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AFFIDAVIT OF PUBLICATION

Rebecca Brinkley
Attn: Stephanie Souce
Marion Co Zoning Board-330
2631 SE 3RD ST
OCALA FL 34471

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the Star Banner, published in Marion County, Florida; that the attached copy of advertisement, being a Govt Public Notices, was published on the publicly accessible website of Marion County, Florida, or in a newspaper by print in the issues of, on:

05/12/2025

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 05/12/2025

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

Publication Cost: \$521.80

Tax Amount: \$0.00

Payment Cost: \$521.80

Order No: 11297082

Customer No: 533584

PO #:

of Copies:

1

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NOTICE OF PUBLIC HEARING BY MARION COUNTY PLANNING AND ZONING COMMISSION TO CONSIDER REQUESTS FOR ZONING CHANGES

NOTICE IS HEREBY GIVEN THAT THE MARION COUNTY PLANNING AND ZONING COMMISSION WILL HOLD A PUBLIC HEARING ON THE 28TH DAY OF MAY, 2025, AT 5:30 P.M. AT THE MCPHERSON GOVERNMENTAL CAMPUS AUDITORIUM, 607 SE 27TH AVENUE, OCALA, FLORIDA, TO CONSIDER THE FOLLOWING COMPREHENSIVE PLAN AMENDMENT, REZONING AND/OR SPECIAL USE PERMIT APPLICATIONS. THE ACTION OF THE PLANNING AND ZONING COMMISSION IS SOLELY ADVISORY TO THE BOARD OF COUNTY COMMISSIONERS. ALL INTERESTED PARTIES MAY APPEAR AT THE PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE APPLICATIONS. COMPLETE DESCRIPTIONS OF THE APPLICATIONS MAY BE REVIEWED AT THE GROWTH SERVICES DEPARTMENT PLANNING AND ZONING DIVISION OFFICE, 2710 E. SILVER SPRINGS BLVD., OCALA, FLORIDA.

1. 2504025U - C.L.D. Properties, L.L.P., requests a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow for a 14-bed skilled nursing and memory care facility to be developed, in a Community Business (B-2) zone, on an approximate 9.47 Acre Parcel, on Parcel Account Number 25695-019-03, No Address Assigned
2. 250022C - Sumter Electric Cooperative Inc., requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Community Business (B-2), for all permitted uses, on an approximate 39.20 Acre Parcel, on Parcel Account Number 41200-012-00, Site Address 12644 SW 16th Avenue, Ocala, FL 34473
3. 250045U - Sumter Electric Cooperative Inc., requests a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow utility company offices and service yard, including office building, warehouse, and outdoor equipment and material storage "lay-down yard", in a Community Business (B-2) zone, on an approximate 79.20 Acre Tract, on Parcel Account Numbers 41200-012-00, 41200-020-00, and 41200-021-01, Site Addresses 12644, 12830, and 12940 SW 16th Avenue, Ocala, FL 34473
4. 2504012C - Patricia D. Walter, requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1), Community Business (B-2), and Heavy Business (B-5) to Rural Activity Center (RAC), for all permitted uses, on an approximate 16.36 Acre Parcel, on Parcel Account Number 31717-000-01, No Address Assigned
5. 2504022C - Javier Rodriguez and Zuleika Arizmendi, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from Community Business (B-2) to Rural Residential (RR-1), for all permitted uses, on an approximate 1.30 Acre Parcel, on Parcel Account Number 1470-000-00, Site Addresses 8748 and 8750 NE Jacksonville Road, Anthony, FL 32617
6. 2504022C - George W. Scott and Lisa Scott, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Single-Family Dwelling (R-1), for all permitted uses, on an approximate 1.0 Acre Parcel, on Parcel Account Number 2925-015-005, Site Address 6270 SE 88th Street, Ocala, FL 34472
7. 2504042C - Belleview Property Holdings LLC, requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Community Business (B-2), for all permitted uses, on an approximate 1.59 Acre Tract, on Parcel Account Numbers 45418-000-00 and 45415-000-00, Site Addresses 13210, 13214, and 13170 S US Highway 301, Belleview, FL 34420
8. 25-506 - Gary W. Smalridge and 4 C Family Trust, LLC, request a Land Use Change, Articles 2 and 3, of the Marion County Land Development Code, from Rural Land (RL) to Commerce District (CD), on an approximate 30.21 Acre Tract, on Parcel Account Numbers 41520-001-04 and 41520-101-04, No Addresses Assigned
9. 2504062C - Gary W. Smalridge and 4 C Family Trust, LLC, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Light Industrial (I-1), for all permitted uses, on an approximate 30.21 Acre Tract, on Parcel Account Numbers 41520-001-04 and 41520-101-04, No Addresses Assigned
10. 25-507 - Sandy Clay, LLC, requests a Land Use Change, Articles 2 and 3, of the Marion County Land Development Code, from Public (P) to Medium Residential (MR), on an approximate 15.52 Acre Parcel, on Parcel Account Number 37896-1000-01, No Address Assigned
11. 2504052P - Sandy Clay, LLC, requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Planned Unit Development (PUD) on ±15.52 acres and to amend a previously approved Planned Unit Development (PUD) 230182P on ±104.23 acres) to be solely for detached single-family dwellings for a maximum proposed total of 442 residential units, on an approximate 119.75 Acre Tract, on Parcel Account Numbers 37896-1000-01 and 37896-000-00, No Addresses Assigned
12. 2506062P - Golden Ocala Equestrian Land, LLC, et. al., requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, to unite two existing Planned Unit Development (PUD) projects (20012012 and 202103022) into a single PUD project and amend a portion of the unified PUD to allow for indoor/outdoor sports complex and venue facilities, along with establishing and modifying development standards for the new and existing uses, on an approximate 4276.21 Acre Tract, on Multiple Parcel Account Numbers encompassing Golden Ocala and World Equestrian Center, Multiple Addresses and/or No Addresses Assigned

IF REASONABLE ACCOMMODATIONS OF A DISABILITY ARE NEEDED FOR YOU TO PARTICIPATE IN THIS MEETING, PLEASE CONTACT THE ADA COORDINATOR/HR DIRECTOR AT (352) 438-2345 AT LEAST FORTY-EIGHT (48) HOURS IN ADVANCE OF THE HEARING, SO APPROPRIATE ARRANGEMENTS CAN BE MADE. BE ADVISED THAT IF ANY PERSON OR PERSONS WISH TO APPEAL A DECISION OF THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, BASED ON RECOMMENDATIONS MADE BY THE MARION COUNTY PLANNING AND ZONING COMMISSION AT THE ABOVE ADVERTISED MEETING, A RECORD OF THE PROCEEDINGS WILL BE NEEDED BY SUCH PERSON OR PERSONS AND A VERBATIM RECORD MAY BE NEEDED.

FOR MORE INFORMATION:
[HTTPS://WWW.MARIONCL.ORG/EAL/NOTICES](https://www.marioncl.org/eal/NOTICES)

PLEASE BE GOVERNED ACCORDINGLY.

DATED THIS 6TH DAY OF MAY, 2025.

BOARD OF COUNTY COMMISSIONERS
MARION COUNTY, FLORIDA
D. WINDBERG, DEPUTY CLERK
11297082

KAITLYN FELTY
Notary Public
State of Wisconsin