

## **REVIEW COMMENTS**

- Zoning: *INFO Special Use Permit* The review process will be conducted at the time of the reporting process.
- Land Use: *INFO Special Use Permit* The review process will be conducted at the time of the reporting process.
- Stormwater: *INFO Special Use Permit* Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of a plant nursery. Parcels # 37052-000-00, 37053-000-00, & 37056-000-00 are currently zoned R-1 and are collectively 3.13 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas on this site. Per the MCPA, this site currently has 0 SF of impervious coverage however there appears to be approximately 4,641 sf of impervious area per the 2024 aerials. This site will be subject to a Major Site Plan or a stormwater compliance waiver when its existing and proposed impervious coverage exceeds 9,000 SF.
- Fire Marshal: *INFO Special Use Permit* N/A
- 911 Management: *INFO Special Use Permit* N/A
- Landscape Design: *INFO Special Use Permit* East buffer fence , along 62nd, appears to be overgrown with invasive vines, fence should be cleaned up and repaired, with all invasive plants removed.
- Development Review: *YES Special Use Permit* 10/16/25-Defer to Growth
- Survey Review: *N/A Special Use Permit*
- Environmental Health: *INFO Special Use Permit* Will require a Limited Use Water System permit through the Department of Health in Marion County. Contact [Rebecca.Roy@FLHealth.gov](mailto:Rebecca.Roy@FLHealth.gov)
- Marion County Utilities: *NO Special Use Permit REJECTED* - Parcels 37052-000-00, 37053-000-00, and 37056-000-00 are within the City of Belleview Utility Service Area and has access to public water and potentially public sewer service. With the change of use and anticipated new flows, MCU requests a letter from the City of Belleview confirming availability and capacity to serve the parcels. The current permit application page, “Finding of Fact”, outlines the use of onsite well and septic systems. MCU requires confirmation of water and wastewater conditions from the servicing utility, the City of Belleview. The parcels are located within both the Primary Springs Protection Zone and the Urban Growth Boundary.
- Agent ROW ENG: *N/A Special Use Permit* ROW does not review this type of plan.