

# Development Review Comments Letter

6/5/2025 10:42:31 AM

## JULIETTE FALLS TEMP PRO-SHOP ZO SUP #32731

| ID | DESCRIPTION        | REMARK                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | STATUS | DEPT   |
|----|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|--------|
| 1  | Special Use Permit | N/A                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | INFO   | 911    |
| 2  | Special Use Permit | Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of renewing the existing special use permit for a temporary golf pro-shop. Parcels 34546-122-00, 34546-123-00, & 34546-127-00 are currently zoned PUD and are collectively 2.17 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas on this site. Per the MCPA, parcels 34546-122-00 & 34546-127-00 currently have 0 SF of impervious coverage while parcel 34546-123-00 currently has 19,072 sf of impervious coverage. This site will be subject to a Major Site Plan or waiver when its existing and proposed impervious coverage exceeds the impervious coverage Per ARs 2540 & 3341. | INFO   | ENGDRN |
| 3  | Special Use Permit | 5/12/25 RECOMMEND APPROVE – Operation already exists, and no changes are being proposed. County traffic is unaware of any existing issues with the current operation.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | INFO   | ENGTRF |
| 4  | Special Use Permit | No issue with Fire                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | INFO   | FRMSH  |
| 5  | Special Use Permit | no comment                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | INFO   | LSCAPE |
| 6  | Special Use Permit | The review will be conducted at the time of the reporting process.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | INFO   | LUCURR |
| 7  | Special Use Permit | Parcels 34546-122-00, 34546-123-00, and 34546-127-00 are located within the FGUA service territory. The special permit application is for the continued use of a temporary Golf Pro-Shop. Please note that FGUA is not part of the Marion County Development Review process. The applicant must notify FGUA of the continued use of water and any associated additional wastewater flows                                                                                                                                                                                                                                                                                                                              | INFO   | UTIL   |
| 8  | Special Use Permit | The review will be conducted at the time of the reporting process.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | INFO   | ZONE   |