



Case Details - No Attachments

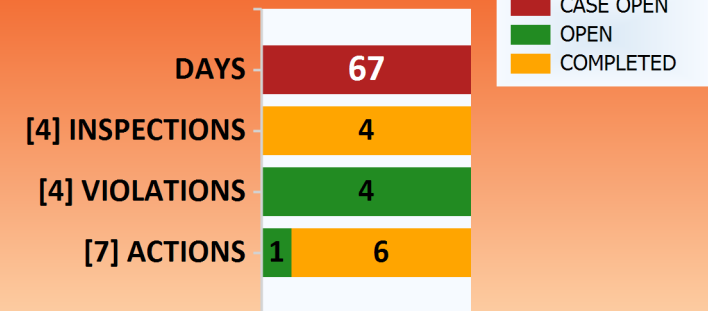
City of Ocala

Case Number

CE25-0729

Description: Permitted use/site plan required			Status: HEARING
Type: ZONING		Subtype: USE NOT PERMITTED	
Opened: 7/18/2025	Closed:	Last Action: 9/24/2025	Flw Up: 9/22/2025
Site Address: 0 , FL 34475			
Site APN: 22529-000-00		Officer: OSIAS FERREIRA	
Details:			

Case Summary



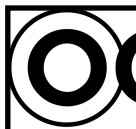
ADDITIONAL SITES

LINKED CASES

CHRONOLOGY

CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	8/20/2025	8/20/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	8/20/2025	8/20/2025	NOVPH MAILED 9489 0090 0027 6697 0037 19 ROCK HOSPITALITY PARTNERS 22 LLC BAZILE JERRIEL (REGISTERED AGENT) 19725 LONESOME PINE DRIVE LAND O' LAKES, FL. 34638
CONTACT	OSIAS FERREIRA	7/21/2025	7/21/2025	While on the property doing my inspection I spoke with Jeremiah at 352-895-8221 the owner of the lots on this property. He wanted to know more information on the violations and how to fix them, I talked to him about this and also refer him back to our departments.
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	9/24/2025		NEW BUSINESS

OFFICER POSTING	OSIAS FERREIRA	8/21/2025	8/21/2025	NOVPH READY FOR POSTING Posted at the property and affidavit signed and turn in to admin.
PREPARE NOTICE	SHANEKA GREENE	8/19/2025	8/20/2025	NOVPH for 9/24/2025 Special master.



OCALA Case Details - No Attachments

City of Ocala

Case Number

CE25-0729

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	9/12/2025	9/19/2025	Find the Respondent(s) guilty of violating city code section(s): 82-3, 122-51, 122-212 and 122-622 and order to: 1.) (a) Apply for and obtain site plan approval and applicable permitting for the previously installed fence by 4:00pm on Thursday, November 20th, 2025. Once a permit has been issued, all inspections shall be completed for final approval within 30 days after issuance of the permit. If the Respondent(s) fail to comply by 7:00am on Friday, November 21st, 2025, or if the permits issued are not inspected and finalized by the 31st day after permit issuance, subsection (c) shall apply; or (b) Remove the unpermitted fence by 04:00pm on Thursday, November 20th, 2025. If the Respondent(s) fail to comply by 07:00am on Friday November 21st, 2025, subsection (c) shall apply. (c) If the Respondent(s) fail to comply with subsections (a) and/or (b), there shall be a fine of \$100.00 per day thereafter that shall run in addition to any other fines until the violations have been abated. Additionally, the city may enter upon the property to take whatever steps are necessary to bring the violation into compliance, which includes removal and disposal of all unpermitted fencing. 2.) Cease use of the property for storage of vehicles, trailers, conduct of any business, and any other activity constituting a violation of the City of Ocala ordinance section 122-622 by 4:00 pm on Thursday, November 20th, 2025. If the Respondent fails to comply by 7:00 am on Friday, November 21st, 2025, the City shall enter upon the property and remove all items constituting a continual violation of this section. 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. 3.) Pay the cost of prosecution of \$196.47 by November 20th, 2025.
----------------------	--------------------	-----------	-----------	---

CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	ROCK HOSPITALITY PARTNERS 22 LLC	19725 LONESOME PINE DR LAND O LAKES, FL 34638-2692			
RESPONDENT 1	ROCK HOSPITALITY PARTNERS 22 LLC	19725 LONESOME PINE DRIVE LAND O' LAKES, FL 34638			
RESPONDENT 2	BAZILE, JERRIEL	19725 LONESOME PINE DRIVE LAND O' LAKES, FL 34638			

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						
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	5	\$110.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	4	\$50.00	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
Total Paid for CASE FEES:			\$196.47	\$0.00						
TOTALS:			\$196.47	\$0.00						

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES



Case Details - No Attachments

City of Ocala

Case Number

CE25-0729

FOLLOW UP	OSF	7/31/2025	7/31/2025	NON COMPLIANT		On 7/31/2025 I did a follow up for the violations and nothing has changed. The owner showed up at the property and asked what I was doing there, I explained that I was only doing a follow up as part of my daily job. He also stated that the city has it against him, and they were not helpful. If the property owner does not fix the violations the case will move into a hearing.
FOLLOW UP	OSF	8/18/2025	8/18/2025	NON COMPLIANT		Case will be moving to a hearing, NOVPH will be mailed to the property owners and posted at the property.
HEARING INSPECTION	OSF	9/22/2025	9/22/2025	NON COMPLIANT		On 9/22/2025 I did a follow up for the hearing and observed that no new permits have been submitted. AT this time, they cleaned up the property, but all the other violations have not been corrected. Case will move into the hearing.
INITIAL	OSF	7/21/2025	7/21/2025	NON COMPLIANT		Permitted principal uses. and site plan required. Food truck/vendor location. There are 7 parcels in total (same property owner) related to the current use. Individual case are being open on these parcels for several issues, to include the requirement of a site plan and the permitted uses for the food vendors and storage. All of these parcels are owned by the same property owner. I have spoken to Jeremiah the property owner, and he is willing to cooperate and get all the permits needed for these properties. Photos attached follow up scheduled.

VIOLATIONS

VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
----------------	-----------	---------------	----------------	----------	---------	-------



OCALA Case Details - No Attachments

City of Ocala

Case Number

CE25-0729

SECTION 122-212 SITE PLAN APPROVAL REQUIRED	JENNIPHER L BULLER	7/18/2025				A site plan is required. Apply for and obtain a site plan.
SECTION 122-51 BUILDING PERMIT REQUIRED	OSIAS FERREIRA	7/31/2025				Illegal fence erected without a building permit. Obtain a permit for the fence.
SECTION 122-622 PERMITTED USES B-2	JENNIPHER L BULLER	7/18/2025				Unpermitted use of land. Obtain an exemption or stop the use of this parcel for storage of materials, trailers, and food vendors.
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	OSIAS FERREIRA	7/31/2025				Weeds, accumulations of trash or other unsightly or unsanitary matter. Remove all tree debris from the property.
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND FENCES WALLS	OSIAS FERREIRA	7/31/2025				Illegal barbed wire on the fence. Remove all barbed wire attached to the fence.

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

THE CITY OF OCALA

CASE NO: CE25-0729

Petitioner,

VS.

ROCK HOSPITALITY PARTNERS 22 LLC

Respondents /

AFFIDAVIT OF CASE PROSECUTION COSTS
FSS. 162.07(2)

STATE OF FLORIDA
COUNTY OF MARION

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

1. Code Enforcement Special Magistrate Hearing:

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

2. Inspector(s) Time:

	Cost	# @ .5 hour(s)	Total:
Inspection(s)	\$12.50	4	\$50.00

3. Clerical & Casework Time:

	Cost	# of hour(s)	Total:
Clerical:	\$22.00	5	\$110.00

4. Recording Cost(s): (i.e. Lien(s) / Lien release(s) / Satisfaction, etc.)

	Cost	# of page(s)	Addl. page(s)	# of addl. page(s)	Total:
Fee(s):	\$18.75	1			\$18.75

5. Copies of Related Document(s):

	Cost	# of page(s)	Total:
Clerical:			

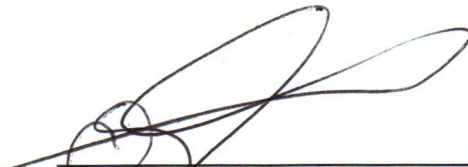
6. Postage Cost(s):

