



Case Details - No Attachments

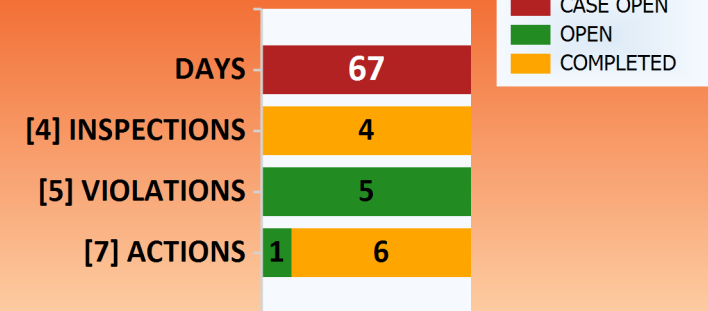
City of Ocala

Case Number

CE25-0727

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: 1626 W SILVER SPRINGS BLVD OCALA, FL 34475			
Site APN: 22535-000-00		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 0036 96 ROCK HOSPITALITY PARTNERS 22 LLC BAZILE JERRIEL (RA) 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



Case Details - No Attachments

City of Ocala

Case Number

CE25-0727

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.
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	9/12/2025	9/19/2025	Find the Respondent(s) guilty of violating city code section(s): 34-95, 82-3, 118-71, 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

Case Details - No Attachments

City of Ocala

Case Number
CE25-0727

				this violation has been abated. 3.) (a) Apply for and obtain a tree removal permit for the removal of one (1) oak tree and comply with any replacement requirements set forth in the permitting and inspection process by 4:00pm on Thursday, November 20th, 2025. Once the permit has been obtained, 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, there shall be a fine of \$50.00 per day thereafter that shall run in addition to any other fines until the violations have been abated. (b) Pay a fine of \$50 per tree for the irreversible violation of removing one (1) tree without required permits, for a total fine of \$50 by 4:00pm on Thursday, November 20th, 2025. 4.) Pay the cost of prosecution of \$196.47 by November 20th, 2025.
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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			
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 fixes 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.
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VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 118-71 TREE REMOVAL PERMIT REQUIRED	OSIAS FERREIRA	8/18/2025				Oaks trees removed without a permit. Obtain a permit for the removal of trees.
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	8/18/2025				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	8/19/2025			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: CE25-0727

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

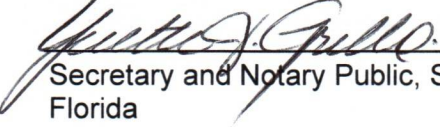
Total Costs: \$196.47

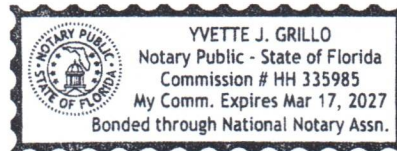
FURTHER. AFFIANT SAYETH NOT. Dated This:
9/15/2025

**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

22535-000-00

[GOOGLE Street View](#)

Prime Key: 561231

[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

Situs: 1626 W SILVER SPRINGS BLVD
OCALA

[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
7631/1243	11/2021	34 TAX	0	U	V	\$5,300
6069/1059	07/2014	25 PER REP	7 PORTIONUND INT	U	I	\$100
5857/1046	12/2012	74 PROBATE	0	U	I	\$100
5152/0137	11/2008	07 WARRANTY	0	U	I	\$100
4579/0028	08/2006	07 WARRANTY	8 ALLOCATED	U	I	\$200,000
0384/0729	06/1969	02 DEED NC	0	Q	I	\$4,000

[Property Description](#)

SEC 13 TWP 15 RGE 21
PLAT BOOK A PAGE 112
RHEINAUERS AD MARTI CITY
BLK 91 LOT 13 &

EXC SR 40 ROW

[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
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[Appraiser Notes](#)

49%
N-CENSE N-MORE

[Planning and Building](#)

[** Permit Search **](#)

