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# CITY OF GAINESVILLE

Department of Community Development

## By Certified Mail

July 18, 2000

Mr. Gary Dounson  
c/o Gary Dounson & Associates, Inc  
2831 NW 41<sup>st</sup> Street, Suite H  
Gainesville, Florida 32606

Re: Petition 59WSU-00CC: 2525 North Main Street.

Dear Mr. Dounson:

I am pleased to inform you that the City Commission approved your request for a Wellfield Protection Special Use Permit for construction of a limited automotive center and "Other Uses" (transmission repair). The City Commission approved the permit with conditions at the July 10, 2000 meeting. Within thirty (30) days of the Commission's decision, on or before August 9, 2000, any affected person may appeal the decision of the City Commission to a court of competent jurisdiction. Please be aware that any permit, authorization or other development order issued based on the Commission's decision prior to the end of the period for filing an appeal pursuant to Section 30-204(m) is considered conditional. Any action taken during the appeal period is taken at the sole risk of the property owner, who may be required to undo any work done if the decision of the board is overturned by a court of competent jurisdiction.

The conditions of approval are as follows:

Condition 1.

Prior to obtaining final development plan approval, the petitioner must obtain an approval letter from the Alachua County Environmental Protection Department (ACEPD).

Condition 2.

The amount and type of materials used and stored on the site shall be restricted to what is proposed in this application. Any addition or modification must obtain approval from ACEPD and may require revisiting the Special Use Permit.

Condition 3.

The proposed use must obtain all necessary and applicable permits from Federal, State and Local agencies. Prior to obtaining a final development order, the petitioner must present all necessary documentation indicating compliance or waiver of requirements.


Condition 4.

Any existing wells located on the property must be closed in conjunction with the requirements of the Special Use Permit and the St. Johns River Water Management District.

Your development plan is also approved subject to the above conditions. Please submit six sets of plans to the Planning Division addressing the conditions of approval. The conditions of development approval and the regular special use permit must also be included on the corrected plans. (A separate letter of approval for the regular Special Use Permit will be forwarded to you.) After determining satisfactory compliance, a development order will be issued and your plans will be forwarded to the Building Department. You will be informed in writing of the City's intent to issue a development order. The Building Department will provide you with a copy of the approved plans when you apply for a building permit.

Should you have any further questions regarding this petition or need additional information, please contact the planning department at 334-5023.

Sincerely,



Ralph Hilliard  
Planning Manager

cc: Wayne Bowers, City Manager  
Tom Saunders, Community Development Director  
Lawrence Calderon, Chief of Current Planning