

THE HERNANDO SUN; Published Weekly

Brooksville Hernando County FLORIDA

PUBLISHER'S AFFIDAVIT OF PUBLICATION STATE OF FLORIDA COUNTY OF HERNANDO:

Before the undersigned authority, Julie B. Maglio, personally appeared, who on oath, says that she is Editor of the Hernando Sun, a weekly newspaper published at Brooksville in Hernando County, Florida, that the attached copy of the advertisement, being a

PD-24-26 NOTICE OF PUBLIC HEARING HERNANDO COUNTY, FLORIDA

in the matter of The Planning and Zoning Commission of Hernando County, Florida

was published in said newspaper by print in the issue(s) of: June 28, 2024

and/or by publication on the newspaper's publicly available website, if authorized, on June 28, 2024

Affiant further says that the newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

(Signature of Affiant)

Sworn to and subscribed before me this 1st day of July, 2024.

(Signature of Notary Public)

LISAM, MACNEIL Commission #HH 254975 Expires April 19, 2026

(Print, Type, or Stamp Commissioned Name of Notary Public)

Personally known_ √ produced identification

Type of identification produced_

NOTICE OF PUBLIC HEARING HERNANDO COUNTY, FLORIDA

PLANNING AND ZONING COMMISSION

The Planning and Zoning Commission of Hernando County, Florida, will hold a Public Hearing in the John Law Ayers County Commission Chambers, Hernando County Government Center, 20 North Main Street, Room 160, Brooksville, Florida on July 8, 2024. The meeting starts at 9:00 AM and the cases will be heard thereafter in the order established when the agenda is published.

BOARD OF COUNTY COMMISSIONERS

The Board of County Commissioners of Hernando County, Florida, will hold a Public Hearing in the John Law Ayers County Commission Chambers, Hernando County Government Center, 20 North Main Street, Room 160, Brooksville, Florida, on August 27, 2024. The meeting starts at 9:00 AM and the cases will be heard thereafter in the order established when the Board agenda is published.

APPLICANT: Biscard Holdings, LLC

FILE NUMBER H-24-04

REQUEST:

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

GENERAL LOCA-West side of Lamson Avenue, approximately 125' south of Tillery Road

PARCEL KEY 623748

NUMBER:

Dockside Investors, LLC on behalf of Mohamed Nazir Hamoui and Nada Hamoui, Trustees of the N&N

Family Revocable Trust

FILE NUMBER H-24-13

Rezoning from PDP(GHC)/ Planned Development Project (General Highway Commercial) to PDP(MF)/ Planned Development Project (Multifamily) with REQUEST:

Deviations

GENERAL LOCA-Northwest corner of the intersection of Pythia Place and Linden Drive, approximately 300" north of County

Line Road

PARCEL KEY NUMBER:

APPLICANT:

APPLICANT: Eric Schoessler on behalf of AMPROP General In-

FILE NUMBER: REQUEST:

vestments GL, LLC
H-24-08
Establish a Master Plan on Property Zoned PDP(GC)/
Planned Development Project (General Commercial)
East side of the Glen Lakes Boulevard and US Hwy GENERAL LOCA-

TION: PARCEL KEY NUMBER: 19 intersection 1353626, 469549

APPLICANT: Sunbelt Rentals on behalf of Jackson Land & Building

FILE NUMBER: REQUEST: Rezoning from R1-A (Residential) and C-2 (Highway

Commercial) to PDP(GC)/ Planned Development Project (General Commercial) with a Specific C-2 use Southeast corner of SR 50 and Colorado Street and

GENERAL LOCA-TION: PARCEL KEY north of Frankfort Road 997531

NUMBER:

Notice Continues on Pages 2 - 3

APPLICANT: FILE NUMBER: REQUEST:

Sunny Pines of Hernando, LLC H-24-14

Revision to a Master Plan on Property Zoned C/PDP /(Combined Planned Development Project) which includes (Recreational), (Resort Residential), and (Single Family) with a specific R-1-MH use for Park Models; and with deviations