Permit Number	Date Issued	Date Completed	Description
DEMO15-0052	12/11/2015	-	RES DEMO
SGN10-0091	5/12/2010	5/12/2010	LISAS BAIL BONDS / TEMP SIGN 5/12-5/26/10



TAX DEED



GREGORY C HARRELL CLERK & COMPTROLLER MARION CO
 DATE: 11/24/2021 04:02:18 PM
 FILE #: 2021163235 OR BK 7631 PGS 1243-1245
 REC FEES: \$27.00 INDEX FEES: \$0.00
 DDS: \$37.10 MDS: \$0 INT: \$0

GREGORY C. HARRELL
 Clerk and Comptroller

SALE # 294743
 PROPERTY ID NUMBER 22535-000-00

MARION COUNTY, FLORIDA

Tax Certificate Numbered 10990 issued on June-01-2014 was filed in the office of the tax collector of Marion County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 12th day of May, 2021, the land was offered for sale. No bids were received pursuant to Florida Statute 197.502(7) the property was placed on the List of Lands Available for Taxes. Now this 23rd day of November, 2021 the property was sold to, **ROCK HOSPITALITY PARTNERS 22 LLC** address **19725 LONESOME PINE DR; LAND O LAKES, FL 34638.**

The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

Description of lands:

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

On November 23, 2021, in Marion County, Florida, for the sum of (\$ 5,289.41) FIVE THOUSAND TWO HUNDRED EIGHTY NINE AND 41 / 100-----Dollars, the amount paid as required by law.

GREGORY C. HARRELL
 CLERK OF COURT
 AND COMPTROLLER
 MARION COUNTY, FLORIDA



SUBJECT TO CURRENT TAXES

WITNESS:

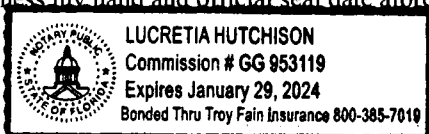
Donna Mahuku
R. Hutchison

[Signature]
 Deputy Clerk

STATE OF FLORIDA
 COUNTY OF MARION

Sworn to (or affirmed) and subscribed before me by means of ☒ physical presence or ☐ online notarization, this November 23, 2021, John F. Suess, III, Deputy Clerk for GREGORY C. HARRELL, Clerk of Court and Comptroller in and for the State and this County, who is ☒ personally known or ☐ produced identification, type of identification produced _____, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid



Lucretia Hutchison
 Notary Public

AFFIDAVIT OF PUBLICATION

Star-Banner
Published – Daily
Ocala, Marion County, Florida

**STATE OF FLORIDA
COUNTY OF MARION**

Before the undersigned, a Notary Public of Said County and State, Kim Kuremoto who on oath says that they are an authorized employee of the Star-Banner, a daily newspaper published at Ocala, in Marion County, Florida; that the attached copy of advertisement, being a notice in the matter of

Sale #294743 NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN, that 5T WEALTH PARTNERS LP the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the de

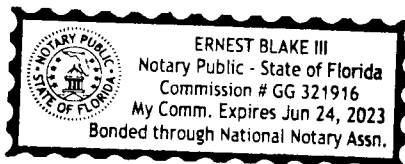
was published in said newspaper in the issues of:

3/23 1x, s3/30 1x, s4/6 1x, s4/13 1x

Affiant further says that the said STAR-BANNER is a daily newspaper published at Ocala, in said Marion County, Florida, and that the said newspaper has heretofore been continuously published in said Marion County, Florida, daily, and has been entered as second class mail matter at the post office in Ocala in said Marion County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the person of securing this advertisement for publication in the said newspaper.

