

OCALA Case Details - No Attachments

City of Ocala

Case Number
2021_6207

Description: DANGEROUS BUILDING/HOUSE FIRE		Status: NON COMP HEARING	
Type: BUILDING REGULATIONS		Subtype: DANGEROUS STRUCTURE	
Opened: 1/7/2021	Closed:	Last Action: 6/12/2025	Flw Up: 4/28/2025
Site Address: 2346 SW 3RD ST OCALA, FL 344711962			
Site APN: 2260-194-023		Officer: JENNIPHER L BULLER	
Details: 91 7199 9991 7039 6439 3439 BOONE YOLANDO JACOBS BOONE KADRON JAMES			



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	4/29/2025	4/29/2025	NOTICE OF NON-COMP HEARING
CERTIFIED MAIL	SHANEKA GREENE	4/29/2025	4/29/2025	NOTICE OF NON-COMP HEARING MAILED 91 7199 9991 7039 7682 2095 BOONE YOLANDA JACOBS BOONE KADRON JAMES 2346 SW 3RD ST OCALA, FL 34471-1962
CHECK MAILING OF NOH	AY	11/22/2021	1/6/2022	REASSIGNED CASE. ON 01/06/2022, I CONFIRMED DELIVERY OF CERTIFIED LETTER (NOH) TO PROPERTY OWNER VIA USPS WEBSITE (SEE ATTACHED).
CONTACT	JENNIPHER L BULLER	5/6/2025	5/6/2025	Phone call from property owner Mr. Brown 352-598-6145. Was unaware of any daily fines. I explained to him that the property remained non-compliant for 367 days.

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CONTACT	JENNIPHER L BULLER	6/3/2025	6/3/2025	Phone call from Glenda Jones 352-875-3559, family member who resides in the area.
MASSEY	YVETTE J GRILLO	6/12/2025		<p>MASSEY FOR FILING OF LIEN FOR DAILY FINES</p> <p>MCPA Value: \$19,040.00</p> <p>Hard Costs: \$0 (Previously Paid \$200 P/C)</p> <p>Fines: \$91,750.00 - Assess at \$250 (Due to conversation and agreement from property owner/family)</p> <p>Total Lien Requested: \$250.00</p>
OFFICER POSTING	JENNIPHER L BULLER	4/30/2025	4/30/2025	<p>NON-COMP HEARING NOTICE READY FOR POSTING</p> <p>Notice of Non-Compliance Hearing (lien) posted upon the property. Photos attached.</p>

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
CONTACT	BOONE YOLANDO JACOBS : 29393	OCALA FL 34471-1962 ,			KADRONB91@GMAIL.COM
OWNER	BOONE YOLANDO JACOBS BOONE KA	2346 SW 3RD ST OCALA, FL 34471-1962			KADRONB91@GMAIL.COM

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CASE PROSECUTION COSTS	001-359-000-000-06-35960	1	\$200.00	\$200.00	6/2/22	PAYMENT #20592		PAYSTAND CARD	CONV	
Total Paid for CASE PROSECUTION COSTS:			\$200.00	\$200.00						
\$250 FINE PER DAY	001-359-000-000-06-35960	1	\$250.00	\$0.00						
Total Paid for DAILY FINES:			\$250.00	\$0.00						
TOTALS:			\$450.00	\$200.00						

INSPECTIONS

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INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
CASE REVIEW	CURTIS W SMITH	3/5/2021	3/5/2021	COMPLETE		On March 5th 2021 I checked the City database and found a demo permit had been issued on Feb 6 2021.
CASE REVIEW	CURTIS W SMITH	8/16/2021	1/6/2022	COMPLETE		
CASE REVIEW	JLB	4/25/2025	4/25/2025	NON COMPLIANT		I conducted a case review since the case status was pending demo. I found DEMO22-0006 was finaled on 05/04/2023. Fines and fee remain unpaid. Permit was issued on 03/02/2022 and was to be finaled within 60 days. Case status updated to non-compliant. Site visit scheduled.
CASE WORK	JENNIPHER BULLER	4/20/2022	4/20/2022	COMPLETE		On 04/19/2022, I posted the Order Granting Extension of Time upon the property. Photos attached affidavit of posting completed.
CASE WORK	AMANDA YODER	11/22/2021	11/22/2021	COMPLETE		Due to the condition of the structure this case will be scheduled for a hearing, opposed to the CLTO which was previously completed. Notice of Hearing completed; sent for revision.
CASE WORK	JENNIPHER BULLER	2/14/2022	2/14/2022	COMPLETE		On 02/11/2022, I posted the Final Administrative Order upon the property. Photos attached. Affidavit of posting completed.
CASE WORK	JENNIPHER BULLER	3/10/2022	3/10/2022	COMPLETE		On 03/10/2022, I posted the Order Granting Extension of Time upon the property. Photos attached. Affidavit of posting completed.