	Cost	# of Regular	Cost	# of Certified	
Postage:			\$17.72	2	\$17.72

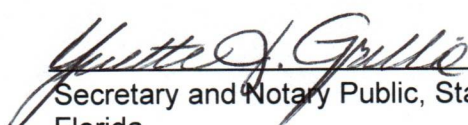
Total Costs: \$196.47

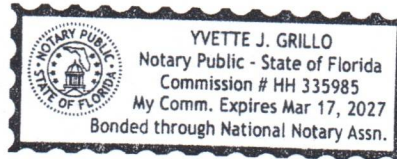
FURTHER. AFFIANT SAYETH NOT. Dated This:
9/15/2025

**STATE OF FLORIDA
COUNTY OF MARION**


OSIAS FERREIRA
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 15 Sep
by OSIAS FERREIRA who is personally known to me and who did take an oath.


Secretary and Notary Public, State of
Florida



Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



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

2025 Property Record Card

22529-000-00

Prime Key: 561169

[MAP IT+](#)

Current as of 7/31/2025

[Property Information](#)

ROCK HOSPITALITY PARTNERS 22
LLC
19725 LONESOME PINE DR
LAND O LAKES FL 34638-2692

[Taxes / Assessments:](#)

Map ID: 162

[Millage:](#) 1001 - OCALA

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

[PC:](#) 10

Acres: .10

[2024 Certified Value](#)

Land Just Value	\$8,712
Buildings	\$0
Miscellaneous	\$0
Total Just Value	\$8,712
Total Assessed Value	\$8,712
Exemptions	\$0
Total Taxable	\$8,712

[Ex Codes:](#)

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$8,712	\$0	\$0	\$8,712	\$8,712	\$0	\$8,712
2023	\$8,712	\$0	\$0	\$8,712	\$8,712	\$0	\$8,712
2022	\$8,712	\$0	\$0	\$8,712	\$8,712	\$0	\$8,712

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7607/1349	10/2021	07 WARRANTY	8 ALLOCATED	Q	V	\$335,000
5506/0535	04/2011	61 FJDMNT	0	U	V	\$100
5403/0665	08/2010	07 WARRANTY	8 ALLOCATED	Q	V	\$350,000
5007/1805	03/2008	07 WARRANTY	8 ALLOCATED	U	V	\$240,000
3804/1811	06/2004	07 WARRANTY	8 ALLOCATED	U	V	\$52,500
1757/1534	08/1991	05 QUIT CLAIM	0	U	V	\$100
1738/1333	05/1991	71 DTH CER	0	U	V	\$100
1738/1325	06/1980	74 PROBATE	0	U	V	\$100

[Property Description](#)

SEC 13 TWP 15 RGE 21
PLAT BOOK A PAGE 112
RHEINAUERS AD MARTI CITY
BLK 91 LOT 9
EXC ROW FOR SR 40

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
GCSF	1000	.0	.0	B1	4,356.00	SF						

Neighborhood 9974
Mkt: 2 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
OC01963	11/1/1993	-	DEMOLITION
OC00182	1/1/1990	-	NEVER COMPLETED
OC01084	6/1/1989	-	PAVING

Rec. \$27.00
DS \$2,345.00

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Lawrence C. Callaway, III, Esq.

Klein & Klein, LLC

40 S.E. 11th Avenue

Ocala, Florida 34471

Our File No.: **2426-001**

Property Appraisers Parcel Identification (Folio) Number: **22528-000-00**

SPACE ABOVE THIS LINE FOR RECORDING DATA

WARRANTY DEED

THIS WARRANTY DEED, made the 19 day of **October**, 2021 by **ALADIN SULEIMAN**, whose post office address is **13001 North 53rd Street, Temple Terrace, FL 33617**, herein called the Grantor, to **ROCK HOSPITALITY PARTNERS 22, LLC** a Florida limited liability company, whose post office address is **19725 Lonesome Pine Drive, Land O' Lakes, FL 34638**, hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

W I T N E S S E T H: That the Grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee all that certain land situate in **MARION** County, State of Florida, viz.:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

SUBJECT to easements, restrictions and reservations of record, if any, and taxes for the year 2021 and thereafter.

