

**CASE #: 20250013**

**LEVY COUNTY, FLORIDA**

**VS**

**Kyle Fisk**

**LEVY COUNTY CODE ENFORCEMENT DIVISION**

**P.O. BOX 672 | BRONSON, FL 32621**

**TELEPHONE: (352) 486-5541 | FAX: (352) 486-5246**

**COMPLAINT FORM**

**Authority:** Levy County Land Development Code: Chapter 50, Division 2, Administration and Enforcement

Date 2/26/24

**Plaintiff Information**

Name Arline Broome Phone 352-639-1012 Email a.broome@comcast.net

Street Address 1561 NE State Rd 121 City Williston State Florida ZIP 32696

Plaintiff signature Arline Broome

**Property Owner Information**

Name DR KYLE FISK Phone \_\_\_\_\_ Email \_\_\_\_\_

Street Address 1251 NE 160th Ave City Williston State Florida ZIP 32696

Property owner signature \_\_\_\_\_

**Tenant Information**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Email \_\_\_\_\_

Street Address \_\_\_\_\_ City \_\_\_\_\_ State Florida ZIP \_\_\_\_\_

Tenant signature \_\_\_\_\_

**Legal Description**

Subdivision name Foxwood Farms Lot 19 Block \_\_\_\_\_ Section 15

Township 13 Range 18 Parcel Account 0444701900

911 Address 1251 NE 160th Ave

Description of complaint Barn Waste Pile getting larger bordering my property.

**Office Use Only**

Verification of complaint \_\_\_\_\_

Conditions constituting a violation \_\_\_\_\_

Chapter \_\_\_\_\_ Article \_\_\_\_\_ Division \_\_\_\_\_ Section \_\_\_\_\_

Signature of code enforcement officer \_\_\_\_\_

**LEVY COUNTY CODE ENFORCEMENT DIVISION**

**P.O. BOX 672 | BRONSON, FL 32621**

**TELEPHONE: (352) 486-5541 | FAX: (352) 486-5246**

**COMPLAINT FORM**

**Authority:** Levy County Land Development Code: Chapter 50, Division 2, Administration and Enforcement

Date 2/26/24

**Plaintiff Information**

Name Arline Broome Phone 352-8389-1012 Email a.broome@comcast.net

Street Address 1561 NE State Rd 121 City Williston State Florida ZIP 32696

Plaintiff signature Arline Broome

**Property Owner Information**

Name DR Kyle Fisk Phone \_\_\_\_\_ Email \_\_\_\_\_

Street Address 1251 NE 160th Ave City Williston State Florida ZIP 32696

Property-owner-signature \_\_\_\_\_

**Tenant Information**

Name \_\_\_\_\_ Phone \_\_\_\_\_ Email \_\_\_\_\_

Street Address \_\_\_\_\_ City \_\_\_\_\_ State Florida ZIP \_\_\_\_\_

Tenant signature \_\_\_\_\_

**Legal Description**

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Township 13 Range 18 Parcel Account 0444701900

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**Office Use Only**

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Conditions constituting a violation \_\_\_\_\_

Chapter \_\_\_\_\_ Article \_\_\_\_\_ Division \_\_\_\_\_ Section \_\_\_\_\_

Signature of code enforcement officer \_\_\_\_\_

LEVY COUNTY CODE ENFORCEMENT DIVISION



NOTICE OF CODE VIOLATION

Fisk Kyle  
Rodemick Jennifer Elizabeth  
PO BOX 40  
Williston, FL 32696

DATE: January 8, 2025

RE: Fisk Kyle  
Rodemick Jennifer Elizabeth  
1251 NE 160 AVE  
Williston, FL 32696

An inspection of the property located at **1251 NE 160<sup>th</sup> AVE** was made on December 2<sup>nd</sup> and 19<sup>th</sup>, 2024 and concerning the barn waste stockpile. These inspections revealed the following violations of Levy County Code: **Ordinance No. Sec. 22-123.- Exemptions.**

**Sec. 22-123. - Exemptions.**

This article does not prohibit the composting of manure by a bona-fide agricultural operation for beneficial use by that agricultural operation as part of its normal farming operations, provided no public nuisance or any condition adversely affecting the environment or public health is created and the activity does not violate other federal, state or local laws.

**Beneficial use means, as defined in Chapter 62-709.201, F.A.C.,** that readily-degradable organics are placed on or in the soils to provide a viable benefit, such as, reducing erosion and water loss, regulating soil temperature, preventing the growth of weeds, or serving as a soil amendment upon decomposition. Placement of materials for purposes of disposal is not considered to be a beneficial use.

