

Development Review Comments Letter

6/14/2023 8:59:41 AM

OCALA SOUTH PUD FKA LONGREEN FARMS PUD REZONING TO PUD WITH CONCEPT PLAN #30132

ID	DESCRIPTION	REMARK	STATUS	DEPT	APPLICANT RESPONSE
1	Rezoning to PUD with conceptual plan	APPROVED	INFO	911	
2	6.2.1.F - North arrow and graphic drawing and written scale	APPROVED	INFO	911	
3	Rezoning to PUD with conceptual plan	N/A	INFO	DOH	
4	Rezoning to PUD with conceptual plan	Stormwater is not opposed to the rezoning. The applicant proposes to rezone from PUD to PUD for the intended purpose of residential development with 360 units. The parcels included in this concept plan are currently zoned PUD and are a total of 36.13 acres in size. A Major Site Plan submittal will need to be reviewed and approved through DRC for the proposed development of the site. This site will be required to have a stormwater management system and the applicant proposes 2 DRAs. There are no County Flood Prone Areas/FEMA/Wetlands across the project site. Please ensure LDC 6.13 is met with the Major Site Plan.	INFO	ENGDRN	
5	Rezoning to PUD with conceptual plan	Approved	INFO	FRMSH	
6	6.18.2 - Fire Flow/Fire Hydrant	Fire Hydrants shall be labeled on the improvement plans. Site plans shall note on the plans if a new hydrant is installed shall be installed, tested, and painted per NFPA 291, by a third party contractor and witnessed by a Marion County Fire Inspector.	INFO	FRMSH	
7	NFPA 1 Chapter 18.2.3 Fire Dept Access Roads	The amenity center does not appear to meet NFPA 1 requirements for emergency vehicle access. Please refer to NFPA 1 Chapter 18, Section 18.2.3.2.2.	INFO	FRMSH	
8	Rezoning to PUD with conceptual plan	No tree removal prior to DRC approval of site plan.	INFO	LSCAPE	
9	Rezoning to PUD with conceptual plan	Marion County Utilities service area but prior agreement to be served by the City of Ocala Utilities east of SW 60th Ave. CoO service subjects parcel to annexation at City's timeline. No fee for this review.	INFO	UTIL	
10	4.2.31.F(2)(b) - Conceptual plan in compliance with Division 2.13 and 2.11.	No architectural renderings or color photos detailing the design features, color pallets, or buffering details are included.	INFO	ZONE	
11	4.2.31.F(2)(b)(20) - Architectural renderings or color photos detailing the design features, color pallets, buffering details.	Not included; please supplement.	INFO	ZONE	