



Marion County

Community Redevelopment Agency

601 SE 25th Ave.
Ocala, FL 34471
Phone: 352-438-2323
Fax: 352-438-2324

District 1 - Craig Curry, Commissioner
District 2 - Kathy Bryant, Vice Chair
District 3 - Matt McClain, Commissioner
District 4 - Carl Zalak III, Commissioner
District 5 - Michelle Stone, Chair

March 28, 2025

[via Certified Mail & eMail]

Gregory C. Harrell, Clerk of Court/Comptroller
Marion County Clerk of the Circuit Court
ATTN: *Commission Records*
P.O. BOX 1030
Ocala, Florida 34478

RE: Marion County Community Redevelopment Agency (MCCRA)
Silver Springs Community Redevelopment Area (CRA)
Fiscal Year (FY) 2023-2024 Annual Report (Report)

Dear Mr. Harrell:

Please find attached the MCCRA Silver Springs CRA FY 2023-2024 Annual Report. The Marion County Commission is the governing body responsible for the creation of the MCCRA and Silver Springs CRA. Pursuant to §163.371(2), FS, the MCCRA must submit a Report summarizing the activities and financial statement of the completed Silver Springs CRA fiscal year with the governing body on or before March 31st of the following calendar year. The attached Report is the required submittal to the County Clerk of Court for the FY 2023-2024 Fiscal Year.

I anticipate that the Annual Report will be placed on the Marion County Commission's general agenda as a "Notation for Record" item as is customary for documents from similar special districts, established pursuant to §163.330, §189 and §190, FS, within Marion County (e.g., CRAs, community development districts, etc.).

Thank you for the opportunity to submit the Report as required by §163.371(2), FS. If you have any questions in regard to this matter, please do not hesitate to contact me at (352) 438-2624.

Sincerely,

Christopher D. Rison, AICP, Senior Planner/CRA Staff

Encl. Silver Springs CRA 2022-2023 FY Annual Report

eMail Kathy Bryant, Chairman, MCCRA/MCBCC
Copy: Tracy Straub, Assistant County Administrator

Mounir Bouyounes, County Administrator
SSCRA FY 2023-2024 Annual Report File

**MARION COUNTY COMMUNITY REDEVELOPMENT AGENCY
SILVER SPRINGS COMMUNITY REDEVELOPMENT AREA
FY 2023-2024 ANNUAL REPORT
TO CONTRIBUTING LOCAL GOVERNMENTS:**

Marion County, Florida, Board of County Commissioners

PURPOSE: This report serves as the Marion County Community Redevelopment Area (MCCRA) Agency Board's Silver Springs CRA FY 2023-2024 Annual Report to the contributing and jurisdictional local governments required by §163.356(3)(c) (2013), FS.

Section I: CRA Financial Information Summary

The CRA Trust Fund received its initial funds contribution in October 2014 for the 2014-2015 Fiscal Year. Budgeting of CRA funds is the function of the MCCRA, and the expenditure of CRA funds remains solely the authorized power of the Marion County Board of County Commissioners. This report is provided for the 10th operating year of the Silver Springs CRA.

Section II: Supporting Documentation

BUDGET:

The Silver Springs CRA Trust Fund FY 2023-2024 Budget was approved September 19, 2023 with Resolution No. 23-R-412, and is detailed later in this report.

CAPITAL PROJECT DETAILS FORM:

No specific capital projects were anticipated for the Silver Springs CRA Agency Board for FY 2023-2024. Grant programs for private capital improvements were budgeted; and limited funds were issued, however remaining effects of the Covid-19 pandemic affected activity levels.

Section III: General/Historical Information

Silver Springs CRA Finding of Necessity Approved:

Marion County Resolution 2012-R-185.

Marion County Community Redevelopment Agency Creation:

Marion County Ordinance 2013-14.

Marion County Community Redevelopment Agency Governing Board Designation:

Marion County Resolution 2013-R-169.

Silver Springs CRA Trust Fund Creation:

Marion County Ordinance 2013-15.

Silver Springs CRA Community Redevelopment Plan Approved:

Marion County Resolution 2013-R-200.

Section IV: CRA Website

<https://www.marionfl.org/agencies-departments/departments-facilities-offices/growth-services/community-redevelopment-areas>

SECTION IV. CRA FINANCIAL INFORMATION SUMMARY

The Silver Springs CRA Trust Fund received funding for Fiscal Year 2023-2024.

