



SUBMITTAL SUMMARY REPORT PL SUP-000812-2026

PLAN NAME:	Perfect Deed Office Warehouse_SUP	LOCATION:	
APPLICATION DATE:	05/22/2026	PARCEL:	9024-0565-06
DESCRIPTION:	12,000 sf warehouse on our B-4 lot		

CONTACTS	NAME	COMPANY
Applicant	Elizabeth Steiner	
Applicant	Ginger McGill	
Applicant	KEVIN STEINER	PERFECT DEED HOMES, LLC (RESIDENTIAL)
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Owner	Kevin Steiner	2745 PDH EXTENSION, LLC

SUBMITTAL	STARTED	DUE	COMPLETE	STATUS
GS Development Review Depts Reviews v.1	05/22/2026	06/08/2026	06/04/2026	Approved

SUBMITTAL DETAILS

GS Development Review Depts Reviews v.1					
ITEM REVIEW NAME (DEPARTMENT)	ASSIGNED TO	DUE	COMPLETE	STATUS	
911 Management (DR) (911 Management)	Janet Warbach	06/08/2026	05/22/2026	Not Required	
Environmental Health (Plans) (Environmental Health)	Evan Searcy	06/08/2026	05/29/2026	Approved	
Fire Marshal (Plans) (Fire)	Jonathan Kenning	06/08/2026	05/22/2026	Approved	
Growth Services Planning & Zoning (DR) (GS Planning and Zoning)	Elizabeth Madeloni	06/08/2026	05/26/2026	Informational	
Comments	The review will be conducted at the time of the reporting process.				
Landscape (Plans) (Parks and Recreation)	Susan Heyen	06/08/2026	05/26/2026	Informational	
Comments	Improvement plan to be approved by DRC				
OCE Property Management (Plans) (Office of the County Engineer)		06/08/2026	06/04/2026	Not Required	
Comments	ROW is not a reviewer for this type of plan. - DR 6/4/26				
OCE Stormwater (Permits & Plans) (Office of the County Engineer)	Alexander Turnipseed	06/08/2026	05/22/2026	Informational	
Comments	Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of a 12,000 sf warehouse. Parcel # 9024-0565-06 is currently zoned and is 1.23 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas 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 a stormwater compliance waiver when its existing and proposed impervious coverage exceeds 9,000 SF.				
OCE Survey (Plans) (Office of the County Engineer)	Theresa Smail	06/08/2026	05/28/2026	Not Required	
OCE Traffic (Permits & Plans) (Office of the County Engineer)	Chris Zeigler	06/08/2026	05/25/2026	Informational	
Comments	A condition should be placed on the SUP requiring a cross access easement along Chestnut Road as determined by the Office of the County Engineer.				
Utilities (Plans) (Utilities)	Heather Proctor	06/08/2026	05/22/2026	Informational	
Comments	The parcel is within the City of Belleview Utilities service area, but outside of the city limits, making it a county parcel. All county parcels are required to adhere to the Marion County Land Development Code.				
	Public water and sewer are shown within connection distance to the project, and Marion County Utilities would enforce the connection requirement if the City of Belleview Utilities provides a letter of availability and capacity to serve the site.				