It is important that you relocate the barn waste 100 feet from residential property lines and prove you have established processes in your Farm Plan to include Florida Department of Agriculture and Consumer Services' Best Management Practices (BMPs) when it comes to using barn waste as a beneficial use for your farming operations. If the barn waste is not relocated/removed or managed in accordance with BMPs by **January 31, 2025**, a Special

Magistrate Hearing will be scheduled and daily fines can be ordered against your property. If you have any questions concerning this violation, please contact this office at 352-486-5198 or email [banton\\_dave@levycounty.org](mailto:banton_dave@levycounty.org).

V/R

A handwritten signature in black ink, appearing to read 'Dave Banton', written in a cursive style.

Dave Banton

Levy County Code Enforcement



# LEVY COUNTY, FLORIDA SPECIAL MAGISTRATE

**LEVY COUNTY, FLORIDA**  
Petitioner,

Violation/Case No. **20250013**

Vs.

**Fisk Kyle  
Rodemick Jennifer Elizabeth  
PO Box 40  
Williston, FL 32696**

**Respondent.**

\_\_\_\_\_ /

## **STATEMENT OF VIOLATION AND REQUEST FOR HEARING**

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Pursuant to Sections 162.06 and 162.12, Florida Statutes, and Levy County Code of Ordinances, Ordinance No. 01-03, the undersigned Code Enforcement Officer hereby gives notice of an uncorrected or repeat violation of the Levy County Code of Ordinances, as particularly described herein, and hereby requests a public hearing before the Levy County Special Magistrate, for the following reasons:

1. Location/address of violation in Levy County, Florida:

**1251 NE 160 Ave  
Williston, FL 32696  
Section-15, Township-13, Range-18  
Parcel Number: 04447 01 900**

2. Name and address of owner/person/responsible party in charge of violation:

**Fisk Kyle  
Rodemick Jennifer Elizabeth  
PO Box 40  
Williston, FL 32696**

3. Date of violation: **December 2, 2024**

4. Code Section(s) violated: **Section 22-123**

**Sec. 22-123. - Exemptions.**

**This article does not prohibit the composting of manure by a bona-fide agricultural operation for beneficial use by that agricultural operation as part of its normal farming operations, provided no public nuisance or any condition adversely affecting the environment or public health is created and the activity does not violate other federal, state or local laws.**

5. Description of Violation: **On December 2, 2024, I observed large pile of manure barn waste stockpiled at the corner of the respondent's property and the complainant's property causing a visual and odder nuisance.**
6. Date violation first observed: **December 2, 2024**
7. Date Owner/Person in charge received Notice of Violation: **On January 8, 2025 a Notice of Violation was sent via USPS certified letter with return receipt requested. On or about January 10, 2025.**
8. Date which violations are to be corrected: **January 31, 2025**
9. Date of re-inspections if applicable: **March 4, 2025.**
10. Result of inspection or re-inspection: **Respondent not in compliance and more manure barn waste has been placed in the same location.**

Based upon the foregoing, the undersigned Code Enforcement Officer hereby certifies that The above described violation continues to exist in the jurisdiction within the boundaries of Levy County as specified in the Levy County Code of Ordinances, Article II, Section 34-40 and Section 34-41. Attempts to secure compliance with the Levy County Code of Ordinances has

failed, or this is a life safety issue, or this is a repeat violation, as aforesaid, and the violation should be referred to the Levy County Special Magistrate for a public hearing.

*[Signature]*  
Dave Banton, Code Enforcement Officer

6 March 2025  
Date

SWORN to and subscribed before me on this 6<sup>th</sup> day of March, 2025.

*Janelle Lundy*  
Notary Public, State of Florida





LEVY COUNTY, FLORIDA  
SPECIAL MAGISTRATE



LEVY COUNTY, FLORIDA

Petitioner,

Code Case No.: 20250013

VS.

Fisk, Kyle  
Rodemick, Jennifer Elizabeth  
PO Box 40  
Williston, FL 32696

Respondent,

---

**NOTICE OF HEARING**

Pursuant to Sections 162.06 and 162.12, *Florida Statutes, and Levy County Code of Ordinances*, Ordinance No. 22-123; you will please take notice that a public hearing will be conducted in the above-styled cause, on Wednesday the 19th day of March, 2025 at 9:30 a.m., at the County Government Center Auditorium, 310 School Street, Bronson, Florida. The Special Magistrate will hear testimony, receive evidence, and make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the attached Statement of Violation and Request for Hearings. **Your failure to appear may result in a fine being imposed against you and a lien being placed on your property.** The case may be presented even if the violation has been corrected prior to the Special Magistrate hearing.