The Silver Springs CRA did not undertake any Agency capital projects during the Fiscal Year due to overall funding or operational constraints, such as lingering effects from the Covid-19 and construction funding costs. The Silver Springs CRA continued to contract with the Marion County Sheriff's Special Detail Program for the CRA Community Policing Program Project. The Silver Springs CRA continued to direct funding to private or public capital investment grant programs, including using the Utility Connection Grant Program. Also, due to Covid-19 and general increases in construction costs and demand, limited applications for other grant programs were received. The Silver Springs CRA also received planning funding via an indirect Marion County Community Services Grant that funded the completion of a Silver Springs CRA Updated Master Plan approved in Summer 2024.

A. AGENCY PROGRAM PROJECTS STATUS

Project	Status	Total Project Cost
Community Policing (2,589.50 Hours)	On-going	\$ 168,530
TOTAL		\$168,530

B. AGENCY CAPITAL PROJECTS STATUS

	Total Number of Projects	Total Project Cost
Under Construction	0	\$ 0
Design Phase, Not Under Construction	0	\$ 0
Other	0	\$ 0
TOTAL	0	\$ 0

C. PRIVATE CAPITAL PROJECTS (GRANTS) STATUS

Project No.	Project Name	Status	Cost
Utility Connection Grant <i>(CRP Goal 3.2 Infrastructure and Utility Investments)</i>			
2021-02	SEC East Quadplex	Complete	8,805
2021-03	SEC West Quadplex	Complete	8,805
TOTAL			17,610

D. AFFORDABLE HOUSING EXPENDITURES

Project	Activity	Total Project Cost
Low-Income Residents/Units	N/A	\$ 0
Middle-Income Residents/Units	N/A	\$ 0
TOTAL		\$ 0

E. AGENCY PROGRAM PROJECTS STATUS

Project	Project Status	Total Project Cost
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Community Policing from Marion County Sheriff Special Detail Program <i>CRP Goal 3.5.2, Public Safety Collaboration</i> Please see the attached exhibits providing the Community Policing Summaries for October 2021 to September 2022	10/2023 – 9/2024	\$ 168,531
TOTAL		\$ 168,531

No form of debt is currently issued or proposed for the Silver Springs CRA.

F. AGENCY DEBT STATUS			
Type	Total	Annual Debt Service	Payoff Year
Debt Type**	\$ 0	\$ 0	Year
TOTAL	\$ 0	\$ 0	

G. CRA FUND EXPENDITURES AND BALANCES		
Item	Amount	% of Funds Project Obligated
Fiscal Year Total Expenditures (as of 9/30/2024)	\$ 197,130	100%
Fiscal Year Project Expenditures (as of 9/30/2024)	\$ 186,138	94 %
Balance Forward (as of 09/30/2024)	\$ 529,827	100 %

H. BASE TAXABLE VALUE, CURRENT VALUE, AND INCREMENT VALUE	
Year	Values*
2013 - Base Year Taxable Value	\$74,027,925
2023 - Current Year Taxable Value	\$162,243,805
2013 to 2023 – FY 2023/2024 Tax Increment Value Increase	\$359,524

I. TAXING ENTITY CONTRIBUTION(S)			
Source	Amount	% of CRA Budget	
MC BOCC (General Rev and Fine & Forfeiture) (Only contributing entity)	FY 2014-2015	\$ 9,299	100
	FY 2015-2016	\$ 18,787	100
	FY 2016-2017	\$ 40,906	100
	FY 2017-2018	\$ 57,185	100
	FY 2018-2019	\$ 90,200	100
	FY 2019-2020	\$ 134,251	100
	FY 2020-2021	\$ 178,194	100
	FY 2021-2022	\$ 208,858	100
	FY 2022-2023	\$ 266,263	100
FY 2023-2024	\$ 359,524	100	
TOTAL	\$1,003,943	100	

J. COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR) and AUDIT

The Silver Springs CRA is a dependent special district of the Marion County Board of County Commissioners. The Marion County CAFR currently provides for the CRA audit, and it is published online at: <https://www.marioncountyclerk.org/departments/finance/annual-comprehensive-financial-report/>

SECTION V. SUPPORTING DOCUMENTATION

A. Agency Capital Projects Details

No agency capital projects have been formally scheduled to date.