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND, the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2020.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:



Witness #1 Signature

LAWRENCE C. CALLAWAY III

Witness #1 Printed Name



Witness #2 Signature

LAURA VAZQUEZ-PAGAN

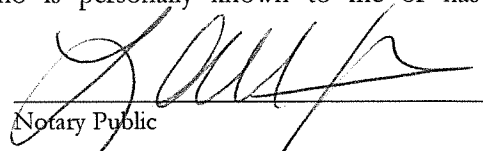
Witness #2 Printed Name



ALADIN SULEIMAN

STATE OF FLORIDA
COUNTY OF MARION

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 11 day of October, 2021, by ALADIN SULEIMAN who is personally known to me or has produced FL DL as identification.



Notary Public

LAURA VAZQUEZ-PAGAN

Printed Notary Name

My Commission Expires:

«{NOTARY_SEAL}»

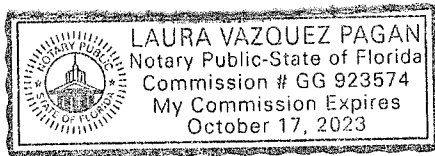


Exhibit "A"

LEGAL DESCRIPTION

The land referred to herein below is situated in the County of MARION, State of Florida, and described as follows:

PARCEL 1: LOTS 2, 4, 5, 6, 7 AND 9, BLOCK 91, RHEINAUERS ADDITION TO MARTI CITY, according to the map or plat thereof, as recorded in Plat Book A, Page 112, of the public records of MARION County, Florida.

LESS AND EXCEPT Those certain lands deed to the State of Florida for right of way of State Road 40, more fully described in Official Records Book 259, Page 544 and Official Records Book 259, Page 546.

PARCEL 2: Lots 1 and 3, Block 91, RHEINAUERS ADDITION TO MARTI CITY, according to the map or plat thereof, as recorded in Plat Book A, Page 112, of the public records of MARION County, Florida.

LESS AND EXCEPT The East 10 feet of said Lot 1, Block 91 of RHEINAUERS ADDITION TO MARTI CITY, according to the map or plat thereof, as recorded in Plat Book A, Page 112, of the public records of MARION County, Florida.

ALSO LESS AND EXCEPT Commencing 10 feet West of the NE corner of said Lot 1, Block 91 of said RHEINAUERS ADDITION TO MARTI CITY, according to the map or plat thereof, as recorded in Plat Book A, Page 112, of the public records of MARION County, Florida, thence continue West 15 feet along the North boundary thereof; thence approximately S. 45° E., 25.08 feet, to a point 10 feet West and 15 feet South of the aforementioned NE corner; thence North 15 feet, to the Point of Beginning.



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
ROCK HOSPITALITY PARTNERS 22 LLC

Filing Information

Document Number	L21000337830
FEI/EIN Number	87-3037046
Date Filed	07/26/2021
State	FL
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	10/27/2023

Principal Address

19725 LONESOME PINE DRIVE
LAND O' LAKES, FL 34638

Mailing Address

19725 LONESOME PINE DRIVE
LAND O' LAKES, FL 34638

Registered Agent Name & Address

BAZILE, JERRIEL
19725 LONESOME PINE DRIVE
LAND O' LAKES, FL 34638

Name Changed: 10/27/2023

Authorized Person(s) Detail

Name & Address

Title AMBR

Bazile, Jerriel
19725 LONESOME PINE DR
LAND O LAKES, FL 34638

Annual Reports

Report Year	Filed Date
2022	10/27/2023
2023	10/27/2023
2024	07/11/2024

Document Images

[07/11/2024 -- ANNUAL REPORT](#)

[View image in PDF format](#)

[10/27/2023 -- REINSTATEMENT](#)

[View image in PDF format](#)

[07/26/2021 -- Florida Limited Liability](#)

[View image in PDF format](#)



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

08/20/2025

ROCK HOSPITALITY PARTNERS 22 LLC
BAZILE JERRIEL (REGISTERED AGENT)
19725 LONESOME PINE DRIVE
LAND O' LAKES, FL. 34638

Respondent(s) _____ /

Location of Violation: 22529-000-00|VACANT LOT

Case Number: CE25-0729

Officer Assigned: Osias Ferreira

Required Compliance Date: 09/22/2025

Public Hearing Date & Time: 09/24/2025 10:30

Violation(s) and How to Abate:

SECTION 122-622 PERMITTED USES B-2
SECTION 122-212 SITE PLAN APPROVAL REQUIRED
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND
FENCES WALLS SECTION 122-51 BUILDING PERMIT REQUIRED

A site plan is required for any improvements or use of the property, including the installation of fencing. Additionally, the barbed wire at the top of the fence will require approval through the permitting/site plan process.

