



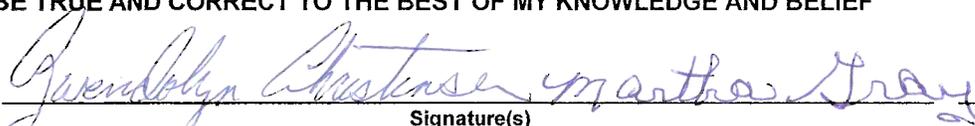
**SUMTER COUNTY
ZONING AND LAND USE APPLICATION**

Project No: R2010-0012

Applicatio 0/1/2010 SG

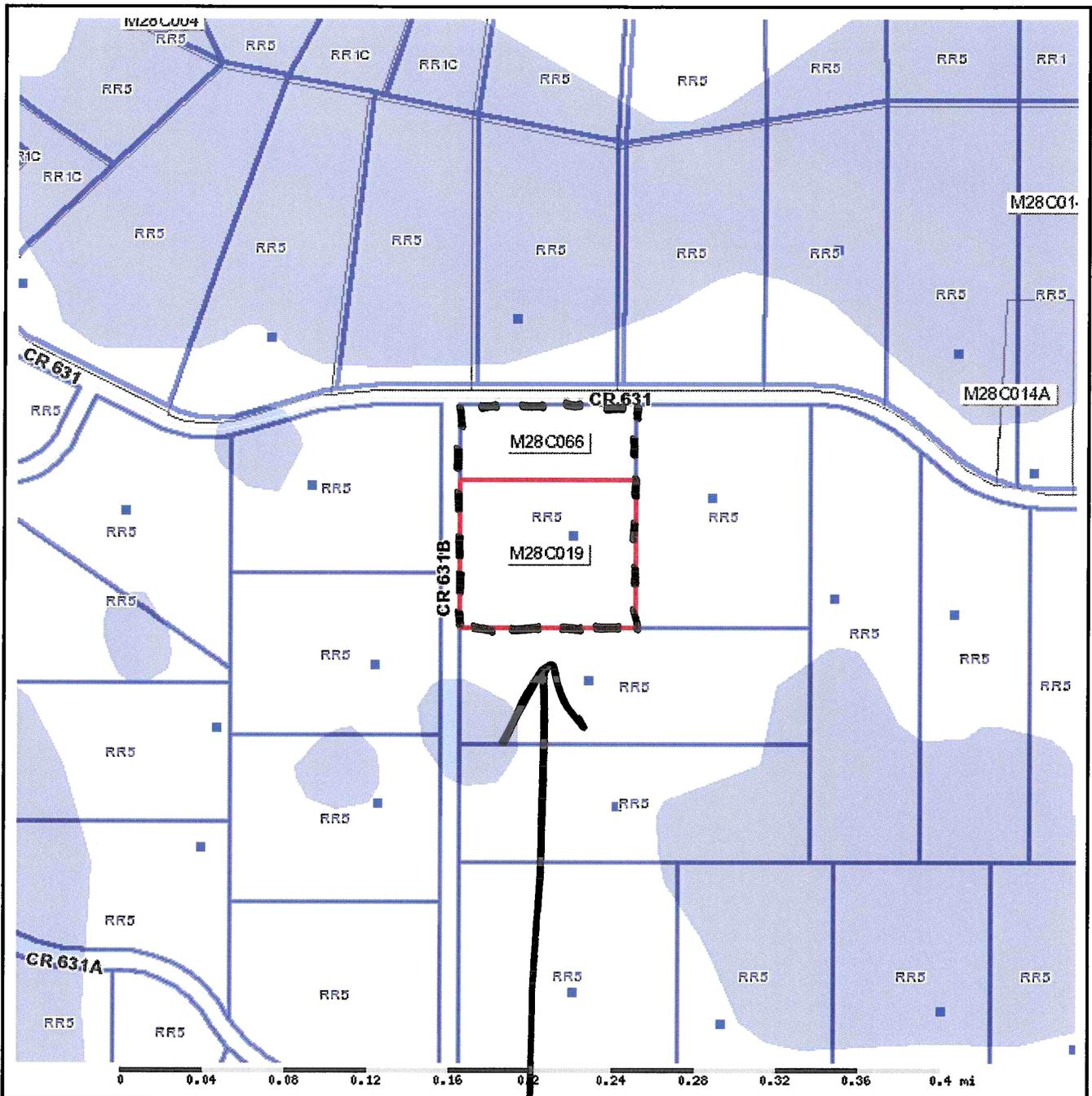
910 N. Main Street, Suite 301, Bushnell, FL 33513
Tel. (352) 793-0270 Fax (352) 793-0274

