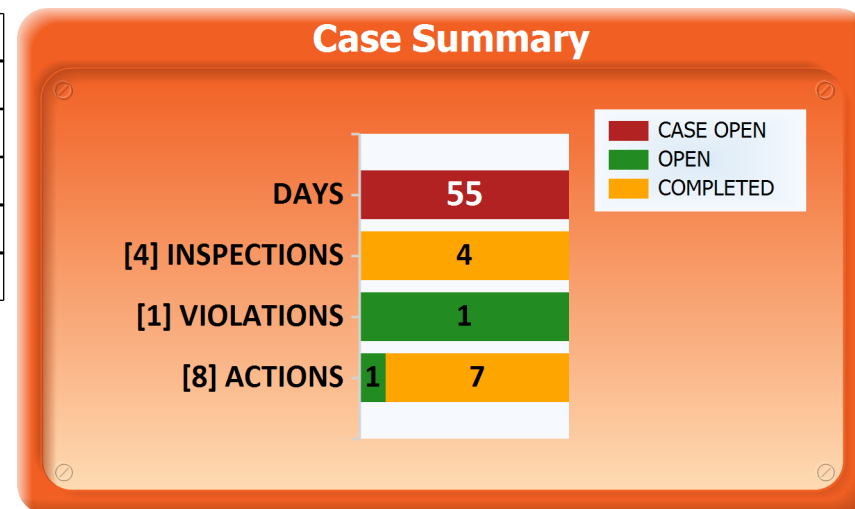


Ocala Case Details - No Attachments

City of Ocala

Case Number
CE26-0050

Description: Overgrowth			Status: HEARING
Type: GENERAL VIOLATION		Subtype: OVERGROWTH	
Opened: 1/14/2026	Closed:	Last Action: 3/12/2026	Flw Up: 3/10/2026
Site Address: 1610 NE 14TH AVE OCALA, FL 34470			
Site APN: 2594-005-005		Officer: JENNIPHER L BULLER	
Details:			



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	MARTELL JACK	5291 NE 103RD TER BRONSON, FL 32621-7571			
RESPONDENT 1	MARTELL JACK	5291 NE 103RD TER BRONSON, FL 32621-7571			

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	6	\$132.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	4	\$50.00	\$0.00						

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	1	\$0.74	\$0.00						
Total Paid for CASE FEES:				\$219.21	\$0.00					
TOTALS:				\$219.21	\$0.00					

VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 34-95 WEEDS ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER	JENNIPHER L BULLER	1/14/2026				Overgrown yard. Cut and clean yard.

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	JLB	1/14/2026	1/14/2026	NON COMPLIANT		While in the area, I observed overgrowth upon the property. The residence appear vacant with a lock box on the front door. Photos attached. Request for courtesy letter to be prepared for mailing to the respondent(s). Follow up scheduled.
FOLLOW UP	JLB	2/5/2026	2/6/2026	NON COMPLIANT		I conducted a follow up inspection. The property remained unchanged. Request for a Notice of Violation and Public Hearing to be prepared. Follow up scheduled.

FOLLOW UP	JLB	3/2/2026	3/2/2026	COMPLETED		No changed in property, remains non-compliant. Proceed to hearing as scheduled.
HEARING INSPECTION	JLB	3/10/2026	3/10/2026	COMPLETED		I conducted a re-inspection prior to the scheduled hearing. I observed the property remained non-compliant. Photos attached. No contact with the property owner.

