

BOARD OF COUNTY COMMISSION ACTION:

On August 27, 2024, the Board of County Commissioners voted 5-0 to adopt a Resolution approving the petitioner's request for a rezoning from PDP(GHC)/Planned Development Project (General Highway Commercial) to PDP(HC)/Planned Development Project (Highway Commercial) with a Specific C-4 use for Light Manufacturing with the following unmodified performance conditions:

1. The petitioner must obtain all permits from Hernando County and other applicable agencies and meet all applicable land development regulations, for either construction or use of the property, and complete all applicable development review processes.
2. Perimeter Setbacks:
 - Lamson Ave: 50'
 - North: 20'
 - South: 20'
 - East: 20'
3. A minimum of 5' wide vegetative buffer shall be provided along Lamson Avenue and on any parking areas
4. The petitioner shall adhere to buffer and landscaping requirements set forth in the Hernando County Code of Ordinances, Chapter 10 Community Appearance.
5. The petitioner shall coordinate the driveway location & parking area with the County Engineer.
6. The petitioner shall coordinate the potential for an Industrial Wastewater Discharge permit with the Hernando County Utilities Department.
7. No outdoor storage and/or manufacturing shall be permitted.
8. The petitioner shall provide a master plan in compliance with all of the performance conditions within 30 calendar days of BCC approval. Failure to submit the revised plan will result in no further development permits being issued.