



DEVELOPMENT SERVICES DEPARTMENT
PLANNING DIVISION

1653 BLAISE DRIVE ♦ BROOKSVILLE, FLORIDA 34601
P 352.754.4057 ♦ F 352.754.4420 ♦ 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: 3-25-2024

Variance File No.: 1518255 Petitioner Name: Sunrise to Sunset Island life, LLC

1. Your name (please print) James and Gloria Stelmichi

Mailing Address 3473 Tidewater Drive

City Weeki Wachee Zip 34607 Phone# 727-515-4385

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

There are some lots on Pine Island that are too small to build on. This may be one of them. We're concerned about the quality of home that could be built there. Very concerned about the set backs because of Septic tank requirements and water frontage, and whether parking will fit.

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:

Gloria Stelmichi



DEPARTMENT OF DEVELOPMENT SERVICES
ZONING DIVISION

1653 Blaise Drive ♦ BROOKSVILLE, FLORIDA 34601

P 352.754.4048 ♦ 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.*****

Date: March 18, 2026

**NOTICE OF INTENT
APPROVAL OF REQUEST FOR ZONING VARIANCE
FILE NO. 1518255**

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

Name: Sunrise to Sunset Island life LLC

Location of Property: 10541 Pine Island Dr. Weeki Wachee FL 34607

The petitioner is requesting approval to allow for a reduction in the front setback from 25' to 16.3' and to reduce the rear setback from 20' to 10' to build a new 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 it 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 should 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 **Planning Division at (352) 754-4057, ext. 28011.**

Sincerely,

Omar
DePablo

Digitally signed
by Omar
DePablo
Date: 2026.03.16
11:27:23 -04'00'

Omar DePablo
Development Services Director

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



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Date: _____

Variance File No.: 1518255 Petitioner Name: Sunrise to Sunset Island Life LLC

1. Your name (please print) Wendy Kimball

Mailing Address 4708 Berkley

City Fort Worth Zip 76109 Phone# 817-348-2299

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

- 1. Lack of information regarding type & size of house?
- 2. Proximity to neighbor-
- 3. Proximity of Septic to water?

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: _____



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ZONING DIVISION

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Sincerely,

Omar DePablo
Digitally signed by Omar DePablo Date: 2026.03.16 11:27:23 -0500

Omar DePablo
Development Services Director

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