



DEPARTMENT OF PLANNING AND ZONING
ZONING DIVISION

1653 BLAISE DRIVE ♦ BROOKSVILLE, FLORIDA 34601

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April 17, 2026

Bantam Realty LLC
15446 Flight Path Dr.
Brooksville, FL 34604

Re: Petition to vacate internal 50' unnamed Right-of-Way easement

To Whom it may concern,

This letter is to inform you as an adjoining property owner that the Hernando County Board of County Commissioners (BOCC) has received a petition from **Jeb Schaffer, Donna Martin, and Ray Parrish** to vacate the 50' unnamed Right-of-Way easements within the Royal Highlands plated subdivision. The petitioner is seeking this vacation in order to build a single-family home. A copy of the petitioners' survey is enclosed. Included also is a Notice of Public Hearing scheduled for **May 5, 2026, in the County Commission Chambers, Room 160, Hernando County Administration Building, 20 North Main Street, Hernando County, Brooksville, Florida**, during which the BOCC will consider vacating, abandoning, renouncing and disclaiming any ownership rights or interest of the County and the public in the easement which has the legal description of:

A 50 FOOT RIGHT-OF-WAY, LYING 25 FEET ON EACH SIDE OF THE NORTH LINE OF THE SOUTH ½ OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 2, TOWNSHIP 23 SOUTH, RANGE 19 EAST, HERNANDO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST ¼ OF SECTION 2, TOWNSHIP 23 SOUTH, RANGE 19 EAST, HERNANDO COUNTY FLORIDA, THENCE N00°11'15"E ALONG THE WEST LINE OF THE SOUTHEAST ¼ OF SAID SECTION 2, A DISTANCE OF 307.73 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N00°11'15"E, 25 FEET TO THE NORTHWEST CORNER OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 2; THENCE CONTINUE N00°11'15"E, 25 FEET; THENCE S89°57'00"E, 611.97 FEET ALONG A LINE LYING 25 FEET NORTHERLY FROM AND PARALLEL WITH THE NORTH LINE OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 2 TO THE WESTERLY RIGHT-OF-WAY LINE OF CULBRETH RD., A 100 FOOT RIGHT-OF-WAY; THENCE S00°09'38"E, 25 FEET ALONG SAID WESTERLY RIGHT-OF-WAY LINE TO THE NORTH LINE OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION 2; THENCE CONTINUE ALONG SAID WESTERLY RIGHT-OF-WAY LINE S00°15'27"W, 25 FEET; THENCE N89°57'00"W ALONG A LINE LYING 25 FEET SOUTHERLY FROM AND PARALLEL WITH THE NORTH LINE OF THE SOUTH ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 2, A DISTANCE OF 611.94 FEET TO THE POINT OF BEGINNING. CONTAINING 0.702 ACRES, MORE OR LESS

You have the right to appear at the Public Hearing and voice any comments and/or concerns you may have about the petition, or you can send a written response to this office at the above address. The petitioner and/or their agent may contact you regarding any objections.

Stephanie J. Rose

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Zoning Technician III
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