



SUBMITTAL SUMMARY REPORT ImpOffSite-000754-2026

PLAN NAME: Water Main Extension and Cnnx - Duplex	LOCATION: 14160 SW 60TH TER OCALA,
APPLICATION DATE: 05/11/2026	PARCEL: 8009-1270-08
DESCRIPTION: 70 ft extension of an existing 6" water main. This Project is for Marion County Utilities and Planning review only. The Project is located on SW 60th Terrace in Marion Oaks to serve a proposed duplex.	

CONTACTS	NAME	COMPANY
Applicant	Robert Couch, III	Enviro-Tech Inc.

SUBMITTAL	STARTED	DUE	COMPLETE	STATUS
OCE: Plan Review (DR) v.2	06/16/2026	06/23/2026		In Review
OCE: Plan Review (DR) v.1	05/12/2026	05/27/2026	05/28/2026	Requires Re-submit

SUBMITTAL DETAILS

OCE: Plan Review (DR) v.2				
ITEM REVIEW NAME (DEPARTMENT)	ASSIGNED TO	DUE	COMPLETE	STATUS
911 Management (DR) (911 Management)	Laura Johnson	06/23/2026	06/16/2026	Not Required
Environmental Health (Plans) (Environmental Health)		06/23/2026		Pending Assignment
Fire Marshal (Plans) (Fire)	Anthony Marino	06/23/2026	06/16/2026	Approved
Growth Services Planning & Zoning (DR) (GS Planning and Zoning)	Erik Kramer	06/23/2026		Pending Assignment
<i>Corrections</i>	Utility Plan (Resolved) - Corrective Action: No corrective action for Growth Services review. - Utility Plan: Land use and zoning information check. Review defers to Utility.			
	Growth Services notes property is HR future land use with R-PUD zoning which allows a max of two (2) dwelling units on the subject property. Review of setbacks, building height, and other zoning standards will be conducted separately at building permitting stage.			
Landscape (Plans) (Parks and Recreation)	Susan Heyen	06/23/2026	06/16/2026	Pending Assignment
OCE Design (Plans) (Office of the County Engineer)		06/23/2026		Pending Assignment
<i>Corrections</i>	2.12.4 - Front page of the plan (Not Resolved) - Corrective Action: Missing type of application (Offsite Improvement Plan) - 2.12.4 - Front page of the plan: Front page of the plan shall minimally include A through L of this section of the LDC.			
<i>Corrections</i>	2.12.3 - Title block (Not Resolved) - Corrective Action: Missing type of application (Offsite Improvement Plan) in Title block on ALL sheets - 2.12.3 - Title block: Title block on all sheets denoting type of application; project name, location, county, and state; and date of original and all revisions			
OCE Property Management (Plans) (Office of the County Engineer)		06/23/2026		Pending Assignment
OCE Stormwater (Permits & Plans) (Office of the County Engineer)	Alexander Turnipseed	06/23/2026	06/16/2026	Informational
<i>Comments</i>	Defer to Marion County Utilities. Note: If the connection to water is required via WM, please ensure Contractor restores the ROW back to existing grade.			
OCE Survey (Plans) (Office of the County Engineer)	Theresa Smail	06/23/2026		Pending Assignment
<i>Corrections</i>	6.4.7. Construction Plans - Survey Requirements (Not Resolved) - 6.4.7. Construction Plans - Survey Requirements: Survey information to support construction plans, including but not limited to Mass Grading, Improvement, or Major Site plans, shall meet requirements as set forth in Ch. 5J-17 FAC in addition to the following as identified in Section 6.4.7.A. through H. of the LDC.			
<i>Corrections</i>	Additional Survey Comments (Not Resolved) - Sec. 2.12.8. - Current boundary and topographic survey. o Current boundary and topographic survey (one foot contour intervals extending 100 feet beyond the project boundary) based upon accepted vertical datum. Surveys will be less than 12 months old and accurately reflect current site conditions, meeting standards set forth in Ch. 5J-17 FAC. Alternate topographic data may be accepted if pre-approved by the Marion County Land Surveyor. o (Ord. No. 13-20, § 2, 7-11-2013)			
OCE Traffic (Permits & Plans) (Office of the County Engineer)		06/23/2026		Pending Assignment
Utilities (OCE Plans) (Utilities)	Heather Proctor	06/23/2026		Pending Assignment
<i>Corrections</i>	6.15.6.A - Potable Water Metering - loc/bank/size (Not Resolved) - Corrective Action: Sheet 3: Call out meter sizes. (2) add end of county maintenance at the water meters in ROW. - 6.15.6.A - Potable Water Metering - loc/bank/size:			
<i>Corrections</i>	6.15.7 - Cross Connection Control/Backflow (Resolved) - Corrective Action: No backflows proposed. - 6.15.7 - Cross Connection Control/Backflow:			