TION: PARCEL KEY NUMBER:

GENERAL LOCA- Northwest corner of SR 50 and Mondon Hill Road

370360

APPLICANT: FILE NUMBER: REQUEST:

KAL Holdings, LLC
H-24-11
Rezoning from AR (Agricultural/Residential) and C-2
(Highway Commercial) to PDP(GC)/ Planned Development Project (General Commercial) with a specific C-2 use for outdoor storage
West side of Broad Street (US HWY 41) at its intersection with Old Ayres Road
1088771

GENERAL LOCA-TION: PARCEL KEY NUMBER:

APPLICANT: FILE NUMBER: REQUEST:

Cone Graham, Inc
H-24-22
Rezoning from PDP(GHC)/ Planned Development
Project (General Highway Commercial), PDP(SF)/
Planned Development Project (Single Family) and
PDP(MF)/ Planned Development Project (Multifamily)
to Combined Planned Development project to include
General Commercial and Multifamily with deviations

GENERAL LOCA-TION: PARCEL KEY NUMBER:

South side of Cortez Boulevard (SR 50), approximately 1,300' east of Mitchell Road 357946, 357508, 362093, 361539

APPLICANT: FILE NUMBER: REQUEST:

Elizabeth Piedra H-24-19 Rezoning from PDP(OP)/Pianned Development Project (Office Professional) to PDP(GC)/ Planned Development Project (General Commercial) with Specific C-2 uses and deviations Northwest corner of the intersection of County Line Road and Sparks Road 378870

GENERAL LOCA-TION: PARCEL KEY

APPLICANT: FILE NUMBER: REQUEST:

AT+G Growth & Investments, LLC H-24-18 Rezoning from R-1C (Residential) to R-1A (Residential) Southwest corner of Roosevelt Street and Hviezdslav

GENERAL LOCA-TION: PARCEL KEY NUMBER:

Street 1284595

APPLICANT: FILE NUMBER: REQUEST:

RAIN DANCER LLC, EVERGREEN PARTNERS LLC H-24-17
Reestablish a Master Plan on a Property Zoned PD-P(GC)/Planned Development Project (General Commercial) with Specific C-2 Uses, with Deviations North side of County Line Road, approximately 340' east of Seven Hills Drive.

1317685

GENERAL LOCA-TION: PARCEL KEY NUMBER:

APPLICANT: FILE NUMBER: REQUEST:

R-24-10 Rezoning from R-1C (Residential) to AR (Agricultural/ Residential) South side of the eastern terminus of Thames Avenue

GENERAL LOCA-TION: PARCEL KEY NUMBER:

418373

Interested parties may appear at the meeting and be heard on these matters. You are further advised that if a person decides to appeal any quasi-judicial decision made by the Board, Agency or Commission with respect to any matter considered at such hearing or meeting, he or she will need a record of the proceeding, and that, for such purpose, he or she may need to ensure that a verbalim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based,

Documentation may be reviewed by the public at the Hernando County Planning Department, 1653 Blaise Drive, Brooksville, Florida 34601, between the hours of 7:30 AM - 2:00 PM, Monday through Friday, legal holidays excepted or may be viewed one week prior to the meeting via the County's website at www.hernandocounty.us — follow the Board Agendas and Minutes link to the specified public hearing. If you should have any additional questions regarding this issue, please contact the Planning Department at planning@hernandocounty.us, 352-754-4057, or in writing at Hernando County Planning Department, 1853 Blaise Drive, Brooksville, Florida 34601. Florida 34601.

In accordance with the Americans with Disabilities Act, persons with disabilities needing a special accommodation to participate in this proceeding should contact Jessica Wright, County Administration Building, 15470 Flight Path Drive Brooksville, FL 34604, telephone 352-754-4002, no later than three (3) days prior to the proceedings. If hearing impaired, please call 1-800-676-3777 for assistance.

is/ Omar DePablo Planning Administrator Hernando County Planning Division

Published: June 28, 2024