

HERNANDO COUNTY ZONING AMENDMENT PETITION



Application to Change a Zoning Classification

Application request (check one):
Rezoning [ ] Standard [x] PDP
Master Plan [ ] New [ ] Revised
PSFOD [ ] Communication Tower [ ] Other
PRINT OR TYPE ALL INFORMATION

Date: 12/15/2023

File No. \_\_\_\_\_ Official Date Stamp:
Received
JAN 28 2023
Planning Department
Hernando County, Florida

APPLICANT NAME: Bisard Holding LLC

Address: 4075 Lamson Ave
City: Spring Hill State: FL Zip: 34608
Phone: 352-279-6738 Email:
Property owner's name: (if not the applicant) Gary Bisard

REPRESENTATIVE/CONTACT NAME: William Corbin

Company Name: Sheer Water Design LLC
Address: 10443 Tillery Rd
City: Spring Hill State: FL Zip: 34608
Phone: 352-238-6149 Email: bill.sheerwater@gmail.com

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

Contact Name:
Address: City: State: Zip:

PROPERTY INFORMATION:

- 1. PARCEL(S) KEY NUMBER(S): R32-323-17-5170-1133-0100
2. SECTION, TOWNSHIP, RANGE
3. Current zoning classification: GHC
4. Desired zoning classification: PDP(GHC) with provisions to C4 use for manufacturing
5. Size of area covered by application: 1.09 acre
6. Highway and street boundaries: Lamson Ave
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
9. Will additional time be required during the public hearing(s) and how much? [ ] Yes [x] No

PROPERTY OWNER AFFIDIVAT

I, Gary Bisard, 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):

- [ ] I am the owner of the property and am making this application OR
[x] I am the owner of the property and am authorizing (applicant): Gary Bisard and (representative, if applicable): William Corbin 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 this 15 day of December, 2023, by Gary Bisard who is personally known to me or produced as identification.

Signature of Notary Public



KAREN L. LEFEBVRE
Commission # HH 224561
Expires April 15, 2026

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

Notary Seal/Stamp

# Sheer Water Design LLC

William Corbin  
10443 Tillery Rd  
Spring Hill FL 34608  
352-238-6419

Received  
JAN 28 2023  
Planning Department  
Hernando County, Florida

December 12, 2023

To Hernando County Board of Directors,

Our company would like to purchase the property located at 4075 Tillery Ave, Spring Hill FL. 34608. The existing commercial structure is currently being used as office/storage. But, for our organization to be compliant with zoning laws there we would need to be a change to the zoning from C2 to C4. Our business manufactures water features for the pool professional and we are proud to say our products are locally made here in Hernando County. The process is light manufacturing of plastic sheet goods and injection molded of parts. All the manufacturing and storage of our products will be inside of the building and no external storage will be utilized. We respectfully ask that re-zoning of this property be considered.

Sincerely,

William H. Corbin  
Owner Manager