

Board of County Commissioners
Interoffice-Memorandum

Date: April 1, 2014
To: Scott Brockmeier, Development Services Administrator
From: Kimberly A. Wood, P.E., Chief of Engineering Coordination
Subject: Crump Road Gas Station ~ LSP140004
PID: 12-04-20-018-0000

Public Works has reviewed the project and recommends approval with the following conditions;

1. The applicant is proposing to subdivide the property using the one into two lot subdivision, it should be noted that siteplan approval would be conditional upon the subdivision approval. Also, the ASAP subdivision plans must include any existing easements with the type and recording information and any proposed easements. Please note that the applicant does not own the property to the south and cannot commit to placing a drainage easement on that property as shown on sheet 3. If this easement is required it must be obtained prior to any siteplan approval.
2. The southernmost drive must be reconfigured as a right in right out only, including a concrete pork chop. Please note that the pork chop must have a mountable curb for Emergency vehicle access.
3. Exhibits B, C1, & C2 must be incorporated into the plan set. Exhibit C1 (semi-truck) does not demonstrate that it can safely maneuver thru the parking lot without encroaching on parking spaces, curbs or the pump area to access the loading zone and must be adjusted. If deliveries are limited to off hours only then a note stating such must be included in the plans identifying the hours of operations and hours of deliveries. Please be advised if the applicant chooses off hour deliveries that may impact access to the dumpster area.
4. Driveway Connection permits must be obtained from Leon County for the connections to Crump Road.
5. The sight triangles must be shown and dimensioned in their entirety.