

ZONING AND ADJUSTMENT BOARD

February 4, 2019

The Zoning and Adjustment Board (ZAB) of Sumter County, Florida, convened on Monday, February 4th, 2019 at 6:00 P.M. with the following members present: Larry Story – Chairman, Bob Hunt – Vice Chairman, Nat Owen, Ed Skehan, and Phillip Walker.

Staff members present: Sue Farnsworth – Planner, Recording Secretary.

Chairman Story called the meeting to order.

Mr. Hunt led the Pledge of Allegiance and Mr. Hunt led the prayer.

Chairman Story presented the proofs of publication for the meeting.

Chairman Story presented the minutes from the last meeting. Mr. Hunt made a motion to approve the minutes. Mr. Walker seconded the motion, and the motion passed (5-0).

Ms. Farnsworth swore in the audience members who intended to speak.

V2019-0001 – Beverly Williams – Variance to reduce the roadway setback from SR 471 from 75-ft to 40-ft to allow construction of a house.

Mr. guess represented Ms. Williams.

Roxann Read presented staff findings.

Chairman Story called for public input and received no comments.

Mr. Hunt made a motion to approve the variance with stipulations as provided in the staff report..

Mr. Owen seconded the motion, and the motion passed (5-0).

S2019-0001 – Fred Roberts, Esq for Zeager Bros, Inc - Recommendation to the BOCC on a Special Use permit to allow operation of a mulch processing and sales facility.

Ms Farnsworth presented the staff recommendation and read letters of objection into the record.

Mr. Roberts presented the applicant's request.

Chairman Story called for public input and received input.

Mr. Roberts rebutted and answered questions from the Board.

Board members voiced concerns and asked questions about hours of operation, dust, noise, traffic, and potential spread of insect pests (wood borers).

Mr. Hunt made a motion to recommend approval as provided to the BOCC. Mr. Skehan seconded the motion. Ms. Farnsworth polled the Board. The motion passed 3-2 with Mr. Walker and Chairman Story voting no. Chairman Story cited concerns about noise and hours of operation as a reason for his vote.

R2019-0002 – Concept Companies for Vivruddy Properties, Inc. - Recommendation to the BOCC on rezoning 2.81 acres MOL from Rural Residential-1 to Neighborhood Commercial.

Ms Read presented the staff recommendation and read letters of opposition into the record.

Ms. White of Concept Companies presented the applicant's request.

Chairman Story called for public input and received input from the public.

Ms. White rebutted and answered questions from the Board

Mr. Casin of Concept Companies responded to questions from the Board concerning drainage and stormwater.

Mr. Hunt made a motion to recommend approve to the BOCC. Mr. Walker seconded the motion and it passed (5-0).

Mr. Hunt made a motion to adjourn at 8:05 p m. Mr. Owen seconded the motion and it passed (5-0)

APPROVED BY ZAB ON 3-4-2019 BY 5-0 VOTE