

**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 August 8, 2022. **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 September 13, 2022. **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: Oronzo Triggoano
 FILE NUMBER: H2236
 REQUEST: Rezoning from PDP(OP)/Planned Development Project (Office Professional) to PDP(GC)/Planned Development Project (General Commercial) with a Specific C-2 Use
 GENERAL LOCATION: West side of US Hwy 41, approximately 1,800' north of Southern Hills Boulevard
 PARCEL KEY NUMBER: 201454

APPLICANT: Earthgroup, LLC
 FILE NUMBER: H2237
 REQUEST: Establish a Master Plan on Property Zoned PDP(CP)/Planned Development Project (Corporate Park) with Deviations
 GENERAL LOCATION: West side of Anderson Snow Road, on the east side of Industrial Loop approximately 650' from Anderson Snow Road
 PARCEL KEY NUMBER: 1627715

APPLICANT: Pulte Home Company, LLC
 FILE NUMBER: H2219
 REQUEST: Rezoning from AG/Agricultural) to PDP(SF)/Planned Development Project (Single Family) with Deviations
 GENERAL LOCATION: South side of Powell Road, approximately 1,600' west of California Street
 PARCEL KEY NUMBER: 377498

APPLICANT: Richard Rizzolo Agency
 FILE NUMBER: H2234
 REQUEST: Rezoning from PDP(OP)/Planned Development Project (Office Professional) to PDP(SF)/Planned Development Project (Single Family)
 GENERAL LOCATION: South side of Maderia Street, approximately 142' west of Mariner Boulevard
 PARCEL KEY NUMBER: 282269

APPLICANT: CFB Realty, LLC
 FILE NUMBER: H2235
 REQUEST: Establish Master Plan on Property Zoned PDP(GC)/Planned Development Project (General Commercial) with a Rezoning to include a Specific C-2/(Highway Commercial) use with Outdoor Storage and Deviations
 GENERAL LOCATION: Southeast corner of Cortez Boulevard and Kettering Road
 PARCEL KEY NUMBER: 1675066

APPLICANT: William Ryan Homes Florida, Inc.
 FILE NUMBER: H2250
 REQUEST: Master Plan Revision on Property Zoned PDP(SF)/Planned Development Project (Single Family) with Deviations
 GENERAL LOCATION: North side of Challice Drive, approximately 450' west of Anderson Snow Road
 PARCEL KEY NUMBER: 00379101

APPLICANT: Richard Doskoez/Bruce Wilt
 FILE NUMBER: H-22-25
 REQUEST: Rezoning from AG/(Agricultural) to PDP(HC)/Planned Development Project (Highway Commercial) with Deviations
 GENERAL LOCATION: South side of Old Ayers Road, approximately 950' east of Broad Street
 PARCEL KEY NUMBER: 1088637

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 verbatim 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 8:00 AM - 5:00 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. Questions may also be directed to: Omar DePablo, Senior Planner, at 352-754-4057, Extension 28028, email: odepablo@hernandocounty.us; or Michelle Miller, Acting Planning Administrator, at 352-754-4057, Extension 28027, email: mlmiller@hernandocounty.us.

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.

/s/ Michelle L. Miller
 Acting Planning Administrator
 Hernando County Planning Department

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