

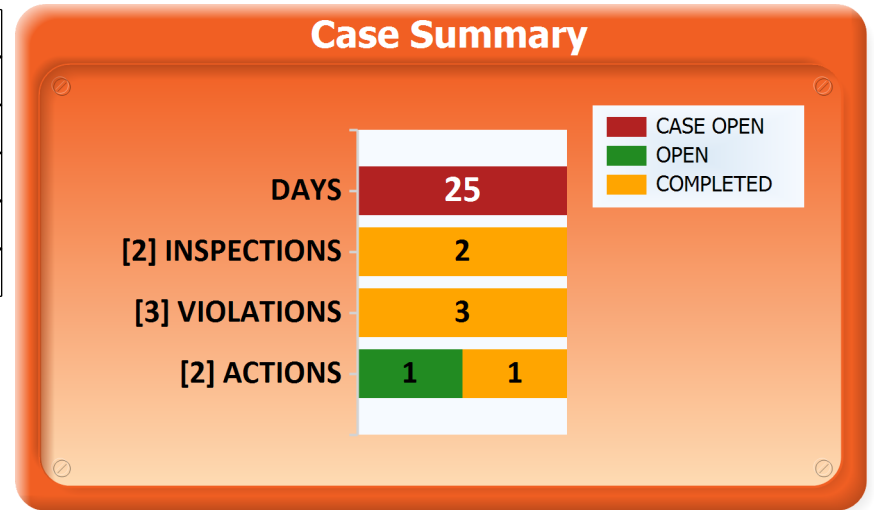


Case Details - No Attachments

City of Ocala

Case Number
CON25-0035

Description: UNLICENSED CONTRACTOR			Status: CONTRACTOR BOARD
Type: CONTRACTORS		Subtype: UNLICENSED CONTRACTOR	
Opened: 9/11/2025	Closed:	Last Action: 10/9/2025	Flw Up: 9/11/2025
Site Address: 1014 NE 12TH ST OCALA, FL 34470			
Site APN: 2614-007-006		Officer: DALE HOLLINGSWORTH	
Details: ABED ZAYED			



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
HEARING CONTRACTOR BOARD	YVETTE J GRILLO	10/9/2025		New Business

Case Details - No Attachments

City of Ocala

Case Number
CON25-0035

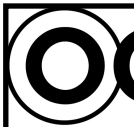
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	9/19/2025	9/19/2025	<p>Find “Abed Rabbo Daoud Zayed” guilty of violating city code sections:</p> <p>22-151(b)(6) by engaging in the business or acting in the capacity of a contractor, advertising oneself or business organization as available to be engaged in business, or acting in the capacity of a contractor without being duly registered or certified;</p> <p>22-151(b)(10) by willfully or deliberately aiding or abetting an unlicensed or unregistered person in the practice of contracting; and</p> <p>22-151(b)(13) by committing any act which would constitute a violation by an unlicensed contractor; and order to:</p> <p>1.) Pay a fine to the City of Ocala Code Enforcement Division in the amount of \$150.00 per violation, totaling \$450, by 4:00pm on Thursday, November 6, 2025.</p> <p>2.) Pay the cost of prosecution to the City of Ocala Code Enforcement Division in the amount of \$62.11 by 4:00pm on Friday, November 6, 2025.</p>
----------------------	--------------------	-----------	-----------	--

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	VASEK VERONICA	1014 NE 12TH ST OCALA, FL 34470-5448			

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	1	\$8.86	\$0.00						
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	1	\$22.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	1	\$12.50	\$0.00						



Case Details - No Attachments

City of Ocala

Case Number
CON25-0035

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:			\$62.11	\$0.00						
TOTALS:			\$62.11	\$0.00						

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
						<p>On September 11 at approximately 0900 hours, I was in the area of the 1000 block of NE 12th Street with City of Ocala Building Department Project Manager Greg McClellan, proactively checking any active residential construction projects for permits.</p> <p>One active residential construction project we observed was at 1014 NE 12th Street, with all siding removed from the home, a dump trailer in the front lawn, a pick-up truck partially marked as an unidentified business, and two individuals in front of the residence actively engaged in work.</p> <p>One of which, a male subject, was on a 6-foot ladder, actively engaged in what appeared to be work on the front siding. A check of the permitting database revealed an active permit "Issued Pending NOC" issued under an Own-Builder application with a signed "Owner-Builder Disclaimer Statement."</p> <p>Based on these observations, we stopped and made contact with intent to verify the individuals performing the work were, in fact, the homeowner or being supervised by the homeowner. Upon contact with the male, later identified as Jasper Reese Fail, he admitted upon inquiry that he was not the homeowner, nor was the homeowner on</p>