PROJECT NAME [REDACTED]	<input type="checkbox"/> Under Construction
CONTACT PERSON [REDACTED]	<input type="checkbox"/> Designed, Not UC
	<input type="checkbox"/> Other
PROJECT COST Total \$ [REDACTED]	Total CRA Obligation \$ [REDACTED]
PROJECT FINANCING <input type="checkbox"/> "Pay as You Go" <input type="checkbox"/> Secured by Debt Amount \$ [REDACTED]	
TIMELINE Estimated Construction Period	Select Month / Year — Select Month / Year
Project Holds (include date): [REDACTED]	
PLEASE EXPLAIN HOW THE PROJECT ADDRESSES CRA PLAN GOALS/OBJECTIVES:	
[REDACTED]	

SECTION VI. GENERAL & HISTORICAL INFORMATION

A. Establishing Resolutions, Ordinances, and Documents:

1. Resolution 2012-R-185, Approving the Silver Springs CRA Finding of Necessity, June 2012.
2. Silver Springs CRA Finding of Necessity document, June 2012.
3. Ordinance 2013-14, Creating the Marion County CRA Agency, June 2013.
4. Ordinance 2013-15, Creating the Silver Springs CRA Trust Fund, June 2013.
5. Resolution 2013-R-169, Appointing the Marion County CRA Governing Body, June 2013.
6. Resolution 2013-R-200, Approving the Silver Springs CRA Redevelopment Plan, June 2013.

B. Updating Resolutions, Ordinances, and Documents:

1. None

C. Marion County CRA Agency Board Members

(Marion County Board of County Commissioners):

1. Kathy Bryant, Chairman
2. Carl Zalak, Vice Chairman
3. Craig Curry
4. Matt McClain
5. Michelle Stone

D. Parameters/General Description:

1. The Silver Springs CRA generally encompasses the area lying northeast of the City of Ocala and north, northwest, and west of Florida's Silver Springs. Conservation areas essentially surround the CRA consisting of the following holdings: State of Florida: Silver Springs State Park, Marjorie Harris-Carr Cross Florida Greenway, Indian Lake State Forest; St. Johns River Water Management District: Silver Springs Forest and Indian Lake Prairie/Bear Track Bay Preserve. The generally identifiable boundaries of the CRA are NE 36th Avenue to the west; Indian Lake State Forest to the north, Hwy 326 to the northeast/east; the Greenway, Silver Springs State Park, and Hwy 314 (Sharpes Ferry Road) to the east and south; and the Ocala City Limits to the west, southwest, and south.
2. CRA Finding of Necessity completed in 2012.
3. CRA Establishment w/Redevelopment Plan completed in 2013.
4. CRA Acreage at establishment: ±4,123 acres.
5. CRA Parcels at establishment: ±1,223 parcels.
6. CRA 2013 Base Taxable Value at establishment (per MCPA): ± \$74,027,925.
7. CRA 2023 Base Taxable Value per Marion County Property Appraiser's Office: ± \$107,816,763.

E. Major Milestones/Achievements

1. Completion of the Silver Springs CRA Master Plan Update.
2. Completion of two (2) new quadraplexes, each participated in Marion County's Utility Connection Grant Program and were awarded reimbursement grants upon completion for each quadplex.

F. CRA Continuing Contributions from related taxing entities

1. Marion County is sole contributor; no other taxing entities contribute to the CRA.

G. Current supporting staff

1. Mounir Bouyounes, County Administrator
2. Tracy Straub, Assistant County Administrator
3. Angel Roussel, Assistant County Administrator
4. Chuck Varadin, Growth Service Director
5. Christopher D. Rison, Senior Planner

H. Florida Department of Economic Opportunity - Filing for FY 2023-2024 Special District Fee Invoice and Update Form.

Florida Department of Economic Opportunity, Special District Accountability Program
Fiscal Year 2023 - 2024 Special District State Fee Invoice and Profile Update
 Required by sections 188.094 and 188.010, Florida Statutes, and Chapter 72C-24, Florida Administrative Code

Date Invoiced: 08/08/2023	Invoice No: 89131
Annual Fee: \$175.00	Total Due, Postmarked by 12/01/2023: \$175.00
Fee Late Post: \$0.00	Fee Late Post: \$0.00
Fee Late Post: \$0.00	Fee Late Post: \$0.00

STEP 1: Review the following profile and make any needed changes.
 1. Special District's Name, Registered Agent's Name and Registered Office Address:

Marion County Community Redevelopment Agency
 Mr. Mourir Bouyoumes
 County Administrator
 601 S.E. 25th Avenue
 Ocala, Florida 34471



FLORIDA DEPARTMENT OF
ECONOMIC OPPORTUNITY

2. Telephone: 352-438-2300 Ext.
 3. Fax: 000-000-0000
 4. Email: Mourir.Bouyoumes@marionfl.org
 5. Status: Oupdated
 6. Governing Body: Municipal or Local Governing Authority
 7. Website Address: www.marionfl.org/government/departments-facilities-office/growth-services/community-redevelopment-area/community-redevelopment-area-equity-board

