



## SUBMITTAL SUMMARY REPORT Waiver STA-000371-2026

<b>PLAN NAME:</b> Connect Church Driveway Spacing	<b>LOCATION:</b> 16065 SE 96TH AVENUE RD SUMMERFIELD,
<b>APPLICATION DATE:</b> 02/13/2026	<b>PARCEL:</b> 4715-224-006
<b>DESCRIPTION:</b> This waiver request is in regard to the minimum commercial driveway spacing on a road with a speed limit of 35 MPH or less. This request is in anticipation of the parcel being developed into a new church building with associated parking spaces and on-site retention. A preapplication meeting was held on January 29th, 2026 to discuss the proposed project. One of the DRC comments was in regard to the minimum driveway spacing required per a commercial development, and the project owners would like to request a waiver on that requirement.	

CONTACTS	NAME	COMPANY
Applicant	Stephen Wood	Wood Engineering, LLC

SUBMITTAL	STARTED	DUE	COMPLETE	STATUS
OCE: Waiver Request Review v.1	02/19/2026	03/02/2026	03/30/2026	Approved

### SUBMITTAL DETAILS

OCE: Waiver Request Review v.1				
ITEM REVIEW NAME (DEPARTMENT)	ASSIGNED TO	DUE	COMPLETE	STATUS
Environmental Health (Plans) (Environmental Health)	Evan Searcy	03/02/2026	02/26/2026	Approved
Fire Marshal (Plans) (Fire)	Amanda Ramage	03/02/2026	02/19/2026	Approved
<i>Comments</i>	NA			
Growth Services Planning & Zoning (DR) (GS Planning and Zoning)	Kenneth Odom	03/02/2026	03/05/2026	Approved
<i>Comments</i>	Defer to OCE - Traffic			
Landscape (Plans) (Parks and Recreation)	Susan Heyen	03/02/2026	02/20/2026	Informational
<i>Comments</i>	no comments			
OCE Design (Plans) (Office of the County Engineer)	Gerald Koch	03/02/2026	02/26/2026	Approved
OCE Property Management (Plans) (Office of the County Engineer)		03/02/2026	02/26/2026	Not Required
<i>Comments</i>	ROW is not a reviewer for this type of plan			
OCE Stormwater (Permits & Plans) (Office of the County Engineer)	Alexander Turnipseed	02/24/2026	02/19/2026	Informational
<i>Comments</i>	No Stormwater objections			
OCE Survey (Plans) (Office of the County Engineer)	Theresa Smail	03/02/2026	02/24/2026	Not Required
OCE Traffic (Permits & Plans) (Office of the County Engineer)	Chris Zeigler	03/02/2026	03/26/2026	Informational
<i>Comments</i>	The driveway spacing deviation was denied as the northern driveway does not meet FDOT sight distance requirements due to the curve. The applicant may bring this for consideration before the Development Review Committee.			
Utilities (OCE Plans) (Utilities)	Heather Proctor	03/02/2026	02/26/2026	Approved
<i>Comments</i>	Marion County Utilities (MCU) has no comments on this waiver. Parcel 4715-224-006 is within the MCU service area, and will be required to connect to water and sewer.			
	Located within the State B-Map area, outside of the Urban Growth Boundary.			



**Marion County  
Board of County Commissioners**

Office of the County Engineer

412 SE 25th Ave.  
Ocala, FL 34471  
Phone: 352-671-8686  
Fax: 352-671-8687

**DEVELOPMENT REVIEW COMMITTEE WAIVER REQUEST FORM**

Date: 02/11/2026 Parcel Number(s): 4715-224-006 Permit Number: \_\_\_\_\_

**A. PROJECT INFORMATION:** Fill in below as applicable:

Project Name: Connect Church Commercial  Residential   
Subdivision Name (if applicable): Orange Blossom Hills  
Unit 15 Block 224 Lot 6,7,8,9,10 Tract \_\_\_\_\_

**B. PROPERTY OWNER'S AUTHORIZATION:** The property owner's signature authorizes the applicant to act on the owner's behalf for this waiver request. The signature may be obtained by email, fax, scan, a letter from the property owner, or original signature below.

Name (print): Frank Webster  
Signature: Frank Webster  
Mailing Address: 17853 SE 105th Ct City: Summerfield  
State: FL Zip Code: 34491 Phone # \_\_\_\_\_  
Email address: \_\_\_\_\_

**C. APPLICANT INFORMATION:** The applicant will be the point of contact during this waiver process and will receive all correspondence.

Firm Name (if applicable): Wood Engineering, LLC Contact Name: Stephen Wood  
Mailing Address: 102 Whitecaps Circle City: Maitland  
State: FL Zip Code: 32751 Phone # 407-694-5205  
Email address: swood@woodengllc.com

**D. WAIVER INFORMATION:**

Section & Title of Code (be specific): \_\_\_\_\_ Section 6.11.5(C) - Minimum Commercial Driveway Spacing  
Reason/Justification for Request (be specific): SE 96th Avenue Road is a local roadway where existing driveways appear not to adhere to any spacing criteria. The proposed driveway spacing of 132 feet is greater than much of the driveway spacing on this roadway and the other adjacent roadways. Additionally, the section of roadway to which the development will access effectively only serves about 20 homes and does not provide any cut-through benefit. Cont'd

**DEVELOPMENT REVIEW USE:**

Received By: \_\_\_\_\_ Date Processed: \_\_\_\_\_ Project # \_\_\_\_\_ AR # \_\_\_\_\_

**ZONING USE:** Parcel of record: Yes  No  Eligible to apply for Family Division: Yes  No   
Zoned: \_\_\_\_\_ ESOZ: \_\_\_\_\_ P.O.M. \_\_\_\_\_ Land Use: \_\_\_\_\_ Plat Vacation Required: Yes  No   
Date Reviewed: \_\_\_\_\_ Verified by (print & initial): \_\_\_\_\_



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## DEVELOPMENT REVIEW COMMITTEE WAIVER REQUEST FORM

Section & Title of Code (be specific) Section 6.11.5(C) Minimum Commercial Driveway Spacing  
Reason/Justification for Request (be specific): Cont'd...Thus, there is a marginal level of traffic. As such, the proposed driveway spacing is greater than most driveway spacing on this roadway, and the adjacent roadways, and will not result in any adverse impacts (operationally or safety) to SE 96th Avenue Road. The request is a reduction in the minimum commercial driveway spacing from 245 feet to 132 feet on a road with a speed limit of 35 MPH or less.

Section & Title of Code (be specific) \_\_\_\_\_  
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