



Ocala Municipal Code Enforcement Board Agenda

Thursday, June 8, 2023

Meeting Information

Location

City Hall
Council Chambers - Second Floor
110 SE Watula Avenue

<https://www.ocalafl.org/meetings>

Time

5:30 PM

Board Members:

Steve Forrest, Chair
Shirley J. Wright, Member
Danielle Ruse, Member
Michael Gartner, Vice Chair
Kevin Steiner, Member
Michael Kroitor, Member
Matthew Leibfried, Member
Darrell O'Kain, Alternate

Board Attorney:

Christopher A. Anderson
Attorney for Code Board

Staff:

James Pogue
Manager, Code Enforcement

Jeff Ball
Senior Code Officer, Code Enforcement

Yiovanni Santiago
Code Enforcement Specialist

Lisa Singleton
Code Enforcement Specialist

ADA COMPLIANCE

If special accommodations are needed for you to attend or participate in this meeting, please call 352-629-8309, forty-eight (48) hours in advance, so arrangements can be made.

WELCOME,

On behalf of the Municipal Code Enforcement Board we would like to take this opportunity to welcome you to these proceedings and provide you with some information concerning this Board. This Board 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 Board consists of seven members (four are required to make a quorum) all are volunteers, who work without payment, or compensation, and are appointed by the City Council.

The qualifications to be a Board Member are that you must be a City of Ocala resident, and whenever possible; members shall include an Architect, a businessman, an Engineer, a General Contractor, a Sub-Contractor, and a Realtor, all from the community. Each Board Member serves a three-year term, commencing February 28th of each year. The Board meets on the second Thursday of each month at 5:30 P.M., as necessary, however is required to meet at least once every two months.

The Board is empowered to examine City of Ocala Code of Ordinance violations. The Board works in a fashion similar to a judicial process, cases are presented from the agenda, testimony and evidence is given, and the Board makes a ruling. The Board 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 this Board 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 enforcement board. 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 Board will need a record of the proceedings, and for this purpose 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.

1. **Invocation**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Proof of Publication # 052520231730 / Published: 05252023**
5. **Approval of Minutes**
6. **Swear in Officers**
7. **New Business**

Case No: 2022_8909 Officer: Hector Delvalle Reyes

CITY OF OCALA

VS.

ANTHONY JOHN, PO BOX 121311, CLERMONT, FL 34712-1311

LOCATION:

1118 NW 7TH AVE

VIOLATION(S):

Section 82-151 Standard Housing Code adopted

Section 34-91 Definitions

Section 34-95 Weeds; accumulations of trash or other unsightly or unsanitary matter

Case No: 2023_9132 Officer: Hector Delvalle Reyes

CITY OF OCALA

VS.

**BROWN JOE C, JOEBED INVESTMENTS LLC, PO BOX 2407, BELLEVIEW, FL
34421-2407**

LOCATION:

2243 NW OLD BLITCHTON RD

VIOLATION(S):

Section 34-91 Definitions

Section 34-95 Weeds; accumulations of trash or other unsightly or unsanitary matter

Case No: 2023_9295 Officer: Robert Moore

**CITY OF OCALA
VS.**

**MACK HERBERT M EST, C/O URTORIO BROWN, 1916 E WATERS AVE, TAMPA,
FL 33604-3563**

LOCATION: 1212 SW 2ND ST

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

8. Old Business

Request For Petition

Case #2020_4753 (Hector)

**PERKINS FREDDIE LEE EST, TOWNSEND ORA T, 338 W SILVER SPRINGS
BLVD #1, OCALA, FL 34475-5659
1106 SW 3RD ST**

Case # COM15_1134 (Robert)

**SMITH CAROLYN, 17280 N US HWY 301, CITRA, FL 32113-2559, PALMER
CLINTON, 110 SW 7TH ST, MICANOPY, FL 32667
2428 NW OLD BLITCHTON RD**

Consent Agenda for Order Granting Extension (MASSEY) Hearing

Case #:2023_9199 (Jennipher)

**QSR 30 BUILDING LLC
3490 W SILVER SPRINGS BLVD**

Case #:2022_9050 (Jennipher)

**COLE FD PORTFOLIO III LLC, C/O FAMILY DOLLAR STORE #28593
3660 SE MARICAMP RD**

9. Discussion

10a. Comments by those who wish to address the Municipal Code Enforcement Board

10b. Comments by the Municipal Code Enforcement Board

10. Adjournment