

April 10, 2024

PROJECT NAME: NEW ANIMAL CARE

PROJECT NUMBER: 2024040026

APPLICATION: DRC WAIVER REQUEST #31388

- 1 DEPARTMENT: FRMSH - FIRE MARSHAL REVIEW
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: Approved
- 2 DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: DEFER TO STORMWATER
ZONING SUPPORTS THE REQUEST PROVIDED ALL REQUIRED SETBACKS ARE MET.
ACREAGE: 2.8
FLU: LR
ZONING: A-1
- 3 DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: APPROVED - MCU service area; any new buildings requiring potable water will be required to connect to available MCU water. Sewer is not available within connection distance at this time; defer to DOH for wastewater.
- 4 DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: CONDITIONAL APPROVAL subject to working with Stormwater staff under the following conditions: 1) The applicant must provide stormwater control of the additional runoff from the impervious coverage at the 100-year, 24-hour storm from the proposed project. 2) A permit/inspection hold will be in effect until a sketch of the proposed stormwater controls is provided to Stormwater and approved. 3) A Final Hold will be in effect until: a) Stormwater staff conducts a final inspection. Please note that stormwater controls and all disturbed areas must have vegetative cover established at time of final inspection. b) The applicant must provide a final sketch, noting the horizontal extents and volume capacity of the stormwater controls.
The applicant owns a 2.8 -acre parcel (35626-005-04) and according to the MCPA, there is approximately 9,428 sf existing impervious area on-site. The applicant is proposing to add 3,160 sf for a storage building/garage. The total existing and proposed impervious area is 12,588 sf. The site will be approximately 3,588 sf over the allowed 9,000 sf per the Marion County LDC. There is no FEMA Special Flood Hazard Areas or Flood Prone Areas on the property. The applicant has proposed a DRA with sufficient runoff storage. Staff recommends approval with conditions.
- 5 DEPARTMENT: ENGTRF - TRAFFIC REVIEW
REVIEW ITEM: LDC 2.21.1.A(1) Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: APPROVED



**Marion County
Board of County Commissioners**

AR# 31388

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: 4/3/24 Parcel Number(s): 35626-005-04 Permit Number: _____

A. PROJECT INFORMATION: Fill in below as applicable:

Project Name: New Animal Care Commercial Residential
Subdivision Name (if applicable): Wingspread Farms
Unit _____ Block E Lot 4 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): Geraldine Silvestri
Signature: Geraldine Silvestri
Mailing Address: 8328 SW 52ct City: Ocala
State: FL Zip Code: 34476 Phone # 352 208 9491
Email address: Sitnprety1191@aol.com

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

Firm Name (if applicable): _____ Contact Name: Lisa Silvestri-Casey
Mailing Address: 8328 SW 52ct City: Ocala
State: FL Zip Code: 34476 Phone # 678 654 0249
Email address: SaraBean1191@aol.com

D. WAIVER INFORMATION:

Section & Title of Code (be specific): 2.21.1.A Major Site Plan
Reason/Justification for Request (be specific): my daughter moved in to help me and my brother (cancer), we are looking at a place for her dogs and storage in one building and a garage for her cars + yard equipment. The main building will also be a place for her to spend time with her animals

DEVELOPMENT REVIEW USE:

Received By: Kristen Date Processed: 04/05/2024 Project # 2024040026 AR # 31388
4/3/24

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): _____