INITIAL	RDH	9/11/2025	9/11/2025	NON COMPLIANT	<p>site. He further explained he was hired to perform the siding work, going as far as to explain his “guys” installed the visible vapor barrier, but he was redoing some of it because he wasn’t happy with the work. He further explained he did not know the homeowner, nor has he ever met them.</p> <p>He then explained he bid this job to a project manager who he only knows as “Abed.” Abed reportedly locates the work, then hires individuals, essentially performing as subcontractors to Abed, to perform the work. He also admitted he does not believe Abed is a licensed contractor, but believes he is a project manager for a licensed contractor. Fail also admitted he is not a licensed contractor and did not know he needed a license to conduct the work taking place. Fail admitted to having an LLC, identified as Herk Flooring LLC, and has commercial liability insurance under his name, doing business as Herk Flooring LLC. He lastly confirmed he is typically paid cash by Abed for any jobs he is hired to do for him.</p> <p>Abed’s phone number was provided, and after a brief phone call, Abed agreed to meet us on site for further conversation.</p> <p>Once on site, Abed was positively identified as Abed Rabbo Daoud Zayed of Ocala. Zayed first began explaining he is a friend of the homeowner, that she is the contractor (owner-builder) and that she supervises the work. He also first advised he was not being paid. He then recanted portions of his story, explaining he located this job on Facebook after the homeowner created a public post seeking help to perform the work, but advised me he was doing this for free. After continuing to inquire about the details of the contact and potential transaction, Zayed ultimately admitted</p>
---------	-----	-----------	-----------	---------------	---

					<p>he reached out and was ultimately hired by the homeowner after giving her a price. Zayed did not provide the exact price, but did confirm he was being paid for the job. He then confirmed he “sub’d” the job to Fail after taking bids and receiving a reasonable rate from him and would be paying Fail at the conclusion of the job. It was confirmed Fail is not an employee of Zayed, rather a frequent “go to” hire to sub construction work to. Zayed also advised he has an LLC, identified as Waterway Development Construction LLC, but is not a licensed contractor.</p> <p>Based on the evidence and admissions, Zayed was issued a Notice of Hearing before the Contractor’s Board of Examiners and Appeals on October 9, 2025, at 5:30pm for the following violations: 22-151(b)(6) – Engaging in the business or acting in the capacity of a contractor without being duly registered or certified. 22-151(b)(10) – Willfully or deliberately aiding or abetting an unlicensed or unregistered person in the practice of contracting. 22-151(b)(13) – Committing any act which would constitute a violation by an unlicensed contractor. Reference case CON25-0035.</p> <p>Based on the evidence and admissions, Fail was issued a Notice of Hearing before the Contractor’s Board of Examiners and Appeals on October 9, 2025, at 5:30pm for the following violations: 22-151(b)(6) – Engaging in the business or acting in the capacity of a contractor without being duly registered or certified. Reference case CON25-0034.</p> <p>Both Fail and Zayed sign for hand delivery receipt of the Notice of Hearing.</p>
--	--	--	--	--	--

						Contact will be attempted with the property owner to inform her of the findings, and instruct her to hire licensed individuals to perform the work, or complete the work herself as the owner-builder.
INITIAL	GEM	9/11/2025	9/11/2025	NON COMPLIANT		See initial narrative by Dale Hollingsworth.

VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
Section 220151 (B)13 Committing any act which would constitute a violation of subsection	DALE HOLLINGSWORTH	9/11/2025	9/11/2025		Irreversible Violation	Committing any act which would constitute a violation by a licensed contractor. Specifically, 22-151(a)(23) - Performing any act which assists a person in engaging in the prohibited unlicensed and unregistered practice of contracting, if the certificate holder or registrant knows or has reasonable grounds to know that the person was unlicensed and unregistered.
Section 22-151 (B)10 Willfully or deliberately aiding or abetting an unlicensed or unregistered	DALE HOLLINGSWORTH	9/11/2025	9/11/2025		Irreversible Violation	Willfully or deliberately aiding or abetting an unlicensed or unregistered person in the practice of contracting.
Section 22-151 (B)6 Engaging in the business or acting in the capacity of a contractor	DALE HOLLINGSWORTH	9/11/2025	9/11/2025		Irreversible Violation	Engaging in the business or acting in the capacity of a contractor without being duly registered or certified.