COMPLIANCE	JENNIPHER BULLER	6/24/2022	6/24/2022	COMPLETE	On 06/24/2022, I conducted a compliance inspection. DEMO22-0006 expires 08/29/2022 for all buildings. Second building remains. Updated photos attached. Prosecution costs paid. Affidavit of partial compliance completed. Phone call to Mr. Boone (352) 598-6145 concerning order and permit. Left voicemail. A brief time later he called me back and I informed him of status of case. He said he is working to have second building demolished per permit expires.
COMPLIANCE	JENNIPHER BULLER	3/25/2022	3/24/2022	COMPLETE	On 03/24/2022, I conducted a compliance inspection. I found permit DEMO22-0006 issued on 03/02/2022. I spoke to Senior Site Inspector, Greg McClellan and he advised the permit was for all structures upon the property. At the location I observed the fire damaged residence and shed had been removed/demolished. The 2-story building remained and junk inn yard. Photos attached. Prosecution costs unpaid. Affidavit of partial compliance completed. Proceed to Massey hearing.
COMPLIANCE	JENNIPHER BULLER	2/18/2022	2/17/2022	COMPLETE	On 02/17/2022, I conducted a compliance inspection. I found in city database DEMO22-0006 was applied for on 1/31/2022 (correction needed, RES DEMO 1008 SQ FT). No other permits on file. 3 buildings on property to include shed, 2-story, and main residence (with fire damage). Permits required for all buildings. Photos attached. Prosecution costs unpaid. Affidavit of non-compliance completed.

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COMPLIANCE; DEMO	AMANDA YODER	11/22/2021	11/22/2021	COMPLETE	<p>On today's date I conducted an inspection of this property.</p> <p>There were two separate permits pulled. One for the shed that has expired, and the other for the demolition of the structure this permit has been withdrawn by the contractor.</p> <p>There was no CLTO attached to the case and no indication that the case had gone to any hearing. A quitclaim deed had been recorded around March, 2021 roughly three months from the initiation of the case.</p> <p>Fire report attached to case.</p> <p>I have sent a CLTO to the NOH folder for review.</p>
FOLLOW UP	JLB	4/28/2025	4/29/2025	NON COMPLIANT	<p>Affidavit of non-compliance completed. Notice of Non-compliance Hearing scheduled for the lien. To be posted upon the property.</p>
FOLLOW-UP	JENNIPHER BULLER	5/9/2022	5/9/2022	COMPLETE	<p>On 05/09/2022, I received information from the property owner Mr. Boone 352-598-6145 concerning status of case.</p>
FOLLOW-UP	JENNIPHER BULLER	9/20/2022	9/20/2022	COMPLETE	<p>On 09/20/2022, Phone call to Mr. Boone (352) 598-6145 concerning expired/red tagged permit (DEMO22-0006). Left voicemail. Affidavit of partial compliance completed. Lien status.</p>
FOLLOW-UP	JENNIPHER BULLER	9/6/2022	9/6/2022	COMPLETE	<p>DEMO22-0006 expired</p> <p>On 09/06/2022, I conducted a follow up inspection. I found the demo permit expired without a final inspection and accessory structure remains. Photo attached.</p>
FOLLOW-UP	CURTIS W SMITH	2/5/2021	2/5/2021	COMPLETE	<p>On or about Jan 15th 2021 Mrs. Boone called to advise that she plans to repair the house and is working with the insurance company.</p>

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INITIAL	CURTIS W SMITH	1/7/2021	1/7/2021	COMPLETE		On 02-07-21 I was informed that this residence had a fire and destroyed the entire interior. I responded to the property and found the house was vacant and the some of the windows were boarded up. The interior was completely burned out and uninhabitable. There was junk and debris about the property. Photos added. Notice of Violations letter sent to owner.
SPECIAL MAGISTRATE INSPECTION	JENNIPHER BULLER	1/25/2022	1/25/2022	COMPLETE		On 01/25/2022, I conducted a re-inspection prior to hearing. I observed all violations remained. Photos attached. DEMO21-013 was issued 02/16/2021 for residence then withdrawn. BLD20-0556 for shed EXPIRED 09/30/2020. Proceed to hearing to obtain an order.

VIOLATIONS

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
						<p>(a) Whenever it shall come to the attention of the director of electric utilities or the building official that electrical wiring, conduits or fixtures in any structure which is being supplied with electrical energy by a utility, is found in an unsafe or dangerous condition to either persons or property, or that such wiring, conduits or fixtures for any reason constitutes a fire menace, the building official shall notify the owner or occupant of such structure, or the person against whom the bill for such electrical energy is made, of such unsafe and dangerous condition. If such condition is not corrected within three days from the giving of such notice, the utility shall forthwith discontinue the furnishing of such electrical energy to such structure until such dangerous condition is corrected to the satisfaction of the building official under provisions of applicable ordinances.</p> <p>(b) If, in the opinion of both the director of electric</p>

