



DEPARTMENT OF DEVELOPMENT SERVICES

PLANNING DIVISION

789 PROVIDENCE BOULEVARD ♦ BROOKSVILLE, FLORIDA 34601

P 352.754.4057 ♦ W www.HernandoCounty.us

*****You are receiving this notice because you own property located within 500 feet of property owned by the below-named applicant.*****

November 12, 2024

**NOTICE OF INTENT
APPROVAL OF REQUEST FOR ZONING VARIANCE
FILE NO. 1487753**

This is to inform you that the Zoning Division has received a petition from:

Name: Jesse and Caitlyn Navarro

Location of Property: 4108 Thunderbird Ave, Spring Hill, FL (Key# 749587)

The petitioner is requesting to reduce the side setbacks from 10'- 6' to accommodate a single-family home.

It is the intent of the Administrative Official to approve the requested variance fifteen (15) calendar days after the date of this mailing if no request for a review of the decision is filed. If you are opposed to the approval of this request, your response **must** be received in writing by this department no later than fifteen (15) calendar days from the date of this letter. Please fill in the form (see reverse side) and return to our office along with any additional data supporting your objection to this petition.

If no request for review is filed within fifteen (15) calendar days objecting to the Administrative Official's decision to approve the variance, the decision shall stand. If a request for review is filed by 4:30 p.m. on the fifteenth day, the Administrative Official shall schedule a public hearing for the Board of County Commissioners to hear the application for the variance. PLEASE NOTE THAT THE PERSON REQUESTING THE REVIEW IS REQUIRED TO APPEAR IN PERSON AT THE PUBLIC HEARING.

Should a hearing be necessary, a notice will be mailed at least ten (10) calendar days before the hearing to all property owners within 250 feet in any direction from the property lines of the land in question and shall be published in a newspaper of general circulation within the County no less than ten (10) days prior to the hearing. Those in favor or against the petition will have a chance to testify before the Board of County Commissioners. The Board will approve or deny the request for the petition.

If you have any questions regarding this matter, please feel free to contact the **Zoning Division at (352) 754-4057, ext. 28051.**

Sincerely,

Omar DePablo
Development Services Director

****See reverse side for optional Public Hearing Form****



REQUEST FOR REVIEW OF VARIANCE DECISION

APPLICATION FOR PUBLIC HEARING
HERNANDO COUNTY BOARD OF COUNTY COMMISSIONERS

This application must be completed and returned, along with any additional data supporting your request for review of this petition, to this office before advertisement may be made for a public hearing before the Board of County Commissioners.

THE PERSON REQUESTING THE REVIEW IS REQUIRED TO APPEAR IN PERSON AT THE PUBLIC HEARING.

Date: 11-24-2024

Variance File No.: 1487753

Petitioner Name: Jesse and Cathlyn Navarro

1. Your name (please print) David Randall

Mailing Address 4083 Thunderbird Ave

City Spring Hill State FL Zip 34606 Phone# (352) 345-7530

2. State your reasons for requesting a review of the variance decision:

The North side of our house floods during heavy rains. A new home in this location will greatly increase the flooding. I have shot my own elevations. I am having an Independent contractor come out on the 26th to confirm.

Attach additional pages, if necessary, to explain the reason you are requesting a review of this variance decision. Submit this form along with any additional documentation which you deem necessary to support your request. YOU will be notified in writing of the date and time scheduled for your appearance before the Board of County Commissioners.

SIGNATURE: [Handwritten Signature]