

**Agenda**  
**City of Dunnellon**  
**Planning Commission Meeting**  
**20750 River Drive, Dunnellon, FL 34431**  
**Tuesday, February 16, 2016, 5:30 p.m.**

PLEASE NOTE: Individuals wishing to address Planning Commission please sign in. A three-minute time limit will be administered. PLEASE TURN CELL PHONES OFF.

**Call to Order**

**Pledge of Allegiance**

**Roll Call**

**Proof of Publication** (Posted on City's website and City Hall bulletin board on Friday, February 12, 2016)

1. Approval Of Minutes

Meeting Minutes 2/2/2016

Documents: [20160202.Pdf](#)

2. Chairman's Report From City Council

3. Public Input

4. Quasi-Judicial Hearing - Application PZ1516-028 By Ziegenfuss For Wendy's Variance 2016-02 To Landscape Buffer Depth

Chair to close regular meeting and open Quasi-judicial Hearing  
City Attorney to swear in of all persons who will give testimony  
Commission members to disclose Ex-Parte Communication  
Commission members to disclose any Conflict of Interest  
Staff Presentation  
Applicant Presentation  
Chair to close Quasi-judicial Hearing and reopen regular meeting

Documents: [1PC MTG PKT.pdf](#)

5. Resolution #RES2016-08 Request For Landscape Buffer Variance #VAR2016-02, Ziegenfuss For Wendy's Application PZ1516-028

*Proposed Motion:* I move Resolution #RES2016-02 be read by title only

*Proposed Motion:* I move Resolution #RES2016-02 be approved as read.

Documents: [2016-08 Planning Commission Resolution - Wendys VAR2016-02.Pdf](#)

6. Quasi-Judicial Hearing - Application PZ1516-028 By Ziegenfuss For Wendy's Variance 2016-03 For No Dumpster In Buffer

Chair to close regular meeting and open Quasi-judicial Hearing  
City Attorney to swear in of all persons who will give testimony  
Commission members to disclose Ex-Parte Communication  
Commission members to disclose any Conflict of Interest  
Staff Presentation  
Applicant Presentation

Chair to close Quasi-judicial Hearing and reopen regular meeting

7. Resolution #RES2016-09 Request For No Dumpster In Landscape Buffer Variance #VAR2016-03, Ziegenfuss For Wendy's Application PZ1516-028

*Proposed Motion:* I move Resolution #RES2016-03 be read by title only

*Proposed Motion:* I move Resolution #RES2016-03 be approved as read.

Documents: [2016-09 Planning Commission Resolution - Wendys VAR2016-03.Pdf](#)

8. Adjournment

ANY PERSON REQUIRING A SPECIAL ACCOMMODATION AT THIS MEETING OR HEARING BECAUSE OF A DISABILITY OR PHYSICAL IMPAIRMENT SHOULD CONTACT THE CITY CLERK AT (352) 465-8500 AT LEAST 48 HOURS PRIOR TO THE PROCEEDING. IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THE ABOVE MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE, HE OR SHE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY IS NOT RESPONSIBLE FOR ANY MECHANICAL FAILURE OF RECORDING EQUIPMENT.