

CHANGE OF LAND USE PETITIONS RECEIVED  
BY THE HERNANDO COUNTY PLANNING DEPARTMENT

Note: Petitions on this list are removed once the Planning & Zoning Commission conducts the hearing.

List of petitions is arranged by date, most recent on top.

Last Update: June 6, 2007

\*\*\*NEW\*\*\*

Date Received: May 25, 2007  
File Number: CU-07-09  
Petitioner/Applicant: Vito Carnazza (The Weiner Man)  
Initial Request: Conditional Use Permit for a Temporary Use, namely a portable cart  
General Location: Northside of Cortez Boulevard, approximately 200' east Medical Center Drive  
Tentative Hearing Date: P&Z: TBD

Date Received: May 25, 2007  
File Number: CU-07-08  
Petitioner/Applicant: Vito Carnazza (The Weiner Man)  
Initial Request: Conditional Use Permit for a Temporary Use, namely a portable cart  
General Location: South side of Commercial Way, approximately 450' southeast of Northcliffe Boulevard  
Tentative Hearing Date: P&Z: TBD

Date Received: May 04, 2007  
File Number: SE-07-10  
Petitioner/Applicant: Anchor For Souls Ministries  
Representative: Alfredo Puentes  
Initial Request: Revision to a Special Exception for a Place of Public Assembly to add a Daycare and Private School  
General Location: North side of Cortez Boulevard, approximately 550' east of Lakewood Drive  
Tentative Hearing Date: P&Z: July 9, 2007

Date Received: May 30, 2007  
File Number: SE-07-11  
Petitioner/Applicant: Hernando County BOCC  
Representative: Don Silvernell  
Initial Request: Special Exception Use Permit for Heavy Manufacturing  
General Location: East Side of American Flyer Way, approximately 1,000' north of Runway Drive  
Tentative Hearing Date: P&Z: July 9, 2007

Date Received: May 30, 2007  
File Number: H-07-24  
Petitioner/Applicant: Hardy H. Huntley  
Representative: Peter E. Creighton  
Initial Request: Establishing a Master Plan on Property zoned PDP(GHC)/Planned Development Project (General Highway Commercial) with a reduction in setbacks, waiver of the

frontage road and specific C-2/(Highway Commercial) uses, namely, retail plant nurseries with outside storage, automobile and truck repair establishment, and drive-thru facilities for drug store

General Location: South west corner of Spring Hill Drive and Broad Street  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: May 29, 2007  
File Number: H-07-25  
Petitioner/Applicant: Bricklemeyer, Smolker, & Bolves, P.A.  
Representative: Bricklemeyer, Smolker, & Bolves, P.A.  
Initial Request: Public Service Facility Overlay District for a Fire Station  
General Location: East side Sterling Hills Boulevard, approximately 1,300' south of Covey Run Place.  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: May 30, 2007  
File Number: H-07-26  
Petitioner/Applicant: Brooksville, LLC  
Representative: Coastal Engineering Associates, Inc.  
Initial Request: Rezoning a portion of the property designated C2/(Commercial) to PDP(HC)/Planned Development Project (Highway Commercial) with a reduction in setback and a waiver of the frontage road  
General Location: Northwest corner of Cortez Boulevard and Emerson Road  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: May 30, 2007  
File Number: H-07-27  
Petitioner/Applicant: JRZ Suspension Systems, LLC and Spirits Acquisition, LLC  
Representative: Civil-Tech Consulting Engineers, Inc.  
Initial Request: Rezoning from PDP(REC)/Planned Development Project (Recreational) to PDP(SF)/Planned Development Project (Single Family) and PDP(REC)/Planned Development Project (Recreational)  
General Location: An area laying between Elgin Boulevard and Northcliffe Boulevard and Deltona Boulevard and Keysville Road  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

Date Received: May 30, 2007  
File Number: H-07-28  
Petitioner/Applicant: Landshore of Sherman Hills, LLC  
Representative: TBE Group, Inc (Tom Rose).  
Initial Request: Revision to a master plan on property zoned C/PDP (MF) and (SF)/Combined Planned Development Project(Multifamily), and (Single Family) to relocate a drainage retention area and amenities area  
General Location: East end of Willow Bank Avenue, west side of Sherman Hills Boulevard, approximately 1000' north of SR 50  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

Date Received: May 30, 2007  
File Number: H-07-29  
Petitioner/Applicant: Atwell-Hicks  
Representative: Ryan Slattery  
Initial Request: Establishing a master plan on property zoned PDP (GHC) and (HC)/Planned Development Project (General Highway Commercial), and (Highway Commercial) and rezoning from AG/(Agricultural)and PDP(AF)/Planned Development Project (Aviation Facilities) to PDP (GC)/Planned Development Project (General Commercial) with a reduction in buffer width, reduction on internal building setbacks and a deviation from parking requirements  
General Location: South east corner of Spring Hill Drive and Suncoast Parkway  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

Date Received: May 30, 2007  
File Number: H-07-30  
Petitioner/Applicant: Sprint-Nextel  
Representative: Mike Nuckols  
Initial Request: Modification to PSFOD/(Public Service Facility Overlay District) for a Communication Tower to increase the height of an existing tower  
General Location: East side of Treiman Boulevard, approximately 700' north of Baker Boulevard  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

