

Development Review Comments Letter

11/3/2025 2:03:50 PM

TRAILHEAD ASSET GROUP LLC
ZO SUP #33444

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Special Use Permit	N/A	INFO	911
2	Special Use Permit	N/A	INFO	DOH
3	Special Use Permit	Stormwater is not opposed to the special use permit. The applicant is requesting a SUP for the purpose of housing up to 8 adults with developmental disabilities. Parcel # 1304-045-005 is currently zoned R-1 and is 0.25 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas on this site. Per the MCPA, this site currently has 3,070 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 35% impervious coverage (3,811 sf).	INFO	ENGDRN
4	Special Use Permit	This is a request to renew an existing SUP to allow for a group home for 8 residents. There are no known traffic issues with the existing group home.	INFO	ENGTRF
5	Special Use Permit	APPROVED	INFO	FRMSH
6	Special Use Permit	no comments	INFO	LSCAPE
7	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	LUCURR
8	Special Use Permit	Parcel 1304-043-005 is located within the Marion County Utility Service Area but is outside the connection distance to water and sewer infrastructure. Marion County Utilities has no comment regarding this special use permit. Additionally, the parcel is within the Urban Growth Boundary but outside of the Primary Springs Protection Zone.	INFO	UTIL
9	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	ZONE