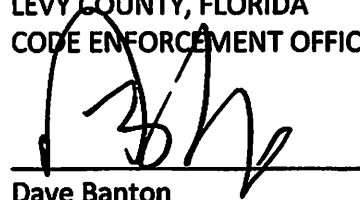
**PLEASE GOVERN YOURSELF ACCORDINGLY**

If a person wishes to appeal a decision with respect to any matter considered at this meeting, a record of the proceeding will be needed and, for this reason, such person may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is to be based. You will need to supply a copy of all evidence you present during the hearing to the Special Magistrate secretary to be included in the record.

**LEVY COUNTY, FLORIDA  
SPECIAL MAGISTRATE**

**In accordance with the Americans with Disabilities act, person with disabilities needing special accommodations for attendance at this public hearing should contact the Levy County Code Enforcement office at (352) 486-5541, no later than 72 hours prior to the proceedings.**

**LEVY COUNTY, FLORIDA  
CODE ENFORCEMENT OFFICER**

A handwritten signature in black ink, appearing to read 'Dave Banton', is written over a horizontal line.

**Dave Banton  
622 E. Hathaway Ave.  
Bronson, Florida 32621  
(352) 486-5541**

# Levy County, FL

## Homestead Transfer Form (PDF Format)

[TRANSFER OF HOMESTEAD ASSESSMENT DIFFERENCE - DR501T Form \(pdf format\)](#)

## Homestead Application

Homestead Application

## Hurricane Damage Form

**ATTENTION: This is not for FEMA.**

Hurricane Damage Form

## Application for Catastrophic Event Tax Refund

**ATTENTION: Please read instructions carefully**

Instructions

Application for Catastrophic Event Tax Refund

## Summary

Parcel ID	0444701900
Location Address	1251 NE 160 AVE WILLISTON
Neighborhood	05.00 (5)
Legal Description*	15-13-18 0030.00 ACRES TRACT IN SW1/4 AKA LOT 19 FOXWOOD FARMS OR BOOK 1631 PAGE 789 <i>*The legal description shown here may be condensed, a full legal description should be obtained from a recorded deed for legal purposes.</i>
Property Use Code	PASTURE LAND 1 (6000)
Subdivision	N/A
Sec/Twp/Rng	15-13-18
Tax District	SW FLORIDA WT MG (District SW)
Millage Rate	14.6473
Acreage	30.000
Homestead	Y
Ag Classification	Yes

[View Map](#)

## Owner

Owner Name	Fisk Kyle 100%
	Rodemick Jennifer Elizabeth 100%
Mailing Address	PO BOX 40 WILLISTON, FL 32696

## Trim Notice

Trim Notice (PDF)

## Estimate Taxes

Estimate Taxes

**Valuation**

	2025 Preliminary Value Summary
Building Value	\$364,704
Extra Features Value	\$9,074
Market Land Value	\$261,975
Ag Land Value	\$20,550
Just (Market) Value	\$635,753
Assessed Value	\$330,517
Exempt Value	\$50,000
Taxable Value	\$280,517
Save Our Homes Benefit	\$63,811
Previous Year Value	\$635,753

**Exemptions**

Homestead	2nd Homestead	Widow/er	Disability	Seniors	Veterans	Other
25000	25000					

**Building Information**

Building	1	Roof Cover	ASPHALT/COMP SHG
Actual Area	6342	Heating Type	FORCED AIR DUCTED
Conditioned Area	3731	Air Conditioning	CENTRAL
Actual Year Built	2004	Baths	2.5
Effective Year Built	2004		
Use	SINGLE FAMILY 1		
Exterior Wall	CB STUCCO		
Roof Structure	GABLE OR HIP		

Description	Conditioned Area	Actual Area
UNFINISHED OPEN PORCH	0	376
UNFINISHED SCREEN PORCH	0	1735
BASE	3731	3731
FINISHED CARPORT	0	420
FINISHED OPEN PORCH	0	80
Total SqFt	3731	6342

**Extra Features**

Code Description	BLD	Length	Width	Height	Units
FIREPLACE-B	1	0	0	0	1
DECK AV	1	0	0	0	272
DC-C CARPORT	1	36	24	0	864
DC-C CARPORT	1	0	0	0	1487

