

# Wannemacher Russell Architects, Inc.

## Meeting Notes

**Project:** Christ The King Lutheran Church Christian Ministry Center

<b>Attending:</b>	Jeff Jenner, R.A.	Wannemacher Russell Architects, Inc. 822-5566
	Dan Vickstrom, P.E.	Charlotte Engineering 813-289-2599
	Clifford R. Still	Pinellas County BDRS/Environmental 464-3888
	Al Navaroli	Pinellas County BDRS/Manager 464-3888
	Steve Davir	Pinellas County BDRS/Engineer 464-3888
	John Cueva	Pinellas County BDRS/Zoning 464-3888

**Date:** 2:00 PM, Thursday, July 26, 2007

**Re:** Pinellas County Preliminary Site Plan Meeting

This summary of items discussed is not necessarily listed in order of discussion. Please review the following and notify us in writing within five (5) days of any corrections or additions.

### Items Discussed:

1. Special Exception required.
  - Phase I, II and III should be shown in the site plan, but the approval would only be good for 5 years max.
2. Variance required for the steeple.
  - 45 feet is max allowable height; can get 65 feet high with variance
3. Required parking per code for Churches: **One parking space per 40 square feet of floor space in the main auditorium.**
  - Pinellas County - max. occupancy of the Multi-Use Space in the new Phase I Building will guide our required parking count.
  - Day Care will need to be added to the above total parking count if it will officially operate as full-blown day care the same time as religious services are occurring.
  - No set limitation on number of grass parking spaces that the church can provide.
  - We can provide more parking spaces than what is required, but Pinellas County has the authority to reject it if the additional parking is at the expense of existing tree removal.

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4. Property is zoned R2.
  - Side Setback required: 7'-0"
  - Landscape buffer required: 5'-0" minimum
5. Pinellas County said that it is important to keep as many existing trees as possible.
6. Check hydrant distances. An internal site hydrant may be required, or a fully sprinklered building might meet requirements. This is up to the discretion of the Fire Marshall.
7. It will be required to irrigate all grass parking areas.
8. Jeff Jenner discussed the proposed elimination of one curb cut in Phase I construction. Pinellas County welcomed the idea as it would reduce traffic confusion in the site and on Oakhurst.
9. August 23<sup>rd</sup> next deadline for Special Exception Site Plan submittal for an October 4<sup>th</sup> hearing.
  - Cost: \$1,570.00 for a 5+ Acre Sites (Christ the King's Site is about 6.8 acres)
10. Required Floor Area Ratio (FAR) = .40  
Required Impervious Surface Ratio = .60
11. A sidewalk will need to be added along Oakhurst ROW, and County will accept SWFWMD permit for stormwater management.

End of Meeting Notes

cc: Attendees, CTK Building Committee