



Marion County

Planning & Zoning Commission

Meeting Agenda

Monday, December 29, 2025

5:30 PM

**McPherson Governmental
Campus Auditorium**

Hearing Assistance Devices are available for use during the Public Hearing. Please ask any staff member to assist you.

Pledge of Allegiance and Invocation

Call to Order

Acknowledgement of Proof of Publication and Mailing and Posting of Notice

[Proof of Publication](#)

Explanation of Procedure for Hearing Requests

1. Consider the Following Requests on Consent

- 1.1. [260103ZC - Gustavo Fernandez, Zoning Change from Single Family Dwelling \(R-1\) to Rural Residential \(RR-1\) Zone, for All Permitted Uses, 0.77 Acre Parcel, on Parcel Account Number 46163-000-00, Site Address 14675 SE 70th Avenue Road, Summerfield, FL 34491](#)
- 1.2. [260105SU - Victor Scine, on Behalf of Property of AFMA Ocala, LLC, Special Use Permit to Allow for the Operation of a Commercial Nursery, in a Single-Family Dwelling \(R-1\) Zone, 3.13 Acre Tract, Parcel Account Numbers 37052-000-00, 37053-000-00 and 37056-000-00, Site Address 10356 SE 62nd Avenue Road, Belleview, FL 34420](#)
- 1.3. [260106ZC - LJP & Company LLC and LouAnn & Joseph R. Papp II, Zoning Change from Single Family Dwelling \(R-1\) to Residential Agriculture \(A-3\) Zone, for All Permitted Uses, 20.0 Acre Tract, Parcel Account Numbers 17325-000-01 and 17325-000-02, No Address Assigned](#)
- 1.4. [250903ZC - 520 NE 82nd Terrace LLC, Zoning Change from General Agriculture \(A-1\), Regional Business \(B-4\), and Heavy Business \(B-5\) to Rural Activity Center \(RAC\), for All Permitted Uses, 7.65 Acre Tract, Parcel Account Numbers 44812-000-00 and 44812-001-00, Site Addresses 16262, 16264, and 16340 S Highway 475 Summerfield, FL 34491](#)
- 1.5. [26-S01 - Sheik Hafeez Rahaman & Bibi Shimoan Rahaman, Small-Scale Land Use Change from High Residential \(HR\) to Medium Residential \(MR\), 4.47 Acre Parcel, Parcel Account Number 9024-0000-02, Site Address 122 Juniper Loop, Ocala 34480](#)

- 1.6. [260107ZP - Midway 65 LLC, Zoning Change from Single-Family Dwelling \(R-1\) to Planned Unit Development \(PUD\), for A Maximum Proposed Total of 329 Detached Single-Family Homes, 110.14 Acre Parcel, Parcel Account Number 9027-0000-02, No Address Assigned](#)

2. Consider the Following Individual Requests

- 2.1. [260101SU - Alain Alberto Gonzalez & Darianny Serrano Mulet, Special Use Permit, to Allow for Commercial Parking of Two \(2\) Dump Trucks, in a General Agriculture \(A-1\) Zone, 4.58 Acre Parcel, on Parcel Account Number 3499-000-007, Site Address 10750 SW 105th Street, Ocala, FL 34481](#)

3. Other Business

4. Review Minutes of Previous Meeting

- 4.1. [November 24, 2025](#)