8. County(ies): Marion
 9. Special Purpose(s): Community Redevelopment
 10. Boundary Map on File: 01022014
 11. Creation Document on File: 01022014
 12. Date Established: 08/04/2013
 13. Creation Method: Local Ordinance
 14. Local Governing Authority: Marion County
 15. Creation Document(s): County Ordinance 13-64
 16. Statutory Authority: Chapter 181, Part II, Florida Statutes
 17. Authority to Issue Bonds: Yes
 18. Revenue Category: Tax Assessment Financing

STEP 2: Sign and date to verify accuracy and completeness.
 By signing and dating below, I do hereby certify that the profile above (change is noted if necessary) is accurate and complete:
 Registered Agent's Signature:  Date: 12-02-23

STEP 3: Pay the annual district fee on or verify delinquency on your website.
 a. Pay the Annual Fee: Pay the annual fee online by following the instructions at www.FlorIDA.org/SpecialDistrictFee or by check payable to the Florida Department of Economic Opportunity. **Paid Online - Invoice copy attached.**
 b. Or, Verify Delinquency for the State Fee: By initialing both of the following items, I, the abovesigned registered agent, do hereby certify that to the best of my knowledge and belief, NONE of the following statements and those on any submissions to the Department are true, correct, complete, and made in good faith. I understand that any information I give may be verified.
 1. This special district is not a component unit of a general purpose local government as determined by the special district and its Certified Public Accountant, and;
 2. The special district is in compliance with its Fiscal Year 2023 - 2024 Annual Financial Report (AFR) filing requirement with the Florida Department of Financial Services (DFS) and that AFR reflects \$3,000 or less in annual revenues or, in a special district not required to file a Fiscal Year 2023 - 2024 AFR with DFS and has included an income statement with this document verifying \$3,000 or less in revenues for the current fiscal year.
 Department Use Only: Approved: _____ District: _____ Reason: _____

STEP 4: Make a copy of this document for your records.
STEP 5: Mail this document and payment (if paying by check) to the Florida Department of Economic Opportunity, Bureau of Budget Management, 107 West Madison Street, 8800 #120, Tallahassee, FL 32306-4124. Check questions to (904) 717-6432.

VII. COMMUNITY REDEVELOPMENT PLAN (CRP)

The Marion County Community Redevelopment Agency ("Agency"), upon receipt of additional community input, revised the preliminary focus of the Silver Springs Community Redevelopment Area (CRA) to defer potential Agency capital improvements (e.g., gateway signage, street lighting improvements) and focus on community policing and initiating grant programs as incentives to rehabilitate properties and improve the visual appearance of the primary Silver Springs Boulevard and NE 58th Avenue corridors. In the 2023-2024 Fiscal Year, the Agency partnered with Marion County's Community Services Department to complete a Silver Springs CRA Master Plan Update to refine and elaborate on the vision for the CRA, and identify project tasks and priorities to pursue for the CRA. The Plan Update supplements and enhances the existing Community Redevelopment Plan.

Chapter 3 of the CRP identifies the CRA's Redevelopment Objectives and Initiatives. The following summary notes activities of the Agency to initiate the noted items:

A. 3.1.1. Silver Springs Park Redevelopment

An overwhelming majority of those participating in the public input workshops identified the redevelopment of the Silver Springs Park area as the number one priority. While there was some nostalgic desire to try and reinvigorate the area as nature park attraction, it was recognized that whatever developed, the 350 acre site should include the following:

1. Protection/clean-up of the springs and natural setting
2. *Quality development that would once again be a sought-after destination*
3. Provide new jobs and enhance the tax base
4. *Seek opportunities that would engage commercial, educational, environmental and tourism partners*
5. Negotiate use of the property from the state to maximize development potential while supporting the natural environmental and recreational potential
6. *Provide necessary administrative, regulatory, financial and infrastructure incentives to meet overall community redevelopment objectives*
7. Provide Brownfields incentives including clean-up credits, investment credits, and incentive measures for developers.

The Agency partnered with Marion County's Community Services Department to complete a Silver Springs CRA Master Plan Update to refine and elaborate on the vision for the CRA, and identify project tasks and priorities to pursue for the CRA. The Plan Update supplements and enhances the existing Community Redevelopment Plan, and provides market related data for the CRA and provides illustrations of potential catalyst development that may occur throughout the CRA. The Plan Update further identifies existing and targeted projects to encourage desired development within the CRA while improving the character and quality of the CRA. This effort was undertaken consistent with CRP Goal 3.1.1.