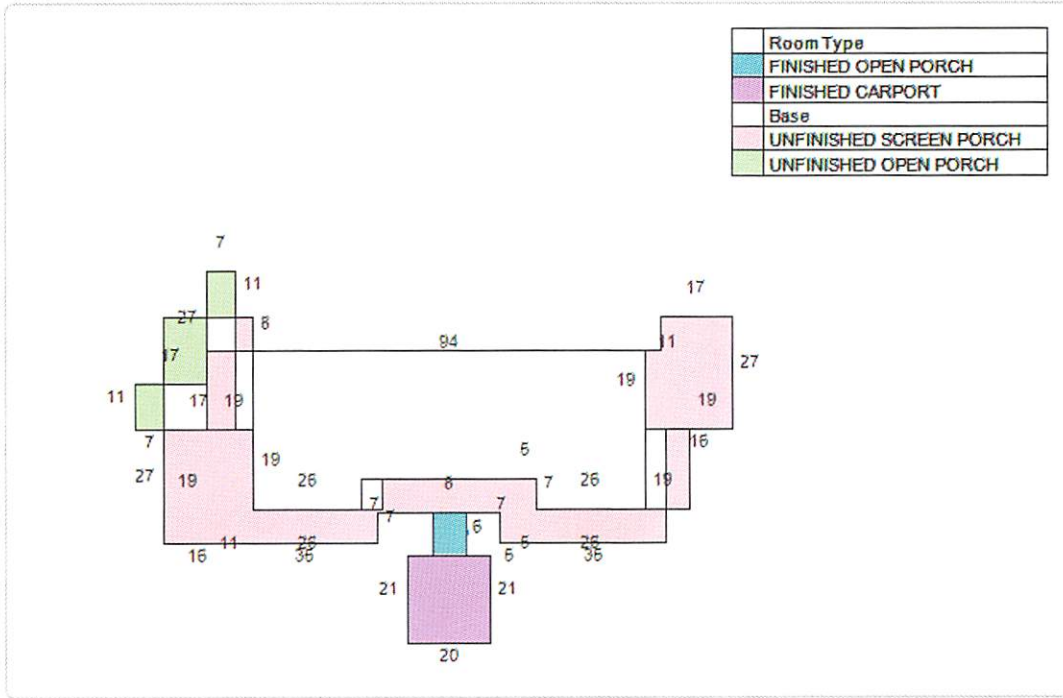
**Land Line**

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
Home Site 5 Non Ag	0	0	1	AC	\$7,500
6010	0	0	29	AC	\$13,050
HOUSE	0	0	29	AC	\$254,475

**Sales**

Sale Date	Sale Price	Instrument		Qualification	Vacant/Improved	Grantor	Grantee
		Type	Book Page				
1/14/2022	\$635,000.00	WD	<a href="#">1631</a> <a href="#">789</a>	Q	I	CURTIS JOHN R	FISK KYLE
5/1/1996	\$57,000.00	WD	<a href="#">585</a> <a href="#">78</a>	Q	V	HARTLEY JESSE L JR	

**Building Sketch**



Map



No data available for the following modules: Photos.

Levy County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.  
[User Privacy Policy](#) | [GDPR Privacy Notice](#)  
Last Data Upload: 1/6/2025, 7:34:34 PM

Contact Us

Developed by  
**SCHNEIDER**  
GEO SPATIAL

Prepared by:

Marie Vazoulas

Atlas Title Agency, LLC

1279 East Silver Springs Boulevard

Ocala, Florida 34470

File Number: 21-0457

18.50  
4,445.00

## General Warranty Deed

Made this January 14, 2022 A.D. By **Mary E. Curtis, an unremarried widow, surviving spouse of John R. Curtis**, whose address is: 2461 DelMaxton Ave, Deltona FL 32725, hereinafter called the grantor, to **Kyle Fisk, a single man and Jennifer Elizabeth Rodemick, a single woman, as joint tenants with rights of survivorship** whose post office address is: PO BOX 40 Williston FL 32696, 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 Levy County, Florida, viz:

Lot 19 of Foxwood Farms, as more particularly described as follows:

A part of Section 15, Township 13 South, Range 18 East, Levy County, Florida; being more particularly described as follows:

Commence at the southwest corner of said section and run thence North 00 Degrees 12 Minutes 55 Seconds East along the west boundary thereof, and along the east right-of-way line of Snead Street (AKA Country Road 1016) 1351.73 feet to the Point of Beginning; thence continue North 00 Degrees 12 Minutes 55 Seconds East, along said west boundary; and along said east right-of-way line 1283.18 feet, thence South 88 Minutes 31 Minutes 30 Seconds, East 1060.53 feet, thence South 03 Minutes 56 Minutes 20 Seconds West, 1234.05 feet, thence North 88 Minutes 31 Minutes 30 West. 977.12 feet to the Point of Beginning.