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		1/7/2021			Obtain all required permits to repair electric to building and commence repairs.	<p>utilities and the building official, the electrical wiring, conduits, connections or fixtures in any structure are in such dangerous condition as to render the further supplying of electrical energy to be used through such wiring, conduits, connections and fixtures a serious menace to either persons or property or a serious fire hazard, the building official may immediately discontinue the supplying of electrical energy to such structure without any prior notice. In such event, he shall notify the owner occupant of such structure, or the person against whom the charge for such service is made, of the reason for such discontinuance as soon as possible, and such service of electrical energy to such structure shall be discontinued until such electrical wiring shall have been repaired or the dangerous condition thereof corrected to the satisfaction of the director of electric utilities or the building official.</p> <p>(c) If service of electrical energy is discontinued under the provisions of this article, the usual cutoff and installation cha</p>
BUILDING PERMIT REQUIRED		11/22/2021			Permit for shed expired. Demolition permit withdrawn	<p>No building or other structure shall be erected, moved, added to or structurally altered without a permit therefor issued by the building official. The building official shall not issue any permit except in conformity with the provisions of this chapter and other applicable city regulations. (Code 1961, Â§ 22-16(2); Code 1985, Â§ 7-661)</p>

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<p>DANGEROUS BUILDINGS DECLARED NUISANCE; ABATEMENT REQUIRED; TIME LIMITS</p>		<p>1/7/2021</p>	<p>5/4/2023</p>		<p>Obtain all required permits to repair house and commence repairs.</p>	<p>(a) All dangerous buildings are declared to be public nuisances, and shall be repaired, vacated or demolished as provided in this article. The owner of any structure which constitutes a nuisance shall cause the abatement of the nuisance within 30 days pursuant to this article or in the manner allowed by the building official. (b) In appropriate cases, and for good cause, the building official may grant a 30-day extension to the time specified in subsection (a) of this section. Any permit so issued shall state the variance allowed and the compelling reason therefor. (c) Any variance from subsections (a) and (b) of this section must be granted by the code enforcement board or special magistrate. (Ord. No. 5023, Â§ 20, 2-19-02; Ord. No. 2010-13, Â§ 16, 12-1-09)</p>
<p>DEFINITION</p>		<p>1/7/2021</p>				<p>All structures which have any or all of the following conditions, such that the life, health, property or safety of the occupants or the general public are endangered, are deemed dangerous buildings: (1) Any means of egress or portion thereof is not of adequate size or is not arranged to provide a safe path of travel in case of fire or panic. (2) Any means of egress or portion thereof, such as but not limited to fire doors, closing devices and fire resistive ratings, is in disrepair or in a dilapidated or inoperable condition such that the means of egress could be rendered unsafe in case of fire or panic. (3) The stress in any material member, or portion thereof, due to all imposed loads, including dead load, exceeds the stresses allowed in the provisions of the building code, standard fire prevention code or other laws and ordinances of the city. (4) The building, structure or portion thereof has been damaged by fire, flood, earthquake, wind or other cause to the extent that the structural integrity of the structure is less than it was prior to the damage and is less than the minimum requirement</p>

						<p>established by the provisions of the building code, standard fire prevention code or other laws and ordinances of the city. (5) Any exterior appendage or portion of the structure is not securely fastened, attached or anchored such that it is capable of resisting wind, seismic or similar loads as required by the provisions of the building code, standard fire prevention code or other laws and ordinances of the city. (6) For any reason, the building, structure or portion thereof is manifestly unsafe or unsanitary for the purpose for which it is being used. (7) The building, structure or portion thereof, as a result of decay, deterioration or dilapidation, is likely to fully or partially collapse. (8) The building, structure or portion thereof has been constructed or maintained in violation of a specific requirement of the building code, standard fire prevention code or other</p>
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DEFINITIONS		1/7/2021				<p>The following words, terms and phrases, when used in this article, shall have the meanings as described to them in this section, except where the context clearly indicates a different meaning: Sanitary nuisance means the commission of an act by any person or the keeping, maintaining, propagation, existence or permission of anything by any person by which the health or lives of individuals may be threatened or impaired, or by which or through which, directly or indirectly, disease may be caused. Weeds means vegetative growth including but not limited to, kudzu, poison ivy, jimsonweed, burdock, ragweed, thistle, cocklebur, dandelion, plants of obnoxious odors or other similar unsightly vegetative growths. This term shall not include cultivated flowers, fruits and vegetables and gardens. Yard trimmings means leaves, brush, grass clippings, pruned shrub and tree debris, discarded Christmas trees, nursery and greenhouse vegetative residuals, and vegetative matter resulting from landscaping development and maintenance other than mining, agricultural and silvicultural operations. (Code 1961, Â§ 13-3; Code 1985, Â§ 12-1; Ord. No. 2016-13, Â§ 1, 1-5-16) Cross referenceâ€” Definitions generally, Â§ 1-2.</p>
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<p>STANDARDS FOR ORDERING REPAIR, VACATION OR DEMOLITION.</p>		<p>1/7/2021</p>	<p>5/4/2023</p>		<p>If building is not to be repaired, obtain all required permits to demolish and commence.</p>	<p>The following standards shall be followed in substance by the building official and the code enforcement board or special magistrate in ordering repair, vacation or demolition under this article: (1) If the dangerous building can reasonably be repaired so that it will no longer exist in violation of the terms of this article, it shall be ordered repaired. (2) If the dangerous building is in such condition as to make it dangerous to the health, morals, safety or general welfare of its occupants, it shall be ordered to be vacated. (3) In any case where the repair, restoration or replacement of any part of the structure, including the removal of any work done in violation of the building code, standard fire prevention code or other laws and ordinances of the city, exceeds 50 percent of the assessed value of the dangerous structure, it shall be demolished. The owner of a dangerous building shall be given the option, whenever possible, of either demolishing such structure or repairing it so that it will no longer exist in violation of the terms of this article. (4) In all cases where a structure cannot be repaired so that it will no longer exist in violation of the terms of this article, it shall be demolished. (Ord. No. 5023, Â§ 22, 2-19-02; Ord. No. 2010-13, Â§ 17, 12-1-09)</p>
						<p>(a) It shall be unlawful, and a nuisance, for any owner or occupant of property located within the city to allow: (1) Weeds and undergrowth thereon to reach a height of over 12 inches, if that property is located within 300 feet of an occupied building. The distance is measured from the property line of the violation parcel to the occupied building. (2) Yard trimmings to be piled on sidewalks, roadways, gutters, water meters or near utility poles/guide wires. Yard trimmings properly left out for pick-up by the city are exempt. However, yard trimmings</p>