B. 3.1.2. Commercial Corridors Revitalization

With the continuing demise of the Silver Springs Park, the SR 40 corridor is experiencing substantial physical deterioration and economic loss. Recent reconstruction of Baseline Road (NE 58th Avenue) has improved access into the corridor. Specific initiatives recommended to enhance the corridor's viability include:

1. Façade grant/loan programs,
2. Enhanced code enforcement,
3. Streetscape and street lighting upgrades,
4. Development and adoption of signage and urban design guidelines,
5. Review land use and permitting policies to support redevelopment opportunities,
6. Collaboration with property owners and tenants in establishing marketing, promotion, and public safety programs,
7. Assistance in land assembly if necessary to meet community objectives.

The Agency offers a series of grant programs: Façade & Building Improvement Grant, Security Improvement Grant, Utility Connection Grant, and approved offering a Sign Grant within the CRA. These grant programs are undertaken consistent with CRP Goal 3.1.2.

C. 3.2. Infrastructure and Utility Investments

Upgrading infrastructure and expanding utility services was identified as key elements to the area's improvement. Marked by the extensive use of septic tanks and privately-owned sewer package plants, the area's groundwater and nearby springs are at potential risk for continued degradation. Expansion of the wastewater system and the creation/upgrade of a stormwater management system are initiatives that will enhance existing property values and encourage potential new investment. Specific initiatives supported by the plan include:

1. *Collaboration with Marion County's utility system to expand wastewater system,*
2. *Support through financial incentives for individual utility connections to residences and businesses,*
3. *Development of an area-wide stormwater management system,*
4. *Support the creation of area-wide storm inlets as part of any new road construction,*
5. *Support and encourage the establishment of a street lighting district for the installation of new street lights as part of an overall roadway improvements program.*

The Agency offers a Utility Connection Grant Program for existing and new development to provide for continued redevelopment and development within the CRA. In 2023-2024, two new quadraplexes utilized the grant program and received a 50% reimbursement of capital charges, as enabled by the Utility Connection Grant Program; that grant program is undertaken consistent with CRP Goal 3.2.

D. 3.3. Environmental Enhancements

A major strength of the area, as identified by the community, was the overall natural setting and proximity to the Ocala National Forest. Included in this assessment was the importance of protecting Silver Springs and other surface water tributaries and lakes. It is the natural setting that defines the area. Specific initiatives that support the protection of the natural environment include:

1. *Quality redevelopment of the Silver Springs site and surrounding area,*
2. *Expansion of the waste water and stormwater systems and reduction in dependence on septic and private package plants,*
3. *Development of an enhanced entry feature along SR 40 recognizing the ecological importance of the area,*
4. *Collaboration with educational institutions such as University of Florida and others in developing interactive programs promoting protection of ecological resources,*
5. *Collaboration with tourism industry to promote the uniqueness of the area for eco-tourism,*

6. Provide Brownfields incentives including clean-up credits, investment credits, and incentive measures for developers,
7. Development of remediation plans for existing Brownfield/contamination sites.

The Agency offers a Utility Connection Grant Program for existing and new development to provide for continued redevelopment and development within the CRA. In 2023-2024, two new quadraplexes utilized the grant program and received a 50% reimbursement of capital charges, as enabled by the Utility Connection Grant Program; this grant program is undertaken consistent with CRP Goal 3.3. As part of the Silver Springs CRA Master Plan Update, through community participation and input, a series of monument feature signs concepts for overall CRA gateway and sub-gateway signage were developed, and will be used to develop a series of projects to implement establishing the signs through various agency partnerships. The gateway signage effort is undertaken consistent with and in support of CRP Goal 3.3.

E. 3.5.2. Public Safety Collaboration

The establishment of the area's public safety requires the active involvement of all stakeholders – property owners, tenants, resident and law enforcement. Establishing or expanding Neighborhood Watch, Business Watch or other innovative policing programs should be a collaborative effort supported by the CRA.

The Agency has entered into a Special Detail Agreement with the Marion County Sheriff's Office to provide a specialized detail to provide community policing services to provide an enhanced law enforcement presence to discourage criminal and illicit behaviors while creating an improved community presence and out-reach. This effort is undertaken consistent with CRP Goal 3.5.2.

VIII. ATTACHMENTS

- A. Marion County Sheriff Special Detail for Community Policing Summary Table for FY 23/24, October 2023 through September 2024.
- B. SEC East Quadplex Building Permit 2021081797 - Utilities Connection Grant recipient.
- C. SEC West Quadplex Building Permit 2021081791 - Utilities Connection Grant recipient.