CONTRACTOR'S BOARD OF EXAMINERS AND APPEALS
NOTICE OF HEARING / NOTICE TO APPEAR

CASE NUMBER: CON25-0035

I, THE UNDERSIGNED OFFICER, CERTIFY THAT I HAVE REASONABLE CAUSE TO BELIEVE THE BELOW NAMED PERSON, OR ENTITY (COMPANY), HAS COMMITTED A VIOLATION OF THE CITY OF OCALA CODE OF ORDINANCES AS STATED BELOW:

MONTH: SEPT DATE: 11 YEAR: 2025 TIME OF VIOLATION: 0900 LOCATION: 1014 NE 12TH STREET

☒ UNLICENSED CONTRACTOR (INDIVIDUAL)

☐ LICENSED CONTRACTOR (INDIVIDUAL)

NAME: ABED RABBO DAOUH ZAYED DOB: 10/18/2006 PHONE: 352-895-0624

ADDRESS: 6285 SW 116TH STREET RD. CITY: OCALA STATE: FL ZIP: 34476
(MAILING ADDRESS)

ADDRESS: SAME AS ABOVE CITY: _____ STATE: _____ ZIP: _____
(IF DIFFERENT FROM MAILING ADDRESS)

☐ UNLICENSED CONTRACTOR (COMPANY)

☐ LICENSED CONTRACTOR (COMPANY)

COMPANY: _____ AGENT: _____

ADDRESS: _____ CITY: _____ STATE: _____ ZIP: _____
(MAILING ADDRESS)

ADDRESS: _____ CITY: _____ STATE: _____ ZIP: _____
(IF DIFFERENT FROM MAILING ADDRESS)

VIOLATION(S) / DESCRIPTION:

22-151(B)(6) ENGAGING IN THE BUSINESS OR ACTING IN THE CAPACITY OF A CONTRACTOR W/O BEING DULY REGISTERED OR CERTIFIED.

22-151(B)(10) WILLFULLY OR DELIBERATELY AIDING OR ABETTING AN UNLICENSED/UNREGISTERED PERSON IN THE PRACTICE OF CONTRACTING.

22-151(B)(13) COMMITTING ANY ACT WHICH WOULD CONSTITUTE A VIOLATION BY AN UNLICENSED CONTRACTOR

RANGE OF PENALTIES:

UNLICENSED CONTRACTOR: (1) Require that restitution be provided to any party aggrieved by a violation of any provision of this article.

(2) Impose a fine of not more than \$500.00 per violation per day, up to a maximum of \$5,000.00 per day when multiple violations exist.

LICENSED CONTRACTOR: (1) Reprimand the holder of the certificate.

(2) Suspend any certificate holder who has obtained his certificate of competency from the city of the county, or through reciprocity, from all operations of construction for a period of not less than 30 days and not more than five years.

(3) Suspend the permitting privileges of a certificate holder who has obtained his certification or registration from the state. The suspension shall remain in effect for a period of not less than 30 days and not more than five years.

(4) Revoke the certificate of a certificate holder who has obtained his certificate of competency from the city or through reciprocity.

(5) Revoke the permitting privileges of a certificate holder who has obtained his certification or registration through the state.

(6) Bar the issuance or renewal of a certificate held by a certificate holder who has obtained his certificate of competency from the city or through reciprocity or bar the renewal of permitting privileges of a certificate holder who has obtained his certification or registration from the state.

(7) Require that restitution be provided to any party aggrieved by a violation of any provision of this article.

(8) Impose a fine of not more than \$500.00 per violation per day, up to a maximum of \$5,000.00 per day when multiple violations exist.

NOTE: Both licensed and unlicensed contractors may also be assessed a fee corresponding to the reasonable investigative and legal costs incurred by the city in prosecuting any violation against the person. Each day a willful, knowing violation continues shall constitute a separate offense under the provisions of this section and shall be punishable as such. For purposes of this section, a violation shall be deemed to commence on the date the violation first occurs.

YOU ARE HEARBY NOTIFIED THAT A HEARING WILL BE HELD AS INDICATED BELOW:

HEARING DATE: 10/09/2025 HEARING TIME: 5:30 PM

LOCATION: OCALA CITY HALL - COUNCIL CHAMBER / 110 SE WATULA AVENUE (2ND FLOOR) OCALA, FL 34471

* You may contact the undersigned officer or the Secretary of the Contractor's Board of Examiners and Appeals at (352) 629-8309 should you have any questions or concerns regarding this matter.