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
PREPARE NOTICE	SHANEKA GREENE	1/15/2026	1/15/2026	CLTO Compliance date: 02/05/2026 Respondent 1: MARTELL JACK 5291 NE 103RD TER BRONSON FL 32621-7571
REGULAR MAIL	SHANEKA GREENE	1/15/2026	1/15/2026	CLTO MAILED
ADMIN POSTING	SHANEKA GREENE	2/9/2026	2/9/2026	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	2/9/2026	2/9/2026	NOVPH MAILED 9489 0090 0027 6696 9988 49 MARTELL JACK 5291 NE 103RD TER BRONSON, FL. 32621-7571
PREPARE NOTICE	SHANEKA GREENE	2/9/2026	2/9/2026	NOVPH Compliance date: 03/02/2026
OFFICER POSTING	JENNIPHER L BULLER	2/10/2026	2/10/2026	NOVPH READY FOR POSTING Posted upon the property.

STAFF RECOMMENDATION	DALE HOLLINGSWORTH	2/27/2026	3/4/2026	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, April 9th, 2026. If the Respondent(s) fail to comply by 7:00am on Friday, April 10th, 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 \$219.21 by April 9th, 2026. Non-compliance (Massey) hearing: 05/14/2026
HEARING CODE BOARD	YVETTE J GRILLO	3/12/2026		NEW BUSINESS

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

THE CITY OF OCALA

CASE NO: CE26-0050

Petitioner,

VS.

MARTELL, JACK

Respondents _____ /

**AFFIDAVIT OF CASE PROSECUTION COSTS
FSS. 162.07(2)**

**STATE OF FLORIDA
COUNTY OF MARION**

BEFORE ME, the undersigned authority, personally appeared, JENNIPHER L BULLER, Code Supervisor 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	6	\$132.00

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	Total:
Postage:	\$0.74	1	\$17.72	2	\$18.46

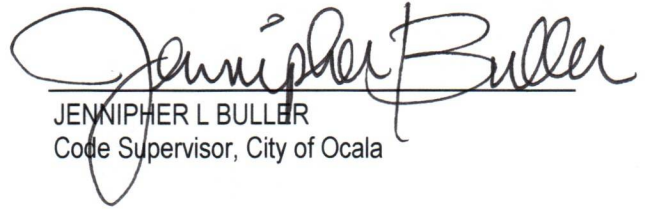
7. Administrative Fee(s):

	Cost	Total:
Fee(s):		

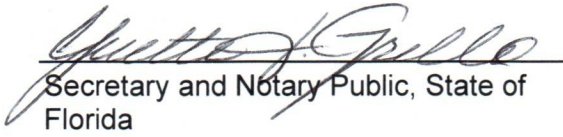
Total Costs: \$219.21

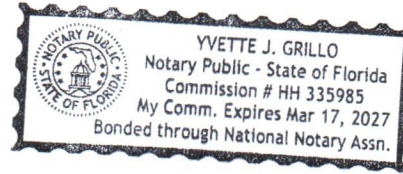
FURTHER. AFFIANT SAYETH NOT. Dated This:
2/27/2026

**STATE OF FLORIDA
COUNTY OF MARION**


JENNIPHER L BULLER
Code Supervisor, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 27 Feb
by JENNIPHER L BULLER 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

2026 Property Record Card

2594-005-005

[GOOGLE Street View](#)

Prime Key: 622681

[MAP IT+](#)

Current as of 1/14/2026

[Property Information](#)

MARTELL JACK
5291 NE 103RD TER
BRONSON FL 32621-7571

[Taxes / Assessments:](#)
Map ID: 178
[Millage:](#) 1001 - OCALA

[M.S.T.U.](#)
[PC:](#) 01
Acres: .51

Situs: 1610 NE 14TH AVE OCALA

[2025 Certified Value](#)

Land Just Value	\$74,480	
Buildings	\$61,748	
Miscellaneous	\$474	
Total Just Value	\$136,702	Ex Codes:
Total Assessed Value	\$136,702	
Exemptions	\$0	
Total Taxable	\$136,702	

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$74,480	\$61,748	\$474	\$136,702	\$136,702	\$0	\$136,702
2024	\$78,400	\$45,775	\$395	\$124,570	\$44,158	\$25,000	\$19,158
2023	\$78,400	\$42,116	\$395	\$120,911	\$42,872	\$25,000	\$17,872