Silver Springs CRA - Marion County Sheriff Detail - Annual Summary of Activities -Fiscal Year October 2023 - September 2024

Month & Year	Arrests	Fel Chgs	Misd. Chgs	Warr Served	Veh Stops	Warnings	UTT's Issued	Business Contacts	Security Checks	DUI Chgs	FIVO	Sex off Checks	Warr Checks	Trespass	Person Contact	Total Hours
Oct-23	6	1	7	1	135	90	36	147	391	3	6	6	1	0	5	229.00
Nov-23	10	11	8	2	133	89	21	116	302	1	7	0	0	1	0	203.00
Dec-23	6	4	10	1	157	106	18	124	367	2	6	11	0	0	3	217.00
Jan-24	6	2	6	4	172	134	17	180	515	0	5	0	0	0	0	243.25
Feb-24	5	1	3	2	131	94	21	196	400	0	8	0	0	0	0	201.75
Mar-24	9	2	14	1	129	82	24	160	364	0	1	0	0	0	0	217.25
Apr-24	18	5	23	0	243	118	88	131	353	1	9	3	0	0	0	238.25
May-24	15	1	14	2	215	130	52	136	328	0	8	1	0	0	3	218.00
Jun-24	20	8	18	8	230	152	57	63	152	0	2	0	0	0	0	204.00
Jul-24	15	15	10	5	252	161	64	68	149	0	5	0	0	0	0	178.00
Aug-24	14	5	15	0	175	92	62	117	316	2	4	0	0	0	0	220.00
Sep-24	12	1	12	2	154	112	31	115	256	1	7	2	0	0	0	220.00
TOTAL	136	56	140	28	2126	1360	491	1553	3893	10	68	23	1	1	11	2,589.50

ATTACHMENT A

**Marion County
Building Safety Department
BUILDING PERMIT**

PERMIT #: 2021081797	ISSUED: 08-31-2022
PERMIT TYPE: C18NEC18 NEW CONSTRUCTION	EXPIRATION: 03-17-2024
JOB DESCRIPTION: QUADPLEX BUILDING BEING BUILT (EAST)	
JOB ADDRESS: 5580 NE 35TH ST ALL UNITS	
OWNER INFORMATION:	CONTRACTOR INFORMATION:
SEC MANAGEMENT GROUP LLC	BWC CONSTRUCTION/BWC CONSTRUCTING & CONTRAC
1429 SE 14TH AVE	4330 N US HWY 441
	UNIT 1
OCALA FL 344714532	OCALA FL 34475
PARCEL NUMBER: 24053-003-25	SUBDIVISION: OAKLAWN
LOT: 25-28 BLOCK: C	RANGE-TOWNSHIP-SECTION: 22 - 15 - 01
TOTAL SQFT: 9,300	NOC: NOT REQUIRED
SETBACKS FRONT: 25 REAR: 25	LEFT: 8 RIGHT: 8

This permit will become null and void if construction is not started and a passing inspection obtained within six (6) months.

Notice: Demolition Permits are active for only (60) sixty days from the date of issuance.

In addition to the requirements in this permit, there may be additional restrictions applicable to this property that may be found in the records of this county, and there may be additional permits required from other governmental entities such as water management districts, state agencies, or federal agencies. s.553.79(10),F.S.

It is the responsibility of the owner or Asbestos contractor to comply with the provisions of s.469.003 of the Florida Statutes and to notify the Department of Environmental Regulation of his/her intentions to remove asbestos, when applicable, in accordance with state and federal laws.

CALL BEFORE YOU DIG: 1-800-432-4770

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AT THE MARION COUNTY CLERK OF COURTS AND A CERTIFIED COPY FILED AT THE BUILDING DEPARTMENT, BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. (F.S. 713.135)

ADDITIONAL PERMIT INFORMATION:

4/20/22- still need the notarized flood disclosure.- EM

4/190 DAY EXTENSION APPROVED PER TC-MW

3/31/22 AO#645910 PERMIT EXPIRED IN APPLY STATUS

2/25- 9/7- AR 25607 was approved however we need the notarized flood disclosure. - EM

9/7- AR 25607 was approved however we need the notarized flood disclosure.

8/19/21-

**For Inspections schedule online: <https://www.marioncountyfl.org/inspections>
or call (352) 438-2400**

Permit #: 2021081797

1) zoning will need the stamped approval site plan from DRC (AR 25607), showing the parking spaces and setbacks meeting 25' in the front and rear and 8' on the sides. make sure if you have 2 to 3 bedroom units that you have 2 parking spots available (8 parking spaces) need to be shown on the major/minor site plan.