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Utilities (OCE Plans) (Utilities)	Heather Proctor	06/23/2026		Pending Assignment
<i>Corrections</i>	MCU Contact Info on Project Cover Sheet (Not Resolved) - Corrective Action: Add MCU contact information to the cover page. - MCU Contact Info on Project Cover Sheet: Marion County Utilities, 11800 S US Hwy 441, Belleview FL 34420 - Customer Service 24/7/365 352-307-6000			
<i>Corrections</i>	6.14.5.A(8) - Connection to existing water (Resolved) - 6.14.5.A(8) - Connection to existing water:			
<i>Corrections</i>	6.15.6.D - Meter Location (Resolved) - Corrective Action: Meters shown in ROW. - 6.15.6.D - Meter Location:			
<i>Corrections</i>	6.15.3 - Fire Protection/Fire Flow Capacity (Not Resolved) - Corrective Action: Water service will be provided by Marion County Utilities. Please consult with Marion County Fire Rescue for any additional comments or requirements related to fire protection. - 6.15.3 - Fire Protection/Fire Flow Capacity:			
<i>Corrections</i>	6.14.4 - Capacity charges - domestic water/sewer (Not Resolved) - Corrective Action: Informational: - 6.14.4 - Capacity charges - domestic water/sewer: Capacity charges to be invoiced and collected by MCU Permitting at time of building permit review - Cap Fee Worksheet and interior floor plan may be required.			
<i>Corrections</i>	6.14.5.B - Submit permits to MCU (DOT, ROW etc) (Not Resolved) - Corrective Action: Informational: Copies of all related permit applications and issued permits must be submitted to the Marion County Utilities Department prior to, or at the time of, the Pre-Construction Meeting. - 6.14.5.B - Submit permits to MCU (DOT, ROW etc):			
<i>Corrections</i>	6.14.9.A - Developer's Agreement (Resolved) - Corrective Action: Not required - 6.14.9.A - Developer's Agreement:			
<i>Corrections</i>	6.14.5.B - FDEP PWS and/or WW permits (Not Resolved) - Corrective Action: Informational: The Engineer of Record is responsible for requesting and submitting the appropriate FDEP Public Water System (PWS) and/or Wastewater (WW) permit applications, if applicable. All applications must be signed and sealed prior to submission for Marion County Utilities' signature and must be provided before the Utilities Pre-Construction meeting. - 6.14.5.B - FDEP PWS and/or WW permits:			
<i>Corrections</i>	6.14.4 - Capacity charges - irrigation (Resolved) - Corrective Action: No irrigation proposed. - 6.14.4 - Capacity charges - irrigation: Projects using MCU irrigation shall must show the irrigation tap, meter placement, size, and backflow. Indicate total SF of irrigated area in anticipation of the irrigation meter request through Customer Service.			
<i>Corrections</i>	Parcel numbers match project area (Resolved) - Corrective Action: Correct Parcel Numbers and project area - Parcel numbers match project area: The parcels(s) shown on the application and/or site plan must match the project area.			
<i>Corrections</i>	Additional Utilities Comments (Not Resolved) - Corrective Action: Applicant will be responsible for checking setbacks for on-site septic systems from any existing wells on adjacent properties. (2) Sheet 4 FDEP water notes - item 2 and 3 should be combined. - Additional Utilities Comments			
<i>Corrections</i>	6.14.5.C - Hydraulic Analysis (Resolved) - Corrective Action: No required for project. - 6.14.5.C - Hydraulic Analysis: The hydraulic analysis is required to analyze the water or wastewater pressures in this area.			
<i>Corrections</i>	6.17 - Water Reclamation/Reuse Facilities (Not Resolved) - Corrective Action: No re-claimed water within connection distance. - 6.17 - Water Reclamation/Reuse Facilities:			
<i>Corrections</i>	6.14.5.A(2) - Proposed mains & connections shown (Resolved) - Corrective Action: Ensure proposed new mains are called out; include profile views. - 6.14.5.A(2) - Proposed mains & connections shown: Proposed mains shall be marked as private or public (MCU); points of demarcation shall be called out as necessary to identify changes in ownership. Shall include profile views unless otherwise noted.			
