

Development Review Comments Letter

8/11/2025 3:27:28 PM

LAWRENCE NIKOLA FAMILY TRUST
ZO SUP #33119

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Special Use Permit	Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of a pet cemetery. Parcel # 48465-000-00 is currently zoned A-1 and is 4.4 acres in size. There is a County Flood Prone Area on this site. Per the MCPA, this site currently has 1,600 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
2	Special Use Permit	8/4/25 - Traffic has no issues with this request. Driveway must be permitted through FDOT.	INFO	ENGTRF
3	Special Use Permit	Approved	INFO	FRMSH
4	Special Use Permit	no comments	INFO	LSCAPE
5	Special Use Permit	he review will be conducted at the time of the reporting process.	INFO	LUCURR
6	Special Use Permit	APPROVED - Parcel 48465-000-00 is located within the Marion County Utilities (MCU) service area. MCU has no comments on the proposed zoning change, as it does not impact existing utility infrastructure. Sewer is immediately available via a long tap on the west side of S US HWY 301, and based on the proposed commercial office building, the parcel will be required to connect to the existing sewer force main. The nearest water main is approximately 3,000 ± feet from the parcel; however, MCU is unable to determine the exact connection distance based on the current conceptual plans. Connection distance will be calculated during the site plan review stage. Parcel is located outside of the Urban Growth Boundary.	INFO	UTIL
7	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	ZONE