



LEON COUNTY
DEPARTMENT OF DEVELOPMENT SUPPORT &
ENVIRONMENTAL MANAGEMENT
DEVELOPMENT SERVICES DIVISION

APPLICATION REVIEW MEETING

March 5, 2014 @ 1:30 p.m.

PROJECT NAME: Crump Road Gas Station and Convenience Store with Car Wash
PROJECT ID #.: LSP140004
PARCEL I.D. NUMBER: 12-04-20-018-000-0
ACREAGE: 6.58 acres (total site area) – proposed 2.0 acre parcel for gas station
LEVEL OF REVIEW: Type "A" Site Plan, FDPA Track
DATE OF REVIEW: March 5, 2014
PROPERTY OWNER: William Glen Brown
2802 Topaz Way
Tallahassee, FL 32309
APPLICANT: William Glen Brown
OWNER'S AGENT: Joseph Alday, PE
Alday-Howell Engineering, Inc.
2860 Hwy 71N., Suite B
Marianna, FL 32446
(850) 526-2040
ZONING DISTRICT: Rural
FUTURE LAND USE: Rural
LOCATION: The location address is listed as 4955 Crump Road
ROADWAY ACCESS: Crump Road – Major Collector
APPROVAL BODY: County Administrator or designee

PROJECT SUMMARY: The application requests development of a 2,904 square foot gasoline service station with convenience store and a freestanding 807 square foot car wash on two acres. The site is located near the northeast quadrant of the Crump Road/Miccosukee Road intersection. There is one existing driveway connection to Crump Road (Major Collector facility) and a second is proposed to the north. No driveway connections are proposed to Miccosukee Road (Minor Arterial), which is a designated canopy road.

The site is located outside the Urban Services Areas and is within the Rural zoning district. The parcel is within the Rural Future Land Use Category, according to the Future Land Use Map of the Tallahassee-Leon County Comprehensive Plan.

A Permitted Use Verification certificate was issued as 'Conditional' on September 23, 2013. A Natural Features Inventory was conditionally approved on October 10, 2013.