



CITY OF OCALA
CODE ENFORCEMENT DIVISION
201 SE 3RD STREET, 2ND FLOOR, OCALA, FL 34471
352-629-CITY (2489)

CODE ENFORCEMENT SPECIAL MAGISTRATE ADMINISTRATIVE HEARING DOCKET

WEDNESDAY, MAY 29, 2019

HEARING INFORMATION

Location:

City Council Chamber
Second Floor
110 SE Watula Avenue
Ocala, Florida 34471

Time:

9:00 a.m.

**Code Enforcement
Special Magistrate:**

Linda G. Pisani
Thomas J. Dobbins

Staff:

Matthew Leibfried
Chief Code Official

Dale Hollingsworth
Manager, Code Enforcement

Jeanne M. Winchester
Code Enforcement Specialist

Gabriela Solano
Code Enforcement Specialist

WELCOME,

On behalf of the Municipal Code Enforcement Special Magistrate and Staff we would like to take this opportunity to welcome you to these proceedings, and provide you with some information concerning this hearing.

The Municipal Code Enforcement Special Magistrate is established under the guidelines of the City of Ocala Code of Ordinances, Section 2-241, and Florida Statute 162.01 through 162.30.

The Municipal Code Enforcement Special Magistrate is empowered to examine City of Ocala Code of Ordinance violations. The Municipal Code Enforcement Special Magistrate Hearing works in a fashion similar to a judicial process, cases are presented from the docket, testimony and evidence is presented, and the Municipal Code Enforcement Special Magistrate makes a ruling. The Municipal Code Enforcement Special Magistrate can levy fines, require payment of administrative costs, and place liens on personal property if violations are not corrected. We respectfully request that you respect this process as you yourself expect to be respected by the process.

APPEALS,

Decisions of the Municipal Code Enforcement Special Magistrate are appealed to the Circuit Court of Marion County; such an appeal shall not be a hearing de novo (not all over again, or in-person) but shall be limited to appellate review of the record created before the Municipal Code Enforcement Special Magistrate. An appeal shall be filed within 30 days of the execution of the order to be appealed. Any person who desires to appeal an administrative decision of the Municipal Code Enforcement Special Magistrate will need a record of the proceedings, and for this purpose you may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made.

ADA COMPLIANCE,

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**CODE ENFORCEMENT SPECIAL MAGISTRATE
ADMINISTRATIVE HEARING**

City Council Chamber
Second Floor
110 SE Watula Avenue
Ocala, Florida
May 29, 2019
9:00 AM

DOCKET

CALL TO ORDER BY MUNICIPAL CODE ENFORCEMENT SPECIAL MAGISTRATE

ORDER OF BUSINESS: ANY ADDITIONS / DELETIONS FROM THE AGENDA

PROOF OF PUBLICATION – PUBLIC NOTICE #052920190900

PUBLISHED MAY 22, 2019

APPROVAL OF PREVIOUS MINUTES

SWEAR-IN OFFICERS

COMPLIED CASES OR STIPULATION CASES

NEW BUSINESS

CASE NO: 2019_1506

OFFICER D. HOLLINGSWORTH

CITY OF OCALA

vs.

VILLAGE GREEN APARTMENTS, 500 SW 33RD AVENUE, OCALA, FL 34474

PARK PROPERTIES, INC, 1234 KING STREET, JACKSONVILLE, FL 32204

PARK PROPERTIES, INC., C/O MATTHEW T. MAYNOR – PRESIDENT, 1234 KING STREET, JACKSONVILLE, FL 32204

CENTERSTATE BANK, N.A., as successor by merger to Harbor Community Bank, as successor by merger to Florida Citizens Bank, 1101 1ST STREET SOUTH, WINTER HAVEN, FL 33880

CENTERSTATE BANK, N.A., 1951 8TH STREET NW, WINTER HAVEN, FL 33881

VIOLATION(S):

Section 82-151	Standard Housing Code adopted
Section 82-181	Definitions
Section 82-182	Dangerous buildings declared nuisance; abatement required; time limits
Section 82-183	Unsafe electrical conditions, authority to discontinue electrical service
Section 82-184	Standards for ordering repair, vacation or demolition
Section 122-1007	Surfacing
Section 122-1221	Keeping of livestock

LOCATION: 500 SW 33RD AVENUE – ALL UNITS

CASE NO: 2019_1837

OFFICER D. HOLLINGSWORTH

CITY OF OCALA

vs.