Cease use of the property for storage of vehicles, trailers, or conduct of any business. Mobile vendors MAY use the property, but must leave daily without overnight storage.

Dear property owner, or agent,

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

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

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

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

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

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

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

Osias Ferreira Code Enforcement Officer
oferreira@ocalafl.gov
352-789-5305

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

CASE NO: CE25-0729

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

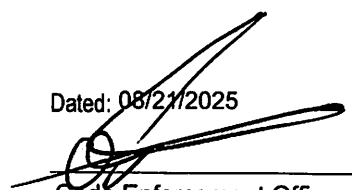
**STATE OF FLORIDA
COUNTY OF MARION**

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

1. I did on 08/21/2025 post the Notice of Violation & Public Hearing to the property, located at 22529-000-00|VACANT LOT.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

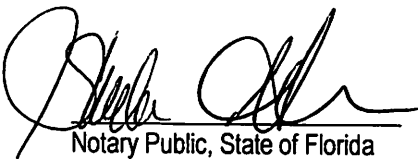
FURTHER, AFFIANT SAYETH NAUGHT.

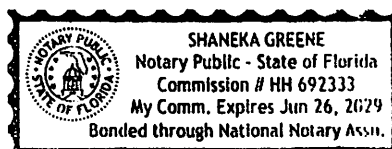
Dated: 08/21/2025

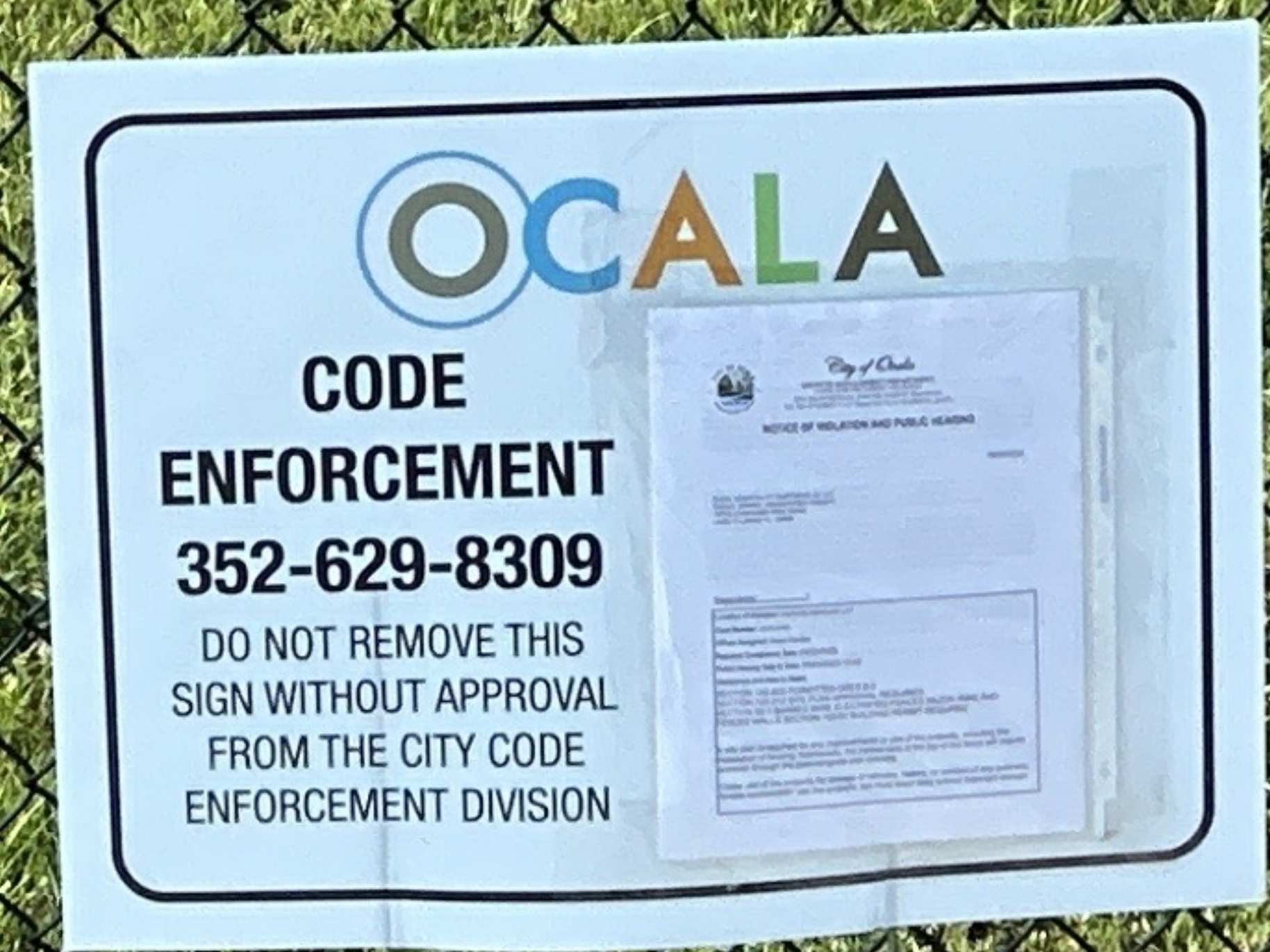

Code Enforcement Officer

**STATE OF FLORIDA
MARION COUNTY**

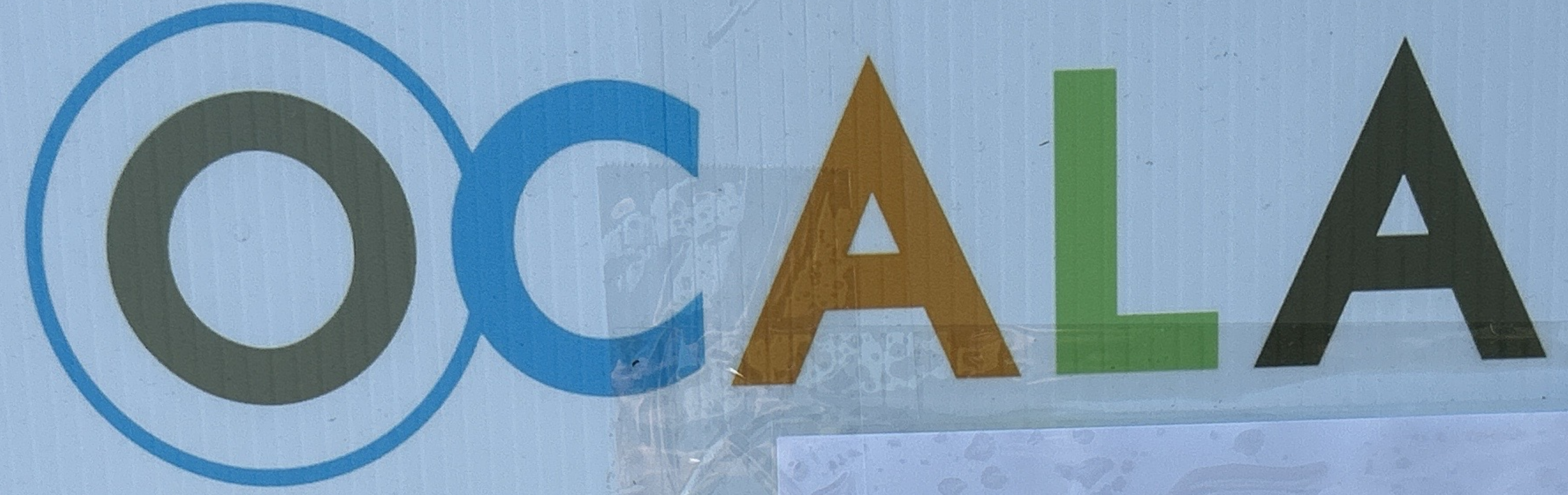
SWORN TO (or affirmed) before me: 08/21/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