<p>WEEDS; ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER</p>		<p>1/7/2021</p>			<p>Remove all trash and debris from property.</p>	<p>may not be blown into the streets, sidewalks, or stormwater conveyance systems. (3) Dead trees to exist. A finding by a registered forester or certified arborist shall constitute prima-facie evidence that a tree is in danger of falling upon adjacent lots or public streets due to the death of the tree. Tree stumps greater than 12 inches in height above ground level shall not be permitted or maintained on any premises for more than 14 days after the tree has been cut. (4) Unsightly or unsanitary items such as furniture, appliances, trash, trash cans or other items principally designed for indoor use to be left outside in yards. Trash cans placed near a building or structure are exempted. (5) Graffiti to remain on a building or structure for a continuous period of more than 72 hours. (6) Tree debris or falling tree limbs to remain on the ground on any premises for more than 14 days. Exceptions include: a. Cut wood which is neatly stacked in lengths not to exceed three feet and which is stored in a side or rear yard; b. Property zoned A-1 (Agriculture); and c. Composting activities which comply with state law. (b) The health officer shall notify the persons responsible for the violations in this section and take the necessary action to bring all violations into compliance. (Code 1961, Â§Â§ 13-9.1, 13-13; Code 1985, Â§ 12-5; Ord. No. 2016-13, Â§ 2, 1-5-16)</p>
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BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE
OCALA, MARION COUNTY, FLORIDA

THE CITY OF OCALA

CASE NO: 2021_6207

Petitioner,

VS.

BOONE YOLANDO JACOBS
BOONE KADRON JAMES
2346 SW 3RD ST
OCALA FL 34471-1962

Respondents /


GREGORY C HARRELL CLERK & COMPTROLLER MARION CO
DATE: 06/09/2022 03:25:01 PM
FILE #: 2022085813 OR BK 7803 PGS 1139-1142
REC FEES: \$35.50 INDEX FEES: \$0.00
DDS: \$0.00 MDS: \$0.00 INT: \$0.00

ORDER GRANTING EXTENSION OF TIME
NOTICE OF HEARING ON COMPLIANCE AND IMPOSITION OF FINES

THIS CAUSE, came for public hearing before the Code Enforcement Special Magistrate on March 30th, 2022, after due notice to the Respondent(s), and the Code Enforcement Special Magistrate having heard testimony under oath, received evidence, considered stipulations, and heard argument, thereupon issues its Final Administrative Order, Findings of Fact, Conclusion of Law, and Notice of Hearing on Compliance, and Imposition of Fines as follows:

I. PREVIOUS FINDINGS OF FACT: DATED FEBRUARY 4,TH 2022

A. The Respondent(s), **BOONE YOLANDO JACOBS, AND BOONE KADRON JAMES**, owner(s) in charge of the property described as: **2260-194-023 | 2346 SW 3RD ST, OCALA FLORIDA** recorded in the Public Records of Marion County, Florida.

B. That on and between January 7, 2021 and January 26, 2022 the property, as described above, was in violation of the City of Ocala Code of Ordinances, Section 34-91. - Definitions, Section 34-95. - Weeds; accumulations of trash or other unsightly or unsanitary matter, Section 82-181. - Definition, Section 82-182. - Dangerous buildings declared nuisance; abatement required; time limits, Section 82-183. - Unsafe electrical conditions, authority to discontinue electrical service, Section 82-184. - Standards for ordering repair, vacation or demolition, Section 122-51. - Building permit required.

II. PREVIOUS CONCLUSION OF LAW: DATED FEBRUARY 4,TH 2022

A. The Respondent(s), **BOONE YOLANDO JACOBS, AND BOONE KADRON JAMES**, by reason of the foregoing are in violation of the Code of Ordinances of the City of Ocala, Section 34-91. - Definitions, Section 34-95. - Weeds; accumulations of trash or other unsightly or unsanitary matter, Section 82-181. - Definition, Section 82-182. - Dangerous buildings declared nuisance; abatement required; time limits, Section 82-183. - Unsafe electrical conditions, authority to discontinue electrical service, Section 82-184. - Standards for ordering repair, vacation or demolition, Section 122-51. - Building permit required, in that the Respondent(s) have failed to remedy the violation(s) and are subject to the provisions of the Code of Ordinances of the City of Ocala, Florida, Sections 2-426 and 2-443.