HAMIDA MAMOOR AND FAZAL RAHIM, 2201 SW 10TH ROAD, OCALA, FL 34474

VIOLATION(S):

Section 62-61	Levy
Section 62-62	Tax Certificate Required
Section 62-66	Delinquency: penalties for engaging in business without certificate.
Section 62-76	Revocation of certificate. (Licenses can be revoked due to non-payment.)
Section 62-78	Tax constitutes debt to city.
Section 122-51	Building Permit Required

LOCATION: 2201 SW 10TH ROAD

CASE NO: 2019_1388

OFFICER A. YODER

CITY OF OCALA

vs.

RICHARD BARNER SR, 3914 NW GAINESVILLE RD, OCALA, FL 34475

VIOLATION(S):

Section 62-61	Levy
Section 62-62	Tax Certificate Required
Section 62-66	Delinquency: penalties for engaging in business without certificate.
Section 62-76	Revocation of certificate. (Licenses can be revoked due to non-payment.)
Section 62-78	Tax constitutes debt to city.

LOCATION: 2629 N. MAGNOLIA AVENUE

CASE NO: 2019_1399

OFFICER A. YODER

CITY OF OCALA

vs.

YOUNG CHAPEL CEMETERY, C/O YOUNG CHAPEL AME CHURCH, 3291 NW BLITCHTON RD., OCALA, FL 34475

VIOLATION(S):

Section 34-91	Definitions
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION: 3291 NW BLITCHTON ROAD

CASE NO: COM18-1106

OFFICER J. BULLER

CITY OF OCALA

vs.

EQUITY TRUST CO CUSTODIAN FBO ET AL, C/O ANDREW WILLIAM CARBAUGH IRA, 3106 E FORT KING ST, OCALA, FL 33470
EQUITY TRUST CO CUSTODIAN FBO AND ANDREW WILLIAM CARBAUGH IRA, C/O ANDREW WILLIAM CARBAUGH IRA, 3106 E FORT KING ST, OCALA, FL 34470

VIOLATION(S):

Section 34-91	Definitions
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION: 1212 SW 3RD STREET

CASE NO: 2019_1419

OFFICER J. BULLER

CITY OF OCALA

vs.

JP MORGAN CHASE BANK NA, 700 KANSAS LN, MC 8000, MONROE, LA 71203

JP MORGAN CHASE BANK NA, 3415 VISION DR, MAILCODE OH 4-7511, COLUMBUS, OH 43219

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; accumulations of trash or other unsightly or unsanitary matter

Section 34-143

Maintenance requirements

LOCATION:

3311 SE 44TH AVENUE

CASE NO: 2019_1421

OFFICER J. BULLER

REPEAT VIOLATOR

CITY OF OCALA

vs.

DERRICK A. DEMPSEY SR, 2109 SW 7TH ST, OCALA, FL 34471-1941

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION:

1206 SW 3RD STREET

CASE NO: 2019_1562

OFFICER J. BULLER

REPEAT VIOLATOR

CITY OF OCALA

vs.

SLSM INCORPORATION INC, 6725 S FRY RD #700-331, KATY, TX 77494-8102

SLSM INCORPORATION INC, 19 HEMLOCK TER WAY, OCALA, FL 34472

SLSM INCORPORATION INC, PO BOX 1869, INVERNESS, FL 34451

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION:

1300 BLK SW 2ND STREET

CASE NO: 2019_1563 OFFICER J. BULLER REPEAT VIOLATOR

CITY OF OCALA

vs.

