PROJECT NAME: FIGUEROA ROCIO PEREZ NEW SFR

PROJECT NUMBER: 2025100005

APPLICATION: DRC WAIVER REQUEST #33478

1 DEPARTMENT: FRMSH - FIRE MARSHAL REVIEW REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: N/A

2 DEPARTMENT: FRMSH - FIRE MARSHAL REVIEW

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: N/A

3 DEPARTMENT: LUCURR - LAND USE CURRENT REVIEW REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities.

4 DEPARTMENT: LUCURR - LAND USE CURRENT REVIEW

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities.

5 DEPARTMENT: ZONE - ZONING DEPARTMENT

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: Zoning/Land Use Information: (1) General Agriculture (A-1) zoning; (2) Medium Residential (MR) FLU designation (considered Urban Area by Comprehensive Plan); (3) within City of Belleview service area; (4) Secondary Springs Protection Zone; (5) within Urban Growth Boundary; (6) not within Environmentally Sensitive Overlay Zone (ESOZ)

6 DEPARTMENT: ZONE - ZONING DEPARTMENT

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: If approved, septic system shall be at least 5' from property lines.

7 DEPARTMENT: UTIL - MARION COUNTY UTILITIES

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: DENIED - Code requires connection by extension to closest available CoBU water main within

200'

8 DEPARTMENT: UTIL - MARION COUNTY UTILITIES

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: ALLOWED - Code allows ENR for one SFR in lieu of connection to existing sewer main

requiring extension within 400'

9 DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: n/a

10 DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: n/a

11 DEPARTMENT: 911 - 911 MANAGEMENT

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: N/A

12 DEPARTMENT: 911 - 911 MANAGEMENT

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: N/A

13 DEPARTMENT: DOH - ENVIRONMENTAL HEALTH

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities for connection requirements.

If installing a well a permit will be needed through the Department of Health in Marion County. Please change the site plan to reflect the 75' radius around the well instead of the septic system.

14 DEPARTMENT: DOH - ENVIRONMENTAL HEALTH

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities for connection requirements. If OSTDS system is approved

than a permit through the Department of Environmental Protection will be required.

15 DEPARTMENT: ENGDRN - STORMWATER REVIEW

REVIEW ITEM: LDC 6.14.2.B(2) - Connection requirements

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities. Note: If either the connection to wastewater is required via

FM or the connection to water is required via WM, please ensure Contractor restores the ROW back to

existing grade.

16 DEPARTMENT: ENGDRN - STORMWATER REVIEW

REVIEW ITEM: 6.14.3.B - Onsite Waste Treatment and Disposal Systems (OSTDS)

STATUS OF REVIEW: INFO

REMARKS: Defer to Marion County Utilities.

33478



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

EVELOPMENT EVIEW OMMI EE AIVE EQUEST FO M

	Date: 09262025 Parcel Number(s):	38526-000-00	Permit Number:_	2025070469
A.	PROJECT INFORMATION: Fill in elow as applica le:			
	Project Name: FIGUEROA ROCIO PEREZ New SFR Subdivision Name (if applicable): UNINCORPORATED Little Plants 90 Lot			
	UnitBlock_90_Lot			
В.	PROPERTY OWNER'S AUTHORIZATION: Attach a letter from the owner(s) or the owner(s) may sign below authorizing the applicant to act on the owner's behalf for this waiver request:			
	Property Owner's Name (print): FIGUEROA ROCIO PEREZ			
	Property Owner's Signature: Property Owner's Mailing Address: 5100 SE 146TH PL, SUMMERFIELD FL			
	Property Owner's Mailing Address: 5100 SE 1461H PL, SUMMERFIELD FL			
	City: SUMMERFIELD State: FL Zip Code: 34491 Phone #352-205-4270			
C.	APPLICANT INFORMATION: The applicant will be the point of contact during this waiver process and will receive correspondence.			
	Firm Nama (if amiliashla):	Contact	Name: RICHARD	ORTENGREN
	Mailing Address: 2085 NE 104TH PL	City: OXFORD	State: FL Zip	Code: 34484
	Phone #352-205-4270	Alternate Phone #3	352-999-7211	
	Firm Name (if applicable): Contact Name: RICHARD ORTENGREN Mailing Address: 2085 NE 104TH PL			
D.	. WAIVER INFORMATION:		00 44 0 50 44 0	
	Section & Title of Code: Reason/Justification for Waiver Request: See attached waiver request justification.			
DEVELOPMENT REVIEW USE:				
Received By: 9/24/25 Date Processed: 10/1/25 kp Project # 2025 100005 AR # 34478				
74	ONING LISE. Parcel of record: Ves	l No □ Eligible to an	only for Family Divis	sion: Yes 🗆 No 🗆
	Zoned: ESOZ: F	P.O.M.	Must Vacate	Plat: Yes □ No □
	Zoned: ESOZ: Farcer of record. Test E Land Use: Date:	Verified by:		