<i>Corrections</i>	6.14.8.A - Completion & Closeout - PLAN NOTE: (Not Resolved) - Corrective Action: For any Utility assets between the water main and the meter, Marion County will require a Bill of Sale and As-builts of the service, prior to meter(s) being installed. A final hold has been placed on permit, if applicable. All as-builts shall comply with the current Marion County LDC, section 6.14.8 - 6.14.8.A - Completion & Closeout - PLAN NOTE:			
<i>Corrections</i>	6.15.6.G & H - Meters up to 2" and over 2" (Resolved) - Corrective Action: Not applicable - 6.15.6.G & H - Meters up to 2" and over 2": Meters up to 2" shall be paid for by the developer and will be installed by MCU through its inventory. Meters over 2" shall be purchased by the developer, and provided to MCU for installation.			
<i>Corrections</i>	6.14.7 - Construction Inspection - PLAN NOTE: (Not Resolved) - Corrective Action: Update utility sheet note: MCU personnel are to inspect any work performed on or around existing MCU infrastructure. A pre-construction meeting is required to be held a minimum of 48 hours prior to the start of any construction. If the pre-construction meeting is not completed, any work may be halted. To schedule, contact MCU's Development Review Officer; Heather.Proctor@MarionFL.org or (352) 438-2846 - 6.14.7 - Construction Inspection - PLAN NOTE::			
<i>Corrections</i>	6.14.6 - Utilities design to be owned by MCU (Not Resolved) - Corrective Action: Informational: A. All utility systems shall be designed for the estimated tributary population. B. All utility systems shall be designed utilizing components with a minimum 30 year life span. C. Systems intended to be owned and maintained by MCU shall be designed for the tributary population and in conformance with the adopted Marion County Utilities Master Plan, as amended. D. Water systems shall be designed to satisfy the domestic water demand and fire protection requirements. E. All systems to be owned, operated, or maintained by MCU shall be subject to a pre-design meeting with MCU .F. All meters shall be located in a meter easement located adjacent to or within the public right-of-way. G. All meters in an MCU maintained system shall be installed and inspected by MCU after receiving payment of applicable fees and charges. H. All pipe shall comply with state standards. I. The engineer shall provide the required lengths of mechanically restrained joints in table form on the plans. - 6.14.6 - Utilities design to be owned by MCU:			
<i>Corrections</i>	6.14.2 - Connection Requirements (Resolved) - Corrective Action: Connecting to MCU water by extension. Public sewer is currently outside of connection distance at over 2700' away. - 6.14.2 - Connection Requirements:			
<i>Corrections</i>	Review Fee as applicable (per Resolution) (Not Resolved) - Corrective Action: \$320.00 Initial Plan Review - Review Fee as applicable (per Resolution): MCU review fee for this submittal			
<i>Corrections</i>	6.15.6.B - Irrigation Water Metering - size (Resolved) - Corrective Action: No irrigation proposed. - 6.15.6.B - Irrigation Water Metering - size:			
<i>Corrections</i>	6.15.6.E - Meter Easements (Resolved) - Corrective Action: Not required - 6.15.6.E - Meter Easements: If meters cannot be placed at the property line, an easement is required for MCU accessibility.			
<i>Corrections</i>	6.14.5.A(1) - Existing water & sewer mains shown (Resolved) - Corrective Action: Existing mains shown and listed on plans. - 6.14.5.A(1) - Existing water & sewer mains shown: The entire utility system shall be shown on the plan, including existing water systems and all proposed components within the project area.			
<i>Corrections</i>	6.15.5 - Water Service & Connection (Not Resolved) - Corrective Action: Sheet 3: Call out casing going under the road, or plumb in C-900. (2) 2" water service is not required for a double service. Reduce to 1". (3) Need blow off at the end of water main extension. - 6.15.5 - Water Service & Connection :			

