

## **Commercial Pre-application Meeting November 1, 2023**

*Note: These are PRELIMINARY inquiries, many of which do not move forward. Public participation is welcomed at both the Planning & Zoning Board meetings and the City Commission meetings where variances and development agreements must be approved.*

**1200 N. Dixie Freeway (George's Scooters).** The applicant would like to build a covered metal structure, open on one side, that will protect bikes, scooters, and other items from the weather. The approximate dimensions would be 18'x40', and it would be anchored into existing asphalt. The following are a few comments/ concerns shared with the applicant:

### **Planning:**

- Open structures without utilities only require a Class 1 Site Plan.
- A previous site plan showed the structure farther back on the property, but it was moved due to a new fence that was installed.
- A site plan from last year shows a large oak tree in the area being proposed for the shed, but if it has been removed, there should be a permit on file. The contractor thinks the structure might fit under the tree but is unsure if it is still there.

### **Building:**

- A minimum separation of 5' is required from the existing structure.

### **Utilities:**

- No issues with utilities in that area of the property as no utilities are being run to the structure.

### **Engineering:**

- No issues at this time.

### **Fire:**

- No questions at this time.

**Next Steps:** A Class 1 Site Plan can be submitted for approval of the structure as no utility lines will be needed. If the tree needs to be moved or removed, the Planning Department can do a site visit and determine what measures need to be taken based on the size and type of the tree.