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
8704/1798	09/2025	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$86,000
8319/1199	05/2024	07 WARRANTY	2 V-SALES VERIFICATION	U	I	\$80,000
8158/1585	09/2021	71 DTH CER	0	U	I	\$100
2280/1871	08/1996	05 QUIT CLAIM	7 PORTIONUND INT	U	I	\$100
EX88/0103	11/1988	EI E I	9 UNVERIFIED	U	I	\$30,390
UNRE/INST	03/1987	76 MAR CER	0	U	I	\$100
0999/0097	11/1979	05 QUIT CLAIM	0	U	I	\$100

[Property Description](#)

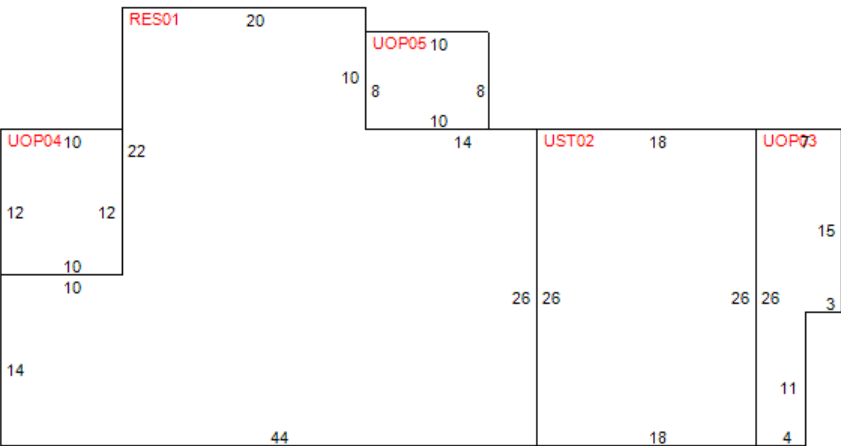
SEC 08 TWP 15 RGE 22
PLAT BOOK F PAGE 011
GLENAYRE SUB
BLK E LOTS 5.6

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		160.0	140.0	R1A	160.00	FF						
Neighborhood 5097 Mkt: 8 70												

[Traverse](#)

Building 1 of 1
RES01=R44U26L14U10L20D22L10D14.R44
UST02=R18U26L18D26.R18
UOP03=R4U11R3U15L7D26.L62U14
UOP04=U12R10D12L10.R10U22R20D10



Building Characteristics

Improvement	1F - SFR- 01 FAMILY RESID	Year Built 1964
Effective Age	6 - 25-29 YRS	Physical Deterioration 0%
Condition	2	Obsolescence: Functional 0%
Quality Grade	300 - LOW	Obsolescence: Locational 0%
Inspected on	4/23/2025 by 118	Architecture 0 - STANDARD SFR
		Base Perimeter 160

Type	ID Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	01 38 - WD SIDING-SHTG	1.00	1964	N	0 %	0 %	1,224	1,224
UST	02 26 - SIDING-NO SHTG	1.00	1964	N	0 %	0 %	468	468
UOP	03 01 - NO EXTERIOR	1.00	1964	N	0 %	0 %	149	149
UOP	04 01 - NO EXTERIOR	1.00	2010	N	0 %	0 %	120	120
UOP	05 01 - NO EXTERIOR	1.00	2010	N	0 %	0 %	80	80

Section: 1								
Roof Style: 10 GABLE		Floor Finish: 42 CERAMIC/PORCELAIN TILE		Bedrooms: 1		Blt-In Kitchen: Y		
Roof Cover: 08 FBRGLASS SHNGL		Wall Finish: 16 DRYWALL-PAINT		4 Fixture Baths: 0		Dishwasher: N		
Heat Meth 1: 22 DUCTED FHA		Heat Fuel 1: 10 ELECTRIC		3 Fixture Baths: 1		Garbage Disposal: N		
Heat Meth 2: 00		Heat Fuel 2: 00		2 Fixture Baths: 0		Garbage Compactor: N		
Foundation: 3 PIER		Fireplaces: 0		Extra Fixtures: 2		Intercom: N		
A/C: Y						Vacuum: N		

Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	263.00	SF	20	1964	3	0.0	0.0
114 FENCE BOARD	56.00	LF	10	1999	4	0.0	0.0

Appraiser Notes

EST.INT.

