

July 23, 2025

PROJECT NAME: 40 X 60 POLE BARN

PROJECT NUMBER: 2025070020

APPLICATION: DRC WAIVER REQUEST #33052

- 1 DEPARTMENT: LUCURR - LAND USE CURRENT REVIEW
REVIEW ITEM: LDC 2.21.1.A - Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: Defer to Stormwater.
- 2 DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: LDC 2.21.1.A - Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: Defer to Stormwater
- 3 DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: LDC 2.21.1.A - Major Site Plan
STATUS OF REVIEW: INFO
REMARKS: APPROVED – Parcel 49569-006-00 is located within the Marion County Utility Service Area but is outside of connection distance. The proposed pole barn will have no impact on utilities and does not generate enough flow to bring the parcel within connection distance. The closest MCU infrastructure is approximately 3.5 miles away. Parcel is also located outside of the Urban Growth Boundary.
- 4 DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: LDC 2.21.1.A - 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 total impervious overage on the property. 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 3 -acre parcel (49569-006-00) and according to the MCPA, there is approximately 10,032 sf existing impervious area on-site. The applicant is proposing to add 2,400 sf for a pole barn. The total existing and proposed impervious area is 12,432 sf. The site will be approximately 3,432 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. Staff recommends approval with conditions.



**Marion County
Board of County Commissioners**

33052

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: 7/9/25 Parcel Number(s): 49569-006-00 Permit Number: 2025070109

A. PROJECT INFORMATION: Fill in below as applicable:

Project Name: 40x60 Pole Barn Commercial ☐ Residential ☒
Subdivision Name (if applicable): ~~ATA~~ Saddleback Ridge
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): Nicole Woods
Signature: [Signature]
Mailing Address: 116225 SE 170th Ave City: Weirsdale
State: FL Zip Code: 32195 Phone #: 352-551-8640
Email address: nwoodssoft@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): Same Contact Name: _____
Mailing Address: _____ City: _____
State: _____ Zip Code: _____ Phone #: _____
Email address: _____

D. WAIVER INFORMATION:

Section & Title of Code (be specific): 2.21.1.A Major Site Plan
Reason/Justification for Request (be specific): _____
40x60 Pole Barn over impervious by 966 sq-ft

DEVELOPMENT REVIEW USE:

Received By: hand delivered 7/9/25 Date Processed: 7/9/25 km Project #: 202507002 AR #: 33052

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): _____

We are upgrading soon! Please visit the new Property Appraiser GIS Online Mapping system, click here
(<https://experience.arcgis.com/experience/fdebe26ee2fb40758e399cc5447c5809>)

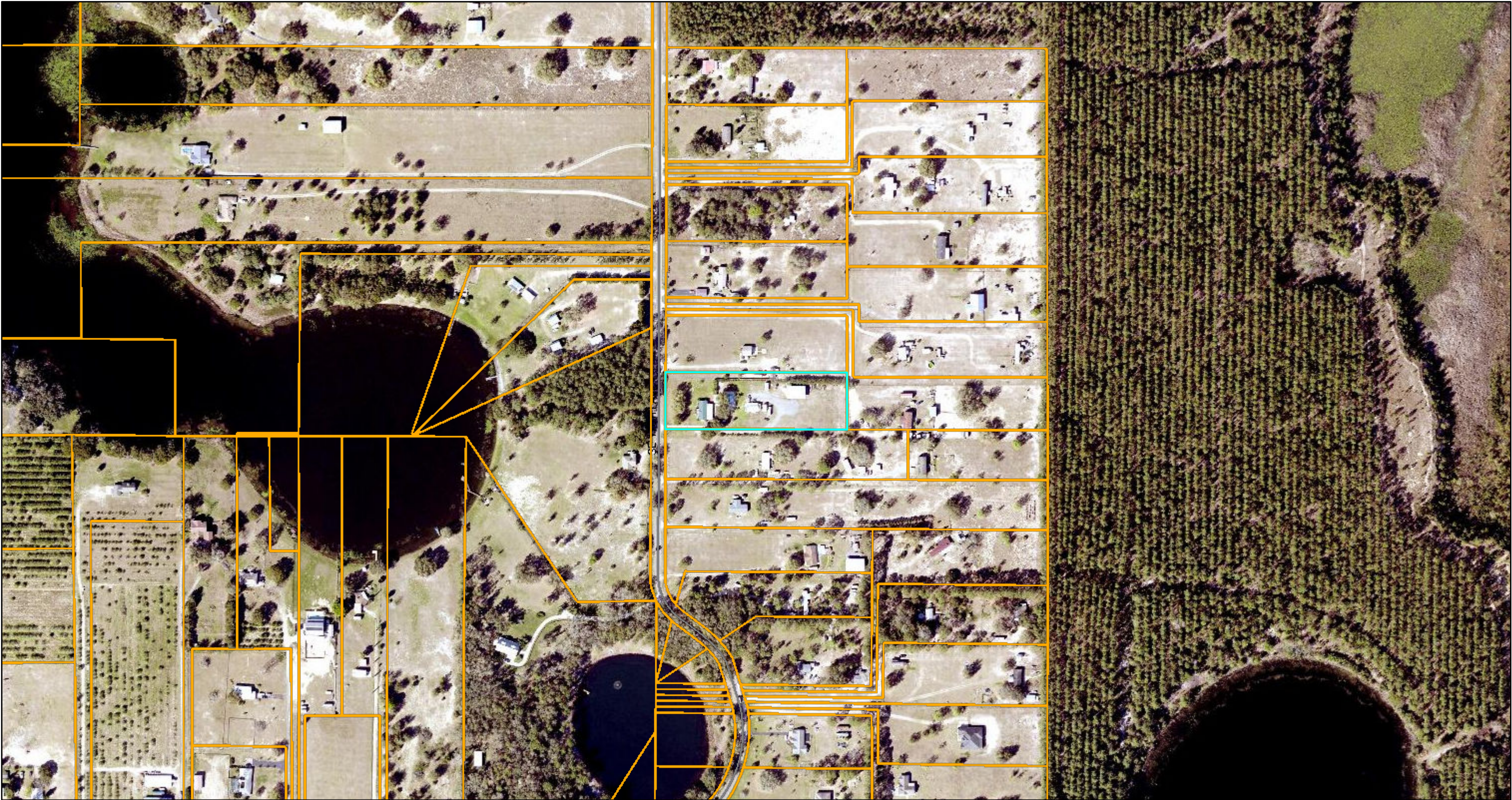
Last Updated 3/19/2025



Jimmy H. Cowan, Jr., CFA
Marion County Property Appraiser - Map It+



Marion County Florida - Interactive Map



7/24/2025, 11:42:05 AM

Marion County

Streets

Aerial 2024

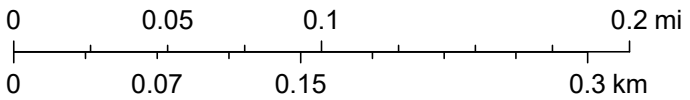
Parcels

Green: Band_2

Blue: Band_3

Red: Band_1

1:4,514



Marion County Property Appraiser, OCE, Marion County
BOCC