Parcel ID Number: 04447-019-00

**Subject to covenants, restrictions, easements, limitations and reservations of record (if any) and taxes for the current year.**

**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, 2021.

Prepared by:  
Marie Vazoulas  
Atlas Title Agency, LLC  
1279 East Silver Springs Boulevard  
Ocala, Florida 34470

File Number: 21-0457

Unofficial Copy

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:

Gregory Lord  
Witness Printed Name Gregory Lord

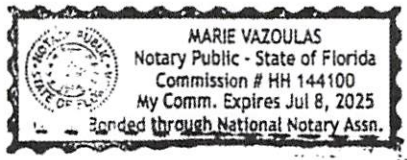
Mary E. Curtis (Seal)  
Mary E. Curtis

Mnh  
Witness Printed Name \_\_\_\_\_

\_\_\_\_\_  
(Seal)

State of Florida  
County of Manatee

The foregoing instrument was acknowledged before me this January 14, 2022, by means of physical presence X or online notarization \_\_\_\_\_ by Mary E. Curtis, an unmarried widow, surviving spouse of John R. Curtis, who is/are personally known to me or who has produced DL as identification.



Mnh  
Notary Public Marie Vazoulas  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

This page is to pay current or delinquent taxes. This is not a purchase of a tax certificate.

If you want to purchase a certificate, please go [here](#)

[Request Next Year Installment Plan](#)

Tax Roll Property Summary							<a href="#">Click here for help</a>
Account Number	04447-019-00		Type	REAL ESTATE			
Address	<a href="#">1251 NE 160 AVE WIL</a>		Status				
Sec/Twn/Rng	Subdivision						
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	
<a href="#">2013</a>	R	2013 04447-019-00	PAID	12/2013	2,969.26	<a href="#">Tax Bill</a>	
<a href="#">2014</a>	R	2014 04447-019-00	PAID	12/2014	3,001.10	<a href="#">Tax Bill</a>	
<a href="#">2015</a>	R	2015 04447-019-00	PAID	12/2015	3,017.21	<a href="#">Tax Bill</a>	
<a href="#">2016</a>	R	2016 04447-019-00	PAID	12/2016	3,091.63	<a href="#">Tax Bill</a>	
<a href="#">2017</a>	R	2017 04447-019-00	PAID	11/2017	3,068.27	<a href="#">Tax Bill</a>	
<a href="#">2018</a>	R	2018 04447-019-00	PAID	12/2018	3,239.36	<a href="#">Tax Bill</a>	
<a href="#">2019</a>	R	2019 04447-019-00	PAID	12/2019	3,259.01	<a href="#">Tax Bill</a>	
<a href="#">2020</a>	R	2020 04447-019-00	PAID	12/2020	3,443.80	<a href="#">Tax Bill</a>	
<a href="#">2021</a>	R	2021 04447-019-00	PAID	11/2021	3,467.72	<a href="#">Tax Bill</a>	
<a href="#">2022</a>	R	2022 04447-019-00	PAID	11/2022	3,481.78	<a href="#">Tax Bill</a>	
<a href="#">2023</a>	R	2023 04447-019-00	PAID	12/2023	9,873.24	<a href="#">Tax Bill</a>	
<a href="#">2024</a>	R	2024 04447-019-00	PAID	11/2024	4,227.04	<a href="#">Tax Bill</a>	
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	

