

HERNANDO COUNTY ZONING AMENDMENT PETITION



Application to Change a Zoning Classification

Application request (check one):

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

File No. H-23-78
Official Date Stamp: SEP 29 2023
Received
Planning Department
Hernando County, Florida

Date:

APPLICANT NAME: Clayton Petzel

Address: 4167 Nancy Creek Blvd.
City: Brocksville State: FL Zip: 34602
Phone: 239-898-6544 Email: petzelc1@gmail.com
Property owner's name: (if not the applicant)

REPRESENTATIVE/CONTACT NAME:

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): 34590
2. SECTION 12, TOWNSHIP 23, RANGE 19
3. Current zoning classification: Residential - 1 C
4. Desired zoning classification: Ag/Res
5. Size of area covered by application: 4.5 acres
6. Highway and street boundaries: Nancy Creek
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, Clayton Petzel, 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

STATE OF FLORIDA
COUNTY OF HERNANDO

The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, this 21st day of September, 2023, by Clayton Petzel who is [ ] personally known to me or [X] produced [ ] 324-14-82371-0 as identification.

Signature of Notary Public

JESSICA LANE VARGAS
Notary Public
State of Florida
Comm# HH265410
Expires 6/6/2026

Effective Date: 05/15/20 Last Revision: 05/15/20 Notary Seal/Stamp

## Narrative – 4167 Nancy Creek Blvd.

Received  
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Planning Department  
Hernando County, Florida

The purpose of this letter is to request rezoning of our property from residential to Residential/Agricultural. We just purchased this 4.5 acre property with a 1,900 sq/ft home. We are planning to create a homestead with a large garden and eventually livestock in accordance to the regulations. We have farm equipment that needs to be stored and are looking to build a barn in near future. Thank you for your review and we look forward to hearing from you.

Clayton Petzel  
[petzelcl@gmail.com](mailto:petzelcl@gmail.com)  
239-898-6544

4167 Nancy Creek Blvd.  
Brooksville, FL 34602