III. PREVIOUS ORDER: DATED MARCH 4TH, 2022

A. Find the Respondent(s) guilty of violating city code section(s): 34-91, 34-95, 82-181, 82-182, 82-183, 82-184, 122-51 and Order to:

1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, junk, and debris by 4:00pm on Thursday, February 17th, 2022. If the Respondent(s) fail to comply by 7:00am on Friday, February 18th, 2022, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance to include: cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth,

junk and debris. Additionally, 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.

(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.

2.) (a) Apply for and obtain any required permits needed to meet the Current Florida Building Code, the 2017 National Electric Code by 4:00pm on Thursday, February 17th, 2022. Once the permits are obtained, all repairs to the structure shall be completed by a licensed contractor within 180 days after the issuance of the initial permits. If the Respondent(s) fail to comply by 7:00am on Friday, February 18th, 2022, or if the permits issued expire without a final inspection finding that the work complies with the city codes, subsection (d) shall apply; or

(b) Apply for and obtain a permit to demolish and/or remove the structure(s), improvements and structure contents by 4:00pm on Thursday, February 17th, 2022. 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, February 18th, 2022, 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 apply.

(c) Any work required to meet the current Florida Building Code, the 2017 National Electric Code, or the 1994 Edition of the International Standard Housing Code that does not require permits to complete, the Respondent(s) shall complete said work by 4:00pm on Thursday, February 17th, 2022. If the Respondent(s) fail to comply by 7:00am on Friday, February 18th, 2022, subsection (d) shall apply.

(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 violations into compliance, to include: demolition and removal of all improvements including the structure and structure contents. Additionally, there shall be a fine of \$250.00 per day thereafter that shall run in addition to any other fines until this violation has been abated.

3.) (a) Apply for and obtain any required permits needed to meet the Current Florida Building Code, the 2014 National Electric Code, and the 1994 Edition of the International Standard Housing Code by 4:00pm on Thursday, February 17th, 2022. Once the permits are obtained, all repairs to the structure shall be completed by a licensed contractor within 180 days after the issuance of the initial permits. If the Respondent(s) fail to comply by 7:00am on Friday, February 18th, 2022, or if the permits issued expire without a final inspection finding that the work complies with the city codes, subsection (d) shall apply; or

(b) Apply for and obtain a permit to demolish and/or remove the structure(s), improvements and structure contents by 4:00pm on Thursday, February 17th, 2022. 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, February 18th, 2022 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 apply.

(c) Any work required to meet the current Florida Building Code, the 2014 National Electric Code, or the 1994 Edition of the International Standard Housing Code that does not require permits to complete, the Respondent(s) shall complete said work by 4:00pm on Thursday, February 17th, 2022. If the Respondent(s) fail to comply by 7:00am on Friday, February 18th, 2022, subsection (d) shall apply.

(d) Failure to comply with any subsection of this item in the times allowed for compliance the City shall enter upon the property and take whatever steps are necessary to bring the violations 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 to any other fines until this violation has been abated.

4.) Pay the cost of prosecution of \$200.00 by Thursday February 17th, 2022.

All costs and fines will be assessed as a Lien against the property. After three (3) months from the filing of any such lien which remains unpaid, refer to the City Attorney's office for consideration of foreclosure.

B. This Order may be recorded in the Public Records of Marion County, Florida, and shall constitute a lien against the above described property, and upon any other real, or personal property, owned by the Respondent(s), pursuant to Sections 162.08 and 162.09, Florida State Statutes, and Section 2-426 and 2-443, Code of Ordinances City of Ocala, Florida.

C. The holder of this Order, and the lien arising hereunder, is the City of Ocala, a Florida Municipal Corporation, with the address of: 110 S.E. Watula Avenue, Ocala, Florida 34471.

IV. ORDER EFFECTIVE: MARCH 30TH, 2022

A. Find the Respondent(s) guilty of violating city code section(s): 34-91, 34-95, 82-181, 82-182, 82-183 82-184, 122-51 and Order to:

1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, junk, and debris by 4:00pm on Thursday, June 23rd, 2022. If the Respondent(s) fail to comply by 7:00am on Friday, June 24th, 2022, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance to include cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth, junk and debris. Additionally, 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.

(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.

2.) (a) Apply for and obtain any required permits needed to meet the Current Florida Building Code, the 2017 National Electric Code by 4:00pm on Thursday, June 23rd, 2022. Once the permits are obtained, all repairs to the structure shall be completed by a licensed contractor within 180 days after the issuance of the initial permits. If the Respondent(s) fail to comply by 7:00am on Friday, June 24th, 2022, or if the permits issued expire without a final inspection finding that the work complies with the city codes, subsection (d) shall apply; or

(b) Apply for and obtain a permit to demolish and/or remove the structure(s), improvements and structure contents by 4:00pm on Thursday, June 23rd, 2022. 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, June 24th, 2022, 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 apply.

