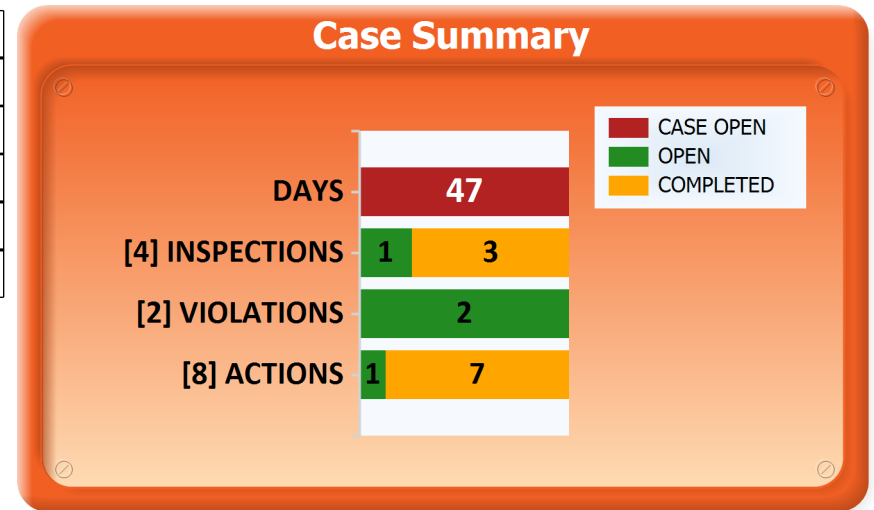


Ocala Case Details - No Attachments

City of Ocala

Case Number
ENV26-0106

Description: DEAD TREE DILAPIDATED FENCE			Status: HEARING
Type: ENVIRONMENTAL		Subtype: OTHER ENVIRONMENTAL VIOLATION	
Opened: 3/9/2026	Closed:	Last Action: 4/29/2026	Flw Up: 4/27/2026
Site Address: 2710 NE 15TH AVE OCALA, FL 34470			
Site APN: 24524-000-00		Officer: JEFFREY GUILBAULT	
Details:			



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	NELSON WILLIAM CURTIS	5026 NAVIA CT FLEMMING ISLAND, FL 32003-7883			
RESPONDENT 1	NELSON WILLIAM CURTIS	C/O PHYLLIS MORRIS FLEMMING ISLAND, FL 32003-7883			

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	2	\$17.72	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
REGULAR POSTAGE	001-359-000-000-06-35960	1	\$0.74	\$0.00						
Total Paid for CASE FEES:			\$37.21	\$0.00						
ADMIN POSTING	001-359-000-000-06-35960	1	\$2.46	\$0.00						
CERTIFIED MAIL	001-359-000-000-06-35960	2	\$4.92	\$0.00						
HEARING	001-359-000-000-06-35960	1	\$12.30	\$0.00						
PREPARE NOTICE	001-359-000-000-06-35960	2	\$12.30	\$0.00						
REGULAR MAIL	001-359-000-000-06-35960	1	\$2.46	\$0.00						
Total Paid for CHRONOLOGY FEES - ADMINISTRATIVE:			\$34.44	\$0.00						
FIELD POSTING	001-359-000-000-06-35960	1	\$8.10	\$0.00						
Total Paid for CHRONOLOGY FEES - INSPECTORS:			\$8.10	\$0.00						
STAFF RECOMMENDATION	001-359-000-000-06-35960	1	\$22.06	\$0.00						
Total Paid for CHRONOLOGY FEES - SUPERVISORS:			\$22.06	\$0.00						
INSPECTORS	001-359-000-000-06-35960	3	\$48.63	\$0.00						
Total Paid for INSPECTION FEES:			\$48.63	\$0.00						
TOTALS:			\$150.44	\$0.00						
VIOLATIONS										
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS			NOTES		

SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS	JEFFREY GUILBAULT	3/9/2026				Please repair dilapidated chain link fence with like for like materials or remove it from the property.
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	JEFFREY GUILBAULT	3/9/2026			REPEAT VIOLATION	Please remove the dead tree from the property. Tree is leaning into another tree and has no vegetation on it. Tree is located on the back side of the property line near the white fence.