REZONING

PROJECT TYPE REZONING		PROJECT SUBTYPE RESIDENTIAL		PROJECT DESCRIPTION REZONE 5.9 ACRES MOL FROM RR5 TO RR1 TO COMPLETE A	
OWNER CHRISTENSEN, GWEN & GRAY, MARTHA		ADDRESS PO BOX 1873 BUSHNELL, FL 33513		PHONE	
AGENT/APPLICANT CHRISTENSEN, GWEN		ADDRESS PO BOX 1873 BUSHNELL, FL 33513		PHONE (352) 418-5127	
PARCEL # M28C066	SEC/TWP/RNG 28-21S-21E	GENERAL Bushnell	DIRECTIONS TO PROPERTY W ON C-476W. S ON C-476B. W ON CR 631. THE PROPERTY IS LOCATED AT THE SE CORNER OF CR 631 & CR 631B		
Property Address					
PARCEL SIZE 5.90 ACRES MOL		F.L.U.		LEGAL DESCRIPTION THE NORTH 194' OF LOT 19, GUM SLOUGH STATION WEST (CONTAINING 2 ACRES MOL)	
PRESENT ZONING RR5		PRESENT USE VACANT/RESIDENCE		M28C019 LOT 19 GUM SLOUGH STATION WEST PLAT BOOK4 PAGES 57-57B LESS THE NORTH 194.00 FEET. (CONTAINING 3.90 ACRES MOL)	
REQUESTED REZONING REZONE 5.90 ACRES MOL FROM RR5 TO RR1 TO COMPLETE A LINEAL TRANSFER		REZONED ACREAGE 5.90 ACRES MOL		REZONED LEGAL DESCRIPTION SAME AS ABOVE	
ABUTTING PROPERTY ZONING/USE F.L.U.	NORTH RR5 MOBILE HOME AGRICULTURAL	EAST RR5 MOBILE HOME AGRICULTURAL	SOUTH RR5 MOBILE HOME AGRICULTURAL	WEST RR5 MOBILE HOME & RES AGRICULTURAL	
As owner/agent, I agree to post the hearing plaques within 24 hours on the property's road frontage at the corners and at 300' intervals between. I understand any action on my application will be governed by Sumter County's Comprehensive Plan and Development Code, and my payment of the non-refundable application fee will not influence the decision made on this application.					
UNDER PENALTIES OF PERJURY, I DECLARE THE ABOVE INFORMATION THAT I HAVE GIVEN TO BE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF					
 Signature(s)					October 1, 2010 Date
A Public Hearing before the Zoning and Adjustment Board will be held on the date indicated below in the Sumter County Courthouse, Bushnell, FL. This application will be heard at the time indicated below. Your appearance or representation at this hearing is required, and lack of same will cause your application to be disposed of according to the policy adopted by the Board of County Commissioners. The recommendation of the Zoning and Adjustment Board on this request will be presented to the Board of County Commissioners at a Public Hearing to be held at the date/time indicated below in the Sumter County Courthouse, Bushnell, FL, room number indicated below.					
Zoning and Adjustment Board		11/1/2010 6:30 PM Room: Colony Cottage Rec. Center		Action: _____	
County Commission Meeting		11/9/2010 5:30 PM Room: 142		Action: _____	

NOTICES SENT 1 RECEIVED IN FAVOR 0 RECEIVED OBJECTING 1

Please Note: In preparation of the application, county zoning staff will visit the site to take photographs. This will be done in county-marked vehicles. Generally, staff will take photographs from the roadway or easement, and will not come on site unless access requires it.



