



Ocala Planning & Zoning Commission Agenda - Final Monday, November 10, 2025

Meeting Information

Location

City Hall
City Council Chambers
(2nd Floor)
110 SE Watula Avenue
Ocala, FL 34471

Time

5:30 PM

Board Members

Jamie Boudreau
Tucker Branson
Elgin Carelock
Kevin Lopez, Chairman
Daniel London
Justin MacDonald
Buck Martin
Allison Campbell (non-voting), School
Board Representative

Staff

Jeff Shrum, AICP
Director
Growth Management Department

Aubrey Hale
Planning Director
Growth Management Department

Endira Madraveren
Chief Planning Official
Staff Liaison

Gabriela Solano
Committee Secretary

WELCOME!

We are very glad you have joined us for today's meeting. The Planning and Zoning Commission (P & Z) comprises citizen members who voluntarily and without compensation devote their time and expertise to a variety of zoning and land development issues in the community. For many types of cases, the P& Z acts in an advisory capacity to the Ocala City Council with its recommendations subject to final action by Council.

GENERAL RULES OF ORDER

The P & Z is pleased to hear all non-repetitive comments. However, since a general time limit of five (5) minutes is allotted to the proponents/opponents of an issue, large groups are asked to name a spokesperson.

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

APPEALS

Any person who desires to appeal any decision at this meeting will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made.

This meeting and past meetings may be viewed by selecting it <https://www.ocalafl.gov/meetings>.

1. Call to Order
 - a. Pledge of Allegiance
 - b. Roll Call for Determination of a Quorum
 - c. Agenda Notes:

Cases heard by the Planning and Zoning Commission will be presented to City Council in accordance with the schedule provided after each case in the agenda. Please note that the City Council meetings will begin at 4:00 p.m.
2. Proof of Publication

It was acknowledged that a Public Meeting Notice was posted at City Hall (110 SE Watula Avenue, Ocala, Florida 34471) and published in the Ocala Star Banner on October 24, 2025.

 - a. [Ocala Gazette Ad](#)
3. Approval of Minutes
 - a. [October 13, 2025 Meeting Minutes](#)
4. Public Hearing
 - a. [Public Hearing for reduction in parking requirements in excess of ten percent for Lot 2, West Oak Phase 1, Plat Book 16, Page 47 \(Parcel 21385-002-00\); approximately 5.86 acres](#)

Presentation By: Breah Miller
5. Rezoning
 - a. [Ordinance to rezone approximately 3.57 acres for a portion of the property located at 2336 NW 7th Street \(Parcel 22682-000-00\) from M-1, Light Industrial, to M-2, Medium Industrial \(Case ZON25-0014\) \(Quasi-Judicial\)](#)

Presentation By: Emily Johnson
6. Code Amendment
 - a. [Ordinance to amend the code of ordinances Section 122-1225 to authorize the use of above-ground air curtain burners as an ancillary use to a Materials Recovery Facility as well as establishing conditions and limitations relating to such ancillary use \(COD25-0004\).](#)

Presentation By: Emily W. Johnson
7. Public Comments
8. Staff Comments
9. Board Comments
10. Next meeting: December 8, 2025
11. Adjournment