



May 17, 2017

Wakulla Retail, LLC
2828 Remington Green Circle
Ste 100
Tallahassee, FL 32308

**BOARD OF
COUNTY COMMISSIONERS**

Ralph Thomas

Chairman, District 1

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District 2

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District 4

Charles Hess, Ph.D.

District 5

J. David Edwards

County Administrator

Heather J. Encinosa

County Attorney
(850) 224-4070

Re: SP16-23- O'Reilly Auto Parts
Site Plan Revision

Dear Applicant:

After reviewing the above referenced Application for Site Plan Approval, staff has determined that the revisions to the development plans comply with the standards set forth in the Wakulla County Land Development Code and is hereby approved on May 17, 2017.

This approval is for the revision of the parking areas, and the front perimeter landscape buffer, as shown on the site plan drawing prepared by Urban Catalyst Consultants, dated May 17, 2017, on a 1.17+/- acre parcel of land, located at 2250 Crawfordville Highway. Future additions to the Subject Property or expansions must comply with applicable sections of the Wakulla County Code and Wakulla County Comprehensive Plan.

Please be aware that as a condition of approval, all other applicable state or federal permits must be obtained before development commences. The issuance of a local permit does not in any way create any right on the part of an applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the county or municipality for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

An appeal of this decision made by any aggrieved person must be filed within 30 days from the effective date of said decision for review of same in accordance with applicable provisions Section 3-23, Wakulla County Land Development Code.

Please be advised, any actions taken by you in reliance upon the County's decision prior to the expiration of the appeal period is solely at your own risk. If an appeal of the County's decision is filed, all work in reliance upon said decision, must be stopped at the project site until the appeal runs its course. The Department of Planning & Community Development will advise you of any appeals filed by a third party against your proposed application once they were received by that office.

The application, staff report and related materials may be inspected by the public at the Planning and Community Development Department, located at 3093 Crawfordville Highway, Crawfordville, Florida 32327. If you have any

Planning and Community
Development
3093 Crawfordville Hwy
Crawfordville, FL 32327
(850) 926-3695
(850) 926-1528