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	JGB	3/9/2026	3/9/2026	COMPLETED		I responded to the property per Jennipher Buellers request to take a look at a dead tree and to determine the location of the tree. I determined through field maps that the tree is on this parcel. I attached screen shots of my findings. Please remove the dead tree from the property. Also there is a dilapidated chain link fence around the exterior of the parcel. Please remove or repair the fence with like for like materials. 34-95 is a repeat violation. Please see attachments for the order. CLTO sent to admin. RI in 30 days. SEE ALL ATTACHEMENTS.
FOLLOW UP	JGB	4/10/2026	4/10/2026	COMPLETED		This morning at 0830 I verified that the fence is still dilapidated and the dead tree has not been cut down. NOVPH sent to admin.
CASE WORK	JGB	4/24/2026	4/24/2026	COMPLETED		Special magistrate was canceled for this month rescheduled for JUNE CODE BOARD.



Case Details - No Attachments

City of Ocala

Case Number
ENV26-0106

HEARING INSPECTION	JGB	4/27/2026			
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CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
PREPARE NOTICE	SHANEKA GREENE	3/10/2026	3/10/2026	CLTO 34-95 IS A REPEAT VIOLATION
REGULAR MAIL	SHANEKA GREENE	3/10/2026	3/10/2026	CLTO MAILED
ADMIN POSTING	SHANEKA GREENE	4/10/2026	4/10/2026	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	4/10/2026	4/10/2026	NOVPH MAILED 9489 0090 0027 6696 9864 40 NELSON WILLIAM CURTIS C/O PHYLLIS MORRIS 5026 NAVIA CT FLEMMING ISLAND, FL. 32003-7883
PREPARE NOTICE	SHANEKA GREENE	4/10/2026	4/10/2026	NOVPH
FIELD POSTING	JEFFREY GUILBAULT	4/13/2026	4/13/2026	NOVPH READY FOR POSTING NOVPH POP
				Find the Respondent(s) guilty of violating city code section(s): 34-95 as a Repeat Violator and 82-3 and order to: 1.) (a) Pay a fine of \$250 per day beginning the day the repeat violation of 34-95 was discovered to exist, being March 9th, 2026, and continuing every day thereafter until all violations of section 34-95 have been abated pursuant to subsection (b) of this order. (b) Remove dead tree after obtaining the required tree removal permit, tree debris, and tree stump greater than 12 inches in height above ground level by 4:00 pm on Thursday, May 28th 2026. If the Respondent(s) fail to comply by 7:00 am on Friday, May 29th, 2026, there shall be an additional

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	4/17/2026	4/21/2026	fine of \$250 per day that shall run concurrent to the fines provided in subsection (a) until this violation has been abated. Additionally, the City shall enter upon the property and take whatever steps are necessary to bring the violations into compliance, to include cleaning the property grounds, fully and properly removing the dead tree and any tree debris. (c) 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,) The fence shall be maintained in a sound condition and in good repair as per City of Ocala ordinance section 82-3 by 4:00 pm on Thursday, May 28th, 2026, or remove the fence by 4:00 pm on Thursday, May 28th, 2026. If the Respondent fails to comply by 7:00 am on Friday, May 29th, 2026, there shall be a fine of \$50.00 per day thereafter that will run in addition to any other fines. Additionally, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance to include repair or removal of all fencing. 3.) Pay the cost of prosecution of \$150.44 by May 28th, 2026. Non-compliance (Massey) Code Board hearing: 06/11/2026
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	4/29/2026		NEW BUSINESS



Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser

501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

2026 Property Record Card

24524-000-00

[GOOGLE Street View](#)

Prime Key: 607576

[MAP IT+](#)

Current as of 3/9/2026

Property Information

NELSON WILLIAM CURTIS
C/O PHYLLIS MORRIS
5026 NAVIA CT
FLEMMING ISLAND FL 32003-7883

Taxes / Assessments:

Map ID: 195

Millage: 1001 - OCALAM.S.T.U.PC: 00

Acres: .30

Situs: 2710 NE 15TH AVE OCALA

2025 Certified Value

Land Just Value	\$41,454		
Buildings	\$0		
Miscellaneous	\$0		
Total Just Value	\$41,454	Impact	
Total Assessed Value	\$14,836	<u>Ex Codes:</u>	(\$26,618)
Exemptions	\$0		
Total Taxable	\$14,836		
School Taxable	\$41,454		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$41,454	\$0	\$0	\$41,454	\$14,836	\$0	\$14,836
2024	\$27,636	\$0	\$0	\$27,636	\$13,487	\$0	\$13,487
2023	\$27,636	\$0	\$0	\$27,636	\$12,261	\$0	\$12,261

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
DETH/REGS	05/2019	71 DTH CER	0	U	I	\$100
2169/1302	08/1995	07 WARRANTY	1 LIFE ESTATE	U	I	\$100
1195/0240	12/1983	07 WARRANTY	0	U	I	\$100
1003/0148	11/1979	05 QUIT CLAIM	0	U	I	\$100
0832/0597	09/1977	02 DEED NC	0	U	I	\$7,000

Property Description

SEC 04 TWP 15 RGE 22
BEG 214 FT S OF NW COR OF E 1/2 OF NW 1/4 OF NW 1/4
OF SW 1/4 TH RUN S 94 FT E 140 FT TH N 94 FT TH W 140 FT
TO POB TOGETHER WITH RIGHTS OF INGRESS & EGRESS OVER THE
W 50 FT OF E 190 FT OF E 1/2 OF NW 1/4 OF NW 1/4 OF SW 1/4

OF SAID SEC WHICH IS A PERPETUAL ESMT TO RUN WITH THE LAND

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0001		94.0	140.0	R1A	94.00	FF						
Neighborhood 4998												
Mkt: 8 70												

[Miscellaneous Improvements](#)

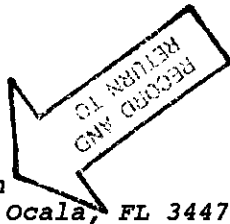
Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
------	-----------	------	------	---------	-------	--------	-------

[Appraiser Notes](#)[Planning and Building](#)[** Permit Search **](#)

Permit Number	Date Issued	Date Completed	Description
DEMO19-0136	11/5/2019	-	RESIDENTIAL

Rec. 6.00
DS

Prepared by:
H. Randolph Klein
333 NW 3rd Ave., Ocala, FL 34475



Property Appraiser's Parcel I. D. No. 24524-000-00

FRANCES E. THIGPIN, CLERK OF CIRCUIT COURT
FILE: 95058437
08/30/95 15:31
OR BOOK/PAGE: 2169/1302
MARION COUNTY - *M Alexander* DC.

WARRANTY DEED

MADE the 29th day of August, 1995, between **EDITH NELSON**, a single woman, hereinafter called **GRANTOR**, and **WILLIAM NELSON, JR.**, a life estate with remainder to William Curtis Nelson, whose mailing address is 2710 NE 15 Avenue, Ocala, FL 34470, hereinafter called the **GRANTEE**.

That said Grantor, for and in consideration of **LOVE AND AFFECTION** 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 and assigns forever, the following described land, situate, lying and being in Marion County, Florida, to-wit:

Begin 214 feet South of NW corner of East 1/2 of NW 1/4 of NW 1/4 of SW 1/4, Section 4, Township 15 South, Range 22 East; thence run South 94 feet, East 140 feet, North 94 feet, West 140 feet to Point of Beginning; TOGETHER WITH rights of ingress and egress over the West 50 feet of East 190 feet of East 1/2 of NW 1/4 of NW 1/4 of SW 1/4, Section 4, Township 15 South, Range 22 East, which is a perpetual easement to run with the land.

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. "Grantor" and "Grantee" are used for singular and plural as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered
in the presence of:

[Signature of Edith Nelson]
Witness #1 EDITH NELSON

[Signature of H. Randolph Klein]
2109 NE 50 Place
Ocala, FL 34470

Printed Name

[Signature of Kathleen W. Patten]
Witness #2

[Signature of Kathleen W. Patten]
Printed Name

STATE OF FLORIDA, COUNTY OF MARION

The foregoing instrument was acknowledged before me this 29th day of August, 1995, by EDITH NELSON, a single woman, (X) who is personally known to me or produced _____ as identification.

