



# LAKE COUNTY

DEPARTMENT OF  
GROWTH MANAGEMENT  
*Planning & Community Design Division*

11/7/2007

RICHARD LEBLANC  
315 W MAIN ST  
TAVARES, FL 32778

**Re: Project No. 2007050002, Application No. 1005**

**Description:** LAKE COUNTY LANDFILL  
207 x 40 POLE BARN

Dear RICHARD LEBLANC:

Your site plan application has been reviewed by the Development Review Staff. Review comments are attached. All comments must be satisfied by the applicant prior to receiving a staff approval or being placed on a Public Hearing agenda.

**Please respond to comments in the following manner:**

- 1. Submit fifteen (15) legible, signed and sealed sets of plans. (19 sets if within Clermont JPA)**
  - Revised sheets shall have revision dates in the title block.
  - Plan revisions must be either circled or their location indicated in the written response letter.
- 2. Provide a written response to all comments.**
- 3. All plans shall provide a space five (5) inches by six (6) inches on the front page of each set of submittals to be used for the County approval stamp.**
- 4. Plan revisions submitted thirty (30) days after the DRS meeting will result in a \$100 Plan Revision fee.**
- 5. When all requested information has been received, it will be circulated to the DRS staff for review.**

The Development Review Staff will then review revised plans and responses to comments for compliance with the appropriate Land Development Regulations and Comprehensive Plan. This review will be completed within fifteen (15) days of receipt of all required information and you will be notified of the results of the review.

Should you have any questions, please do not hesitate to contact our office.

Sincerely,

Rick Hartenstein, Senior Planner/Case Manager  
Division of Planning and Community Design  
(352) 343-9640 or (352) 343-9739

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*Board of County Commissioners • www.lakecountyfl.gov*

JENNIFER HILL  
*District 1*

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*District 2*

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*District 3*

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*District 4*

WELTON G. CADWELL  
*District 5*

Project No. 2007050002, Application Request No. 1005

**PLANNING & COMMUNITY DESIGN**

**Rejection Comments**

**Item:** SITE PLAN MEETING REQUIREMENTS OF LDR 14.09.00

**Remarks:**

First 2-Stage Review 10/25/07 RH

Per 14.09.01 (B)(2)(b) LDR, provide a complete legal description on the Cover Sheet of the site plan. (Note - Use the legal provided by the Special Purpose Survey)

Per 14.09.01(B)(2)(f) LDR, show the boundaries of the property with a metes and bounds description reference to section/township/range tied to a section or quarter section on the site plan.

Correct total impervious surface to read 64.9% (77,200 / 118,919)

**Informational Comments**

**Item:**

**Remarks:**

**Review Status:** REJECT

**PUBLIC WORKS DEPT. - ROSS PLUTA (352) 483-9041**

**Rejection Comments**

**Item:** ST. JOHNS RIVER WATER MANAGEMENT DISTRICT PERMIT

**Remarks:** Department of Environmental Protection permit received. DEP Permit # ERP35-0188419-001-SI.

The submitted permit to the county is expired, please contact the DEP for permit extension and additional information.

**Item:** DRAINAGE CALCULATIONS; STORM EVENTS

**Remarks:** Please provide stormwater calculations for county review and file.

**Item:** EROSION CONTROL PLANS SHALL BE INCLUDED IN THE SITE PLANS SUBMITTAL

**Remarks:** Please provide erosion control notes on the plans.

**Item:** CONCURRENCY (TRANSPORTATION & STORMWATER)

**Remarks:** Pending submittal and county review of stormwater calculations.

### **Informational Comments**

**Item:** RIGHT-OF-WAY REQUIREMENTS; NOLAN-DOLAN TEST

**Remarks:** Does not front a county maintained road, no R/W requested.

**Item:** PERMITS FOR THE SITE PLAN

**Remarks:** Please obtain all applicable permits for this project.

**Review Status:** REJECT

**FIRE - BRIAN HAWTHORNE (352) 343-9653 EXT. 5788**

### **Rejection Comments**

**Item:** FIRE HYDRANTS MUST BE INSTALLED, TESTED AND ACCEPTED PRIOR TO COMBUSTIBLES BEING BROUGHT ON SITE.

**Remarks:** 1st review BDH Rejected 10-23-07

Annex I of the Florida Fire Prevention Code requires 2 fire hydrants. Provide additional hydrant, properly spaced as indicated in Annex I.