Kim Kuremoto

Sworn to and subscribed before me this 13th day of April, A.D., 2021



[Signature]

Notary Public

Ernest Blake III

(Print, Type or Stamp Name of Notary Public)

Sale #294743

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that 5T WEALTH PARTNERS LP the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. 10990

Year of Issuance: 2014

Description of Property:

22535-000-00

SEC 13 TWP 15 RGE 21

RHEINAUERS AD MARTI CITY

BLOCK 91 LOT 13 & EXC SR 40 ROW

PLAT BOOK A PAGE 112

Name in which assessed: FRANK A

SEARS JR AND FRENCHIE L EDMON-

SON AND DEBRA F DELANE

Said property being in the County of

Marion, State of Florida.

Unless such certificate shall be redeemed

according to law the property described

in such certificate shall be sold to the

highest bidder online at

<http://marion.realtaxdeed.com>

scheduled to begin at 9:00 a.m. E.S.T May 12, 2021.

Dated this March 23, 2021

GREGORY C. HARRELL, CLERK OF

THE COURT AND COMPTROLLER

FOR MARION COUNTY, FLORIDA

SIGNATURE: Gregory C. Harrell

TO RUN: March 23, 30 April 6, 13

#A000978178

Ad #: A000978178



GREGORY C. HARRELL
CLERK OF COURT AND COMPTROLLER – MARION COUNTY, FLORIDA

CLERK OF COURT
RECORDER OF OFFICIAL RECORDS
CLERK AND ACCOUNTANT OF THE BOARD OF COUNTY COMMISSIONERS
CUSTODIAN OF COUNTY FUNDS AND COUNTY AUDITOR

POST OFFICE BOX 1030
OCALA, FLORIDA 34478-1030
TELEPHONE (352) 671-5604
WWW.MARIONCOUNTYCLERK.ORG

CLERK'S AFFIDAVIT CERTIFICATE

STATE OF FLORIDA
COUNTY OF MARION

SALE # 294743
CERTIFICATE: 10990-2014

I, GREGORY C. HARRELL, Clerk of Court and Comptroller of the above state and county, do hereby certify that a copy of the NOTICE OF APPLICATION FOR TAX DEED PUBLICATION AND THE WARNING NOTICE LETTER was delivered on Mar-23-2021 by certified, registered and/or regular mail to the name(s) and/or address(es) listed below and/or were delivered to the Marion County Sheriff Department for posting at the situs address.

ST WEALTH PARTNERS LP, KELLY KITE, PO BOX 162121, ALTAMONTE SPRINGS FL 32716
FRANK A SEARS JR AND FRENCHIE L EDMONSON AND DEBRA F DELANE, 1813 NW 26TH AVE, OCALA FL 34475
FRANK A SEARS JR, 1813 NW 26TH AVE, OCALA FL 34475
FRENCHIE L EDMONSON, 1813 NW 26TH AVE, OCALA FL 34475
DEBRA F DELANE, 1813 NW 26TH AVE, OCALA FL 34475
FRANK A SEARS JR, 1626 W SILVER SPRINGS BLVD, OCALA FL 34475
FRENCHIE L EDMONSON, 1626 W SILVER SPRINGS BLVD, OCALA FL 34475
DEBRA F DELANE, 1626 W SILVER SPRINGS BLVD, OCALA FL 34475
FRANK A SEAR JR, 1633 SW FT KING ST, OCALA FL 34471
FRENCHIE L EDMONSON, 1633 SW FT KING ST, OCALA FL 34471
DEBRA F DELANE, 1633 SW FT KING ST, OCALA FL 34471
FRANK A SEAR JR, 2501 NW 20TH ST, OCALA FL 34475-4857
FRENCHIE L EDMONSON, 2501 NW 20TH ST, OCALA FL 34475-4857
DEBRA F DELANE, 2501 NW 20TH ST, OCALA FL 34475-4857
CITY OF OCALA, DIVISION OF CODE ENFORCEMENT, 201 SE 3RD ST 2ND FLOOR, OCALA FL 34471
CITY OF OCALA, 110 SE WATULA AVENUE, OCALA FL 34471
MJA LENDING GROUP INC, C/O JORGE ANNEXY, 1108 S FLORIDA AVE, TARPON SPRINGS FL 34689
MJA LENDING GROUP INC, PO BOX 1425, TARPON SPRINGS FL 34688
BENS TRUCKING, C/O BEN ADAMS JR, 2901 SW 12TH ST, OCALA FL 34474

In witness whereof, I have hereunto set my hand and official seal this 22nd day of March, 2021.

