



SUBMITTAL SUMMARY REPORT PL ZoneChg-000564-2026

PLAN NAME: CGB Investment 03873-000-00 Zoning Change	LOCATION: 731 W HWY 318 CITRA,
APPLICATION DATE: 03/30/2026	PARCEL: 03873-000-00
DESCRIPTION: Zoning change to RR1/ Mobile Home	

CONTACTS	NAME	COMPANY
Agent	Anthony White	Coldwell Banker Commercial Ellison Realty
Applicant	CHRISTOPHER BENNETT	CGB CONSTRUCTION GROUP INC
Owner	Christopher Bennett, Sr.	CGB CONSTRUCTION GROUP

SUBMITTAL	STARTED	DUE	COMPLETE	STATUS
GS Development Review Depts Reviews v.1	05/27/2026	06/10/2026		In Review

SUBMITTAL DETAILS

GS Development Review Depts Reviews v.1

ITEM REVIEW NAME (DEPARTMENT)	ASSIGNED TO	DUE	COMPLETE	STATUS
911 Management (DR) (911 Management)	Janet Warbach	06/10/2026	05/28/2026	Not Required
Environmental Health (Plans) (Environmental Health)	Evan Searcy	06/10/2026	05/29/2026	Approved
Fire Marshal (Plans) (Fire)	Roxanna Coleman	06/10/2026	05/27/2026	Approved
Growth Services Planning & Zoning (DR) (GS Planning and Zoning)	Elizabeth Madeloni	06/10/2026	05/27/2026	Informational
<i>Comments</i>	The review will be conducted at the time of the reporting process.			
Landscape (Plans) (Parks and Recreation)	Susan Heyen	06/10/2026	05/28/2026	Approved
OCE Property Management (Plans) (Office of the County Engineer)		06/10/2026		Pending Assignment
OCE Stormwater (Permits & Plans) (Office of the County Engineer)	Alexander Turnipseed	06/10/2026	05/27/2026	Informational
<i>Comments</i>	Stormwater is not opposed to the rezoning. The applicant proposes to rezone from B-2 to RR-1. Parcel# 03873-000-00 is currently zoned B-2 and is a total of 0.2 acres in size. There are no FEMA Special Flood Hazard Areas or Flood Prone Areas on the property. Per the MCPA, this parcel currently has 0 SF of impervious coverage. This site will be subject to a Major Site Plan when its existing and proposed impervious coverage exceeds 35% impervious coverage (3,049 sf).			
OCE Survey (Plans) (Office of the County Engineer)	Theresa Smail	06/10/2026	05/28/2026	Not Required
OCE Traffic (Permits & Plans) (Office of the County Engineer)	Chris Zeigler	06/10/2026	05/27/2026	Informational
<i>Comments</i>	There are no traffic concerns with this request.			
Utilities (Plans) (Utilities)	Heather Proctor	06/10/2026	05/27/2026	Not Required
<i>Comments</i>	Parcel 03873-000-00 is within the Marion County Utility service area, but outside of the connection distance to public water and sewer. The proposed zoning change will have no impact on Marion County Utilities.			