SLSM INCORPORATION INC, 6725 S FRY RD #700-331, KATY, TX 77494-8102

SLSM INCORPORATION INC, 19 HEMLOCK TER WAY, OCALA, FL 34472

SLSM INCORPORATION INC, PO BOX 1869, INVERNESS, FL 34451

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION:

206 SW 13TH AVENUE

CASE NO: 2019_1564 OFFICER J. BULLER REPEAT VIOLATOR

CITY OF OCALA

vs.

SLSM INCORPORATION INC, 6725 S FRY RD #700-331, KATY, TX 77494-8102

SLSM INCORPORATION INC, 19 HEMLOCK TER WAY, OCALA, FL 34472

SLSM INCORPORATION INC, PO BOX 1869, INVERNESS, FL 34451

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; accumulations of trash or other unsightly or unsanitary matter

LOCATION:

1300 BLK SW 3RD STREET

CASE NO: 2019_1566 OFFICER J. BULLER REPEAT VIOLATOR

CITY OF OCALA

vs.

LAND TRUST NO 217S AND WILLIAM H. STONE SR TR, 14912 NE 248TH AVENUE ROAD, SALT SPRINGS, FL 32134

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; accumulations of trash or other unsightly or unsanitary matter

LOCATION:

217 SW 13TH AVENUE

CASE NO: 2019_1589 OFFICER J. BULLER

CITY OF OCALA

vs.

HAMIDA MAMMOOR AND FAZAL RAHIM, 2201 SW 10TH ROAD, OCALA, FL 34474

VIOLATION(S):

Section 122-51

Building Permit Required

LOCATION:

2201 SW 10TH ROAD

CASE NO: COM18_1197 OFFICER T. GILLYARD

CITY OF OCALA

vs.

ANNIE MARIE STEVENS EST, C/O LINDA R. MCBRIDE PER REP, 301 SE 49TH AVE, OCALA, FL 34471-3353

VIOLATION(S):

Section 34-146 Vacant commercial structures

LOCATION: 1865 NE JACKSONVILLE ROAD

CASE NO: 2019_1267 OFFICER T. GILLYARD

CITY OF OCALA

vs.

ALLSTATE SERVICING INC, 809 NE 25TH AVE, OCALA, FL 34470

ALLSTATE SERVICING INC, P.O. BOX 4737, OCALA, FL 34478

VIOLATION(S):

Section 34-91 Definitions
Section 34-95 Weeds; Accumulations of trash or other unsightly or unsanitary matter
Section 82-151 Standard Housing Code adopted

LOCATION: 1231 NE 24TH STREET

CITY OF OCALA**vs.****OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285****OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470****EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478****AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471****VIOLATION(S):**

Section 34-32	Water collections
Section 34-91	Definitions
Section 34-93	Deposits of waste material causing noxious odors
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter
Section 34-97	Unsanitary or offensive privies or water closets
Section 34-98	Miscellaneous nuisances
Section 34-121	Definitions
Section 34-122	Abandoned or derelict vehicles
Section 34-146	Vacant commercial structures
Section 82-3	Barbed wire, electrified fences, razor wire and fences/walls
Section 82-151	Standard Housing Code adopted
Section 82-181	Definitions
Section 82-182	Dangerous buildings declared nuisance; abatement required; time limits
Section 82-183	Unsafe electrical conditions, authority to discontinue electrical service
Section 82-184	Standards for ordering repair, vacation or demolition
Section 122-219	Conformance with approved plan; changes to approved plan; certification of compliance; maintenance of improvements
Section 122-1001	Required
Section 122-1007	Surfacing

LOCATION:**2426 NE 14TH STREET****CITY OF OCALA****vs.****ROBERT E. WALKER EST, C/O TAMMY WALKER PERS REP, 1900 NW 44TH ST, OCALA, FL 34475-3123****VIOLATION(S):**

Section 34-91	Definitions
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter
Section 82-181	Definition
Section 82-182	Dangerous buildings declared nuisance; abatement required; time limits
Section 82-184	Standards for ordering repair, vacation or demolition

