

## Development Review Comments Letter

12/4/2024 8:54:36 AM

**BROADWAY  
ZO ZONING CHANGE #32096**

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Rezoning (non-PUD)	N/A - NO REVIEW FOR 9-1-1 NECESSARY	INFO	911
2	Rezoning (non-PUD)	N/A	INFO	DOH
3	Rezoning (non-PUD)	Stormwater is not opposed to the rezoning. The applicant proposes to rezone from B-4 to R-4. Parcel# 08385-000-00 is currently zoned B-4 and is a total of 0.25 acres in size. There are no FEMA Special Flood Hazard Areas or Flood Prone Areas on the property. Per the MCPA, this parcel currently has 0 SF of impervious coverage. This site will be subject to a Major Site Plan when its existing and proposed impervious coverage exceeds 35% impervious coverage (3,811 sf).	INFO	ENGDRN
4	Rezoning (non-PUD)	No comments.	INFO	ENGTRF
5	Rezoning (non-PUD)	No comments.	INFO	ENRAA
6	Rezoning (non-PUD)	Approved	INFO	FRMSH
7	Rezoning (non-PUD)	no comments	INFO	LSCAPE
8	Rezoning (non-PUD)	APPROVED - MCU service area with water main >400' at ~780' away along NE Jacksonville Rd @ NE 127th PL. Sewer main far exceeds 400' for a SFR. Development of this parcel with anything other than ONE SFR may require developer to connect to public water main by offsite extension at developer's sole expense. Before doing any other improvements EXCEPT the proposed ONE SFR, contact MCU at 352-307-6000.	INFO	UTIL