

# LAKE CITY GROWTH MANAGEMENT

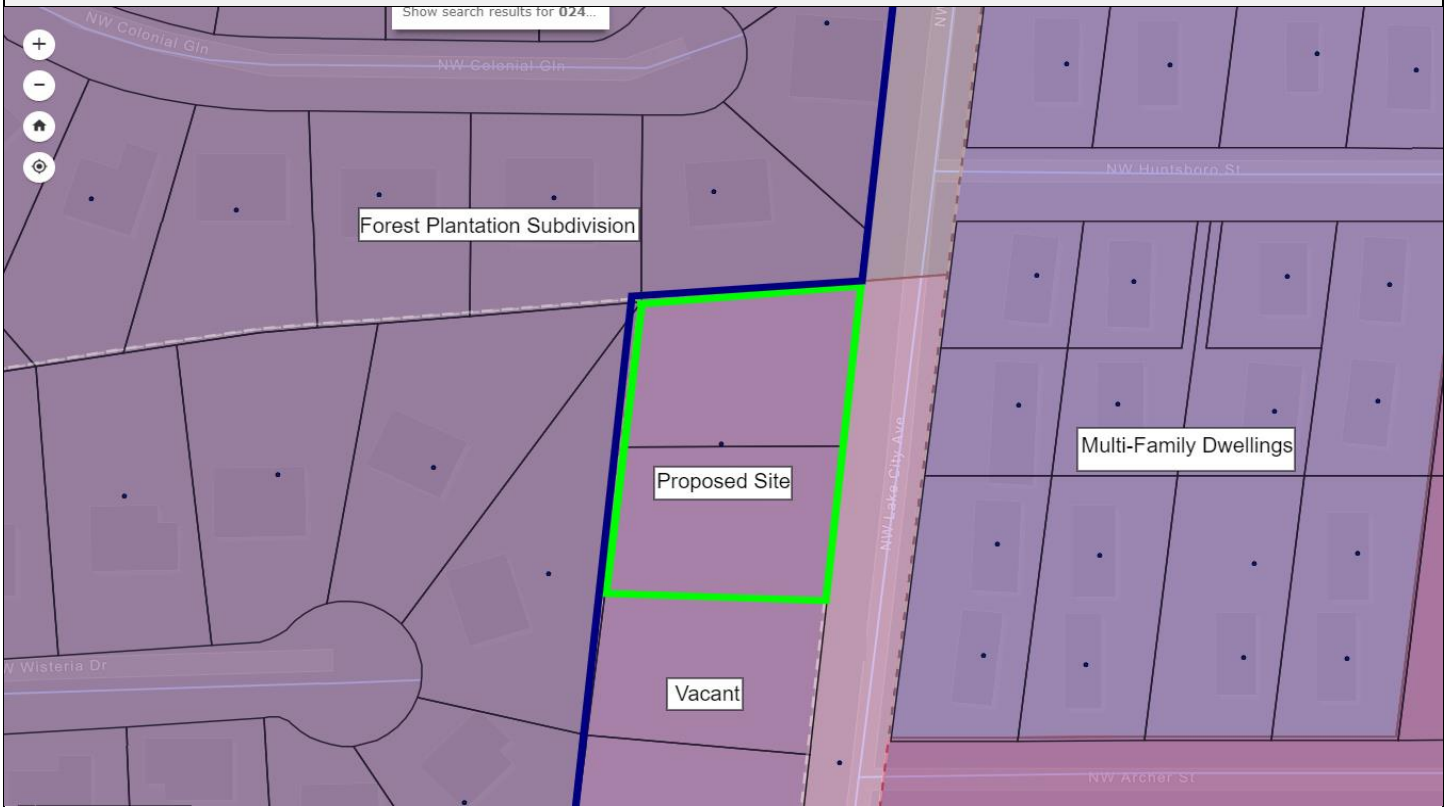
## STAFF ANALYSIS REPORT

Project Information	
Project Name and Case No.	Pines at Forest Meadows SPR23-05
Applicant	Marc Ganskop
Owner	Marc Ganskop
Requested Action	Site plan review for Pines at Forest Meadows multi-family dwelling units.
Hearing Date	08-01-2023
Staff Analysis/Determination	Sufficient for Review
Prepared By	Robert Angelo

Subject Property Information	
Size	+/- 1 Acres
Location	450 NW Lake City Ave, Lake City, FL
Parcel Number	02461-601 and 02461-602
Future Land Use	Residential Medium
Proposed Future Land Use	Residential Medium
Current Zoning District	Residential Office
Proposed Zoning	Residential Office
Flood Zone-BFE	Flood Zone X Base Flood Elevation-N/A

Land Use Table				
Direction	Future Land Use	Zoning	Existing Use	Comments
N	Residential Low	RSF-2 CO	Residential	
E	Residential Low	RSF-2 CO	Residential	
S	Res. Medium	RO	Vacant	
W	Residential High	N/A	Residential	

## Map of Location



## Picture of Location



Summary of Request
<p>Applicant has petitioned to build multi-family dwelling and have there site plan reviewed and approved. Multi-Family dwellings are permitted in the Residential Office zoning district per section 4.10.2.3 of the land development regulations. The property has a density of 8 dwelling units per acre. Proposed site plan is for 8 dwelling units.</p>