Planning and Building
** Permit Search **

Permit Number	Date Issued	Date Completed	Description
BLD24-1712	7/15/2024	7/29/2024	SLACK RE ROOF
OC01565	9/1/1992	-	ROOF

Recording: \$ 10.00
Doc. Stamps: \$ 602.00

GREGORY C HARRELL CLERK & COMPTROLLER MARION CO
DATE: 09/04/2025 04:42:36 PM
FILE #: 2025119019 OR BK 8704 PG 1798
REC FEES: \$10.00 INDEX FEES: \$0.00
DDS: \$602.00 MDS: \$0 INT: \$0

Prepared by:
Paula S. Chambers
Daniel Hicks, P.A.
421 South Pine Avenue
Ocala, Florida 34471

File Number: 2025-167DHRP

Warranty Deed

Made this September 3, 2025 A.D. By Christopher Slack, whose address is: 2403 NE 24th Street, Ocala, Florida 34470, hereinafter called the grantor, to Jack Martell, whose post office address is: 5291 NE 103rd Terrace, Bronson, Florida 32621, hereinafter called the grantee:

(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) 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, Florida, viz:

Lots 5 and 6, Block "E", GLENAYRE SUBDIVISION, as recorded in Plat Book F, Page 11, Public Records of Marion County, Florida.

The above described property does not constitute the homestead property of the Grantor, in that neither Grantor, nor any member of the household of Grantor resides thereon, nor is it contiguous thereto.

Parcel ID Number: 2594-005-005

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; that the grantor hereby fully 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, 2024.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

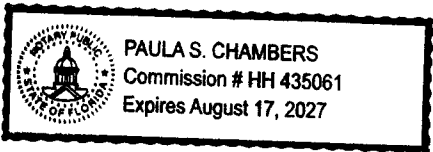
Signed, sealed and delivered in our presence:

Paula S. Chambers
Witness Printed Name Paula S. Chambers
11686 E. Warm Springs Ave
Witness Address Wildwood, FL 34785
Witness Address

Marlene Larsen
Witness Printed Name Marlene Larsen
9469 NE 306 Ave
Witness Address Salt Spgs FL 32134
Witness Address

State of Florida
County of Marion

The foregoing instrument was acknowledged before me, by means of physical presence, this 3rd day of September, 2025, by Christopher Slack, who is personally known to me.



Christopher Slack (Seal)

Paula S. Chambers
Notary Public
Print Name:
My Commission Expires:



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

02/10/2026

MARTELL JACK
5291 NE 103RD TER
BRONSON, FL. 32621-7571

Respondent(s) _____ /

Location of Violation: 1610 NE 14TH AVE|2594-005-005

Case Number: CE26-0050

Inspector Assigned: Jennipher Buller

Required Compliance Date: 03/02/2026

Public Hearing Date & Time: 03/12/2026 17:30

Violation(s) and How to Abate:

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

Overgrown yard. Cut and clean yard.

