



Marion County
Board of County Commissioners
Growth Services
2710 E. Silver Springs
Blvd. Ocala, FL 34470
Phone: 352-438-2675 Fax:
352-438-2676

OFFICE USE ONLY

Received By: QuacoDate Received: 8/8/25

VARIANCE APPLICATION

Application #: 33192

FOR COUNTY USE ONLY

project 2025 08 00283578-023-024

Parcel Account Number of Subject Property

THE UNDERSIGNED REQUESTS A VARIANCE AS REFERENCED IN SECTION 2.9 OF THE MARION COUNTY LAND DEVELOPMENT FOR THE PURPOSE OF:

Requesting a reduction from the front set back. Front 25ft to 14.5 ft. for existing carport. permit # 2015031486

Section of Code requesting variance from: article 4 division 2, Zoning Classification Section 4.2.6

Legal Description (Please attach a copy of deed). Total Acreage of subject property: 0.49 +/- acres

Directions to subject property:

Go west on State Rd. 200 to both Ave turn left thango to 95 Ave turn left proceed to 49 Ave turn right proceed to 102 Lane Rd. make a right on 41st Ave... address is 10247 SW 41st Ave on left.

Please Note: **Property owner must sign this application:** Otherwise he/she must attach to this application written authorization naming an agent to act in his/her behalf.

Kelly Roller

(Print/Signature) Property Owner

Kelly Roller10247 SW 41st Ave

Address

Ocala FL 34476

City, State, Zip Code

352-779-0048 or 352-877-0970

Contact Info: Phone, cell, e-mail address

KBRoller1945@gmail.com

THE FILING FEE IS \$ 550 NON-REFUNDABLE. WE RECOMMEND THAT THE OWNER, APPLICANT OR AGENT BE PRESENT AT THE HEARING. IF NO REPRESENTATIVE IS PRESENT AND THE BOARD REQUIRES ADDITIONAL INFORMATION, THEY MAY DECIDE TO POSTPONE OR DENY THE REQUEST. NOTICE OF SAID HEARING WILL BE MAILED TO THE ABOVE ADDRESS. ALL INFORMATION GIVEN MUST BE CORRECT AND LEGIBLE TO BE PROCESSED. PLEASE NOTE THAT A WRITTEN PETITION (REFER TO PAGE 2 & 3) MUST BE PROVIDED WITH THIS APPLICATION, ALONG WITH A SITE PLAN IN ORDER TO BE CONSIDERED COMPLETE. FOR FURTHER INFORMATION CONTACT THE MARION COUNTY GROWTH SERVICES.

BOA 11/3/2025code case 989238, MartinezJoAnn Crinnion Roller

(Print) Applicant or Agent

JoAnn Crinnion Roller

Address

City, State, Zip Code

Contact Info: Phone, cell, e-mail address

WRITTEN PETITION FOR VARIANCE

WRITE YOUR ANSWERS IN THE SPACE PROVIDED AFTER EACH STATEMENT. PLEASE COMPLETE ALL REPLIES USING A SENTENCE FORM. A VARIANCE FROM THE TERMS OF THESE REGULATIONS SHALL NOT BE GRANTED BY THE BOARD OF ADJUSTMENT UNLESS A WRITTEN PETITION FOR A VARIANCE IS SUBMITTED JUSTIFYING THE FOLLOWING:

A. Special conditions and circumstances exist which are peculiar to the land, structure or building involved and which are not applicable to other lands, structures or buildings with the same zoning classification and land use area.

Applicant's justification:

Requesting a reduction from the front set back. Front 25 ft.
to 14.5 ft for existing carport.
Attached carport is 21 ft long permit # 2015031486

B. The special conditions and circumstances do not result from the actions of the applicant.

Applicant's justification:

Attached is a picture of our property. Our carport has been there since 2015. Inspection was done by Ronald Forte and approved. Since the violation was not our fault. We feel we shouldn't have to pay for variance fee.

C. Literal interpretation of the provisions of applicable regulations would deprive the applicant of rights commonly enjoyed by other properties with the same zoning classification and land use are under the terms of said regulations and would work unnecessary and undue hardship on the applicant.

Applicant's justification:

Granting of the variance wouldn't change anything. The Carport hasn't been a hazard and it is not in anybody's way. The Carport protects our vehicle paint job and is very helpful when it is raining outside when unloading grocery to the house.

D. The Variance, if granted, is the minimum Variance that will allow the reasonable use of the land, building or structure.

Applicant's justification:

If granted the carport will stay the same and cause no problems like the past 10 years.

E. Granting the Variance requested will not confer on the applicant any special privilege that is denied by these regulations to other lands, buildings or structures in the same zoning classification and land use area.

Applicant's justification:

true

F. The granting of the Variance will not be injurious to the neighborhood or otherwise detrimental to the public welfare.

Applicant's justification:

true