08/21/2025 08:45:02
City of Ocala
Code Enforcement Division



**CODE
ENFORCEMENT**
352-629-8309
**DO NOT REMOVE THIS
SIGN WITHOUT APPROVAL
FROM THE CITY CODE
ENFORCEMENT DIVISION**

City of Ocala
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor) OCALA, FLORIDA 34471

NOTICE OF VIOLATION AND PUBLIC HEARING

City of Ocala - City Hall - 2nd Floor / Council Chambers
110 SE Wholes Avenue Ocala, FL 34471

08/20/2025

ROCK HOSPITALITY PARTNERS 22 LLC
BAZILE JERRIEL (REGISTERED AGENT)
19725 LONESOME PINE DRIVE
LAND O' LAKES, FL 34638

Respondent(s) _____

Location of Violation: 22529-000-00 VACANT LOT
Case Number: CE25-0729
Officer Assigned: Osias Ferreira
Required Compliance Date: 09/22/2025
Public Hearing Date & Time: 09/24/2025 10:30

Violation(s) and How to Abate:
SECTION 122-622 PERMITTED USES B-2
SECTION 122-212 SITE PLAN APPROVAL REQUIRED
SECTION 82-3 BARBED WIRE ELECTRIFIED FENCES RAZOR WIRE AND
FENCES WALLS SECTION 122-51 BUILDING PERMIT REQUIRED

A site plan is required for any improvements or use of the property, including the installation of fencing. Additionally, the barbed wire at the top of the fence will require approval through the permitting/site plan process.

Cease use of the property for storage of vehicles, trailers, or conduct of any business. Mobile vendors MAY use the property, but must leave daily without overnight storage.

08/21/2025 08:44:57

City of Ocala
Code Enforcement Division

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

CASE NO: CE25-0729

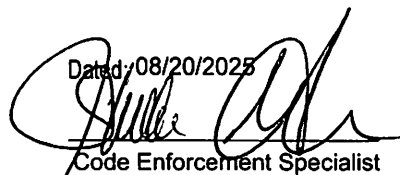
**AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)**

**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:

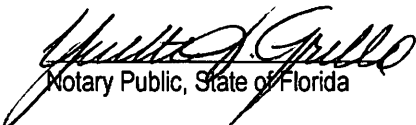
1. I did on 08/20/2025 post the Notice of Violation & Public Hearing to Ocala City Hall, located at 110 SE Watula Avenue Ocala, FL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

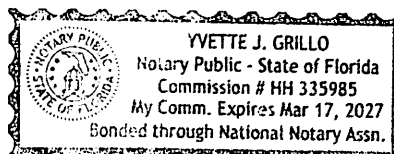
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 08/20/2025

Code Enforcement Specialist

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 08/20/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





CITY OF OCALA
CODE ENFORCEMENT DIVISION
201 SE 3rd STREET, 2nd FLOOR
OCALA, FLORIDA 34471

Morph-0729

ROCK HOSPITALITY PARTNERS 22 LLC
BAZILE JERRIEL (REGISTERED AGENT)
19725 LONESOME PINE DRIVE
LAND O' LAKES, FL. 34638

9324120615020612

34638-28822
34471>2172



9489 0090 0027 6697 0037 19

JACKSONVILLE RPDC 320
21 AUG 2025 AM 4 L

Label 990-PB Oct. 2015
Pitney Bowes

FIRST CLASS



US POSTAGESM PITNEY BOWES



ZIP 34471 \$ 008.86⁰
02 7W
0008039548 AUG 20 2025

*G-23 KC
122*

FINAL NOTICE

NIXIE 339 DE 1 0009/15/25
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 34471217299 *3024-08834-21-19