DALE HOLLINGSWORTH
Signature of Recipient

09/11/2025
Date / Time

DALE HOLLINGSWORTH
Signature of Officer
5706



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafli.gov

BUD25-1820

DATE: 8/1/2025

MASTER FILE #: _____
(if applicable)

☒ RESIDENTIAL
☐ COMMERCIAL

BUILDING PERMIT APPLICATION

1. PROPERTY OWNER INFORMATION

Property Owner Name VERONICA VASEK
Property Owner Address 1014 NE 12TH ST
City OCALA State FLORIDA Zip 34470
E-mail VERONICAVASEK19@GMAIL.COM Phone No. 619-417-9052

2. CONTRACTOR INFORMATION

Company Name _____
Contractor Name VERONICA VASEK LIC # _____
Address 1014 NE 12TH ST
City OCALA State FLORIDA Zip 34470
E-mail VERONICAVASEK19@GMAIL.COM Phone No. 619-417-9052
Architect/Engineer's Name _____
Architect/Engineer's E-mail _____

3. JOB/PROJECT INFORMATION

Project Name MOMS HOUSE WITH NO MEN Parcel ID 2614007006
Subdivision WYOMINA CREST Lot 0.26 Block _____
Job Site Address 1014 NE 12TH ST OCALA FL 34470 Bldg. # _____ Unit(s) # _____
Current/Previous Use of Property CURRENTLY VACANT Proposed Use A HOME FOR MY MOM
Total Work Value* \$32,600.00 ~~\$29,600.00~~ Flood Zone X BFE _____

***WORK VALUE MUST INCLUDE MATERIAL AND LABOR; MATERIAL SUPPLIED BY OWNER SHALL BE INCLUDED**

Scope of Work Rewire All Connections - Install & Terminate In - Junction Boxes, correct open ground, replace a few missing shingles on roof

Applicable Building Code: **FBC 2023 8th edition** No. of Stories: _____ No. of Bedrooms: 2

FOR COMMERCIAL PROPERTIES: IF THE METER IS OVER 2", PLEASE PROVIDE FIXTURE COUNTS AND FIXTURE UNIT VALUES.

NUMBER OF METERS: 1 METER SIZE: 5/8 INCHES

4. PERMIT TYPE

<input checked="" type="checkbox"/> Building	<input checked="" type="checkbox"/> Plumbing	<input type="checkbox"/> Sign
<input checked="" type="checkbox"/> Electric	<input type="checkbox"/> Demolition (Full Demo)	<input type="checkbox"/> Site _____
<input type="checkbox"/> Gas	<input type="checkbox"/> Swimming Pool	<input type="checkbox"/> Burn Permit
<input type="checkbox"/> Mechanical	<input type="checkbox"/> Fire _____	<input type="checkbox"/> Other _____

5. PERMIT SUBTYPE

<input type="checkbox"/> Accessory Structure Type (includes sheds) _____	<input type="checkbox"/> Demolition	<input type="checkbox"/> Re-Roof
<input type="checkbox"/> Addition	<input type="checkbox"/> Driveway	<input type="checkbox"/> Repair/Renovation
<input type="checkbox"/> Alarm	<input type="checkbox"/> New Construction _____	<input type="checkbox"/> Shell
<input type="checkbox"/> Change of Occupancy	<input type="checkbox"/> Other _____	<input type="checkbox"/> Swimming Pool

6. ELECTRONIC PLAN SUBMISSION

The applicant will have all permissions to access comments, markups, and uploading of files into the project, and is responsible for making changes to plans based on review comments.

Applicant Name: VERONICA VASEK
Applicant E-mail: VERONICAVASEK19@GMAIL.COM

Phone No.: 619-417-9052

SUBMITTAL NOTES: EACH SHEET OF THE PLAN SET SHALL BE UPLOADED AS A SINGLE FILE. REVISED DRAWING FILES ARE REQUIRED TO RETAIN THE SAME FILE NAME AS WHEN INITIALLY SUBMITTED. STAMPED, APPROVED PLANS MUST BE ON THE JOB SITE FOR INSPECTIONS.

Applicants may add others to the project in either the applicant or public inquiry groups.

CAUTION: Adding others to the applicant group allows the permission to accept and complete tasks.