(c) Any work required to meet the current Florida Building Code, the 2017 National Electric Code, or the 1994 Edition of the International Standard Housing Code that does not require permits to complete, the Respondent(s) shall complete said work by 4:00pm on Thursday, June 23rd, 2022. If the Respondent(s) fail to comply by 7:00am on Friday, June 24th, 2022, subsection (d) shall apply.

(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 violations into compliance, to include: demolition and removal of all improvements including the structure and structure contents. Additionally, there shall be a fine of \$250.00 per day thereafter that shall run in addition to any other fines until this violation has been abated.

3.) (a) Apply for and obtain any required permits needed to meet the Current Florida Building Code, the 2014 National Electric Code, and the 1994 Edition of the International Standard Housing Code by 4:00pm on Thursday, June 23rd, 2022. Once the permits are obtained, all repairs to the structure shall be completed by a licensed contractor within 180 days after the issuance of the initial permits. If the Respondent(s) fail to comply by 7:00am on Friday, June 24th, 2022, or if the permits issued expire without a final inspection finding that the work complies with the city codes, subsection (d) shall apply; or

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(d) Failure to comply with any subsection of this item in the times allowed for compliance the City shall enter upon the property and take whatever steps are necessary to bring the violations 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 to any other fines until this violation has been abated.

4.) Pay the cost of prosecution of \$200.00 by Thursday June 23rd, 2022.

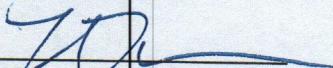
All costs and fines will be assessed as a Lien against the property. After three (3) months from the filing of any such lien which remains unpaid, refer to the City Attorney's office for consideration of foreclosure.

B. This Order may be recorded in the Public Records of Marion County, Florida, and shall constitute a lien against the above described property, and upon any other real, or personal property, owned by the Respondent(s), pursuant to Sections 162.08 and 162.09, Florida State Statutes, and Section 2-426 and 2-443, Code of Ordinances City of Ocala, Florida.

C. The holder of this Order, and the lien arising hereunder, is the City of Ocala, a Florida Municipal Corporation, with the address of: 110 S.E. Watula Avenue, Ocala, Florida 34471.

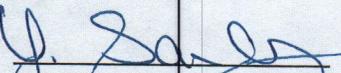
DONE AND ORDERED: this 5th day of April 2022

CODE ENFORCEMENT SPECIAL MAGISTRATE
OCALA, FLORIDA


Thomas J. Dobbins
Code Enforcement Special Magistrate

CERTIFICATE OF SERVICE

I HEREBY CERTIFY; that a true and correct copy of the foregoing document has been furnished to Respondent(s) by mail to: **BOONE YOLANDO JACOBS, BOONE KADRON JAMES, 2346 SW 3RD ST, OCALA FL 34471-1962**, this 5 day of April 2022.


Yiovanni Santiago, Secretary
Code Enforcement Special Magistrate

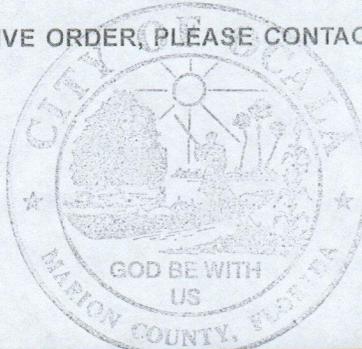
IMPORTANT NOTICE:

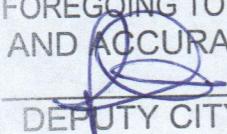
NOTICE OF HEARING ON COMPLIANCE, AND IMPOSITION OF FINES: NON-COMPLIANCE HEARING - IF YOU, AS THE RESPONDENT, 1.) DO NOT BRING THE PROPERTY INTO COMPLIANCE, 2.) CALL FOR A RE-INSPECTION, AND 3.) RECEIVE AN AFFIDAVIT OF COMPLIANCE; NOTICE IS HEREBY GIVEN THAT A HEARING BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE IS TO BE HELD ON JUNE 29TH, 2022, AT 9:00AM, AT THE: CITY COUNCIL CHAMBER, CITY HALL, 110 S.E. WATULA AVENUE, OCALA, FLORIDA 34471, TO DETERMINE IF THE VIOLATION AS SET FORTH IN THIS ORDER CONTINUED BEYOND THE COMPLIANCE DATE, AND IF SO TO CONSIDER IMPOSITION OF A FINE OR OTHER PENALTIES. YOUR FAILURE TO APPEAR COULD RESULT IN A WAIVER OF YOUR OPPORTUNITY TO BE HEARD IN THIS MATTER AND MAY RESULT IN AN ACTION BY THE CODE ENFORCEMENT SPECIAL MAGISTRATE WHICH COULD BE ADVERSE TO YOUR INTEREST. ADDITIONALLY, PLEASE BE ADVISED THAT PURSUANT TO CHAPTER 162 OF THE FLORIDA STATUES, YOU MAY HAVE OTHER ADDITIONAL RIGHTS IN REFERENCE TO ANY FINDINGS BY THE CODE ENFORCEMENT SPECIAL MAGISTRATE.

