

NOTICE OF INTENT TO VACATE EASEMENTS

NOTICE IS HEREBY GIVEN that the Board of County Commissioners of Hernando County Florida, will hold a public hearing on **January 10, 2023 at 9:00 a.m.**, in the County Commission Chambers, Room 160, Hernando County Administration Building, 20 North Main Street, Hernando County, Brooksville, Florida, to consider and determine whether or not the County will renounce and disclaim any right of the County and public in and to the hereinafter described easements:

A PARTIAL UTILITY EASEMENT VACATION LYING IN LOT 2, BLOCK 161, SPRING HILL UNIT 3, AS RECORDED IN PLAT BOOK 7, PAGES 80 THROUGH 86, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEASTERLY CORNER OF LOT 2, BLOCK 161, SPRING HILL UNIT 3, AS RECORDED IN PLAT BOOK 7, PAGES 80 THROUGH 86, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA; THENCE RUN S77°23'46"W, ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 16.69 FEET; THENCE DEPARTING SAID SOUTH LINE OF LOT 2, RUN N12°36'14"W A DISTANCE OF 6.83 FEET TO THE SOUTHEASTERLYMOST CORNER OF AN EXISTING BUILDING, SAID CORNER LYING AT THE POINT OF BEGINNING; THENCE S76°59'43"W ALONG THE SOUTHERLYMOST LINE OF SAID BUILDING, A DISTANCE OF 34.20 FEET TO THE SOUTHWESTERLYMOST CORNER OF SAID BUILDING; THENCE N13°00'17"W, ALONG THE WESTERLY LINE OF SAID BUILDING, A DISTANCE OF 3.41 FEET; THENCE DEPARTING SAID WESTERLY LINE OF SAID BUILDING, RUN N77°23'46"E A DISTANCE OF 34.22 FEET TO THE EASTERLY LINE OF SAID BUILDING; THENCE S12°41'30"E, ALONG SAID EASTERLY LINE OF BUILDING, A DISTANCE OF 3.17 FEET TO THE POINT OF BEGINNING. CONTAINING THEREIN 112.6, SQUARE FEET, MORE OR LESS.

AND

A PARTIAL UTILITY EASEMENT VACATION LYING IN LOTS 2, 5 AND 6, BLOCK 161, SPRING HILL UNIT 3, AS RECORDED IN PLAT BOOK 7, PAGES 80 THROUGH 86, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF UNIT 3, PARADISE PLACE, AS RECORDED IN OFFICIAL RECORDS BOOK 1019, PAGE 1805, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, SAID CORNER ALSO BEING THE NORTHEASTERLYMOST CORNER OF LOT 6, BLOCK 161, SPRING HILL UNIT 3, AS RECORDED IN PLAT BOOK 7, PAGES 80 THROUGH 86, OF SAID PUBLIC RECORDS; THENCE RUN S12°36'14"E, ALONG THE WEST LINE LOT 2, OF SAID SPRING HILL UNIT 3, A DISTANCE OF 15.91 FEET TO A POINT ON THE NORTHERLY LINE OF AN EXISTING BUILDING, SAID POINT BEING THE POINT OF BEGINNING; THENCE RUN N77°22'08"E, ALONG SAID NORTHERLY LINE OF BUILDING, A DISTANCE OF 6.00 FEET; THENCE DEPARTING SAID NORTHERLY LINE OF BUILDING, RUN S12°36'14"E PARALLEL WITH AND 6.00 FEET EASTERLY OF, WHEN MEASURED PERPENDICULARLY TO THE AFORESAID WEST LINE OF LOT 2, A DISTANCE OF 24.45 FEET; THENCE RUN N77°23'46"E PARALLEL WITH AND 10.00 FEET NORTHERLY OF, WHEN MEASURED PERPENDICULARLY TO THE SOUTH LINE OF AFORESAID LOT 2, A DISTANCE OF 13.47 FEET TO THE EASTERLY LINE OF SAID BUILDING; THENCE RUN S12°37'52"E, ALONG SAID EASTERLY LINE OF BUILDING AND A SOUTHERLY PROJECTION THEREOF, A DISTANCE OF 20.00 FEET; THENCE RUN S77°23'46"W, PARALLEL WITH AND 10.00 FEET SOUTHERLY OF, WHEN MEASURED PERPENDICULARLY TO THE SAID SOUTH LINE OF LOT 2, A DISTANCE OF 29.48 FEET; THENCE RUN N12°36'14"W, PARALLEL WITH AND 10.00 FEET WESTERLY OF, WHEN MEASURED PERPENDICULARLY TO THE AFORESAID WEST LINE OF LOT 2, A DISTANCE OF 44.44 FEET TO THE NORTHERLY LINE OF SAID EXISTING BUILDING; THENCE N77°22'08"E ALONG SAID NORTHERLY LINE OF BUILDING, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING. CONTAINING THEREIN 980.5 SQUARE FEET, MORE OR LESS

Petitioner: Louis Carrier Properties, Inc.

YOU HAVE A RIGHT to appear and be heard at the public hearing in the County Commission Chambers, Room 160, Hernando County Administration Building, 20 North Main Street, Hernando County, Brooksville, Florida, and/or to send a written objection to the Hernando County Zoning Department, 789 Providence Blvd, Brooksville, Florida 34601.

YOU ARE FURTHER ADVISED that if a person decides to appeal any decision made by the Board of County Commissioners, with respect to the subject matter of the hearing, that person will need a record of the proceedings, and that for such purposes, that person will need to ensure a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act persons with disabilities needing special accommodations to participate in this proceeding should contact Colleen V. Conko, County Administration, 15470 Flight Path Dr., Brooksville, Florida 34604, Telephone 352-754-4002. If hearing impaired, please call 711 for assistance.

**BOARD OF COUNTY COMMISSIONERS
HERNANDO COUNTY, FLORIDA**

/s/ _____ (SEAL)

Douglas A. Chorvat Jr., Clerk

Publish: December 23, 2022