LOCATION:**2417 W SILVER SPRINGS BLVD**

CITY OF OCALA**vs.****ROBERT E. WALKER EST, C/O TAMMY WALKER PERS REP, 1900 NW 44TH ST, OCALA, FL 34475-3123****VIOLATION(S):**

Section 34-91	Definitions
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter
Section 34-121	Definitions
Section 34-122	Abandoned or derelict vehicles
Section 82-181	Definition
Section 82-182	Dangerous buildings declared nuisance; abatement required; time limits
Section 82-184	Standards for ordering repair, vacation or demolition

LOCATION:**2431 and 2437 W SILVER SPRINGS BLVD****CITY OF OCALA****vs.**

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285
OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470
EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478
AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

Section 34-91	Definitions
Section 34-95	Weeds; Accumulations of trash or other unsightly or unsanitary matter
Section 34-141	Definitions
Section 34-143	Maintenance requirements
Section 34-146	Vacant commercial structures
Section 82-181	Definitions
Section 82-182	Dangerous buildings declared nuisance; abatement required; time limits
Section 82-184	Standards for ordering repair, vacation or demolition
Section 110-3	Definitions
Section 110-31	Removal of Prohibited or Abandoned Signs

LOCATION:**916 NE 25TH AVENUE**

CITY OF OCALA

vs.

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285

OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470

EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478

AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

- Section 34-91 Definitions
- Section 34-95 Weeds; Accumulations of trash or other unsightly or unsanitary matter
- Section 82-181 Definitions
- Section 82-182 Dangerous buildings declared nuisance; abatement required; time limits
- Section 82-183 Unsafe electrical conditions, authority to discontinue electrical service
- Section 82-184 Standards for ordering repair, vacation or demolition

LOCATION: 2408 NE 14TH ST

CITY OF OCALA

vs.

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285

OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470

EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478

AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

- Section 34-91 Definitions
- Section 34-95 Weeds; Accumulations of trash or other unsightly or unsanitary matter
- Section 34-121 Definitions
- Section 34-122 Abandoned or derelict vehicles
- Section 82-3 Barbed wire, electrified fences, razor wire and fences/walls
- Section 82-181 Definitions
- Section 82-182 Dangerous buildings declared nuisance; abatement required; time limits
- Section 82-184 Standards for ordering repair, vacation or demolition

LOCATION: 1008 NE 25TH AVE

CASE NO: 2019_1892

OFFICER J. SCOTTO

CITY OF OCALA

vs.

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285

OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470

EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478

AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION:

1118 NE 25TH AVE

CASE NO: 2019_1893

OFFICER J. SCOTTO

CITY OF OCALA

vs.

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285

OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470

EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478

AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

LOCATION:

900 BLOCK NE 25TH AVENUE

CASE NO: 2019_1964

OFFICER J. SCOTTO

CITY OF OCALA

vs.

OCALA PROPERTIES OF MARION COUNTY LLC, PO BOX 5285, OCALA, FL 34478-5285

OCALA PROPERTIES OF MARION COUNTY, LLC, 707 NORTHEAST 25TH AVENUE, OCALA, FL 34470

EDWARD K. SEYLER, P.O. BOX 4919, OCALA, FL 34478

AMERIS BANK, 2601 SE MARICAMP ROAD, OCALA, FL 34471

VIOLATION(S):

Section 34-91

Definitions

Section 34-95

Weeds; Accumulations of trash or other unsightly or unsanitary matter

Section 82-3

Barbed wire, electrified fences, razor wire and fences/walls

Section 82-181

Definitions

Section 82-182

Dangerous buildings declared nuisance; abatement required; time limits

Section 82-184

Standards for ordering repair, vacation or demolition

LOCATION:

1227 NE 24TH AVENUE

CITY OF OCALA

vs.