IN THE EVENT OF NON-COMPLIANCE, AN ORDER IMPOSING A FINE SHALL BE RECORDED IN THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA, AND THEREAFTER SHALL CONSTITUTE A LIEN AGAINST THE LAND UPON WHICH THE VIOLATION(S) EXISTS, OR UPON ANY OTHER REAL OR PERSONAL PROPERTY OWNED BY YOU. BE ADVISED THAT YOU HAVE A RIGHT TO APPEAL THIS ORDER WITHIN A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF THE ORDER, IN ACCORDANCE WITH SECTION 2-445, CODE OF ORDINANCES OF THE CITY OF OCALA, TO THE CIRCUIT COURT OF MARION COUNTY.

IF A REPEAT VIOLATION IS FOUND, THE CODE INSPECTOR SHALL NOTIFY THE VIOLATOR BUT IS NOT REQUIRED TO GIVE THE VIOLATOR A REASONABLE TIME TO CORRECT THE VIOLATION. THE CASE MAY BE PRESENTED TO THE CODE ENFORCEMENT SPECIAL MAGISTRATE, EVEN IF THE REPEAT VIOLATION HAS BEEN CORRECTED PRIOR TO THE CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING, AND UPON FINDING THAT A REPEAT VIOLATION HAS BEEN COMMITTED, MAY ORDER THE VIOLATOR TO PAY A FINE NOT TO EXCEED \$500.00 PER DAY FROM THE INTIAL INSPECTION WHEN THE VIOLATION WAS OBSERVED.

FOR QUESTIONS ABOUT THIS FINAL ADMINISTRATIVE ORDER, PLEASE CONTACT THE CITY OF OCALA, CODE ENFORCEMENT DIVISION: (352) 629-8309.



THIS IS TO CERTIFY THE FOREGOING TO BE A TRUE AND ACCURATE COPY

DEPUTY CITY CLERK

**BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD
OF THE CITY OF OCALA, MARION COUNTY, FLORIDA**

NOTICE OF NON-COMPLIANCE HEARING

Date: 4/29/2025

Case No: 2021_6207

**To: BOONE YOLANDA JACOBS
BOONE KADRON JAMES
2346 SW 3RD ST
OCALA, FL 34471-1962**

Pursuant to the City of Ocala Code of Ordinances, Section 2-441(b), Jennipher Buller, Code Enforcement Officer for the City of Ocala, under oath, makes claim that the property described as, **2346 SW 3rd ST**, Ocala, Florida, **2260-194-023**, Legal Description **SEC 13 TWP 15 RGE 21 PLAT BOOK A PAGE 054 WEST END O CALA BLK 194 LOTS 23.25.27.29** is in violation of the Code of Ordinances, City of Ocala, Florida.

VIOLATION(S):

**SECTION 82-182 DANGEROUS BUILDINGS DECLARED NUISANCE; ABATEMENT REQUIRED; TIME LIMITS
SECTION 82-184 STANDARDS FOR ORDERING REPAIR, VACATION OR DEMOLITION
SECTION 82-181 DEFINITION
SECTION 82-183 UNSAFE ELECTRICAL CONDITIONS, AUTHORITY TO DISCONTINUE ELECTRICAL SERVICE**

A VIOLATION OF LOCAL CODES INVOLVING YOU OR YOUR PROPERTY, OR BOTH YOU AND YOUR PROPERTY, WITHIN THE CITY OF OCALA, MARION COUNTY, FLORIDA, HAS BEEN CITED.

You are hereby notified that on **6/12/2025** in the **City Council Chamber, City Hall, of the City of Ocala, 110 SE Watula Avenue, at 5:30PM.**, in accordance with the City of Ocala Code of Ordinances, Section 2-441(b), a hearing will be held before the Municipal Code Enforcement Board of the City of Ocala, to determine whether you have violated one or more provisions of the City of Ocala Code of Ordinances.

THE MUNICIPAL CODE ENFORCEMENT BOARD HAS THE AUTHORITY TO LEVY FINES UP TO \$250.00 PER DAY FOR A FIRST VIOLATION AND UP TO \$500.00 PER DAY FOR A REPEAT VIOLATION, AND TO LEVY A LIEN ON THE REAL AND PERSONAL PROPERTY OF THE PERSON.

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 through the office of the City Clerk of the City of Ocala, Florida.

If you should decide to appeal any decision made by this Municipal Code Enforcement Board 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. The burden shall rest upon the owner to request a re-inspection by the Code Enforcement Officer to determine whether the property has been brought into compliance. Please understand that this hearing will take place as scheduled unless you receive notification from the City of Ocala, stating that voluntary compliance is satisfied, and the hearing has been cancelled.

If the violation is corrected and then reoccurs, or if the violation is not corrected by the time specified for correction by the Code Enforcement Officer, the case may be presented to the Municipal Code Enforcement Board even if the violation has been corrected prior to the board hearing.

If a repeat violation is found, the Code Enforcement Officer shall notify the violator, but is not required to give the violator a reasonable time to correct the violation. The case may be presented to the Municipal Code Enforcement Board even if the repeat violation has been corrected prior to the board hearing. **PLEASE GOVERN YOURSELF ACCORDINGLY.**

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 AT (352) 629-8309 TO MAKE SPECIAL ARRANGEMENTS.

