

**P&Z ACTION:**

On September 12, 2022, the Planning and Zoning Commission approved the petitioner's request for a Special Exception Use Permit for a Congregate Care Home; Namely an Assisted Living Facility, 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. The congregate care facility shall be limited to sixteen (16) residents.
3. Minimum Building Setbacks:  
    Front:       50'  
    Side:        10'  
    Rear:        35'
4. The petitioner shall provide a Handicap parking space for the proposed use.
5. Expansion to the existing home shall be permitted, however, any new structures will require an amendment to the Special Exception Use Permit.
6. The petitioner shall obtain Health Department approval of any Onsite Sewage Treatment and Disposal System upgrades that may be required.
7. The petitioner shall maintain all required permits and licenses from the applicable local and state agencies.