[Signature of H. Randolph Klein]
Notary Public, State of Florida
My commission expires:



H. RANDOLPH KLEIN
MY COMMISSION # CC284771 EXPIRES
June 12, 1997
BONDED THRU TROY FAIR INSURANCE, INC.



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

3/10/2026

CASE NO: ENV26-0106

NELSON WILLIAM CURTIS
C/O PHYLLIS MORRIS
5026 NAVIA CT
FLEMMING ISLAND, FL. 32003-7883

RE: 24524-000-00 | 2710 NE 15TH AVE OCALA, FL.

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 Inspector on the referenced property listed above. Please review the violations and how to abate them as follows:

Compliance Requested on or before: 4/10/2026

Violations:

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

Please repair dilapidated chain link fence with like for like materials or remove it from the property.

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

Please remove the dead tree from the property. Tree is leaning into another tree and has no vegetation on it. Tree is located on the back side of the property line near the white fence.

Our goal is to assist you in becoming compliant with City Code. The City of Ocala Code Enforcement believes a reasonable time to correct the above violation(s) would be by the date indicated. Should the violation(s) continue beyond the time specified for correction, the case may proceed to the Code Board/Special Magistrate for a hearing.

You may contact the inspector assigned as indicated below. We appreciate all your efforts to help the City of Ocala, and our division in keeping Ocala a clean and safe place to live.

JEFFREY GUILBAULT,
Code Environmental Inspector
352-598-7571 jguilbault@ocalafl.gov



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

04/10/2026

NELSON WILLIAM CURTIS
C/O PHYLLIS MORRIS
5026 NAVIA CT
FLEMMING ISLAND, FL. 32003-7883

Respondent(s) _____ /

Location of Violation: 2710 NE 15TH AVE|24524-000-00

Case Number: ENV26-0106

Inspector Assigned: Jeff Guilbault

Required Compliance Date: 04/24/2026

Public Hearing Date & Time: 04/29/2026 10:30

Violation(s) and How to Abate:

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

Please repair dilapidated chain link fence with like for like materials or remove it from the property.

REPEAT VIOLATION

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

Please remove the dead tree from the property. Tree is leaning into another tree and has no vegetation on it. Tree is located on the back side of the property line near the white fence.

Dear property owner, or agent,

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

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

*City of Ocala - City Hall – 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 Inspector
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: ENV26-0106

**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 04/13/2026 post the Notice of Violation & Public Hearing to the property, located at 2710 NE 15TH AVE.
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.

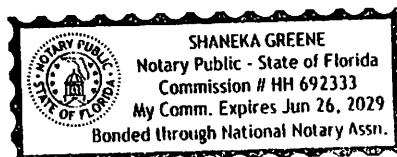
Dated: 04/13/2026

[Signature]
Environmental Inspector

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 04/13/2026 by Shaneke Greene Code Specialist, City of Ocala, who is personally known to me.

[Signature]
Notary Public, State of Florida





City of Ocala
Environmental Enforcement
04/13/2026 09:39:17



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

04/10/2026

NELSON WILLIAM CURTIS
C/O PHYLLIS MORRIS
5026 NAVIA CT
FLEMMING ISLAND, FL. 32003-7883

Respondent(s) _____

Location of Violation: 2710 NE 15TH AVE|24524-000-00
Case Number: ENV26-0106

Inspector Assigned: Jeff Guilbault

Required Compliance Date: 04/24/2026

Public Hearing Date & Time: 04/29/2026 10:30

Violation(s) and How to Abate:

SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES
WALLS
Please repair dilapidated chain link fence with like for like materials or remove it from the property.

REPEAT VIOLATION
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR
UNSANITARY MATTER
Please remove the dead tree from the property. Tree is leaning into another tree and has no vegetation on it. Tree is located on the back side of the property line near the white fence.