7. BUILDING CLASSIFICATION

BUILDING CLASSIFICATION		ALTERATION LEVEL	HISTORIC DESIGNATION
<input type="checkbox"/> Cell Tower	<input type="checkbox"/> Accessory Structure	<input type="checkbox"/> Level I	<input type="checkbox"/> <u>Historic District</u>
<input checked="" type="checkbox"/> Single Family Residence	<input type="checkbox"/> Hotel/Motel	<input checked="" type="checkbox"/> Level II	
<input type="checkbox"/> Multifamily Units # of _____ units	# _____ of units	<input type="checkbox"/> Level III	
	<input type="checkbox"/> Subdivision	<input type="checkbox"/> Change of use	

8. NOTICE REGARDING BUILDING PERMIT APPLICATIONS

A NOTICE OF COMMENCEMENT IS REQUIRED FOR ALL PERMITS VALUED OVER \$5,000 EXCEPT HVAC CHANGEOUTS. HVAC CHANGEOUT PERMITS REQUIRE A NOTICE OF COMMENCEMENT WHEN VALUED OVER \$15,000. ALL PERMITTING FEES ARE NON-REFUNDABLE.

The completion and submission of a City of Ocala building permit application is a requirement for securing a City of Ocala building permit. The City of Ocala will rely upon the information contained in the application in determining whether a building permit should be issued. The submission of inaccurate, misleading, or misrepresented information in the application shall subject the building permit to denial, suspension, or revocation, and the individual applying for the permit, to all appropriate fines, penalties, and other punishments authorized by law.

If you are not the owner of the property being permitted, you must, by law (FS 713.135 (c)) promise to inform the fee simple titleholder that the property in question is being subjected to possible liens and/or attachment.

9. SUBCONTRACTOR INFORMATION

Trade	Company Name	Subcontractor Name	Licensee Number	E-mail
Mechanical				
Electrical	ANDREW DUKE	ANDREW DUKE	EC13011741	Dukadoeselectnc@gmail.com
Plumbing	YANSNEL MOREJON	YANSNEL MOREJON	CFC 1431821	Highestqualityplumbing@yancoo.com
Gas				
Roofing				
Irrigation				
Other:				


Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in this jurisdiction.

OWNER'S AFFIDAVIT: I certify that all the foregoing information is accurate, and that work will be done in compliance with all applicable laws regulating construction and zoning.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION.

IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

PURSUANT TO FLORIDA STATUTE 713.135(7), ALL SIGNATURES MUST BE NOTARIZED.

OWNER OR AGENT INFORMATION (OR CONTRACTOR, IF ACTING AS OWNER'S AGENT)	CONTRACTOR INFORMATION
SIGNATURE <u>[Signature]</u> NOTARY STATE OF <u>CA</u> , COUNTY OF <u>San Diego</u> THE FOREGOING INSTRUMENT WAS SWORN TO (OR AFFIRMED) BEFORE ME BY MEANS OF <input type="checkbox"/> PHYSICAL PRESENCE, OR SWORN TO (OR AFFIRMED) BY <input type="checkbox"/> ONLINE NOTARIZATION THIS <u>1</u> DAY OF <u>August</u> , 20 <u>25</u> BY <u>Veronica Vasex</u> WHO IS <input type="checkbox"/> PERSONALLY KNOWN OR <input type="checkbox"/> PRODUCED _____ AS IDENTIFICATION. NOTARY SIGNATURE <u>[Signature]</u>	SIGNATURE <u>[Signature]</u> NOTARY STATE OF _____, COUNTY OF _____ THE FOREGOING INSTRUMENT WAS SWORN TO (OR AFFIRMED) BEFORE ME BY MEANS OF <input type="checkbox"/> PHYSICAL PRESENCE, OR SWORN TO (OR AFFIRMED) BY <input type="checkbox"/> ONLINE NOTARIZATION THIS _____ DAY OF _____, 20____ BY _____ WHO IS <input type="checkbox"/> PERSONALLY KNOWN OR <input type="checkbox"/> PRODUCED _____ AS IDENTIFICATION. NOTARY SIGNATURE _____
Notary Stamp	Notary Stamp
	

SEE ATTACHED CALIFORNIA
JURAT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of San Diego

Subscribed and sworn to (or affirmed) before me on this 1st
day of August, 20 25, by Veronica Vasek

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.



