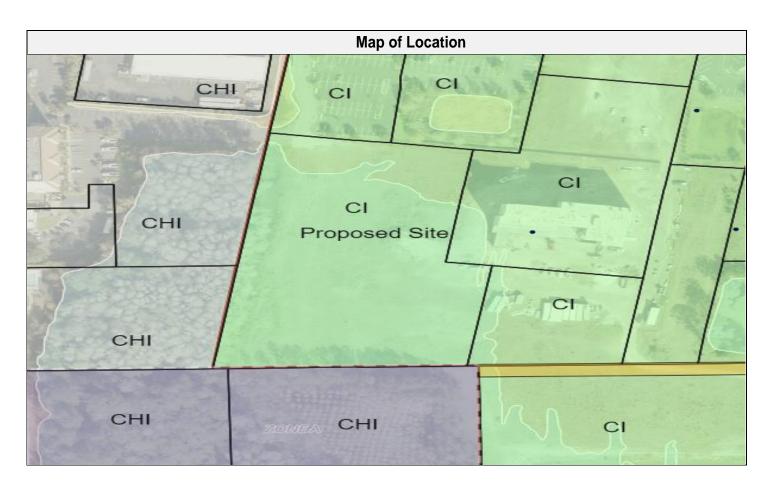
LAKE CITY GROWTH MANAGEMENT STAFF ANALYSIS REPORT

	Project Information			
Project Name and Case No.	Lake City Hotels Phase 2 site plan review SPR24-06			
Applicant	Christopher Gmuer, PE			
Owner	ERA Investments, LLC			
Requested Action	Site plan review for a, hotel, on parcel 02582-002			
Hearing Date	06-11-2024			
Staff Analysis/Determination	Sufficient for Review			
Prepared By	Robert Angelo			

Subject Property Information				
Size	+/- 3.971 Acres			
Location	Located behind Olive Garden			
Parcel Number	02582-002			
Future Land Use	Commercial			
Proposed Future Land Use	Commercial			
Current Zoning District	Commercial Intensive			
Proposed Zoning	Commercial Intensive			
Flood Zone-BFE	Flood Zone X and A Base Flood Elevation-N/A			

Land Use Table					
Direction	Future Land Use	Zoning	Existing Use	Comments	
N	Commercial	CI	Restaurant		
Е	Commercial	CI	Hotel		
S	Commercial	СНІ	Vacant		
W	Commercial	CHI	Hotel and Restaurant		





Summary of Request
Applicant has petitioned for a site plan review for the above parcels to build a hotel. This is
phase 2.