



Planning and Historic Preservation Board Regular Meeting Minutes

Tuesday, September 23, 2025 at 7:00 PM

706 NE Cholokka BLVD

CALL TO ORDER

Chair Fro Warren called the meeting to order 7:03 pm

INVOCATION AND PLEDGE OF ALLEGIANCE TO FLAG

ROLL CALL

Chair Fro Warren, present

Vice Chair Stephen Elder, present

Board Member Charles "Mike" Davis, present

Board member Troy Blakely, absent on short notice, gave us notice at 1:30 pm today, September 23, 2025, that he had foot surgery yesterday and must stay off it for 3 weeks.

Staff present.

Attorney A. Derek Folds, present

Administrator Sara Samario, present

Deputy Town Clerk Patty Polk, present

CONSENT AGENDA

Motion made and seconded (Elder/Davis) to approve the agenda as amended, rescheduling the Micanopy Area Cooperative School (MACS) public hearing for October 7, 2025; passed 3-0

1. Agenda Approval
2. Regular Meeting Minutes of August 26, 2025

CITIZEN'S FORUM

Public Comment (public comments limited to 2 minutes per speaker, please)

Citizen's discussion.

Attorney A Derek Folds stated that during Citizens Forum, the public can speak of the proposed middle school as it has been removed from this agenda. A special called meeting has been scheduled for October 7, 2025.

13 residents spoke in favor of the Micanopy Area Cooperative School (MACS) adding a middle school.

7 residents spoke in opposition of the Micanopy Area Cooperative School (MACS) school adding a middle school.

PUBLIC HEARINGS

3. Quasi-Judicial Hearing - Certificate of Appropriateness - Dahmer - 16746-000-000, 201 NE Cholakka Blvd, Micanopy, FL 32667.

Repair/replace the old wooden ramp with a concrete ramp.

Chair Fro Warren opened the Quasi-Judicial hearing.

1. The board shall determine whether it has jurisdiction over the matter. Yes
2. Members of the board shall, if necessary, state whether they have a conflict of interest or must otherwise disqualify themselves from hearing the case. None
3. Members of the board shall disclose and place on the record any ex parte contacts relating to the matter before the board. None

Attorney A. Derek Folds swore in the witnesses: Bud DesForges, Stoney Slaton, and Frank Dahmer.

4. Introduction of the petition by the town.

Chair Warren read the application as presented.

5. Presentation of applicant's case. Frank Dahmer would like to change the handicap ramp from wood to concrete to save from replacing a wooden ramp every 12 - 15 years. It will look like wood but will be made with concrete.

6. Presentation of staff's case. Recommend approval.

7. Presentation of affected party's case. none

8. Rebuttal by applicant. none

9. Rebuttal by staff. none

10. Rebuttal by affected parties. none

11. Public input.

Public present is in favor of approval.

12. Deliberation and vote of the board.

Discussion ensued.

Motion made and seconded (Elder/Davis) to approve the certificate of appropriateness to replace the handicap ramp with concrete as presented; passed 3-0

13. Preparation of final order. Prepared in the town office.

14. Approval of final order. Staff will have available in the office.

NEW BUSINESS

None

UNFINISHED BUSINESS

None

BOARD MEMBER COMMENTS

4. Troy Blakely (Seat 1)
Absent
5. Mike Davis (Seat 2)
None
6. Vacant (Seat 3)
7. Stephen Elder (Seat 5)
None

CHAIR FRO WARREN (SEAT 4) REPORT

Our next meeting is scheduled for October 7, 2025.

ADJOURN

PLEASE NOTE: PURSUANT TO SECTION 286.015, FLORIDA STATUTES, IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED DURING THIS MEETING, HE OR SHE WILL NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. IN ACCORDANCE WITH THE AMERICAN WITH DISABILITIES ACT, A PERSON WITH DISABILITIES NEEDING ANY SPECIAL ACCOMODATIONS TO PARTICIPATE IN TOWN MEETINGS SHOULD CONTACT THE TOWN ADMINISTRATOR, 706 NE CHOLOKKA BLVD., MICANOPY, FLORIDA 32667-0137, TELEPHONE (352) 466-3121.

Chair Warren adjourned the meeting at 8:05 pm.