



DEPARTMENT OF GROWTH MANAGEMENT

205 N MARION AVE

LAKE CITY, FL 32055

386-719-5820

PLANNING@LCFLA.COM

STAFF REVIEW FOR SITE PLAN, REZONING, COMP PLAN AMENDMENT, SPECIAL EXCEPTION, VARIANCE, AND ANNEXATION.

DATE: June 03, 2026

PROJECT INFORMATION		
Future Land Use	Current: Commercial County	Proposed: Commercial City
Zoning	Current: Commercial Intensive County	Proposed Commercial Intensive City
Project Number: TBD		Project Name Elizabeth Steely Rezoning
Parcel Number(s): 02440-003		
Project Address: TBD		
Project Type: Comp Plan Amendment and Rezoning		

NOTE: Any concurrency determination, whether requested as part of an application for development approval or without an application for development approval, is a non- binding determination of what public facilities and services are available at the date of inquiry per Section 13.12.5.3 of the City of Lake City Land Development Regulations.

NOTE: There are certain development approvals that are ineligible to receive concurrency reservation because they are too conceptual and, consequently, do not allow an accurate assessment of public facility impacts. These development approvals are land use amendments to the Comprehensive Plan and rezoning requests per Section 13.12.5.2 of the City of Lake City Land Development Regulations.

BUILDING, Reviewed By:  Date: 6/15/2026

No comments at this time

PLANNING, Reviewed By:  Date: 6/3/2026

No comments at this time.

CODE ENFORCEMENT, Reviewed By:  Date: 6/3/2026

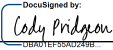
No comments at this time

PERMITTING, Reviewed By:  Date: 6/3/2026

No comments at this time.

WATER DEPARMENT, Reviewed By:  Date: 6/4/2026

No comments at this time

SEWER DEPARTMENT, Reviewed By:  Date: 6/3/2026

none

GAS DEPARTMENT, Reviewed By:

Date:

DIRECTOR OF DISTRIBUTION AND COLLECTIONS, Reviewed By:  Signed by: Brian Scott
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Date: 6/11/2026

no comment at this time

CUSTOMER SERVICE, Reviewed By:  6BD97A03165D4E9

Date: 6/23/2026

No comment at this time

PUBLIC WORKS, Reviewed By:

Date:

FIRE DEPARTMENT, Reviewed By:  Signed by:
Kit Tompkins
F7031F1188E649F

Date: 6/3/2026

Nothing to comment.

POLICE DEPARTMENT, Reviewed By:  Signed by: Andy Miles
09045F4005543F

Date: 6/23/2026

No comments at this time

FDOT, Reviewed By:

Date:

SUWANNEE RIVER WATER MANAGEMENT, Reviewed By: Signed by: *Sara Ferson*
SF12F6B097AE4A9

Date: 6/5/2026

This site does not have any SRWMD permitting history. An environmental resource permit will be required if impervious area exceeds 9,000 sf or 4,000 sf subject to vehicular traffic or the project size exceeds 5 acres. A permit would also be required if there are wetland impacts. I would encourage the landowner schedule a pre-application meeting with our office to determine if a permit is required for their proposed activity.

SCHOOL BOARD, Reviewed By:

Signed by:

Robert Hartley

56BA2008F3D4B4

Date: 6/3/2026

No comments at this time

COUNTY ENGINEER, Reviewed By:

Date:

COUNTY PLANNER, Reviewed By:  Signed by: Seth Lane
138678E3F1F44B

Date: 6/23/2026

No comment at this time