



Legislation Text

File #: 13744, Version: 1

TITLE

Variance Petition Submitted by ARC Florida Homes, LLC, on Behalf of Milvian, LLC

BRIEF OVERVIEW

The applicant has requested a variance to reduce the Secondary Front setback from 20' to 14.6'.

LOCATION

Glen Lakes PH 1 Unit 4-E Lot 16

CURRENT ZONING

PDP(SF)

ORDINANCE STANDARDS

Appendix A - Zoning, Article VIII. - Planned-Development Project, Section 1 B. Perimeter setback
Secondary Front 20'.

SURROUNDING ZONING & LAND USE

North: PDP(SF)
South: PDP(SF)
East: PDP(SU) DRA
West: PDP(SF)

LETTER RECEIVED

Three (3)

CONCLUSIONS

1. The applicant has requested a variance to reduce the secondary front setback from 20' to 14.6' for the main dwelling; it will remain within the property lines.
2. It is recommended that the Board review the request, take public comment, and make a finding that the request is consistent with the review criteria Appendix A, Article V, Section 3.A (1) and Chapters 125 and 163, Florida Statutes.

FINANCIAL IMPACT

A matter of policy.

LEGAL NOTE

The Board is authorized to consider the variance request pursuant to Hernando County Code of Ordinances, Appendix A, Article V, Section 3, and Chapters 125 and 163 of the Florida Statutes.

RECOMMENDATION

It is recommended that the Board review the variance, find the request is consistent with the review criteria of Appendix A - Zoning, Article VIII - Planned-Development Project, Section 1, a perimeter setback secondary front from 20' to 14.6'. It is further recommended that the Board approve and authorize the Chairperson's signature on the attached associated resolution.