NORMANDES INC, PO BOX 1779, SILVER SPRINGS, FL 34489-1779

NORMANDES INC, 4901 N.E. 58TH AVE, SILVER SPRINGS, FL 34488

VIOLATION(S):

Section 34-91	Definitions
Section 34-95	Weeds; accumulations of trash or other unsightly or unsanitary matter
Section 110-3	Definitions
Section 110-6	Exemptions
Section 110-31	Removal of prohibited or abandoned signs
Section 110-32	Repair or removal of unsafe signs
Section 110-51	Work requiring permit
Section 110-57	Penalty for commencing work without permit
Section 110-82	Continuation generally
Section 122-51	Building permit required
Section 122-1007	Surfacing

LOCATION: 2635 SW COLLEGE RD

OLD BUSINESS

Consent Agenda for Non-Compliance (MASSEY) Hearing

COM18-1009	BETTY GILL	1510 NE 46TH RD
COM18-1041	JEROME H. & FAITH PEARLMAN TRUST 2	3535 SE MARICAMP RD UNIT 400
COM18-1105	PARADISE ONE INVESTMENTS LLC	211 NE 13TH ST
COM18-1114	SAI AKSHAR 1 LLC	4020 NW BLITCHTON RD
2019_1166	DORIS HAYS	1705 SW 5TH PL
2019_1170	QUENTIN COTTON	1017 W SILVER SPRINGS PL
2019_1193	JAMES L. MERRITT	705 NE 11TH ST
2019_1204	FRED BAGGETT	3160 SE 7TH ST
2019_1217	CHRISTOPHER L. WARDEN EST	1522 NE 21ST ST
2019_1326	RYMARK INC	1720 N PINE AVE
2019_1360	OCALA PALLETS & SAWMILL INC	1830 NW 21ST ST
2019_1367	FRED ARMENI EST	3901 SW 30TH ST
2019_1457	SPACE COAST HOSPITALITY LLC	3811 NW BLITCHTON RD

DISCUSSION:

COMMENTS BY THOSE WHO WISH TO ADDRESS THE CODE ENFORCEMENT SPECIAL MAGISTRATE

COMMENTS BY THE CODE ENFORCEMENT SPECIAL MAGISTRATE

ADJOURNMENT

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CITY OF OCALA
CODE ENFORCEMENT DIVISION
201 SE 3RD STREET, 2ND FLOOR, OCALA, FL 34471
352-629-CITY (2489)

CONTRACTOR'S BOARD OF EXAMINERS AND APPEALS DOCKET

WEDNESDAY, MAY 29, 2019

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Staff:

Matthew Leibfried
Chief Code Official

Dale Hollingsworth
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Gabriela Solano
Code Enforcement Specialist

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CONTRACTOR'S BOARD OF EXAMINERS AND APPEALS
OCALA CITY HALL, COUNCIL CHAMBER, 2ND FLOOR
110 SE WATULA AVENUE
MAY 29, 2019
9:00 AM

DOCKET

PLEDGE OF ALLEGIANCE

ROLL CALL

PROOF OF PUBLICATION: Public Notice # 052920190900

Published MAY 22, 2019

SWEAR IN OFFICERS

NEW BUSINESS

CASE NO: 2019_1837	OFFICER D. HOLLINGSWORTH
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CITY OF OCALA

vs.

GROVE PLUMBING, INC., 4503 NE 3RD STREET, OCALA, FL 34470

WILLIS ELECTRIC, INC, 1423 NE 8TH AVENUE-SUITE 6, OCALA, FL 34470

VIOLATION(S):

Section 22-151(a)(8)

Section 22-151(a)(12)

Section 22-151(a)(15)(e)

Section 22-151(a)(16)

LOCATION:

2201 SW 10TH ROAD

OLD BUSINESS

Having none so state.

DISCUSSION:

COMMENTS BY THOSE WHO WISH TO ADDRESS THE MUNICIPAL CODE ENFORCEMENT BOARD

COMMENTS BY THE MUNICIPAL CODE ENFORCEMENT BOARD

ADJOURNMENT