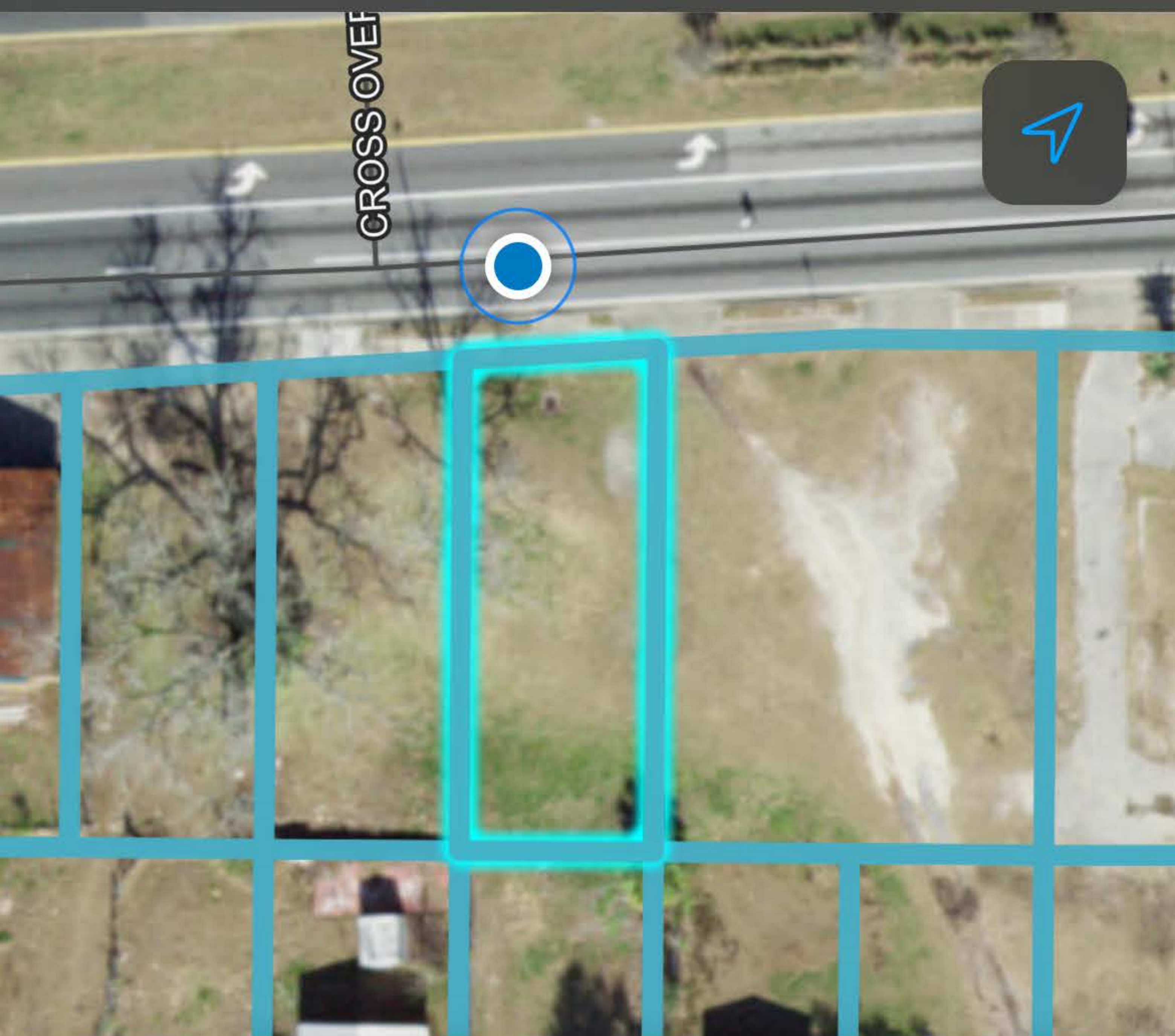
2:56

5G

Maps



GPS accuracy 11.6 ft



PID: 22529-000-00

Area 4,059.7 sq ft



18.6 ft

Owner: ROCK HOSPITALITY PARTNERS 22 LLC
Property Address:

[Google Map](#)

[Google StreetView](#)

[Property Appraiser Record](#)

[County Record](#)





City of Ocala
Code Enforcement Division
9/22/2025 1:40 PM



City of Ocala
Code Enforcement Division
8/19/2025 1:36 PM



07/31/2025 14:59:44
City of Ocala
Code Enforcement Division



07/21/2025 14:56:48

City of Ocala
Code Enforcement Division