Revised 5/2017

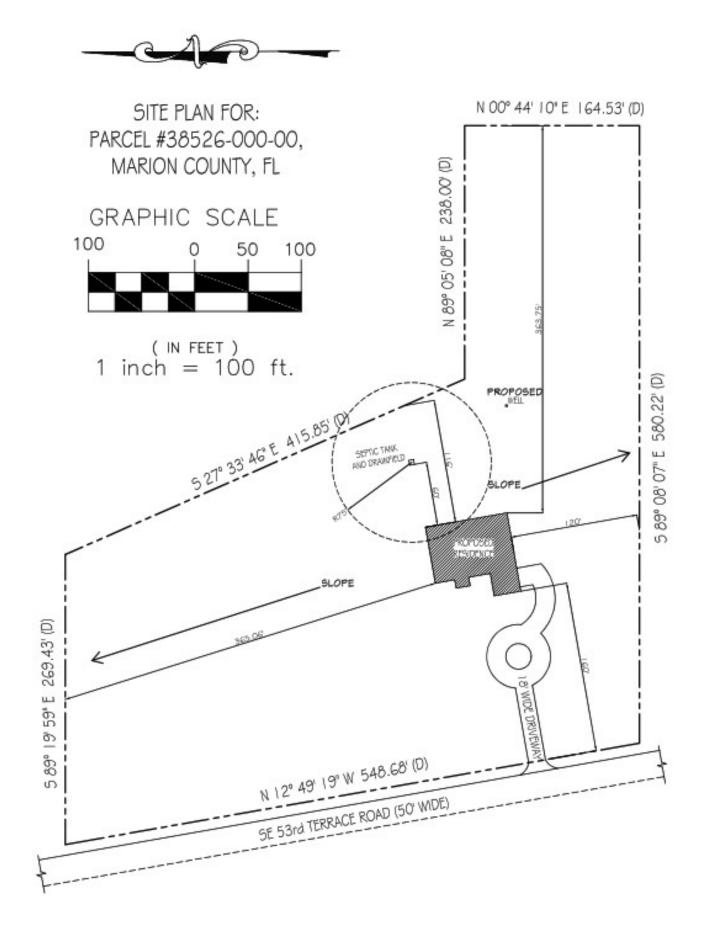
DEVELOPMENT REVIEW COMMITTEE WAIVER REQUEST

The Perez Home (APN 38526-000-00)

The Perez Home will be sited on a 5.2-acre parcel with the nearest public sewer connection ~650 feet from the proposed home location and the nearest public water ~200 feet away. Under Marion County LDC, Article 6 (Technical Standards), Division 14 (Water & Wastewater), connection is required only when a central system is "available" within the applicable connection distance (interpreted for single-family as 400 ft / 1 ERC). Given the 650-ft sewer distance, service would necessitate a **private lift station and force main**, imposing disproportionate construction and long-term O&M costs relative to a single-family residence.

As recommened by Bob Titterington, City of Belleview P.E. and consistent with §6.14.2 (Water & Wastewater Requirements) and §6.14.3 (Onsite Sewage Treatment & Disposal Systems), we therefore request approval to install a properly permitted onsite sewage treatment and disposal system (OSTDS). We will meet Florida DEP permitting, and—if deemed beneficial—install an Enhanced Nutrient-Reducing (ENR) system (e.g., an aerobic treatment unit / performance-based system achieving DEP's nitrogen-reduction performance for designated areas) to ensure **groundwater and springs protection**. For potable water, while a main exists ~200 ft away (within 400 ft), we respectfully request consideration to allow a well (as conditioned in prior County actions) based on the large parcel size (5.2 acres), separation from potential receptors, and consistency with a rural character. This relief aligns with the LDC's availability and connection-distance framework and with past DRC Board practices where distance, cost, and site conditions warrant tailored conditions. Please reference the attached City of Belleview Water Sewer Connection Map, SFR site plan, and Distance to Connection Map. Thank you for your consideration.

SFR Site Plan



Distance to Connection Map



City of Belleview Water Sewer Connection Map

