



DEPARTMENT OF PLANNING AND ZONING  
ZONING DIVISION

789 PROVIDENCE BOULEVARD • BROOKSVILLE, FLORIDA 34601  
P 352.754.4048 • W www.HernandoCounty.us

**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: 6.19.22

VARIANCE FILE NO. 1439837

PETITIONER NAME: JOHN LOCKHART

1. Your name (please print)

Robert and Valerie LaRoche

Mailing address 2216 Danwood Dr

City Spring Hill State FL Zip 34606 Phone 720.363.9395

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

TIMBER LINES HOME OWNERS ASSOC  
REQUIRE BIRDCAGE OVER POOL. THERE  
IS OVER 50' TO THE WASTE LAND.  
THEREFORE WE HAVE NO PROBLEM  
WITH THE LOCKHART'S GOING TO THEIR  
PROPERTY LINE.

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: Valerie LaRoche + Robert LaRoche





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June 15, 2022

**NOTICE OF INTENT  
DENIAL OF REQUEST FOR ZONING VARIANCE**

**FILE NO. 1439837**

This is to inform you that the Zoning Department has received a variance application from

Name: John & Angela Lockhart

Location of Property: 2193 Carriage Lane, Spring Hill, FL 34606

The petitioner is requesting to reduce rear setback from 5' to 0' for an inground pool. Zoning can support the variance for an inground pool itself but not a structure to the property line. This area is limited to a 4' chain link fence for sight reasons on the waterway

It is the intent of the Administrative Official to deny the requested variance fifteen (15) calendar days after the date of this mailing if no appeal is filed. If you are opposed to the denial of this request, your response must be received in writing by this department no later than fifteen (15) calendar days following receipt of this notice. Please fill in the attached form and return to our office along with any additional data supporting your appeal of this petition.

If no appeal is filed within fifteen (15) calendar days objecting to the Administrative Official's decision to deny the variance, the decision shall stand. If an appeal is filed by 4:30 p.m. on the fifteenth calendar day, the Administrative Official shall schedule a public hearing for the Board of County Commissioners to hear the application for the variance.

Should a hearing be necessary, a notice will be mailed at least ten (10) calendar days before the hearing to all property owners within 500 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) calendar 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 Department at (352) 754-4048.

Sincerely,

A handwritten signature in black ink, appearing to read "Aaron Pool".

Aaron Pool  
Zoning and Code Enforcement Administrator

jmm