

STANDARD GENERAL ENVIRONMENTAL RESOURCE PERMIT  
TECHNICAL STAFF REPORT  
May 09, 2001  
APPLICATION #: 40-069-19411-13

<b>DATE RECEIVED:</b>	<b>DATE COMPLETED:</b>	<b>21ST DAY:</b>	<b>28TH DAY:</b>
April 10, 2001	Incomplete	Incomplete	Incomplete

**Applicant:** Lennar Land Partners  
C/O Attn: Robert Ahrens  
1110 Douglas Ave  
Altamonte Springs, FL  
32714  
(407) 682-9291

**Agent:** Farner, Barley and Associates, Inc.  
C/O Duane K. Booth, P.E.  
350 N Sinclair Ave  
Tavares, FL  
32778  
(904) 343-8481

**Project Name:** Kings Ridge North Clubhouse & Spa  
**Project Acreage:** 10.590  
**Planning Unit:** Lake Apopka  
**Special Basin Criteria:** Ocklawaha River  
**Receiving Water Body:** Lake Felter **Class:** III Fresh.  
**County:** Lake  
**Correct Fee Submitted:** Yes **Amount Received:** \$1,000.00

**Authority:** 40C-4.041(2)(b)2

**Type of Treatment:** Wet Detention  
**Type of Development:** Recreational  
**Type of System:** Modification to an Existing System  
**Final O&M Entity:** Lennar Land Partners, A Florida General Partnership  
**Pre/Post Peak Rate Attenuation Provided:** Yes  
**Pre/Post Volume Attenuation Provided:** Yes  
**Mean Annual Storm Attenuation Provided:** Yes  
**Recovery of Water Quality Vol. Within Req. Time:** Yes  
**Recovery of Peak Attenuation Vol. Within Req. Time:** Yes

**LOCATION AND BRIEF DESCRIPTION OF SYSTEM:**

The project is located approximately 3 miles south of Clermont, between Hancock Road and Lake Felter within the existing Kings Ridge PUD in Lake County (Attachment A). The site is located within the Ocklawaha River Hydrologic Basin.

The applicant proposes the construction of a clubhouse and parking lot to drain to an existing permitted surface water management system, which was authorized under permit number 4-069-0326M9-ERP, issued April 11, 2000.

**A PERMIT AUTHORIZING:**

modification to an existing surface water management system, called Kings Ridge, to authorize construction of the Kings Ridge North Clubhouse & Spa, a 10.59-acre project consisting of a clubhouse, pool & spa, and parking lot.

**OTHER ENGINEERING COMMENTS:**

The proposed system will consist of a clubhouse, pool and spa, parking areas, and a stormwater conveyance system that will tie into the portion of the existing master system that serves Drainage Basin 16. Basin 16 will become 100% built-out upon completion of this project.

The engineer has provided reasonable assurance that the proposed modification to the existing surface water management system is consistent with the master system design and permit conditions.

**ENVIRONMENTAL COMMENTS:**

The project area is entirely in uplands, currently consisting of maintained grass. There are no wetlands and/or other surface waters within or adjacent to the project boundaries.

The proposed project will have no unacceptable adverse secondary impacts to wetlands, water quality, or upland habitats that are required by aquatic or wetland-dependent "listed" species. In addition, this project will not cause unacceptable adverse cumulative impacts to the functions of wetlands or other surface waters within the Ocklawaha River basin.

The proposed project meets all applicable conditions for permit issuance pursuant to sections 40C-4.301, 40C-4.302, and 40C-41, F.A.C.

**Interested Parties:** No

**Objectors:** No

**Conditions for Application Number 40-069-19411-13:**

**ERP General Conditions by Rule (October 03, 1995):**

1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19

**ERP/MSSW/Stormwater Special Conditions (November 09, 1995):**

1, 10, 13

**Other Conditions:**

1. The proposed surface water management system must be constructed and operated in accordance with the plans signed and sealed by the engineer on April 9, 2001 and received by the District on April 10, 2001.

**Reviewers:** Barbara Prynosi  
Kenneth Lewis