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Utilities (OCE Plans) (Utilities)	Heather Proctor	06/23/2026		Pending Assignment
<i>Corrections</i>	6.14.9.B - Transfer of Assets to MCU - PLAN NOTE: (Not Resolved) - Corrective Action: This project will require transfer of facilities to Marion County Utilities. Prior to PLAN APPROVAL, an executed developer's agreement is required. Please see LDC 6.14.9 for the requirements and processing of this item. (LDC 6.14.9) A template for this document can be received from the Utilities Development Reviewer. Please note that this item will be handled in a timely and efficient manner, however, it does require review and signatures by multiple departments within Marion County. - 6.14.9.B - Transfer of Assets to MCU - PLAN NOTE:			
<i>Corrections</i>	7.1.3 - UT DETAILS - current LDC version (Not Resolved) - Corrective Action: Can remove: UT106, UT202 and UT209 - 7.1.3 - UT DETAILS - current LDC version: UT details shall be current version based on latest edition of approved LDC			



Marion County Board of County Commissioners

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: 06/16/2026 Parcel Number(s): 8009-1270-08 Permit Number: ImpOffSite-000754-20

A. PROJECT INFORMATION: Fill in below as applicable:

Project Name: _____ Commercial Residential
Subdivision Name (if applicable): _____
Unit _____ Block _____ Lot _____ 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): SKYHOMES CONTRACTORS LLC ATTN. GABRIEL TELES
Signature: _____
Mailing Address: 3554 W ORANGE COUNTRY CLUB DR SUITE 240 City: WINTER GARDEN
State: FLORIDA Zip Code: 34787 Phone # 407-460-0428
Email address: PURCHASE@YOURSKYHOME.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): ENVIRO-TECH INC. Contact Name: ROBERT M. COUCH III, P.E.
Mailing Address: 459 RIPLEY ROUTE J City: DONIPHAN
State: MO Zip Code: 63935 Phone # 352-694-1799
Email address: ENVIROTECH@YMAIL.COM

D. WAIVER INFORMATION:

Section & Title of Code (be specific): _____ See separate document for waiver request.
Reason/Justification for Request (be specific): _____

DEVELOPMENT REVIEW USE:

Received By: _____ Date Processed: _____ Project # _____ AR # _____

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): _____

CLEAR FORM

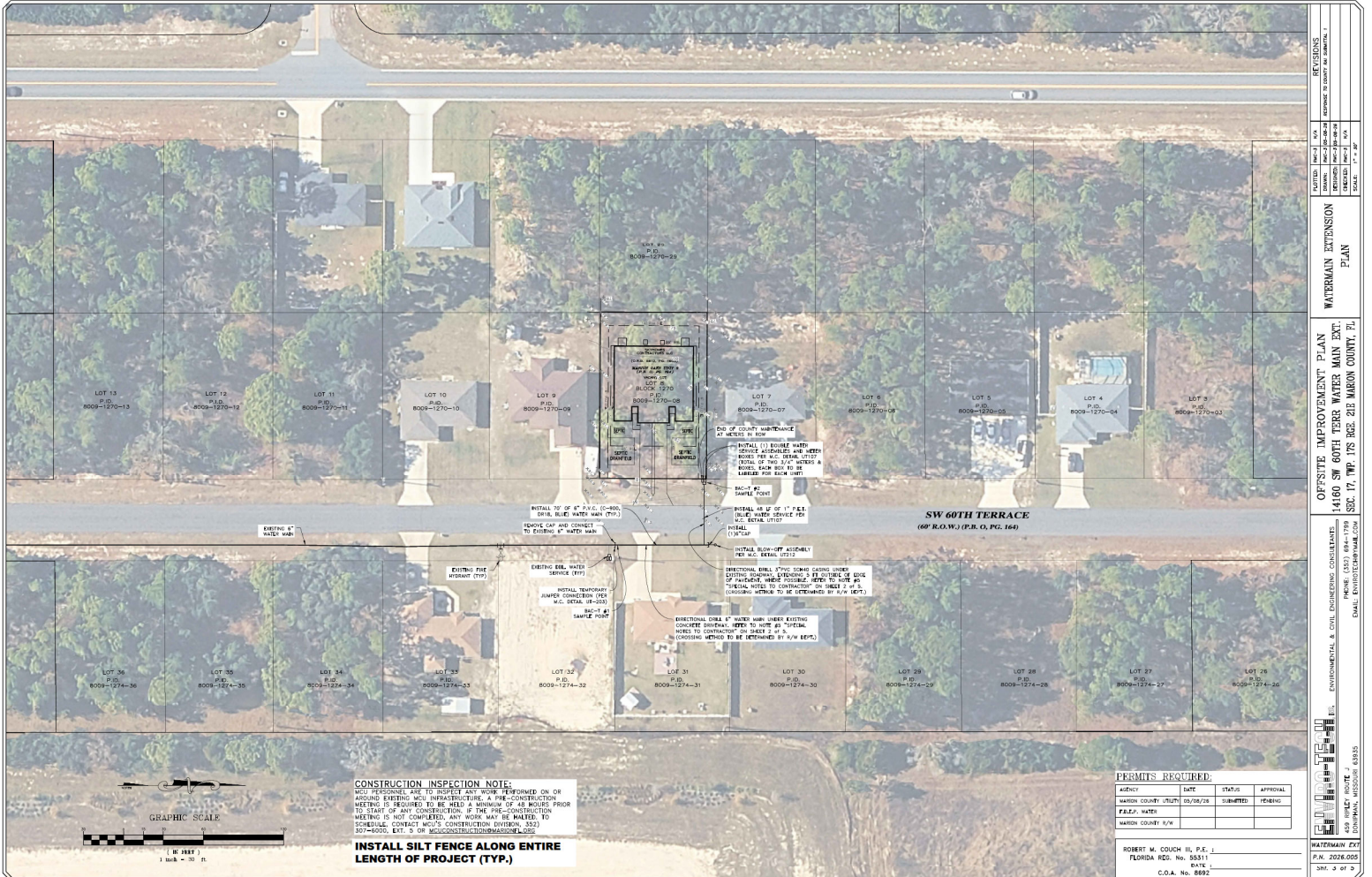
**Waiver Request for
Offsite Improvement Plan for 14160 SW 60th Terrace Watermain Extension
PID#8009-1270-08
Application #ImpOffSite-000754-2026**