Sumter County BOCC - GIS
 BOCC Bushnell, FL 33513 | 352-93-0200

Parcel ID: M28C019
GRAY MARTHA
 8643 CR 631B BUSHNELL, FL 33513
 Street 8643 CR 631B
 S/T/R 28/21/21 LOT 19 GUM SLOUGH STATION WEST PLAT BOOK4 PAGES 57-57B
 Sales

1/1/2005	1317/650	Improved	\$91,000.00
1/1/1999	724/295	Improved	\$65,000.00

NOTES:



This information was derived from data which was compiled by the Sumter County BOCC - GIS. This information should not be relied upon by anyone as a determination of the ownership of property, legal boundary representation, or market value. The map image is not a survey and shall not be used in any Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This information was last and may not reflect the data currently on file at our office.

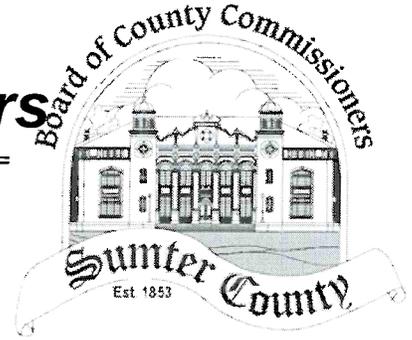
powered by:
GrizzlyLogic.com

Board of County Commissioners

Division of Planning & Development

Planning Services

910 N. Main Street, Suite 301 • Bushnell, FL 33513 • Phone (352) 793-0270 • FAX: (352) 793-0274
Website: <http://sumtercountyfl.gov/plandvelop>



Authorization Form for Individuals

State of Florida
County of Sumter

I/we, the undersigned as the () Applicant Owner hereby authorize Gwen Christiansen (X)
Rezoning () Comprehensive Plan Amendment () Special Use Permit () Temporary Use Permit ()
Conditional Use Permit () Operating Permit () Other. _____

_____ on the following described property located in Sumter County, Florida.

LOT 19 GUM SLOUGH STATION WEST PLAT BOOK4 PAGES 57-57B Less the North 194'

Dated this 4th day of October, 2010.

Martha Gray
Signature
Printed Name: Martha Gray

Signature
Printed Name: _____

SWORN TO and subscribed before me this 4th day of October, 2010, by
Martha Gray, personally known to me to the
person(s) named above or who produced the following identification.

FDL

Sarah M. Gill
Notary Public, State of Florida
My Commission expires: 9/8/2013



10.00

SUMTER COUNTY, FLORIDA
GLORIA HAYWARD, CLERK OF CIRCUIT COURT
09/09/2010 09:10:37AM
DEED

PAGE 1 OF 1
9-2228 P-285

2010 23999

✓ This Instrument Prepared by:
Randall N. Thornton, Attorney
P.O. Box 58
Lake Panasoffkee, FL 33538



92

QUIT CLAIM DEED

THIS QUIT CLAIM DEED, Executed this 8th of September, 2010,
by MARTHA GRAY, a single woman, 8643 CR 631B, Bushnell, FL 33513,
Grantor
and
GWEN CHRISTENSEN, a single woman, P.O. Box 1873, Bushnell, FL
33513, Grantee.

WITNESSETH, That the said Grantor, for and in consideration of
LOVE AND AFFECTION, hereby quit-claim and convey unto the Grantees,
all the right, title, and interest which the Grantor has in and to
the following described parcel of land, situate, lying and being in
the County of Sumter, State of Florida, to-wit:

Tax Parcel #M28C019

The North 194.00 feet of Lot 19, GUM SLOUGH STATION'S WEST,
according to the plat thereof recorded in Plat Book 4, Pages 57 and
57-B, Public Records of Sumter County, Florida.

GRANTOR IS THE MOTHER OF GRANTEE.

"This conveyance creates a family exemption parcel which is subject
to all regulations and restrictions as set forth in Section 13-
308(a)(1) of the Sumter County Code."

IN WITNESS WHEREOF, The said grantor has signed and sealed
these presents the day and year first above written.

