



DEPARTMENT OF GROWTH MANAGEMENT
205 North Marion Avenue
Lake City, Florida 32055
Telephone: (386) 719-5750
growthmanagement@lcfla.com

REVIEW REPORT TO PLANNING AND ZONING, BOARD OF
ADJUSTMENT AND HISTORICAL COMMITTEES' BY STAFF
FOR SITE PLAN REVIEW, SPECIAL EXCEPTIONS, VARIANCES, COMPREHENSIVE
PLAN AMENDMENTS/ ZONING AND CERTIFICATE OF APPROPRIATENESS

Date: 11/30/2023

Request Type: Site Plan Review (SPR) Special Exception (SE) Variances (V)

Comprehensive Plan Amendment/Zoning (CPA/Z) Certificate of Appropriateness (COA)

Project Number: SPR23-15

Project Name: Lake City Self Storage

Project Address: 1115 NW Lake Jeffery Rd, Lake City, FL

Project Parcel Number: 05846-000

Owner Name: Citadel Holding Company I LLC

Owner Address: 726 Somerset Landing Lane, League City, TX

Owner Contact Information: Telephone Number: 386-292-5495 Email: info@lakecityselfstorage.com

Owner Agent Name: Ron Crump and Jennifer Yarbrough

Owner Agent Address: 755 Commerce Dr. Suite 800, Decatur, GA

Owner Agent Contact Information: Telephone: 310-902-3455 Email: jennifery@thecontineogroup.com

The City of Lake City staff has reviewed the application and documents provided for the above request and have determined the following.

Growth Management – Building Department, Planning and Zoning, Code Enforcement, Permitting

Building Department: Reviewed by: DocuSigned by: Dave Young **Date:** 12/4/2023
2824CF8D4D2B43E...

Comments: _____

No comments at this time

No comments at this time

Planning and Zoning: Reviewed by: DocuSigned by: Robert Angelo **Date:** 11/30/2023
F0D1ED33B98E4BE...

Comments: _____

Warehousing is a permitted use by special exception. Special exception SE23-06

has been approved by the Board of Adjustments

Business License: Reviewed by: DocuSigned by: Marshall Sova **Date:** 11/30/2023
EBB18D144D974CD...

Comments: _____

Already has a business license

See above

Code Enforcement: Reviewed by: DocuSigned by: Marshall Sova **Date:** 11/30/2023
E8B18D144D974CD...

Comments: _____

No code violations or liens

See above

Permitting: Reviewed by: DocuSigned by: Ann Jones **Date:** 11/30/2023
06600002710040E...

Comments: _____

permitting required

x

Utilities – Water, Sewer, Gas, Water Distribution/Collections, Customer Service

Water Department: Reviewed by: DocuSigned by: Michael L. Osborn Jr. Date: 12/1/2023
896E039544B74E3...

Comments: _____
None

x

Sewer Department: Reviewed by: DocuSigned by: Cody Pridgen Date: 12/1/2023
D8A01E2F55AD249B...

Comments: _____
None

none

Gas Department: Reviewed by: DocuSigned by: Steve Brown Date: 12/4/2023
8B57D0CE8F2F4B5...

Comments: _____
Locates will be needed.

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Water Distribution/Collection: Reviewed by: DocuSigned by: Brian Scott Date: 12/1/2023
F599EB0125784F6...

Comments: _____
tap app.

Locates needed

Customer Service: Reviewed by: DocuSigned by: Shaasta Pelham Date: 12/1/2023
6BD97A03165D4E0...

Comments: A tap application & utility plans would need to be submitted in order to request city utilities. The utility fees will be calculated upon approval of the tap application and utility plans. Locates must be obtained to ensure that the existing utility infrastructure is not damaged or obstructed.

Public Safety – Public Works, Fire Department, Police Department

Public Works: Reviewed by: DocuSigned by: Steve Brown 8B57D0CE8F2F4B5... **Date:** 12/4/2023

Comments: _____

No issues

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Fire Department: Reviewed by: DocuSigned by: Dwight Booger 4D1447DF694443D... **Date:** 12/4/2023

Comments: _____

No

No concerns at this time.

Police Department: Reviewed by: _____ **Date:** _____

Comments: _____

Please provide separate pages for comments that will not fit in provided spaces and please label the pages for your department and for the project.