Signed this 29th day of April 2025

Shaneka Greene

Shaneka Greene

Secretary, Municipal Code Enforcement Board

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

CASE NO: 2021_6207

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

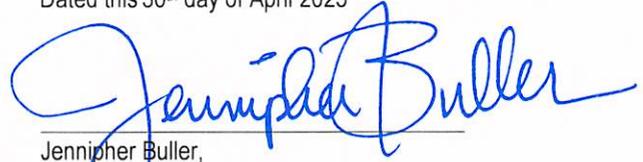
STATE OF FLORIDA
COUNTY OF MARION

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

1. I did on 30th April 2025, post the **Notice of Non-Compliance Hearing** in the above styled cause of this action, located at **2346 SW 3rd ST**, Ocala, Florida, upon which the violations are alleged to exist.
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.

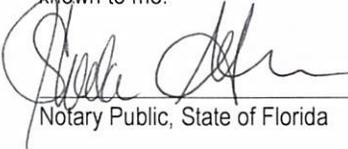
Dated this 30th day of April 2025



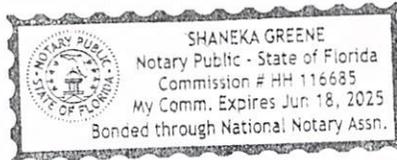
Jennipher Buller,
Code Enforcement Supervisor
City of Ocala

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me this 30th day of April 2025, Jennipher Buller, Code Enforcement Supervisor, City of Ocala, who is personally known to me.



Notary Public, State of Florida



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

CITY OF OCALA
Petitioner,

Vs.

CASE NO: 2021_6207

BOONE YOLANDO JACOBS
BOONE KADRON JAMES
2346 SW 3RD ST
OCALA FL 34471-1962
Respondents _____ /

AFFIDAVIT OF NON-COMPLIANCE

STATE OF FLORIDA
COUNTY OF MARION

BEFORE ME, the undersigned authority, personally appeared, Jennipher Buller, Code Enforcement Officer for the City of Ocala, who being duly sworn, deposes and says:

1. That on March 30th, 2022 the Municipal Code Enforcement Special Magistrate held a public hearing and issued its Order in the above styled matter.
2. That pursuant to said Order, respondent was to have taken certain corrective action on or before; **04:00pm Thursday, June 23rd, 2022.**
3. The Respondent has brought property located in the city limits into compliance on; May 4th, 2023.
4. That the below listed corrective action(s) ordered by the Municipal Code Enforcement Special Magistrate have been taken:
Abatement of violations as ordered; Section(s) 34-91, 34-95, 82-181, 82-182, 82-183, 82-184, 122-51.
5. Daily fines for **367 days** of non-compliance with **Section(s) 82-181, 82-182, 82-183, and 82-184 (@\$250/day)** total **\$91,750.**
6. The prosecution costs paid. These costs will result in a lien.

FURTHER, AFFIANT SAYETH NOT.

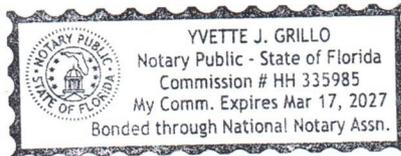
Dated this 29th day April 2025

Jennipher Buller
Code Enforcement Supervisor
City of Ocala

STATE OF FLORIDA
COUNTY OF MARION

The foregoing Affidavit of Non-compliance was acknowledged before me by Jennipher Buller 29th day April 2025, who is personally known to me, and who did take an oath.

Notary Public, State of Florida



I HEREBY CERTIFY that a true and correct copy of the above and foregoing Affidavit of Non-compliance has been furnished by mail to Respondent(s), this 29th day April 2025

Yvette Grillo, Secretary
Municipal Code Enforcement Board
Ocala, Florida



Jennipher Buller
Environmental Enforcement
01/25/2022 09:29



CODE ENFORCEMENT
629-8309
NOT REMOVE THIS
WITHOUT APPROVAL
FROM THE CITY CODE
ENFORCEMENT DIVISION

Office Depots

BEFORE THE MUNICIPAL CODE ENFORCEMENT BOARD OF THE CITY OF OCALA, MARION COUNTY, FLORIDA

NOTICE OF NON-COMPLIANCE HEARING

Date: 4/29/2025
Case No: 2021_6207

To: BOONE YOLANDA JACOBS
BOONE KADRON JAMES
2346 SW 3RD ST
OCALA, FL 34471-1962

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- SECTION 82-181 DEFINITION
- SECTION 82-183 UNSAFE ELECTRICAL CONDITIONS, AUTHORITY TO DISCONTINUE ELECTRICAL SERVICE

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If you should decide to appeal any decision made by this Municipal Code Enforcement Board 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. The burden shall rest upon the owner to request a re-inspection by the Code Enforcement Officer to determine whether the property has been brought into compliance. Please understand that this hearing will take place as scheduled unless you receive notification from the City of Ocala, stating that voluntary compliance is satisfied, and the hearing has been cancelled.

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City of Ocala
Code Enforcement Division
4/30/2025 10:47 AM



City of Ocala
Code Enforcement Division
4/30/2025 10:48 AM