

Development Review Comments Letter

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SCOTT ADAMS & DIANNE LAPUM
ZO SUP #33443

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Special Use Permit	N/A	INFO	911
2	Special Use Permit	Existing well will require a Limited Use Water System permit through the Department of Health in Marion County. It will need to be at least 100' from all septic systems. You may get application for permit by contacting Rebecca.Roy@flhealth.gov	NO	DOH
3	Special Use Permit	Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of running indoor simulation training. Parcel # 03823-000-00 is currently zoned A-1 and is 6.51 acres in size. There is a FEMA Flood Zone A and a County Flood Prone Area on this site. Per the MCPA, this site currently has 0 SF of impervious coverage. This site will be subject to a Major Site Plan or waiver when its existing and proposed impervious coverage exceeds 9,000 SF.	INFO	ENGDRN
4	Special Use Permit	There is no way to determine the precise traffic impacts of the proposed use as a similar use does not exist in the ITE Trip Generation Manual. However, the proposed use should generate minimal impact. The property is located on NE 175th Street Road which is a paved County maintained collector roadway. There are no concerns about the Level of Service of this roadway. Consideration should be given to limiting the class size to 10 given that only 5 parking spaces will be provided. Also, the number of classes each day should also be limited by the Special Use Permit. This will ensure that the traffic impacts are minimal. Also, since this is a commercial use, a requirement to construct a commercial driveway meeting the requirements of the Office of the County Engineer should also be included in the conditions.	INFO	ENGTRF
5	Special Use Permit	Fire Review conditionally approved for a special use permit. Any site improvements and building construction shall comply with the minimum requirements of the Florida Fire Prevention Code.	INFO	FRMSH
6	Special Use Permit	no comments	INFO	LSCAPE
7	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	LUCURR

ATTACHMENT B

8	Special Use Permit	Parcel 03823-000-00 is within the Marion County Utilities (MCU) service area but is outside the standard connection distance. There are no MCU water or sewer mains within more than three miles of the parcel. The parcel is located outside both the Urban Growth Boundary and the Primary Springs Protection Zone.	INFO	UTIL
9	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	ZONE