2) we will also need a notarized flood disclosure. please contact Zoning for the disclosure @ 352.438.2675

THIS PERMIT APPLICATION IS PART OF A DRC PROJECT. ALL ASPECTS OF THE ROAD SURFACING WILL BE BUILT TO THE PLAN SPECIFICATIONS AS APPROVED BY THE DRC. RESTORATION OF ROW AREAS WILL BE IN ACCORDANCE WITH THE APPROVED DRC PLAN SPECIFICATIONS.

P. Spearman 8/19/21

***** FINAL INSPECTION HOLD *****

A final inspection hold has been placed on this permit subject to a obtaining a final site inspection from the Growth Services Department to confirm compliance with the Silver Springs Community Redevelopment Area Architectural Standards applicable to the site. Please contact Chris Rison at Growth Services Planning & Zoning at 352-438-2624 to arrange for the inspection.

CONCURRENCY: APPROVAL GRANTED FOR A FOUR (4) DWELLING UNIT QUADPLEX. CDR/LAND; 3/30/2022.

TRANSPORTATION IMPACT FEE OF \$ 3612.00 IS DUE BEFORE A 201, 213, 214 OR 796 ELECTRICAL INSPECTION CAN BE SCHEDULED. FEES MAY CHANGE IF THE PERMIT DOES NOT REMAIN IN A VALID STATUS. PLEASE REFER IMPACT FEE QUESTIONS TO KIM HATCHER AT (352)438-2610

911 - POSTING (RES) - Marion County Ordinance #2004-24, requires numbers at least 4" high and a color that contrasts with the color of your structure. If the structure is 50' or more from the street, the number shall be additionally affixed to a permanent fixture (not a mailbox) and visible near the front walk, driveway, or common entrance to said structure. ALSO PLEASE NOTE: If this permit expires, is voided, or remains in a HOLD status more than 180 days, the address will become void for this project and a new address application will be required.

911 - ROOF/SINGLE ADDRESS & UNITS #S- THIS ADDRESS REFLECTS THE STRUCTURE AS A WHOLE, OR "UNDER ROOF - ALL UNITS" - THE UNITS HAVE BEEN ISSUED AS FOLLOWS: UNITS 1, 2, 3 & 4. UNIT 1 IS IN THE NE CORNER, UNIT 2 IS IN THE NW CORNER, UNIT 3 IS IN THE SW CORNER, UNIT 4 IS IN THE SE CORNER.

For Inspections schedule online: <https://www.marioncountyfl.org/inspections>
or call (352) 438-2400

**Marion County
Building Safety Department
BUILDING PERMIT**

<u>PERMIT #:</u> 2021081791	<u>ISSUED:</u> 08-31-2022
<u>PERMIT TYPE:</u> C18NE C18 NEW CONSTRUCTION	<u>EXPIRATION:</u> 03-17-2024
<u>JOB DESCRIPTION:</u> QUADPLEX BEING BUILT (WEST)	
<u>JOB ADDRESS:</u> 3463 NE 55TH AVE ALL UNITS	
<u>OWNER INFORMATION:</u>	<u>CONTRACTOR INFORMATION:</u>
SEC MANAGEMENT GROUP LLC	BWC CONSTRUCTION/BWC CONSTRUCTING & CONTRAC
1429 SE 14TH AVE	4330 N US HWY 441
	UNIT 1
OCALA FL 344714532	OCALA FL 34475
<u>PARCEL NUMBER:</u> 24067-000-00	<u>SUBDIVISION:</u> OAKLAWN
<u>LOT:</u> 33-36 <u>BLOCK:</u> C	<u>RANGE-TOWNSHIP-SECTION:</u> 22 - 15 - 01
<u>TOTAL SQFT:</u> 9,300	<u>NOC:</u> NOT REQUIRED
<u>SETBACKS FRONT:</u> 25 <u>REAR:</u> 25	<u>LEFT:</u> 8 <u>RIGHT:</u> 8

This permit will become null and void if construction is not started and a passing inspection obtained within six (6) months.

Notice: Demolition Permits are active for only (60) sixty days from the date of issuance.

In addition to the requirements in this permit, there may be additional restrictions applicable to this property that may be found in the records of this county, and there may be additional permits required from other governmental entities such as water management districts, state agencies, or federal agencies. s:553.79(10),F.S.