Date Received: May 30, 2007  
File Number: H-07-31  
Petitioner/Applicant: Mildred Soderberg  
Initial Request: Rezoning from R-1A/(Residential) to C1/(Commercial)  
General Location: West side of Marina Way, approximately 300' south of Toucan Trail  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

**\*\*\*REVISED\*\*\***

Date Received: February 28, 2007  
File Number: H-07-17  
Petitioner/Applicant: Clearshot Holdings  
Representative: Lauralee G. Westine Esq.  
Initial Request: Public Service Facility Overlay District for a Communication Tower  
General Location: Southwest corner of Spring Hill Drive and Deering Avenue  
Tentative Hearing Date: P&Z: July 9, 2007 BCC: August 8, 2007

Date Received: February 1, 2007  
File Number: H-07-12  
Petitioner/Applicant: Hernando County Airport  
Representative: Don Silvernell, Airport Director

Initial Request: Rezoning from AG/(Agricultural) to PDP(GC)/Planned Development Project (General Commercial)  
General Location: East side of Suncoast Parkway, approximately 1,800' south of Spring Hill Drive  
Tentative Hearing Date: **WITHDRAWN**

Date Received: May 20, 2005  
File Number: DRI-05-01  
Petitioner/Applicant: Sunrise Development of Regional Impact  
Representative: Professional Land Development LLC, Gregory Bennett  
Initial Request: Application for Development Approval for a Mixed Use Project to Include Single Family, Multifamily, Retail Commercial and General Office Uses  
General Location: South side of Cortez Boulevard, east side of I-75, west side of Kettering Road  
Tentative Hearing Date: BCC: July 24, 2007

**\*\*\*PREVIOUSLY POSTED\*\*\***

Date Received: April 13, 2007  
File Number: SE-07-08  
Petitioner/Applicant: Carman Zambrano  
Initial Request: Special Exception Use Permit for a Congregate Care Home, namely an Assisted Living Facility  
General Location: South side of Spring Hill Drive, between Linden Avenue and Escobar Avenue.  
Tentative Hearing Date: P&Z: TBD

Date Received: February 22, 2007  
File Number: H-07-15  
Petitioner/Applicant: Patrick Puentes  
Representative: Darrell Johnston  
Initial Request: Rezoning from AG/(Agricultural) to PDP(SF)/Planned Development Project (Single Family)  
General Location: East side of Treiman Boulevard (US Hwy 301) between Storla Street and Watt Street  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: January 31, 2007  
File Number: H-07-11  
Petitioner/Applicant: Risky Business, LLC  
Representative: Coastal Engineering Associates, Inc  
Initial Request: To review a report analyzing consistency with the Hernando County Comprehensive Plan of a Multi-family residential zoning designation in an AR/(Agricultural Residential) zoning  
General Location: South side of VFW, approximately 900' east of Broad Street (US Hwy 41)  
Tentative Hearing Date: BCC: TBD

Date Received: December 21, 2006  
File Number: H-07-02

Petitioner/Applicant: 184 Stardust, LLC and Equity Trust Co. Custodian FBO Robert J. Goldstein IRA  
Representative: Coastal Engineering Associates, Donald R. Lacey, AICP  
Initial Request: Rezoning from mining to PDP(RUR) with limited AR uses  
General Location: Northeast corner of Citrus Way (CR 491) and Parson Road  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: September 20, 2006  
File Number: H-06-110  
Petitioner/Applicant: Linda K. Miller, Mary E. Rich, Lonzle Goodsen  
Representative: Joseph Mason, Esquire  
Initial Request: Rezoning from Agricultural-Residential to Agricultural  
General Location: East side of Olympia Road, approximately 1320' southeast of Neff Lake Road  
Tentative Hearing Date: P&Z: TBA BCC: TBA

Date Received: August 30, 2006  
File Number: H-06-105  
Petitioner/Applicant: Powell Road Property  
Representative: Coastal Engineering Associates, Donald R. Lacey, AICP  
Initial Request: Rezoning from AG to PDP(Single Family)  
General Location: North side of Powell Road, approximately 3000' west of US 41  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: August 3, 2006  
File Number: H-06-96  
Petitioner/Applicant: Hernando Reserve  
Representative: Galen Hofmann  
Initial Request: Rezoning from C-1, R-3 and R-1C to C/PDP(GC) and (MF)/Combined Planned Development Project (General Commercial) and (Multifamily)  
General Location: South side of SR 50, north of Dogwood Drive, west of US 301  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: March 29, 2006  
File Number: H-06-52  
Petitioner/Applicant: Bloomingdale Development LLC  
Representative: Joseph M. Mason Jr. Esq.  
Initial Request: Establishment of a Master Plan for Property zoned CPDP(SF) and (SU)/Combined Planned Development Project (Single Family) and (Special Use)  
General Location: West side of Crum Road, west of Nursery Road, approximately 1,950' east of Rivard Boulevard  
Tentative Hearing Date: P&Z: TBD BCC: TBD

Date Received: December 8, 2004  
File Number: H-05-07  
Petitioner/Applicant: John P. Wickert  
Representative: Joseph M. Mason, Jr., Esq.

Initial Request: Rezoning from PDP(SF)/Planned Development Project (Single Family) to PDP(OP) with specific C-1 uses and a reduction in seTBDcks  
General Location: West side of Mariner Boulevard, approximately 400' north of Hearth Road, approximately 550' south of Augustine Road  
Tentative Hearing Date: P&Z: TBD BCC: TBD