

Appeal/copy approval meeting Land Division Ordinance

Glen Hnatiuk <glen_hnatiuk@msn.com>

Mon 7/22/2024 1:06 PM

To: efrancher@davidsasserpa.com <efrancher@davidsasserpa.com>

Re: Key No. 329772

Sec. 32, Township 21, Range 18

File No. 1483512

To: Zoning Department and Planning of Hernando County for APPEAL

1. Section 26-3(e) Class D (2)i

My lot is a part of the parent parcel of 40 acres; capable of dividing into 2 and a half acres or 7 divisions

The previous owner divided the 40 acres into 4-10 acre lots and she still owns one of the 10 acres

I bought one parcel of 10 acres about 10 years ago

An application was given to you in May of this year to split my land from 10 acres into 2-5 acres parcels

The division of my land meets minimum parcel size by local land division and zoning ordinance

My application did not exceed maximum number of divisions for the parent parcel or number of re-divisions for the division

I spent over \$1,000 to survey my lot along with fees from you and the Transportation Department for your application

Your attendant in your front office said I could split my lots before I turned in my application and spent the money to do so

I will not be building a home on my 5 acres but have a small barn with 2 horses, zoned on agricultural land

The other 5 acres I am wanting to sell will likely put a mobile home on the land along with a neighbor. The other 2 neighbors have built homes

All 4 properties (10 ac.) are on a private road connected to Hurricane Street, with no new roads needed

There are adequate easements for public utilities

There is no land locking a cemetery

My property taxes are paid

There are no special assessments due

This is a hardship case and I need to sell half of my land a.s.a.p.

Thank you, Julia and Glen Hnatiuk

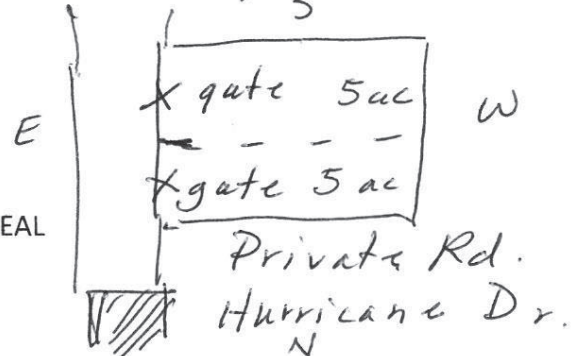
Julia Hnatiuk

8/2/24

Friday August 2, 2024

APPEAL

(2) pictures
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Zoning Dept.
Appeal
Ms. Cline

Del. 8/2/24 @ 9:20 am