CURRENT ACCOUNT DETAILS

Account Number	2024	0444701900	<a href="#">Tax Bill</a>
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Property Description		Owner Information				
15-13-18 0030.00 ACRES TRACT IN SW1/4 AKA LOT 19 FOXWOOD FARMS O R BOOK 1631 PAGE 789		FISK KYLE RODEMICK JENNIFER ELIZABETH PO BOX 40 WILLISTON,FL 32696				
Current Values and Exemptions		Taxes and Fees Levied				
ASSESSMENT	330,517	TAXES	4,403.17			
TAXABLE	280,517	TOTAL	4,403.17			
WATER EX	50,000					
HOMESTD	25,000					
HMSTD BD	25,000					
IF PAID BY:	NOV - DEC 12	DEC 13-DEC 31	JAN 1-JAN 31			
	DEC 1-28	MAR 1-MAR 31				
PLEASE PAY:	4,227.04	4,271.07	4,315.11			
		4,359.14	4,403.17			
Post Date	Receipt #	Pmt Type	Status	Disc	Interest	Total
11/27/2024	998 2024 0002920.0007		Pmt Posted	\$176.13-	\$ .00	\$4,227.04





# Levy County Code Enforcement AFFIDAVIT OF POSTING

VIOLATION NUMBER: 202500013

PARCEL NUMBER: 044470190

I hereby certify the following:

1. On this Thursday, the 6th day of March 2025, the properties owned by Fisk, Kyle and Rodemick, Jennifer Elizabeth located at Parcel #044470190, was posted with a Notice of Hearing for the following violation(s) of Levy County Code of Ordinances:

**Sec. 22-123. - Exemptions.**

This article does not prohibit the composting of manure by a bona-fide agricultural operation for beneficial use by that agricultural operation as part of its normal farming operations, provided no public nuisance or any condition adversely affecting the environment or public health is created and the activity does not violate other federal, state or local laws.

**Beneficial use means, as defined in Chapter 62-709.201, F.A.C.,** that readily degradable organics are placed on or in the soils to provide a viable benefit, such as, reducing erosion and water loss, regulating soil temperature, preventing the growth of weeds, or serving as a soil amendment upon decomposition. Placement of materials for purposes of disposal is not considered to be a beneficial use.

2. On this Thursday, the 6th day of March 2025, a copy of said information was posted at the Levy County Government Center located at 310 School St. Bronson, Florida 32621.
3. On this Wednesday, the 5th day of March 2025, a copy of like documents were mailed via USPS First Class Mail to the property owner.

FURTHER AFFIDAVIT SAYETH NAUGHT.

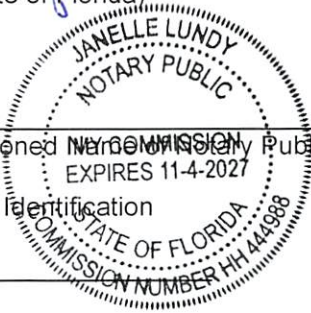


\_\_\_\_\_  
Dave Banton, Code Enforcement Officer

STATE OF FLORIDA  
COUNTY OF FLEVY

Dave Banton acknowledged the foregoing instrument before me by means of  
 physical presence or online notarization, this 7th day of March, 2025

Janelle Lundy  
(Signature of Notary Public - State of Florida)



(Print, Type, or Stamp Commissioned Notary Public)

Personally Known OR Produced Identification

Type of Identification Produced \_\_\_\_\_

**AFFIDAVIT OF REGULAR MAIL**

STATE OF (FLORIDA)  
COUNTY OF (LEVY)

**LEVY COUNTY, FLORIDA**  
**VS.**  
**Fisk, Kyle**  
**Rodemick, Jennifer Elizabeth**

**CODE ENFORCEMENT BOARD CASE NO.:** 202500013

I, Penny Hilligoss, being duly sworn, deposed and says:

1. That I am employed by the Code Enforcement Department of Levy County.

2. That pursuant to Florida Statute 162.12, on the day of March 5 2025, I received a copy of the attached Notice of Hearing for the hearing dated March 19<sup>th</sup> 2025.

3. That on the day 5 of March, 2025, I mailed said papers to Kyle Fisk and Jennifer Rodmick PO Box 40 Williston, FL 32696 by First Class Mail, U.S. Postal Service.

FURTHER, Affiant Saith not.

Penny Hilligoss  
Staff

PERSONALLY APPEARED before me, the undersigned authority, who is personally known to me, and acknowledged that he/she did execute the foregoing Affidavit and did not take an oath.

SWORN AND SUBSCRIBED before me this day 5 of March, 2025.

Janelle Lundy  
Notary Signature

Notary Public, State of Florida County of Levy  
My Commission Expires:



08/06/2025 02:50 PM







12/02/2024 09:37 PM



12/02/2024 08:37 PM

12/08/2024 01:30 PM



12/19/2024 02:43 PM





03/04/2025 02:31 PM



03/04/2025 02:31 PM

03/04/2025 02:31 PM