It is the responsibility of the owner or Asbestos contractor to comply with the provisions of s.469.003 of the Florida Statutes and to notify the Department of Environmental Regulation of his/her intentions to remove asbestos, when applicable, in accordance with state and federal laws.

CALL BEFORE YOU DIG: 1-800-432-4770

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AT THE MARION COUNTY CLERK OF COURTS AND A CERTIFIED COPY FILED AT THE BUILDING DEPARTMENT, BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT. (F.S. 713.135)

ADDITIONAL PERMIT INFORMATION:

4/19/22 90 DAY EXTENSION GRANTED PER TC-MW

3/31/22 AO #645908 CREATED PERMIT EXPIRED IN APPLY STATUS

8/19/21- please download the approved "stamped" DRC site plan once AR 25609 has been approved.

***please make sure the setbacks are on the site plan.

Note: A copy of the permit, including requirements, comments, conditions, and/or instructions (all provisions of the permit) must be on the jobsite at all times.

For Inspections schedule online: <https://www.marioncountyfl.org/inspections>
or call (352) 438-2400

Permit #: 2021081791

This is a corner lot and must be reviewed by an ENG ROW Inspector prior to issuance.

*****Notice from the Office of the County Engineer: Driveway apron connection or right-of-way inspections are required for this permit.

For concrete driveways a driveway apron form up inspection should be scheduled when the driveway apron is formed and the welded wire is elevated and in place, ready for concrete to be poured. For asphalt driveways a driveway apron form up inspection should be scheduled when the limerock base course is compacted and primed, ready for the asphalt surface to be placed. Upon satisfactory completion of a form up inspection remaining driveway construction and right-of-way restoration can commence. Upon completion of all work final driveway or right-of-way inspections should then be scheduled.

To schedule an inspection, call the Office of the County Engineer's Customer Service Center at (352) 671-8686. Inspections must be scheduled a minimum of 24 hours in advance. Unsatisfactory inspection results are subject to re-inspections and additional fees.

Requests to cancel scheduled driveway or right-of-way inspections must be made a minimum of 48 hours in advance. Re-inspection fees may apply for failure to comply.

It is the property owner's responsibility to maintain the driveway apron connection for safety and proper drainage once installed. *****

ROW 671-8686 8-18-21 HR

THIS PERMIT APPLICATION IS PART OF A DRC PROJECT. ALL ASPECTS OF THE ROAD SURFACING WILL BE BUILT TO THE PLAN SPECIFICATIONS AS APPROVED BY THE DRC. RESTORATION OF ROW AREAS WILL BE IN ACCORDANCE WITH THE APPROVED DRC PLAN SPECIFICATIONS.

P. Spearman 8/19/21

***** FINAL INSPECTION HOLD *****

A final inspection hold has been placed on this permit subject to a obtaining a final site inspection from the Growth Services Department to confirm compliance with the Silver Springs Community Redevelopment Area Architectural Standards applicable to the site. Please contact Chris Rison at Growth Services Planning & Zoning at 352-438-2624 to arrange for the inspection.

CONCURRENCY: APPROVAL GRANTED FOR A FOUR (4) DWELLING UNIT QUADPLEX. CDR/LAND; 3/30/2022.

TRANSPORTATION IMPACT FEE OF \$ 3612.00 IS DUE BEFORE A 201, 213, 214 OR 796 ELECTRICAL INSPECTION CAN BE SCHEDULED. FEES MAY CHANGE IF THE PERMIT DOES NOT REMAIN IN A VALID STATUS. PLEASE REFER IMPACT FEE QUESTIONS TO KIM HATCHER AT (352)438-2610

911 - POSTING (RES) - Marion County Ordinance #2004-24, requires numbers at least 4" high and a color that contrasts with the color of your structure. If the structure is 50' or more from the street, the number shall be additionally affixed to a permanent fixture (not a mailbox) and visible near the front walk, driveway, or common entrance to said structure. ALSO PLEASE NOTE: If this permit expires, is voided, or remains in a HOLD status more than 180 days, the address will become void for this project and a new address application will be required.

911 - ROOF/SINGLE ADDRESS & UNITS #S- THIS ADDRESS REFLECTS THE STRUCTURE AS A WHOLE, OR "UNDER ROOF - ALL UNITS" - THE UNITS HAVE BEEN ISSUED AS FOLLOWS: UNITS 1, 2, 3 & 4. UNIT 1 IS IN THE SW CORNER, UNIT 2 IS IN THE SE CORNER, UNIT 3 IS IN THE NE CORNER, UNIT 4 IS IN THE NW CORNER.

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or call (352) 438-2400