WITNESSES:

Sign: [Signature]

Print: [Signature]

Sign: Marsha Martz

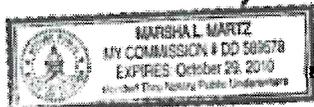
MARSHA MARTZ

Print: _____

Martha Gray
MARTHA GRAY

STATE OF FLORIDA
COUNTY OF SUMTER

The foregoing instrument was acknowledged before me on the
8th day of September, 2010, by Martha Gray.



Marsha L. Martz
Notary Public, State of FL
My Commission Expires: _____

Personally known _____ or Produced Identification
Type of Identification _____



ABSOLUTE LAND SURVEYING

"COMPLETE SURVEYING & ENGINEERING SERVICE"
OFFICE: (352) 347-6177 P.O. BOX 0457 FAX (352) 347-7277
BELLEVUE FLORIDA 34421-0457

BOUNDARY SURVEY FOR: MARTHA GRAY

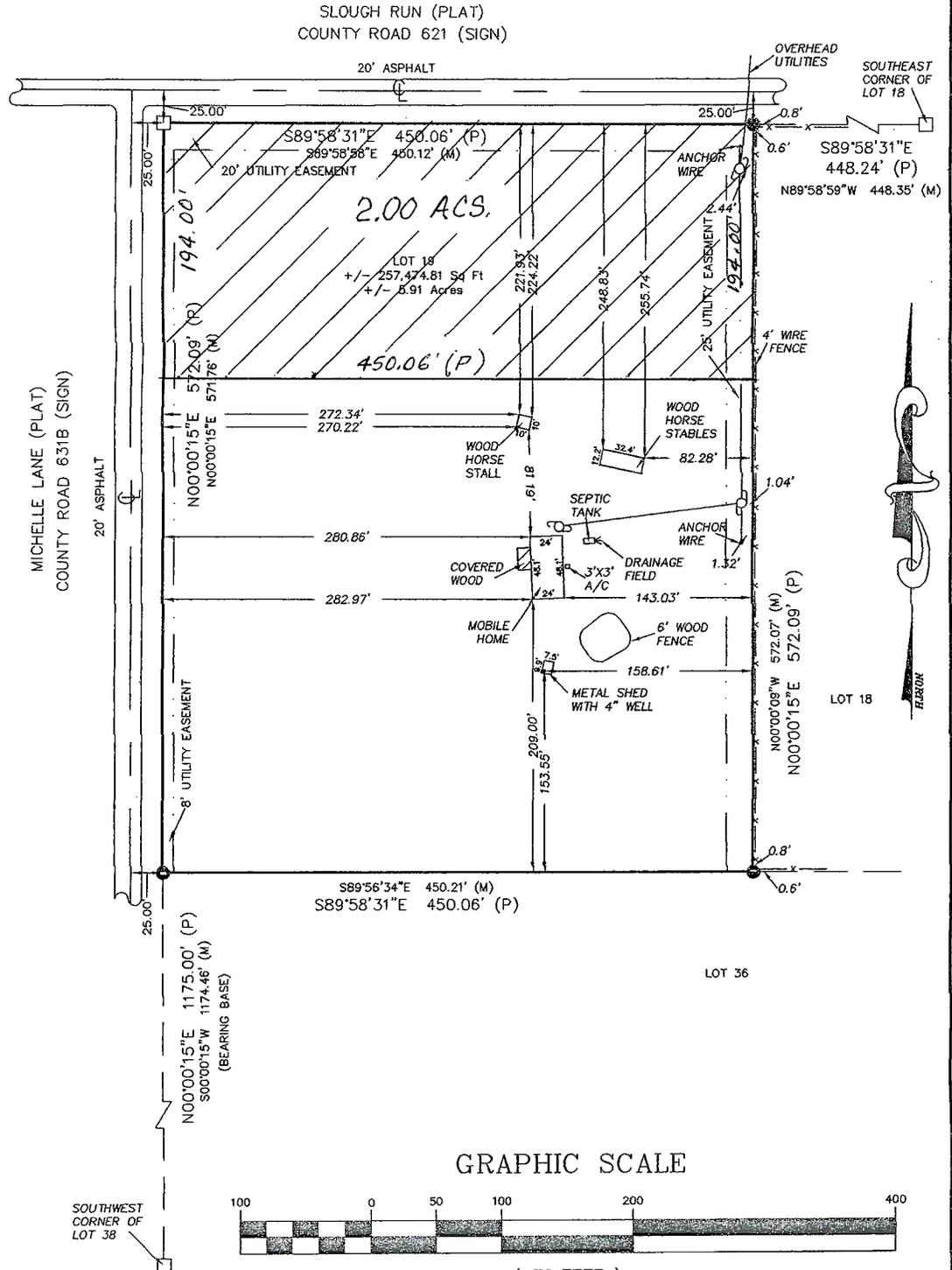
DATE: 12/12/04

BOOK: 69/02

DRAWN BY: SEL

JOB # 04-1752

NOTE: SEE DESCRIPTION AND CERTIFICATIONS ON REVERSE SIDE.

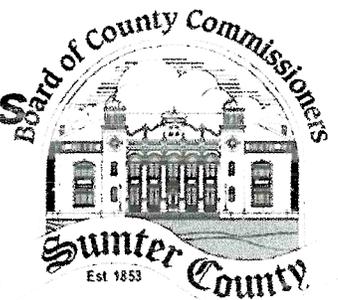


Board of County Commissioners

Division of Planning & Development

Planning Services

7375 Powell Road, Suite 115 • Wildwood, FL 34785 • Phone: (352) 689-4460 • Fax: (352) 689-4461
Website: <http://sumtercountyfl.gov/planning>



NOTICE OF PUBLIC HEARING

October 11, 2010

NOE MARILYN & CHRISTOPHER, (JT)
8713 CR 631B
BUSHNELL, FL 33513



To **property owners** whose property boundaries are within a distance of 150 feet of the outside perimeter of property in the name of **Gwen Christensen & Martha Gray**. This property is being considered for **rezoning** at a public hearing.

CASE# R2010-0012 To rezone 5.90 acres MOL from a RR5 to RR1 (High Density Rural Residential with Optional Housing) Zone which provides a high density rural residential atmosphere for one (1) conventional or Class A or B mobile home dwelling unit.

A public hearing before the Zoning and Adjustment Board will be held at **Colony Cottage Recreation Center, 510 Colony Blvd, The Villages, Florida 32162** on **Monday, November 1, 2010 at 6:30 P.M.**

The property is located as follows: **Bushnell area**. Property is located on the southeast corner of CR 631 & CR 631B.