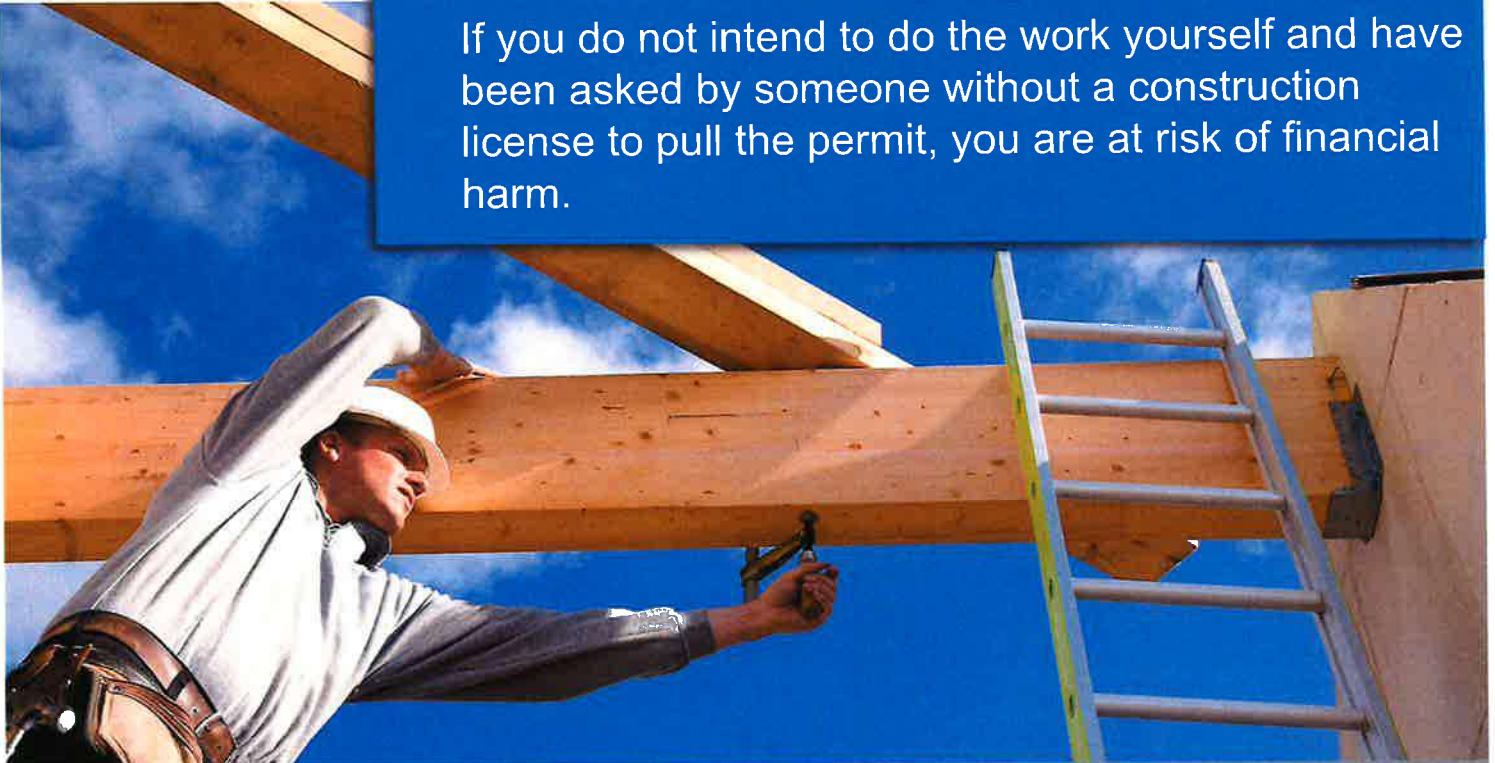
(Seal)

Signature

A handwritten signature in blue ink, appearing to read "Veronica Vasek", written over a horizontal line.

The dangers of pulling an Owner/Builder Permit without verifying a license

If you do not intend to do the work yourself and have been asked by someone without a construction license to pull the permit, you are at risk of financial harm.



When property owners act as their own contractor, they must provide direct on-site supervision of the work being performed. If you pull an owner/builder permit for an unlicensed contractor to perform work on your property, you must deduct F.I.C.A., withholding tax and provide workers' compensation for them.

Individuals who aid unlicensed persons may face fines up to \$5,000.

Without worker's compensation insurance, you could:

- Be held liable for injuries that occur on your property
- Not be covered under your homeowners' insurance policy

Dangers of Unlicensed Activity:

- Poor qualifications
- Poor quality work
- Possible criminal background
- Likely to be victim of a scam
- Limited resources for broken contracts



