

APPLICATION FOR PETITION TO VACATE, ABANDON, DISCONTINUE AND CLOSE, RIGHTS-OF-WAY, PLATS, EASEMENTS

This application must be submitted to the Zoning Department with all attachments and other items listed on the Instruction Sheet. Applications may not be reviewed until all required items are furnished. Please note that the vacation requested must be justified and the filing of the application or appearance at the public hearing does not assure approval of said application. The Petitioner or his/her representative is/are required to appear in person at the public hearing

1. Name of Petitioner: Andrew Bishay

Mailing Address: 7284 Broad Street

City Brooksville State FL Zip 34601 Phone 352-650-8844

Email Address: bishay.mgmt@gmail.com

2. Name of Representative (if applicable): \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_ Phone \_\_\_\_\_

Email Address: \_\_\_\_\_

\*Attach notarized letter of authorization from petitioner.

3. Location of area to be vacated: Interior Easements

Key Number of area to be vacated: 801172 & 1809092

Name of Subdivision: River Country Estates

Street Address: Commercial Way

4. Are any other applications pending?

Variance \_\_\_\_\_ Conditional Use \_\_\_\_\_ Special Exception \_\_\_\_\_

Rezoning \_\_\_\_\_ Class I Subdivision \_\_\_\_\_ Other Construction Plans

5. Is the proposed vacation platted \_\_\_\_\_ or an unrecorded subdivision \_\_\_\_\_?

6. What is the current zoning of the proposed vacation? C-1

7. Which companies provide the following?  
Water/Sewer: Hernando County Telephone: \_\_\_\_\_

Electric: WREC Cable TV: Spectrum

8. Is there a Homeowner's Association? Yes

President's Name Steve Reinhardt

Email Address: rivercountry79@gmail.com

Address: 5331 Commercial Way, Ste 106 Spring Hill, FL 34606

9. In your own words, briefly explain why you are applying for the vacation, why you feel that the vacation should be approved, and what use, if any, is planned for the vacated property. (A detailed explanation is to be provided in the separate statement required item #3 on the instructions.)

Lots being merged into 1 lot, the shared lot line  
easement would be removed

**The undersigned understands this Application and all other applicable items listed on the Instruction Sheet must be submitted completely and accurately before a hearing can be scheduled. The undersigned further understands that this process may take up to two (2) months to finalize. The County reserves the right to request additional information it may deem necessary in processing this application.**

Signature(s):  Date: 1/30/24

Signature(s): \_\_\_\_\_ Date: \_\_\_\_\_

This application and documents submitted are public record pursuant to Ch119, F.S.



1487012

**PETITION TO VACATE, ABANDON, DISCONTINUE,  
AND CLOSE EASEMENT(S), RIGHTS-OF-WAY, AND PLATS**

The **Petitioner(s)** Commercial Way Plaza, LLC  
who resides at 7284 Broad Street Brooksville, FL 34601 and whose  
telephone number is 352-650-8844 makes this application to the  
Board of County Commissioners to vacate the County's interest in that certain easement,  
alley, right-of-way, or plat as described as follows:

**Legal description of the subject area to be vacated (or may insert "See Survey"):**  
See Attached

**Petitioner** will show that he/she has complied with the provisions and requirements in  
accordance with the Board of County Commissioners Policy No. 19-07 and Sections  
177.101 and/or 336.10, Florida Statutes.

**Petitioner** would further show that the above described property is not situated within the  
incorporated city limits of any municipality within Hernando County, Florida, and that  
the vacation of said area will not affect the ownership or right of convenient access of  
persons in anyway whatsoever.

**Petitioner** has further indicated that he/she intends to post signs on the subject property  
described above giving notice of intent to petition the Board of County Commissioners to  
vacate the subject area in accordance with Florida Statutes, and the policies and  
procedures of the Board of County Commissioners.

**Wherefore, Petitioner** prays that the Board of County Commissioners of Hernando  
County accept the filing of this petition and set the same for a public hearing which will  
be advertised pursuant to the provisions of the Florida Statutes, at which time the Board  
may adopt a resolution vacating, abandoning, discontinuing and/or closing the subject  
area.

**Notice - This Petition is not deemed filed until receipt of applicable Petition  
fees upon notice by County of acceptance of a complete application.**

Petitioner [Signature] Petitioner \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF Hernando  
The foregoing instrument was  
acknowledged before me this 30th  
day of Jan 2020,  
by Andrew Bishop  
who is personally known to me  
or who has produced \_\_\_\_\_  
as identification.  
Notary Public [Signature]

STATE OF FLORIDA  
COUNTY OF \_\_\_\_\_  
The foregoing instrument was  
acknowledged before me this \_\_\_\_\_  
day of \_\_\_\_\_ 20\_\_\_\_,  
by \_\_\_\_\_  
who is personally known to me  
or who has produced \_\_\_\_\_  
as identification.  
Notary Public \_\_\_\_\_

