being duly sworn, says that the execution hereof is his/her free act and deed for the uses and purposes herein mentioned.

SWORN TO AND SUBSCRIBED before me the undersigned Notary Public by my hand and official seal, the day and year last aforesaid.

☐ To me personally known

☒ Identified by Driver's License

My Commission Expires: _____

Sharon Edson
Notary Public

Commission No.: _____



SHARON EDSON

PLEASE PRINT OR TYPE NAME AS IT APPEARS



GROWTH MANAGEMENT DEPARTMENT

CODE ENFORCEMENT DIVISION

201 SE 3RD STREET (2ND FLOOR) OCALA, FL 34471

04/25/2024

CASE NO: 2024_10885

NEWTON CAROL L
17580 SW 25TH CIR
OCALA FL 34473-4461

RE: 2260-196-022 | 2345 SW 5TH PL OCALA

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 see the following page(s) for a detailed list and description of those violations, along with their corresponding photograph(s).

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 **05/23/2024**. Should the violation(s) continue beyond the time specified for correction, the case may proceed to the Special Magistrate for a hearing.

You may contact me at . We appreciate all your efforts to help the City of Ocala, and our division in keeping Ocala a clean and safe place to live.

Respectfully,

Ashley Smith
Code Enforcement Officer

Section 110-51 - Work requiring permit.

Brief Description: Complaint of roof work being completed without obtaining proper permits from City of Ocala Permit Department. Please obtain permits.





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

09/12/2025

NEWTON CAROL L
17580 SW 25TH CIR
OCALA, FL. 34473-4461

Respondent(s) I

Location of Violation: 2345 SW 5TH PL|2260-196-022

Case Number: 2024_10885

Officer Assigned: Jeff Guilbault

Required Compliance Date: 10/07/2025

Public Hearing Date & Time: 10/09/2025 5:30PM

Violation(s) and How to Abate:

SECTION 122-51 BUILDING PERMIT REQUIRED
ROOF WORK COMPLETED WITHOUT OBTAINING REQUIRED PERMITS FROM THE
CITY OF OCALA PERMIT DEPARTMENT

Dear property owner, or agent,

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

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

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

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

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

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

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

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

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

CASE NO: 2024_10885

**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 09/15/2025 post the Notice of Violation & Public Hearing to the property, located at 2345 SW 5TH PL.
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: 09/15/2025



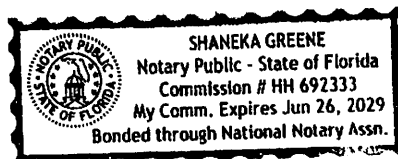
Environmental Enforcement Officer

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 09/15/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.



Notary Public, State of Florida





City of Ocala
Environmental Enforcement
09/15/2025 12:09:48



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

09/12/2025

NEWTON CAROL L
17580 SW 25TH CIR
OCALA, FL 34473-4481

Respondent(s) _____ /

Location of Violation: 2345 SW 5TH PL/2260-196-022

Case Number: 2024_10885

Officer Assigned: Jeff Guilbault

Required Compliance Date: 10/07/2025

Public Hearing Date & Time: 10/09/2025 5:30PM

Violation(s) and How to Abate:

SECTION 122-51 BUILDING PERMIT REQUIRED
ROOF WORK COMPLETED WITHOUT OBTAINING REQUIRED PERMITS FROM THE
CITY OF OCALA PERMIT DEPARTMENT

Office Depote

City of Ocala
Environmental Enforcement
09/15/2025 12:09:43

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

CASE NO: 2024_10885

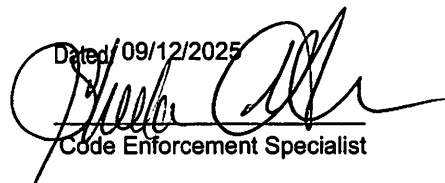
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

**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 09/12/2025 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.

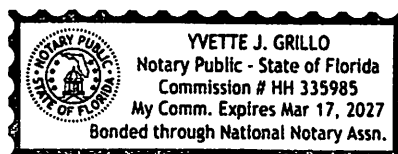
Dated 09/12/2025

Code Enforcement Specialist

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 09/12/2025 by Yvette Grillo
is personally known to me.

Code Enforcement Specialist, City of Ocala, who


Notary Public, State of Florida





City of Ocala
Environmental Enforcement
09/09/2025 09:09:11



04/25/2024 13:08

2336 SW Fifth Pl

Ocala FL 34471

United States

City of Ocala

Code Enforcement Division