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafl.gov

OWNER BUILDER DISCLOSURE STATEMENT

1. I understand that state law requires construction to be done by a licensed contractor and have applied for an owner-builder permit under an exemption from the law. The exemption specifies that I, as the owner of the property listed, may act as my own contractor with certain restrictions even though I do not have a license.
2. I understand that building permits are not required to be signed by a property owner unless he or she is responsible for the construction and is not hiring a licensed contractor to assume responsibility.
3. I understand that, as an owner-builder, I am the responsible party of record on a permit. I understand that I may protect myself from potential financial risk by hiring a licensed contractor and having the permit filed in his or her name instead of my own name. I also understand that a contractor is required by law to be licensed in Florida and to list his or her license numbers on permits and contracts.
4. I understand that I may build or improve a one-family or two-family residence or a farm outbuilding. I may also build or improve a commercial building if the costs do not exceed \$75,000. The building or residence must be for my own use or occupancy. It may not be built or substantially improved for sale or lease, unless I am completing the requirements of a building permit where the contractor listed on the permit substantially completed the project. If a building or residence that I have built or substantially improved myself is sold or leased within 1 year after the construction is complete, the law will presume that I built or substantially improved it for sale or lease, which violates the exemption.
5. I understand that, as the owner-builder, I must provide direct, onsite supervision of the construction.
6. I understand that I may not hire an unlicensed person to act as my contractor or to supervise persons working on my building or residence. It is my responsibility to ensure that the persons whom I employ have the licenses required by law and by county or municipal ordinance.
7. I understand that it is a frequent practice of unlicensed persons to have the property owner obtain an owner-builder permit that erroneously implies that the property owner is providing his or her own labor and materials. I, as an owner-builder, may be held liable and subjected to serious financial risk for any injuries sustained by an unlicensed person or his or her employees while working on my property. My homeowner's insurance may not provide coverage for those injuries. I am willfully acting as an owner-builder and am aware of the limits of my insurance coverage for injuries to workers on my property.
8. I understand that I may not delegate the responsibility for supervising work to a licensed contractor who is not licensed to perform the work being done. Any person working on my building who is not licensed must work under my direct supervision and must be employed by me, which means that I must comply with laws requiring the withholding of federal income tax and social security contributions under the Federal Insurance Contributions Act (FICA) and must provide workers' compensation for the employee. I understand that my failure to follow these laws may subject me to serious financial risk.
9. I agree that, as the party legally and financially responsible for this proposed construction activity, I will abide by all applicable laws and requirements that govern owner-builders as well as employers. I also understand that the construction must comply with all applicable laws, ordinances, building codes, and zoning regulations.
10. I understand that I may obtain more information regarding my obligations as an employer from the Internal Revenue Service, the United States Small Business Administration, the Florida Department of Financial Services, and the Florida Department of Revenue. I also understand that I may contact the

Florida Construction Industry Licensing Board at 850-487-1395 or www.myfloridalicense.com for more information about licensed contractors.

11. I am aware of, and consent to, an owner-builder building permit applied for in my name and understand that I am the party legally and financially responsible for the proposed construction activity at the following address: \$ 1014 NE 12th St. Ocala FL 34470.
12. I agree to notify the City of Ocala Building Division immediately of any additions, deletions, or changes to any of the information that I have provided on this disclosure.

I am aware of the necessary construction practices for the work that I will be doing. I am sufficiently aware of the Florida Building Code to conduct this work and I have access to the Florida Building Code.

Moving, removal or disposal of asbestos-containing materials on a residential building where the owner occupies the building, the building is not for sale or lease, and the work is performed according to the owner-builder limitations provided in this paragraph. To qualify for exemption under this paragraph, an owner must personally appear and sign the building permit application.

Licensed contractors are regulated by laws designed to protect the public. If you contract with a person who does not have a license, the Construction Industry Licensing Board and Department of Business and Professional Regulation may be unable to assist you with any financial loss that you sustain as a result of a complaint. Your only remedy against an unlicensed contractor may be in civil court. It is also important for you to understand that, if an unlicensed contractor or employee of an individual or firm is injured while working on your property, you may be held liable for damages. If you obtain an owner-builder permit and wish to hire a licensed contractor, you will be responsible for verifying whether the contractor is properly licensed and the status of the contractor's workers' compensation coverage.

Before a building permit can be issued, this disclosure statement must be completed and signed by the property owner and returned to the local permitting agency responsible for issuing the permit. A copy of the property owner's driver license, the notarized signature of the property owner, or other type of verification acceptable to the local permitting agency is required when the permit is issued.

Owner signature [Signature] Date 8-12-25

State of FL County of Marion

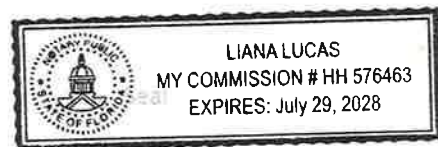
Sworn to (or affirmed) and subscribed before me by means of ☐ physical presence or ☐ online

notarization, this 12 day of August, 2025

by Veronica Vasek (owner name)

who is ☐ personally known or ☒ produced CA 4614 as identification.

