



Marion County Board of County Commissioners

Growth Services ▪ Code Enforcement

2710 E. Silver Springs Blvd.
Ocala, FL 34470
Phone: 352-671-8900
Fax: 352-671-8903

Case No.: 934739-DG

April 19, 2024

OCALA FREEDOM INVESTMENTS LLC
% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

PARCEL #: 4202-010-062

NOTICE OF VIOLATION

On October 24, 2023, at 11:20 a.m., an inspection was made of your property located at 3611 SE 138TH PL SUMMERFIELD, in Marion County. This inspection revealed a violation of the Marion County Land Development Code, Article 4. Specifically noted: Utilizing R-1 zoning for the storage and operation of construction materials/vehicles. Removing all construction business related items including the storage container would clear the violation. Utilizing the Right of Way along SE 36th Ave for entering and exiting the properties without a proper driveway.

Ø Marion County Land Development Code, Article 4, Division 2, Section 4.2.6, Residential Zoning Classifications, by operating a business in an improper R-1 zone. Cease operating the business in an improper zone and remove all business related equipment, vehicles, inventory, supplies and debris.

Ø Marion County Land Development Code, Article 2, Division 22, Section 2.22.1, Right-of-way utilization. A *Right-of-Way Utilization Permit* is required for all construction, and all temporary private use of public right-of-way. Cease the unpermitted activity immediately and contact me to discuss the matter in detail.

Ø Marion County Code, Chapter 16, Article III, Section 16-92; (e) Accumulation of junk; unserviceable vehicles. Please remove all junk from the property. "Junk" means any litter, debris, waste materials of any kind, dead or decaying vegetation or vegetative refuse, dead animals, used or unserviceable automobile and machinery parts, used and nonfunctional furniture and appliances, and used and nonfunctional tools, equipment, and implements, but shall not include compost piles for personal, noncommercial use. Additionally (e) It shall be unlawful for the owner, contractor, or other person in charge of a construction, demolition, or development site to: (1) cause or permit the accumulation of junk, litter or solid waste on the site, except in enclosed litter receptacles or appropriate collection containers; (b) fail to furnish on-site litter receptacles and collection containers; or (c) leave construction and demolition debris on the site for more than seven (7) days after the completion of the construction, demolition, or development project or the expiration of the permit therefor.

This property will be re-inspected after May 10, 2023, and hopefully, this matter will be cleared at that time. Please contact me to discuss the matter and/or to request a re-inspection. Failure to clear a violation will result in the issuance of a citation or a notice to appear before the Marion County Code Enforcement Board, which could result in a lien against any real or personal property owned by you. In the event a fine is levied against you by the Code Enforcement Board, a collection agency fee and administrative costs will also be added to the total payoff amount and the lien will be reported to credit bureaus.

SEE REVERSE SIDE

Empowering Marion for Success

www.marionfl.org

Respectfully,

Danny Garrels

Code Enforcement Officer

352-671-8915

danny.garrels@MarionFL.org



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Case No.: 934739-DG

August 06, 2024

OCALA FREEDOM INVESTMENTS LLC
% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

MTG: TVC FUNDING III LLC
7550 WISCONSIN AVE, 10TH FL
BETHESDA, MD 20814

Parcel # 4202-010-062 / 3611 SE 138TH PL, SUMMERFIELD

This is to formally notify you that Marion County no longer considers you to be in violation of:

Ø Marion County Land Development Code, Article 4, Division 2, Section 4.2.6, Residential Zoning Classifications, by operating a business in an improper R-1 zone. Cease operating the business in an improper zone and remove all business related equipment, vehicles, inventory, supplies and debris.

Ø Marion County Land Development Code, Article 2, Division 22, Section 2.22.1, Right-of-way utilization. A *Right-of-Way Utilization Permit* is required for all construction, and all temporary private use of public right-of-way. Cease the unpermitted activity immediately and contact me to discuss the matter in detail.