GREGORY C. HARRELL
Clerk of Court and Comptroller
Marion County, Florida



By: M. Campbell

Deputy Clerk



[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: 1626 W SILVER SPRINGS BLVD|22535-000-00

Case Number: CE25-0727

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

SECTION 118-71 TREE REMOVAL PERMIT REQUIRED

Oaks trees removed without a permit. Obtain a permit for the removal of trees.

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: CE25-0727

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

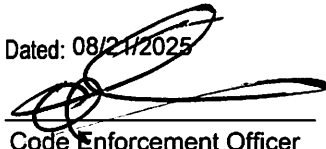
**STATE OF FLORIDA
COUNTY OF MARION**

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 1626 W SILVER SPRINGS BLVD.
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.

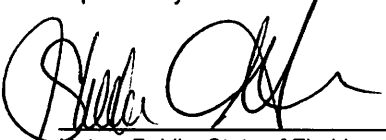
Dated: 08/21/2025



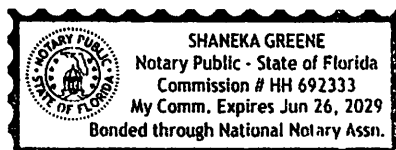
Code Enforcement Officer

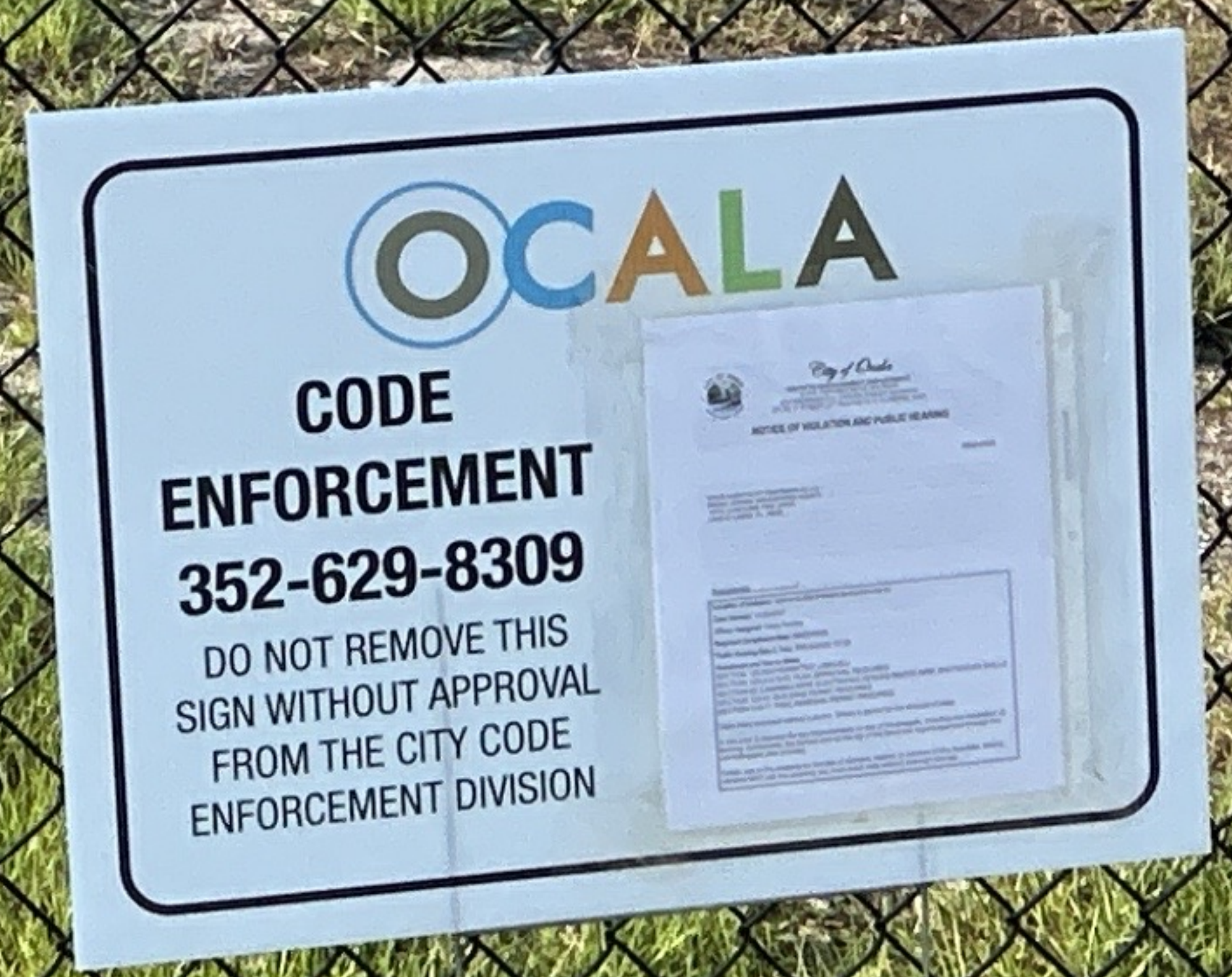
**STATE OF FLORIDA
MARION COUNTY**

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 08:46:31
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 Main Avenue Ocala, FL 34471

08/20/2025

Respondent(s) _____

Location of Violation: 1626 W SILVER SPRINGS BLVD(22535-000-00)
Case Number: CE25-0727
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
SECTION 118-71 TREE REMOVAL PERMIT REQUIRED

Oaks trees removed without a permit. Obtain a permit for the removal of trees.

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 08:46:26

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: CE25-0727

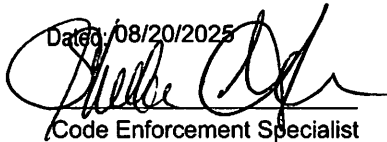
**AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)**

**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.

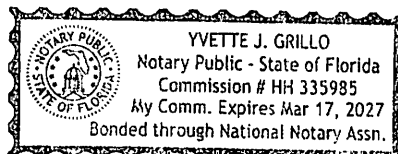
FURTHER, AFFIANT SAYETH NAUGHT.