Notary signature [Signature]



Scope of Work

Plumbing:

Remove and replace all damaged and outdated cast iron water distribution and drain pipes located in the attic and other accessible areas with new PVC piping for drains and CPVC piping for water supply. Replace damaged sewer cleanout cap with a new, properly fitted cap. Perform full system pressure test after installation to confirm leak-free operation. Replace any corroded joints or fittings found during the work. Reconnect all plumbing fixtures to updated supply and drain lines.

Electrical:

Replace defective GFCI outlets in the bathroom and rear exterior wall with new code-compliant GFCI receptacles. Correct all open ground conditions in 3-prong outlets by installing proper grounding conductors or converting to GFCI-protected outlets where grounding is not possible. Repair all open electrical splices in the attic by enclosing them in UL-listed junction boxes with covers. Inspect existing cloth-covered Romex wiring for deterioration and replace any damaged sections with modern NM-B wiring. Upgrade outdated two-prong receptacles to three-prong grounded type or GFCI-protected type in kitchens, bathrooms, and exterior locations. Test all circuits for proper polarity, amperage capacity, and safe operation upon completion. Install smoke alarms in required locations per local code (minimum one per floor and one in each bedroom).

Exterior:

Remove and replace all damaged 2" x 6" softwood re-sawn fascia boards with new boards of matching size and profile. Install house wrap over approximately 2,500 sq. ft. of exterior wall area as a continuous air and moisture barrier, lapped and sealed at seams, corners, and penetrations. Remove all existing siding. Supply and install new vinyl siding over approximately 2,500 sq. ft. of wall surface, installed over approved sheathing with corrosion-resistant fasteners and proper flashing/trim at all windows, doors, and wall penetrations.

Vinyl siding-FL-12192.15 Dutch lap 4.5 in/windows FL18597.1
HVAC: House wrap FL13187-24

Remove existing nonfunctional A/C unit; supply and install new high-efficiency HVAC system sized per Manual J calculations; connect to existing ductwork (replace damaged ducts as needed); install new thermostat; verify refrigerant charge; test system for proper cooling/heating operation.

~~HVAC is not included in this permit request~~

▼

VERONICA VASEK *OWNER*

Edit

📍

Address

1014 NE 12TH ST OCALA, FL 34470

📞

Phone

(619)417-9052

✉️

Email

VERONICAVASEK19@GMAIL.COM

📱

Cell

() -

📠

Fax

() -

▼

VERONICA VASEK *APPLICANT*

Edit

📍

Address

1014 NE 12TH ST OCALA, FL 34470

📞

Phone

(619)417-9052

✉️

Email

VERONICAVASEK19@GMAIL.COM

📱

Cell

() -

📠

Fax

() -

▼

VERONICA VASEK *CONTRACTOR*

Edit

📍

Address

1014 NE 12TH ST OCALA, FL 34470

📞

Phone

(619)417-9052

✉️

Email

VERONICAVASEK19@GMAIL.COM

📱

Cell

() -

📠

Fax

() -

▼

VERONICA VASEK *LANDOWNER*

Edit

📍

Address

1014 NE 12TH ST OCALA, FL 34470

📞

Phone

(619)417-9052

✉️

Email

VERONICAVASEK19@GMAIL.COM

📱

Cell

() -

📠

Fax

() -

▼

DUKE DOES IT ELECTRIC LLC *ELECTRICAL CONTRACTOR*

Edit

🔧

Address

6774 W COUNTRY CLUB DR HOMOSASSA, FL 34448

📞

Phone

(586)552-6866

✉️

Email

DUKEDOESITELECTRIC@GMAIL.COM

📱

Cell

() -

📠

Fax

() -

▼

HIGHEST QUALITY PLUMBING, LLC *PLUMBING CONTRACTOR*

Edit

🔧

Address

52 BANYAN DR OCALA, FL 34472

📞

Phone

(352)398-3457

✉️

Email

HIGHESTQUALITYPLUMBING@YAHOO.COM



09/11/2025 09:07
City of Ocala
Code Enforcement Division



09/11/2025 09:07
City of Ocala
Code Enforcement Division



09/11/2025 09:10
City of Ocala
Code Enforcement Division



RENT NE 352-362-9400

09/11/2025 09:10

City of Ocala
Code Enforcement Division



09/11/2025 09:11
City of Ocala
Code Enforcement Division



09/11/2025 09:11
City of Ocala
Code Enforcement Division



MARION COUNTY, FLORIDA

WE'S®

WE'S®

LOWE'S®

WE'S®

LO

LOWE'S

LOWE'S

LOW

LOW

LOW

WE'S®

09/11/2025 09:11

City of Ocala

Code Enforcement Division