1. Waiver Request

Section 2.11.1 Application Requirements

Section 6.4.7 Construction Plans

A waiver is respectfully requested from the survey requirements of Marion County LDC Section(s) 2.11.1 and 6.4.7 for the proposed 70-foot water main extension and installation of a new water service(s). Although the County Survey Department has indicated that a survey would be required per the Marion County Land Development Code, the Utility Department has confirmed that no survey is needed for these minor utility improvements, which occur entirely within an existing, well-defined public right-of-way and do not involve any roadway, drainage, or geometric modifications. Current County GIS data, aerial imagery, and verified utility as-builts provide sufficient information to accurately design the alignment, depth, and service connection, and field conditions within this short corridor have not changed. As such, a full survey would not add value or improve public safety for this limited-scope work, and we request approval to proceed without a survey.



CONSTRUCTION INSPECTION NOTE:
 NO PERSONNEL ARE TO SUSPECT ANY WORK PERFORMED ON OR AROUND EXISTING MWI INFRASTRUCTURE. A PRE-CONSTRUCTION MEETING IS REQUIRED TO BE HELD A MINIMUM OF 48 HOURS PRIOR TO START OF ANY CONSTRUCTION. IF THE PRE-CONSTRUCTION MEETING IS NOT COMPLETED, ANY WORK MAY BE HALTED BY SCHEDULED CONTRACT MICHIGAN'S CONSTRUCTION DIVISION. 332) 331-8500. EXT. 5 OR 800-CONSTRUCTION@MICHIGAN.GOV

INSTALL SILT FENCE ALONG ENTIRE LENGTH OF PROJECT (TYP.)

PERMITS REQUIRED:

AGENCY	DATE	STATUS	APPROVAL
WALTON COUNTY PLUMB	05/08/28	SUBMITTED	FE4849
FALLS WATER			
WALTON COUNTY E/M			

ROBERT M. COUCH III, P.E. J.
 FLORIDA REG. NO. 58511
 DATE: _____
 C.O.A. No. 8892

REVISIONS

NO.	DATE	DESCRIPTION
1	05/08/28	ISSUE FOR PERMITS
2	05/08/28	ISSUE FOR PERMITS
3	05/08/28	ISSUE FOR PERMITS

WATERMAIN EXTENSION PLAN

OFFSITE IMPROVEMENT PLAN
 14160 SW 60TH TERRACE WATER MAIN EXT.
 SEC. 17, TP. 17S, RGE. 22E, WALTON COUNTY, FL

ENVIRONMENTAL & CIVIL ENGINEERING CONSULTANTS, INC.
 PHONE: (904) 884-1776
 FAX: (904) 884-1777
 EMAIL: ENVIRONMENTAL@ECCINC.COM

WATERMAIN EXT
 P.N. 2026-005
 DATE: _____
 SHEET 2 OF 3

7.3.2
UT 105

7.3.2
UT 105

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UT 116B

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UT 201

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UT 203

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UT 203

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UT 212

7.3.2
UT 212

REVISED		REVISIONS	
NO.	DATE	DESCRIPTION	BY

WATER DETAILS

OFFSITE IMPROVEMENT PLAN

14160 SW 60TH TERRE WATER MAIN EXT.

SEC. 17, TP. 17S, RGE. 22E, MARION COUNTY, FL

ENVIRONMENTAL & CIVIL ENGINEERING CONSULTANTS, INC.
 4800 BRIDGE BLVD., SUITE 200
 DOWNSMAN, MISSISSAUGA, ONTARIO, CANADA
 PHONE: (416) 884-1774
 FAX: (416) 884-1775
 EMAIL: ENVIROTECH@EMCI.COM

WATERMAIN EXT
P.N. 2026.005
 6/16
 SHT. 5 of 3

ROBERT M. COUCH III, P.E., I.
 FLORIDA REG. NO. 55311
 6/16
 C.O.A. No. 8692