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:

Jennipher Buller Supervisor
jbuller@ocalafl.gov
352-425-3451

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

CASE NO: CE26-0050

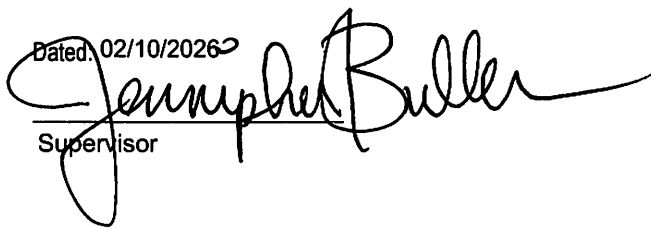
AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

**STATE OF FLORIDA
COUNTY OF MARION**

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

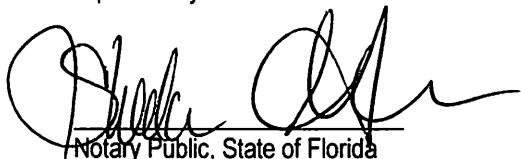
1. I did on 02/10/2026 post the Notice of Violation & Public Hearing to the property, located at 1610 NE 14TH AVE.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

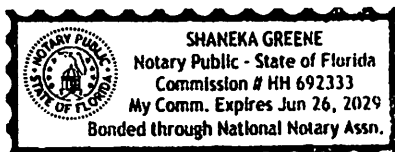
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 02/10/2026

Supervisor

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 02/10/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





City of Ocala
Code Enforcement Division
2/10/2026 1:07 PM



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

02/10/2026

MARTELL JACK
5291 NE 103RD TER
BRONSON, FL. 32621-7571

Respondent(s) _____ /

Location of Violation: 1610 NE 14TH AVE|2594-005-005

Case Number: CE26-0050

Inspector Assigned: Jennipher Buller

Required Compliance Date: 03/02/2026

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UNSANITARY MATTER
Overgrown yard. Cut and clean yard.

City of Ocala
Code Enforcement Division
2/10/2026 1:07 PM

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

CASE NO: CE26-0050

AFFIDAVIT OF POSTING

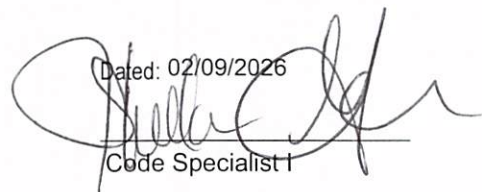
Section 2-446 (b) 2 (b)

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 02/09/2026 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.

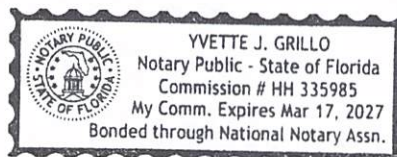
FURTHER, AFFIANT SAYETH NAUGHT.

Dated: 02/09/2026

Code Specialist I

STATE OF FLORIDA
MARION COUNTY

SWORN TO (or affirmed) before me: 02/09/2026 by Yvette Grillo Code 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

MapH 26-0050

MARTELL JACK
5291 NE 103RD TER
BRONSON, FL. 32621-7571

32621-7571 NC
34471>2172

UNITED STATES
POSTAL SERVICE

CERTIFIED MAIL



9489 0090 0027 6696 9988 49

JACKSONVILLE RPDC 220
11 FEB 2026 PM 4 L

Label 8904 PB, Oct 2015
Pitney Bowes

FIRST-CLASS



US POSTAGE PAID PITNEY BOWES



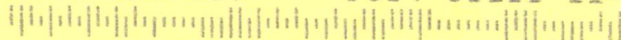
ZIP 34471 \$ 008.86⁰
02 7W
0008039548 FEB 10 2026

2-13-26
NIXIE

NIXIE 326 DE 1 6003/01/26

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 34471217299 *3024-02122-11-33





City of Ocala
Code Enforcement Division
3/10/2026 10:02 AM



City of Ocala
Code Enforcement Division
3/10/2026 10:03 AM



City of Ocala
Code Enforcement Division
1/14/2026 10:47 AM



City of Ocala
Code Enforcement Division
1/14/2026 10:47 AM



City of Ocala
Code Enforcement Division
1/14/2026 10:47 AM



City of Ocala
Code Enforcement Division
1/14/2026 10:49 AM