

HERNANDO COUNTY ZONING AMENDMENT PETITION



Application to Change a Zoning Classification

Application request (check one):

- Rezoning [X] Standard [ ] PDP
Master Plan [ ] New [X] Revised
PSFOD [ ] Communication Tower [ ] Other
PRINT OR TYPE ALL INFORMATION

File No. H-22-78 Official Date Stamp:
Received
OCT 12 2022
Planning Department
Hernando County, Florida

Date: 10-22

APPLICANT NAME: Elizabeth A. Richards

Address: 33462 Solway Dr.
City: Webster State: FL Zip: 33597
Phone: 813 236 7714 Email: kevanlisa@hotmail.com
Property owner's name: (if not the applicant)

REPRESENTATIVE/CONTACT NAME: N/A

Company Name:
Address:
City: State: Zip:
Phone: Email:

HOME OWNERS ASSOCIATION: [ ] Yes [X] No (if applicable provide name)

Contact Name:
Address: City: State: Zip:

PROPERTY INFORMATION:

- 1. PARCEL(S) KEY NUMBER(S): 00831274
2. SECTION 35, TOWNSHIP 22, RANGE 21
3. Current zoning classification: RIC
4. Desired zoning classification: AR2
5. Size of area covered by application: 2.3 acres
6. Highway and street boundaries: Solway Dr.
7. Has a public hearing been held on this property within the past twelve months? [ ] Yes [X] No
8. Will expert witness(es) be utilized during the public hearings? [ ] Yes [X] No (If yes, identify on an attached list.)
9. Will additional time be required during the public hearing(s) and how much? [ ] Yes [X] No (Time needed: )

PROPERTY OWNER AFFIDIVAT

I, Elizabeth A. Richards, have thoroughly examined the instructions for filing this application and state and affirm that all information submitted within this petition are true and correct to the best of my knowledge and belief and are a matter of public record, and that (check one):

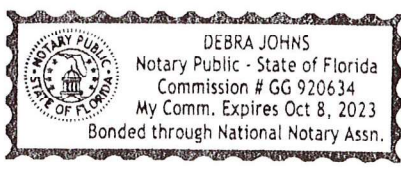
- [X] I am the owner of the property and am making this application OR
[ ] I am the owner of the property and am authorizing (applicant):
and (representative, if applicable):
to submit an application for the described property.

Signature of Property Owner: Elizabeth A. Richards

STATE OF FLORIDA
COUNTY OF HERNANDO

The foregoing instrument was acknowledged before me this 12 day of October, 2022, by Elizabeth A. Richards who is personally known to me or produced FL026111 as identification.

Signature of Notary Public: Debra Johns



Effective Date: 11/8/16 Last Revision: 11/8/16

Notary Seal/Stamp

33462 Solway Dr. Webster (Ridge Manor Estates)

In January 2013 My husband and I bought two acres in Ridge Manor Estates. When we moved our big family to Florida permanently in 2015, I, Elizabeth, designed and built a large house to accommodate taking care my husband's mother, our four children, as well as the many guests and extended family. There are no residences to the East, West or North of us but our neighbors to the South have residences about 100' from ours.

At the beginning of this year Kevan and I felt it necessary to develop some of our unused land to make us more self sustaining with food prices rising and the possibility of food shortages. We decided to make a big garden and have some chickens on the second acre we had bought. We also wondered if we might have a couple of goats in the future; maybe in a couple of years from now. As we planned and started on our project, we realized, about a month ago, that we may have to rezone our property to accommodate a dozen chickens.

I designed a secure place where our chickens will not get eaten by predators (including racoons, opossums, coyotes, owls, hawks, eagles, snakes and the like), and a garden that is fortified against diggers, climbers and flyers. There are a lot of animals out here in Ridge Manor! I made sure in planning that it was 25' from the edge of the property where I would put the renovated fort for the chickens. The chicken coop is 7'x7' and 6' high. The chicken run is 20'x24, with a height of 6'-8' and the garden is 38'x45' with a proposed aviary netting of 6'-10'.

We are on a ridge about 80' above sea level. Our two lots are on a hill which drains diagonally to the NE. We have our own 100' well over 90' from our septic system. The chicken run is over 100' East of our residence. The garden and chicken run is in a place where no trees grew previously on a sand slope to the NE. In designing the garden, I incorporated raised beds and erosion control by having the bottom of the fencing to have two 2x6 edges. I have purchased composted tree mulch from a local company to fill my raised beds and am anticipating using chicken manure as a fertilizer as well. I am using lime to control insects and keep the chicken area clean.

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