Date: 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

MAUPH-0727

POSTAL SERVICE® **CERTIFIED MAIL**



9489 0090 0027 6697 0036 96

JACKSONVILLE RPDC 320

21 AUG 2025 AM 1 L

Label 8904 PB,
Pitney Bowes
Oct. 2015

FIRST-CLASS



US POSTAGE TM **PITNEY BOWES**



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

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

~~34471-2187~~
34471-2187

NIXIE

339 DE 1

0009/15/25

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 34471218701

*1639-05355-21-21

*G-23 KL
22*

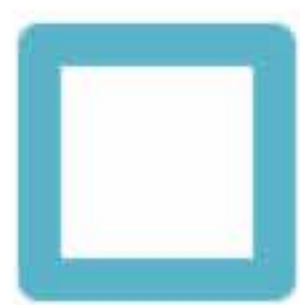
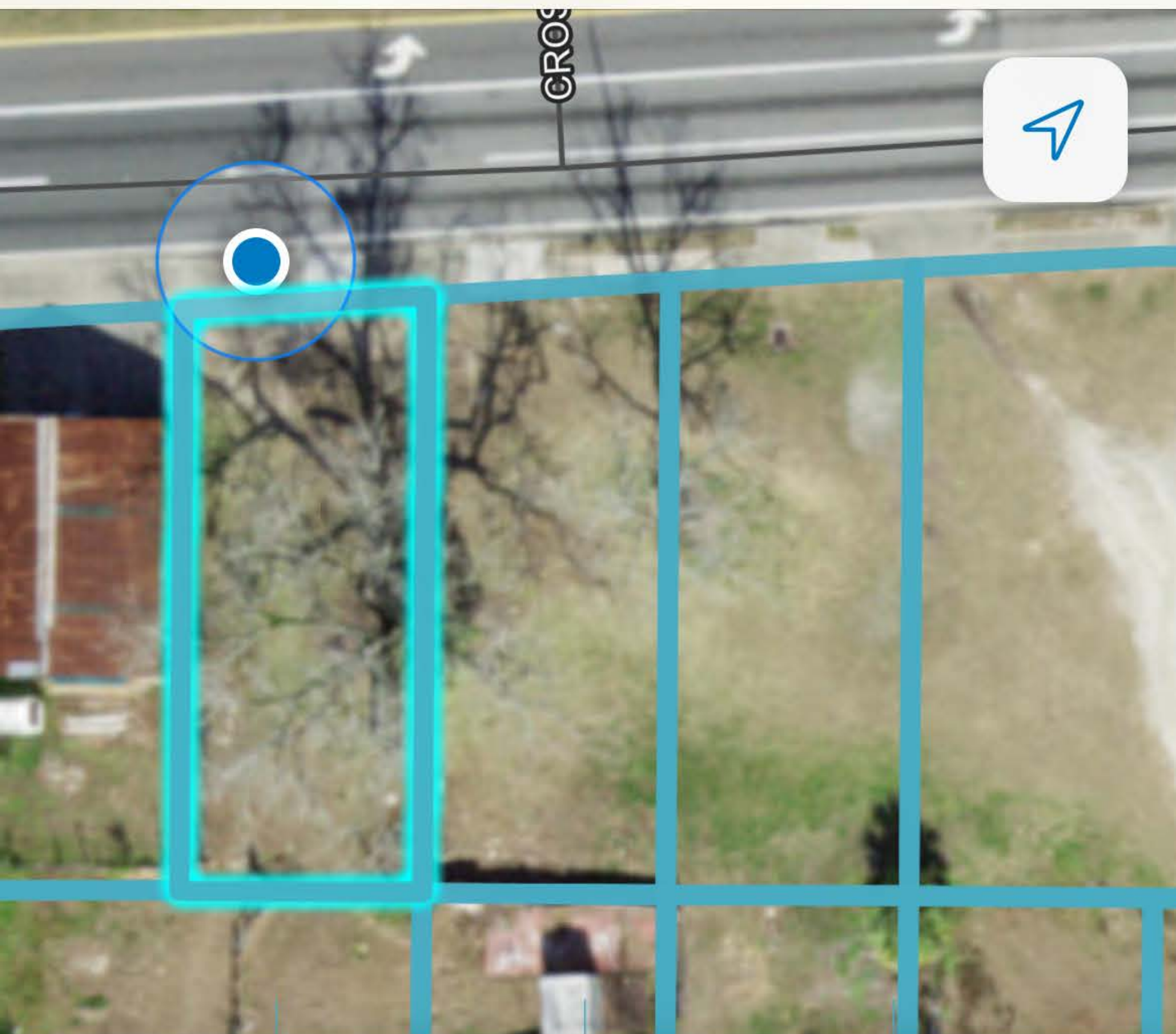
1:37

5G E

Maps



GPS accuracy 16.1 ft



PID: 22535-000-00

Area 3,854.1 sq ft



7.2 ft

Owner: ROCK HOSPITALITY PARTNERS 22 LLC

Property Address: 1626 W SILVER SPRINGS BLVD

[Google Map](#)

[Google StreetView](#)

[Property Appraiser Record](#)

[County Record](#)