Ø Marion County Code, Chapter 16, Article III, Section 16-92; (e) Accumulation of junk; unserviceable vehicles.

We thank you for your cooperation in resolving this matter.

Respectfully,

Danny Garrels

Code Enforcement Officer
352-671-8915
danny.garrels@MarionFL.org



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Growth Services ▪ Code Enforcement

2710 E. Silver Springs Blvd.
Ocala, FL 34470
Phone: 352-671-8900
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Case No.: 934740-DG

November 02, 2023

OCALA FREEDOM INVESTMENTS LLC
R/A MAIRIELYS ORDONEZ
1911 MORNING DR
ORLANDO, FL 32809

PARCEL #: 4202-010-001

NOTICE OF VIOLATION

On October 24, 2023, at 11:20 a.m., an inspection was made of your property located at 3612 SE 138TH ST SUMMERFIELD, in Marion County. This inspection revealed a violation of the Marion County Land Development Code, Article 4. Specifically noted: Utilizing R-1 zoning for the storage and operation of construction materials/vehicles. Removing all construction business related items including the storage container would clear the violation. Utilizing the Right of Way along SE 36th Ave for entering and exiting the properties without a proper driveway.

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This property will be re-inspected after December 01, 2023, and hopefully, this matter will be cleared at that time. Please contact me to discuss the matter and/or to request a re-inspection. Failure to clear a violation will result in the issuance of a citation or a notice to appear before the Marion County Code Enforcement Board, which could result in a lien against any real or personal property owned by you. In the event a fine is levied against you by the Code Enforcement Board, a collection agency fee and administrative costs will also be added to the total payoff amount and the lien will be reported to credit bureaus.

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Case No.: 934740-DG

August 06, 2024

OCALA FREEDOM INVESTMENTS LLC
% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

Parcel # 4202-010-001 / 3612 SE 138TH ST, SUMMERFIELD

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Ocala, FL 34470
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Case No.: 934741-DG

April 19, 2024

OCALA FREEDOM INVESTMENTS LLC
% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

PARCEL #: 4202-010-059

NOTICE OF VIOLATION

On October 24, 2023, at 11:20 a.m., an inspection was made of your property located at 3633 SE 138TH PL SUMMERFIELD, in Marion County. This inspection revealed a violation of the Marion County Land Development Code, Article 4. Specifically noted: Utilizing R-1 zoning for the storage and operation of construction materials/vehicles. Removing all construction business related items including the storage container would clear the violation. Utilizing the Right of Way along SE 36th Ave for entering and exiting the properties without a proper driveway.

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SEE REVERSE SIDE

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Case No.: 934741-DG

August 06, 2024

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% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

MTG: TVC FUNDING III LLC
7550 WISCONSIN AVE, 10TH FL
BETHESDA, MD 20814

Parcel # 4202-010-059 / 3633 SE 138TH PL, SUMMERFIELD

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Case No.: 934742-DG

November 02, 2023

OCALA FREEDOM INVESTMENTS LLC
R/A MAIRIELYS ORDONEZ
1911 MORNING DR
ORLANDO, FL

PARCEL #: 4202-010-004

NOTICE OF VIOLATION

On October 24, 2023, at 11:20 a.m., an inspection was made of your property located at 3636 SE 138TH ST SUMMERFIELD, in Marion County. This inspection revealed a violation of the Marion County Land Development Code, Article 4. Specifically noted: Utilizing R-1 zoning for the storage and operation of construction materials/vehicles. Removing all construction business related items including the storage container would clear the violation. Utilizing the Right of Way along SE 36th Ave for entering and exiting the properties without a proper driveway.

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Case No.: 934742-DG

August 06, 2024

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% MAIRIELYS ORDONEZ R/A
1911 MORNING DR
ORLANDO, FL 32809

Parcel # 4202-010-004 / 3636 SE 138TH ST, SUMMERFIELD

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