

PUBLIC NOTICE

OCALA BOARD OF ADJUSTMENT

TIME: 5:30 P.M.

DATE: MONDAY, April 19, 2021

**WHERE: City Hall – Council Chambers – 2nd Floor
110 SE Watula Avenue**

via Zoom at <https://zoom.us/j/94696168190>

Interested parties with access to a computer with a microphone can participate or offer public comment via Zoom by using the "raise hand" icon, at which time the individual will be placed in a queue to be recognized. Alternatively, individuals who do not have access to a microphone can either call (312) 626-6799 or offer public comment through chat feature by using the "Q&A" function in Zoom. "Q&A" comments will be accessible to Commission members in real time. Individuals may utilize the call-in option to listen to the meeting and offer public comment by calling (312) 626-6799. When prompted, the individual calling in will need to enter the webinar ID: 946 9616 8190, then press the pound key (#) to confirm she or he is a participant. Each caller can indicate her or his desire to offer public comment by dialing "star-9" (*9). Participants will be called upon in the order requests are received.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE AT THE MEETING IN RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE, MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE.

IF REASONABLE ACCOMMODATIONS ARE NEEDED FOR YOU TO PARTICIPATE IN THIS MEETING, PLEASE CALL THE GROWTH MANAGEMENT DEPARTMENT AT (352) 629-8404, 48 HOURS IN ADVANCE SO ARRANGEMENTS CAN BE MADE.



City of Ocala Board of Adjustment

Meeting Information

Location

City Hall
City Council Chambers
(2nd Floor)
110 SE Watula Avenue
Ocala, FL 34471
Zoom meeting at
<https://zoom.us/j/94696168190>

Time

5:30 p.m.

Board Members:

Joyce Johnson, *Chairperson*
George Carrasco
R. William Futch
James Hartley, *Vice-Chairperson*
Rusty Juergens
Dustin Magamoll
Richard Williamson

Staff:

Peter Lee, AICP
Planning Director
Patricia Hitchcock, AICP
Chief Planning Official
David Boston, Ph.D., AICP
Planning & Zoning Manager

Agenda

Monday, April 19, 2021

WELCOME!

We are very glad you have joined us for today's meeting. The Zoning Board of Adjustment (BOA) is a quasi-judicial board that meets once a month to hear and decide only such special exceptions, variance, and appeals of the building official, as the BOA is specifically authorized to pass upon by the terms of the code and shall decide such questions as are involved in determining whether special exceptions should be granted. It shall grant approvals with such conditions and safeguards as are appropriate under the code and shall denial when not in harmony with the purpose, intent and requirements of the code.

GENERAL RULES OF ORDER

The BOA is pleased to hear all non-repetitive comments. If you wish to appear before the BOA, please fill out an Appearance Request/Lobbyist Registration Form and give it to the BOA Recording Secretary. When the Chairman recognizes you, state your name and address and speak directly into the microphone. Persons with disabilities needing assistance to participate in any of these proceedings should contact the BOA Recording Secretary at (352) 629-8404 at least 48 hours in advance of the meeting.

In an effort to accommodate all interested parties wishing to participate in the upcoming Board of Adjustment Commission Meeting, Monday, April 19, 5:30 p.m., the public may utilize the following options for contributing to the meeting:

In-person

The City will limit seating based on current social distancing guidelines, which requires six feet in between seats. Seats will be available on a first come, first served basis until safe maximum capacity is reached. Capacity limits will be as follows: 24 visitors in council chambers and ten visitors in the second-floor lobby of City Hall. If participants want to make a verbal comment during the meeting, they must be present on the second-floor lobby or in the council chambers; otherwise, they will be able to submit a question or comment via the Q & A feature in the Zoom meeting. The City will accommodate any attendees; however, any persons exhibiting any symptoms of COVID-19 will not be permitted to enter the premises.

Online

To ask a question or make a comment via computer, laptop, or smartphone:

Online participants will not be able to make verbal comments; however, they will be able to utilize the Q & A feature to post a question or comment.

- Visit the Zoom website to download and install the Zoom software.
- After installing Zoom, you will be prompted to launch the application.
- Enter the Webinar ID: 946 9616 8190
- Enter first and last name in the “your name” field.
- Enter the email address in the appropriate field; click join.
- A prompt will appear to join with computer audio or to dial in via telephone for audio.
- Use the “RAISE HAND” icon to provide public comments and enter the question or comment in the Q & A section of the chat.

Persons with disabilities needing assistance to participate in any of these proceedings should contact the BOA Recording Secretary at (352) 629-8404 at least 48 hours in advance of the meeting.

APPEALS

Appeals from decisions of the BOA shall be to the Marion County Circuit Court. Any person or any board, taxpayer, department or bureau of the City aggrieved by any decision of the BOA may seek review by a court of record of such decisions in the manner provided by law. Please be advised that if any person wishes to appeal any decision made by the BOA with respect to any material considered at the above meeting, they will need a record of the proceedings, and that, for such purpose, they may need to ensure a verbatim record of the proceeding is made.

1. Call to Order

- a. Invocation/Pledge
- b. Roll Call for Determination of a Quorum

2. Proof of Publication

3. Consideration of Minutes

March 15, 2021

4. Board of Adjustment Cases

a. SE21-0002

Petitioner: Copart of Connecticut, Inc.

Planner: Ian Rynex (352-629-8329)

irynex@ocalafl.org

A request to allow an automobile wrecking yard in a M-3, Heavy Industrial zone, for property located at 1700 NW 8th Avenue, approximately 16.95 acres.

5. Comments

6. Next Meeting: Monday, May 17, 2021, at 5:30 pm (if applicable)

7. Adjournment