City of Ocala
Code Enforcement Division
9/22/2025 1:39 PM



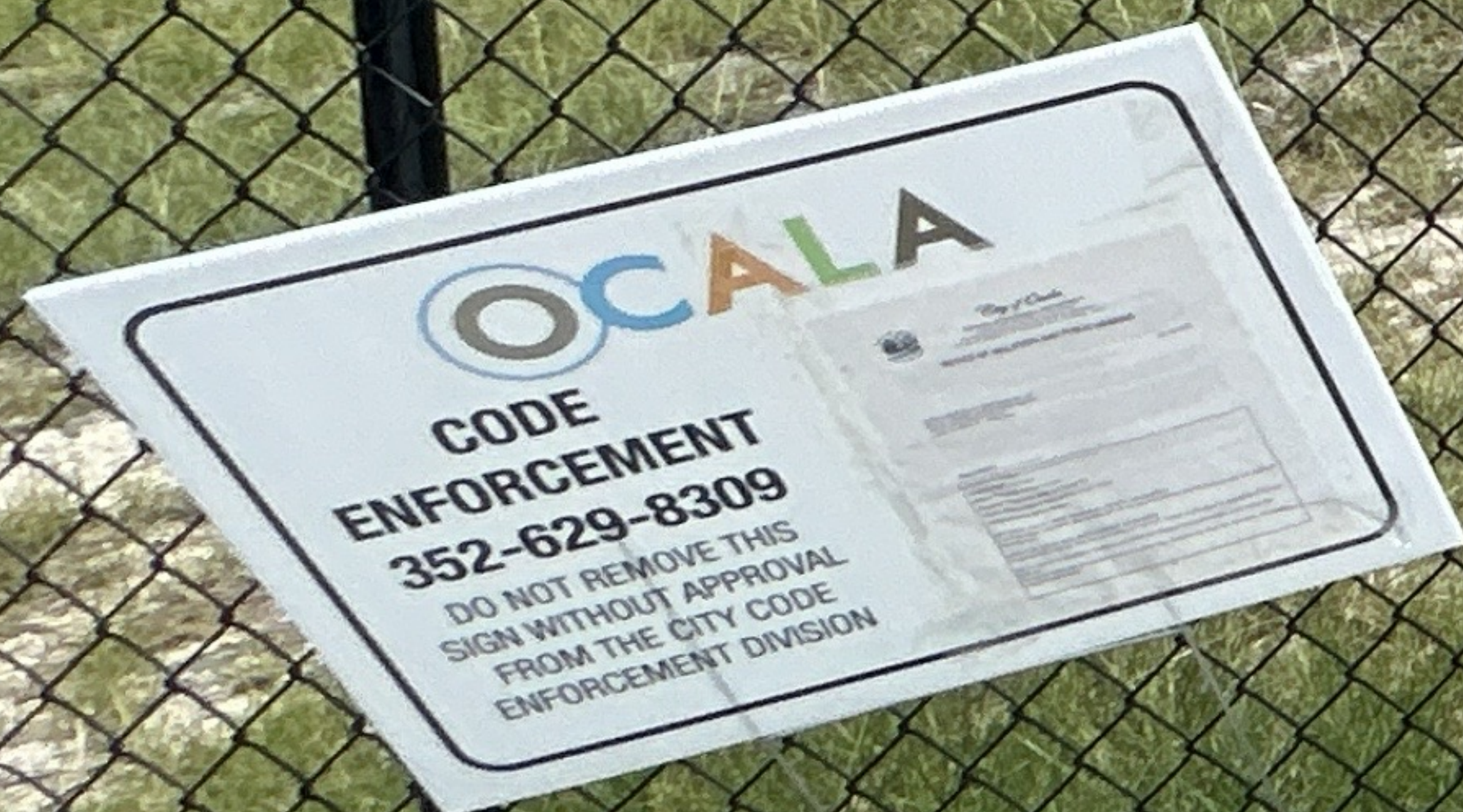
City of Ocala
Code Enforcement Division
8/19/2025 1:37 PM



07/31/2025 15:01:03
City of Ocala
Code Enforcement Division



City of Ocala
Code Enforcement Division
8/19/2025 1:37 PM



07/21/2025 14:55:37
City of Ocala
Code Enforcement Division