City of Ocala
Environmental Enforcement
04/13/2026 09:39:09

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

CASE NO: ENV26-0106

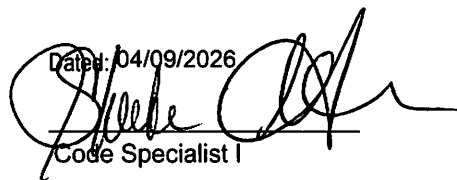
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

**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:

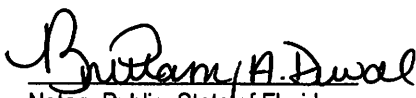
1. I did on 04/09/2026 post the Notice of Violation & Public Hearing to Ocala City Hall, located at 110 SE Watula Avenue Ocala, FL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 04/09/2026

Code Specialist I

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 04/09/2026 by Brittany A. Duval City of Ocala, who is personally known to me.


Notary Public, State of Florida



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

THE CITY OF OCALA
Petitioner,

CASE NO: CE25-0968

vs.

NELSON, WILLIAM CURTIS
5026 NAVIA CT
FLEMMING ISLAND, FL 32003-7883
Respondents _____ /



GREGORY C HARRELL CLERK & COMPTROLLER MARION CO
DATE: 11/20/2025 03:45:24 PM
FILE #: 2025154424 OR BK 8765 PGS 1765-1766
REC FEES: \$18.50 INDEX FEES: \$0.00
DDS: \$0 MDS: \$0 INT: \$0

FINAL ADMINISTRATIVE ORDER

THIS CAUSE, came for public hearing before the Municipal Code Enforcement Board on; November 13th, 2025, after due notice to the Respondent(s), and the Municipal Code Enforcement Board 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. FINDINGS OF FACT:

- A.** The Respondent(s), **NELSON, WILLIAM CURTIS, 5026 NAVIA CT, FLEMMING ISLAND, FL 32003-7883**, owner(s) in charge of the property described as: **2710 NE 15TH AVE | 24524-000-00, Ocala, Florida** recorded in the Public Records of Marion County, Florida.
- B.** That on and between September 10th, 2025, and November 10th, 2025, the property, as described above, was in violation of the City of Ocala Code of Ordinances, **SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER**.

II. CONCLUSION OF LAW:

- A.** The Respondent(s), **NELSON, WILLIAM CURTIS**, by reason of the foregoing are in violation of the Code of Ordinances of the City of Ocala, **SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER**, in that the Respondent(s) have failed to remedy the violation(s) and is subject to the provisions of the Code of Ordinances of the City of Ocala, Florida, Sections 2-426 and 2-443.

III. ORDER:

- A.** Find the Respondent(s) guilty of violating city code section(s): 34-95 and order to:
 - 1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items by 4:00pm on Thursday, January 1st, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, January 2nd, 2026, the City shall enter upon the property and take whatever steps are necessary to bring the violations into compliance, to include cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items. Additionally, there shall be a fine of \$50.00 per day that shall run in addition to any other fines until this violation has been abated.
 - (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.) Pay the cost of prosecution of \$241.21 by January 1st, 2026.
- 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.



City of Ocala
Environmental Enforcement
03/09/2026 09:37:48



City of Ocala
Environmental Enforcement
03/09/2026 09:37:51



City of Ocala
Environmental Enforcement
03/09/2026 09:38:05



City of Ocala
Environmental Enforcement
03/09/2026 09:38:09



City of Ocala
Code Enforcement Division
3/5/2026 1:41 PM



GPS accuracy 20.5 ft

**PID: 24524-000-00**Area 1,446.86 yd²

0.0 ft



Directions



Compass

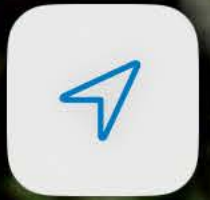


Favorite

Owner: NELSON WILLIAM CURTIS**Property Address:** 2710 NE 15TH AVE[Google Map](#)[Google StreetView](#)[Property Appraiser Record](#)[County Record](#)



GPS accuracy 23.2 ft

**PID: 24524-000-00**Area 1,446.86 yd²

0.0 ft



Directions



Compass



Favorite

Owner: NELSON WILLIAM CURTIS**Property Address:** 2710 NE 15TH AVE[Google Map](#)[Google StreetView](#)[Property Appraiser Record](#)[County Record](#)