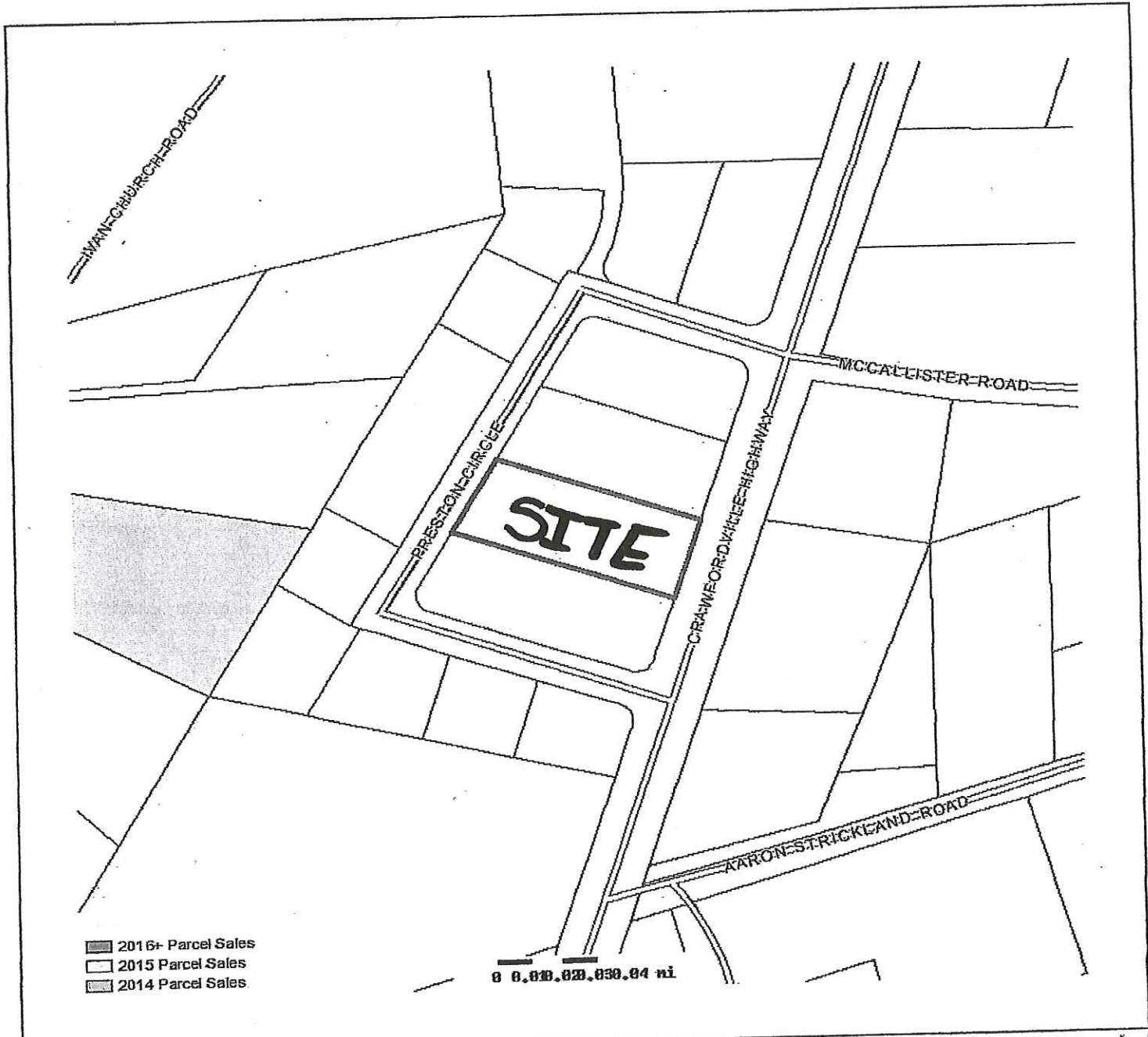
further questions regarding this matter, please feel free to contact this Department.

Sincerely,

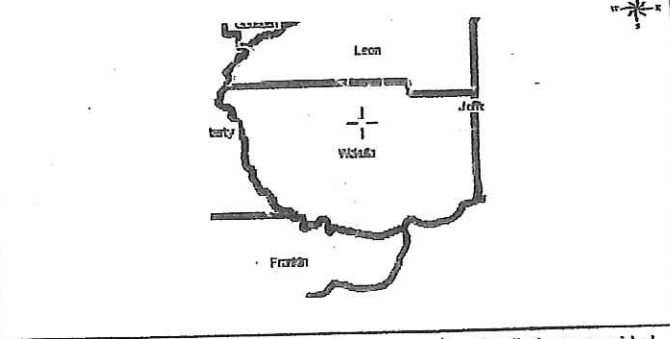
A handwritten signature in blue ink, appearing to read 'Somer Pell', with a stylized, cursive script.

Somer Pell, CFM
Director
Planning and Community Development

Attachment: Location Map



Wakulla County Property Appraiser			
Parcel: 19-3S-01W-334-04524-A08 Acres: 0			
Name:	ANNIE'S SQUARE LLC	Land Value	120,000
Site:	PRESTON CIR	Building Value	0
Sale:		Misc Value	0
Mail:	PO BOX 129	Just Value	120,000
	PANACEA, FL 32346	Assessed Value	120,000
		Exempt Value	0
		Taxable Value	120,000



The Wakulla County Property Appraiser's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. PLEASE NOTE THAT THE PROPERTY APPRAISER MAPS ARE FOR ASSESSMENT PURPOSES ONLY NEITHER WAKULLA COUNTY NOR ITS EMPLOYEES ASSUME RESPONSIBILITY FOR ERRORS OR OMISSIONS —THIS IS NOT A SURVEY—

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