Provide a fire hydrant detail.

Hydrant placement is to be a minimum of six-foot and a maximum of nine-foot from the curb or paved road surface unless otherwise approved. The center of the steamer port shall be eighteen (18) inches minimum and twenty-four (24) inches maximum above final Grade. Steamer port shall be correctly positioned for the proper connection. Hydrants shall have 7 1/2 ' clearance to each side and 4' clearance from the back.

Fire hydrant marker is a blue device visible during daylight and reflective at night, which is to be approved as permanently installed on the Road surface. All fire hydrants Shall be required to have fire hydrant marker(s) installed. Hydrant markers are to be installed by the Developer, owner, or contractor.

TABLE INSET:

Class AA Rated capacity of 1500 gpm or greater

Class A Rated capacity of 1000-1499 gpm

Class B Rated capacity of 500-999 gpm  
Class C Rated capacity of less than 500 gpm

All barrels are to be red. The tops and nozzle caps will be painted with the following capacity indicating color scheme to provide simplicity and consistency with colors used in signal work for safety, danger, and intermediate condition:

TABLE INSET:  
Class AA Light Blue  
Class Green  
Class Orange  
Class Red

### **Informational Comments**

**Item:**  
**Remarks:**

**Review Status:** REJECT

**HEALTH DEPT. - MARCELO BLANCO (352) 253-6130**

### **Rejection Comments**

**Item:** WASTEWATER DISPOSAL

**Remarks:** 10/31/07 -

- >A Wastewater system permit or waiver will be required from DEP.
  - >A non-objection letter from DEP will be required in order for the DOH to permit a septic system. If obtained, the resultant OSTDS is to be used for domestic wastewater only.
  - >The existing DOH annual IM operating permit will need to be updated.
- MJB-

**Item:** UNOBSTRUCTED AREA FOR SEPTIC & WELL

**Remarks:** 10/31/07 - Unable to determine if sufficient unobstructed area is available for septic system construction without further details regarding the proposed use of the structure.

- >Activities to take place.
- >Total square footage of enclosed building area (upstairs and downstairs).
- >Number of employees this area will serve.
- >Final system sizing will be dependant on uses proposed through the DOH OSTDS application and conditions found on-site.

NOTE: Water retention areas have been designated as "dry," a change in this may result

in less available unobstructed area.  
-MJB-

**Informational Comments**

**Item:**  
**Remarks:**

**Review Status:** REJECT

**ENV. PROGRAMS - SCOTT CATASUS (352) 343-3776**  
**Rejection Comments**

**Item:**  
**Remarks:**

**Informational Comments**

**Item:** APPLICATION AND PLAN COMPLETE (WRM CAN SIGN OFF)  
**Remarks:** 11/05/2007 SC  
Reply indicates well have been recessed, dirt storage pile is no longer on site and permit determination will be conducted and permitted if required prior to site plan approval.

**Review Status:** COMPLETE

**PUBLIC SAFETY - LAURA NICHOLS (352) 343-9487**  
**Rejection Comments**

**Item:**  
**Remarks:**

**Informational Comments**

**Item:**  
**Remarks:**

**Review Status:** COMPLETE

**CONCURRENCY - DEVELOPMENT REVIEW**  
**Rejection Comments**

**Item:** PUBLIC WORKS APPROVAL (TRANSPORTATION & STORM WATER  
**Remarks:** 11/06/07 - Disapproved: please refer to Public Works Concurrency review/jsm.

**Informational Comments**

**Item:**  
**Remarks:**

**Review Status:** REJECT

Cc: Steve Greene, Chief Planner  
File  
Griffey Engineering, Inc. 33 N. Center Street Suite B Eustis, FL 32726