Development Review Comments Letter

PARTNERS SELF STORAGE LLC
ZO SUP   #32795

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 outdoor storage. Parcels 39169-000-00 & 39169-003-00 are currently zoned B-2 and are collectively 11 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas on this site. Per the MCPA, parcel 39169-003-00 currently has 0 SF of impervious coverage while parcel 39169-000-00 currently has 21,876 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
3	Special Use Permit	5/12/25 – The proposed storage facility is a low volume traffic generator for a commercial site, and this proposed use for storage is not a factor that would necessarily demonstrate increased traffic volume. OCE Traffic has no objections to this request.	INFO	ENGTRF
4	Special Use Permit	No issue with Fire	INFO	FRMSH
5	Special Use Permit	1. Major site plan to be submitted to DRC 2. Comply with LDC requirements	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 #39169-000-00 and #39169-003-00 are located within the City of Belleview's utility service area. Please note that the City of Belleview is not part of the Marion County Development Review process. Defer all utility notes to City of Belleview. Be sure to notify the City of Belleview regarding any Special Use requests associated with this project. If a Site Plan is proposed, Marion County Utilities will require a Letter of Availability and Capacity from the City of Belleview confirming their ability to serve the project. Parcels are located within the Urban Growth Boundary. Inside a Secondary Springs Protection Zone.	INFO	UTIL
8	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	ZONE