

# Development Review Comments Letter

3/7/2025 10:12:28  
AM

## AZALEAS SKILLED NURSING FACILITY ZO SUP #32510

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Special Use Permit	N/A	INFO	911
2	Special Use Permit	Irrigation well will require a permit through the Department of Health in Marion County May require a food permit and group care account with the Department of Health in Marion County	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 an assisted living & memory care facility. Parcel # 35695-019-03 is currently zoned B-2 and is 9.47 acres in size. There are no FEMA Flood Zones or County Flood Prone Areas on this site. Per the MCPA, this site currently has 0 SF of impervious coverage. This site will be subject to a Major Site Plan or waiver when its existing and proposed impervious coverage exceeds 9,000 SF.	INFO	ENGDRN
4	Special Use Permit	3/6/25 - Conditional Approval: Driveway does not meet minimum spacing requirements and direct access to SW HWY 200 is not supported by the Office of the County Engineer except as required to provide temporary access. Applicant should utilize cross-access provided by the recently approved by Maro 111 PUD or an obtained interim easement agreement until such time as the Maro 111 PUD easement is recorded, if not available at time of construction. If easement has not been recorded and if an interim easement cannot be obtained direct access to	INFO	ENGTRF

## ATTACHMENT C - DRC Comments Letter

		SW HWY 200 is authorized on a temporary basis only and must be removed within 6 months of notification that the cross-access easement has been recorded.		
5	Special Use Permit	Approved	INFO	FRMSH
6	Special Use Permit	no trees to be removed from property prior to site plan approval from DRC	INFO	LSCAPE
7	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	LUCURR
8	Special Use Permit	2.24.25 - Parcel is within MCU service area. Further review will be required from MCU for water and sewer connections.	INFO	UTIL
9	Special Use Permit	The review will be conducted at the time of the reporting process.	INFO	ZONE