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AFFIDAVIT OF PUBLICATION

Autumn Williams
Marion County Growth Services
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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:

12/30/2024

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 12/30/2024

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

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KAITLYN FELTY
Notary Public
State of Wisconsin

NOTICE OF INTENTION TO
CONSIDER ADOPTION OF AN
ORDINANCE

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, WILL HOLD A PUBLIC HEARING ON THE 13th DAY OF JANUARY, 2025 at 9AM AT THE MCPHERSON GOVERNMENTAL CAMPUS AUDITORIUM, 601 SE 25TH AVENUE, OCALA, FLORIDA TO CONSIDER APPROVAL OF THE FOLLOWING COMPREHENSIVE PLAN AMENDMENT, REZONING AND/OR SPECIAL USE PERMIT APPLICATIONS, AND TO CONSIDER ADOPTION OF A PROPOSED ORDINANCE. ALL INTERESTED PARTIES MAY APPEAR AT THIS PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE PROPOSED ORDINANCE. SAID ORDINANCE ENTITLED:

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF MARION COUNTY, FLORIDA, APPROVING LAND USE CHANGE, REZONING AND SPECIAL USE PERMIT PETITIONS AND AUTHORIZING IDENTIFICATION ON THE OFFICIAL ZONING MAP, PROVIDING FOR AN EFFECTIVE DATE.

1. 250101SU - Juan Rodriguez & Joselyn Lendor, request a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow for parking of six (6) commercial semi-trucks and six (6) semi-truck trailers, in General Agriculture (A-1) & Residential Agriculture Estate (A-3) zone, on an approximate 26.29 Acre Tract, on Parcel Account Numbers 3496-003-011 and 35300-107-00, Site Address 10640 SW 121st Avenue Road, Dunnellon, FL 34432
2. 250102SU - Gavroche Fernandez, requests a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow for an assisted living facility (ALF) to increase from six (6) to sixteen (16) residents, in Mixed Residential (R-4) zone, on an approximate 3.85 Acre Parcel, on Parcel Account Number 21384-000-00, Site Address 3280 NW 16th Avenue, Ocala, FL 34475
3. 250103SU - Troy Mann & Dena Futch, request a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow for the construction of a 40' x 40' enclosed structure for storage on a vacant parcel, in Mixed Residential (R-4) zone, on an approximate 0.38 Acre Parcel, on Parcel Account Number 1132-012-003, Site Address 21478 NE 136th Street, Salt Springs, FL 32134
4. 250104SU - Yohan Perez Hernandez & Leslie Cartagena, request a Special Use Permit, Articles 2 and 4, of the Marion County Land Development Code, to allow for parking one (1) commercial semi-truck and one (1) commercial semi-truck trailer, in General Agriculture (A-1) zone, on an approximate 3.50 Acre Parcel, on Parcel Account Number 01745-001-01, Site Address 11250 NW 200th Street, Micavopy, FL 32667
5. 250105ZC - Greene Ventures, LLC, requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from Regional Business (B-4) to Mixed Residential (R-4), for all permitted uses, on an approximate 0.25 Acre Parcel, on Parcel Account Number 08385-000-00, Site Address 1875 NE 128th Place, Anthony, FL 32617
6. 250106ZC - Christine Riley & 2020 Sunshine Holdings, LLC, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from Community Business (B-2) and Mixed Residential (R-4) to General Agriculture (A-1), for all permitted uses, on an approximate 18.73 Acre Tract, on Parcel Account Numbers 03063-001-00, 03063-002-00, and 03079-002-00, Site Addresses 5592 NW 185th Street, Reddick, FL 32686, 18400 N US Highway 441, Reddick, FL 32686, and No Address Assigned
7. 250108ZC - Lynn Padricia Wilson, Ricardo Wilson, & Leroy Wilson, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from Light Industrial (M-1) portion of the property to General Agriculture (A-1), for all permitted uses, on an approximate ±3.25 portion of a 9.0 Acre Parcel, on Parcel Account Number 35838-000-00, Site Address 3050 SE 62nd Street, Ocala, FL 34480
8. 25-501 - 8640 SE 73 LLC, request a Land Use Change, Articles 2 and 3, of the Marion County Land Development Code, from Low Residential (LR) to Employment Center (EC), on an approximate 4.42 Acre Parcel, on Parcel Account Number 3564-023-000, Site Address 8640 SW 73rd Avenue, Ocala, FL 34476

9. 250109ZC - 8640 SE 73 LLC, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from General Agriculture (A-1) to Regional Business (B-4), for all permitted uses, on an approximate 4.42 Acre Parcel, on Parcel Account Number 3564-023-000, Site Address 8640 SW 73rd Avenue, Ocala, FL 34476
10. 25-502 - North Pointe Mobile Home Sales, LLC, request a Land Use Change, Articles 2 and 3, of the Marion County Land Development Code, from Commercial (COM) to Employment Center (EC), on an approximate 2.26 Acre Parcel, on Parcel Account Number 3564-032-000, Site Address 7265 SW Highway 200, Ocala, FL 34476
11. 250110ZC - North Pointe Mobile Home Sales, LLC, requests a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, from Community Business (B-2) to Regional Business (B-4), for all permitted uses, on an approximate 2.26 Acre Parcel, on Parcel Account Number 3564-032-000, Site Address 7265 SW Highway 200, Ocala, FL 34476
12. 241211ZP - Highway 27 West, LLC, request a Zoning Change, Articles 2 and 4, of the Marion County Land Development Code, to amend the existing Planned Unit Development (PUD) to allow for the project to connect to the City of Ocala Utilities in lieu of Marion County Utilities, on an approximate 11.37 Acre Portion of an 18.98 Acre Parcel, on Parcel Account Number 21602-000-00, No Address Assigned
13. 240409ZP - Sabona Owner LLC, request Approval for the Final Planned Unit Development Master Plan (PUD 240409ZP) for a proposed maximum of 205 single-family home sites, on an approximate 47.28 Acre Parcel, on Parcel Account Number 13709-001-01, No Address 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, MADE 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.MARIONFL.ORG/LEGALNOTICES](https://www.marionfl.org/legalnotices)

PLEASE BE GOVERNED ACCORDINGLY

DATED THIS 10TH DAY OF DECEMBER, 2024.

BOARD OF COUNTY COMMISSIONERS
MARION COUNTY, FLORIDA

D. WINDBERG, DEPUTY CLERK
12/30/24