The recommendations of the Zoning and Adjustment Board will be presented to the Sumter Board of County Commissioners at a public hearing to be held at **910 N. Main Street, Room 142, Bushnell, Florida**, on **Tuesday, November 9, 2010 at 5:30 P.M.**

Written comments submitted will be heard. Hearings may be continued from time to time as found necessary. Please return this form to: SUMTER COUNTY PLANNING DEPARTMENT, 7375 Powell Road, Suite 115, Wildwood, Florida, 34785 Questions should be directed to the Planning Department at (352)689-4460

I approve of the above.
 I do not approve of the above for the following reason(s): _____

This zoning change will become an additional
detriment to our property. (see attached)

Please return no later than October 22, 2010.

RE: CASE# R2010-0012

county comm letter

The current owner/residents of property 8643 CR 631B have not shown respect or concern for the value of their property. This in turn shows a lack of respect for the value of the surrounding properties and community. The former 3 owner/occupants of this property all worked to maintain or improve the property. The current residents do not.

The current occupants -

- allow barking/noisy/roaming dogs & chickens.
- violated county zoning codes by having people live in unpermitted dwellings.
- demolished a recreational vehicle and threw the pieces in the yard. (this debris is still on the ground for well over 1 year)

These actions show a disregard for property values, both their own and the surrounding neighbors. Currently there is an occupied mobile home and an occupied travel trailer on the property. By allowing the property to be divided, the commission is increasing the community's concerns and problems related to what is considered an investment. No one who owns property would want to have something that is detrimental to their investment next to them.