



DEPARTMENT OF PLANNING AND ZONING

ZONING DIVISION

1653 BLAISE DRIVE ♦ BROOKSVILLE, FLORIDA 34601

P 352.754.4048 ♦ W www.HernandoCounty.us

June 19, 2026

Gage and Crystal Rinestine
12474 Hilltop Farms Dr.
Dade City, FL 33525

Re: **VACATION OF THE INNER EASEMENT IN RIDGE MANOR EST LOT 1.**

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 **Francisco and Nadine Archbold within Ridge Manor Est.** The petitioner is seeking this vacation for the **removal of the Inner Easement to build a home.** A copy of the petitioners' survey is enclosed. Included also is a Notice of Public Hearing scheduled for **July 7, 2026**, 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:

VACATION OF A 7.5 FOOT EASEMENT ALONG EACH SIDE AND PARALLEL TO A BOUNDARY LINE BETWEEN LOTS 1 AND 2, BLOCK 23, RIDGE MANOR ESTATES UNIT 3, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 10, PAGE 94, OF THE PUBLIC RECORDS OF HERNANDO COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT SOUTHERLY PROPERTY CORNER BETWEEN SAID LOTS 1 AND 2, FOR A POINT OF BEGINNING: THENCE N01°30'40"W ALONG THE BOUNDARY LINE BETWEEN SAID LOTS 1 AND 2, 291.05 FEET(PLAT) 291.49 FEET(CALCULATED) TO THE POINT OF TERMINUS AT THE NORTHERLY PROPERTY CORNER BETWEEN SAID LOTS 1 AND 2, EACH EASEMENT LINE TO SHORTEN OR LENGTHEN TO THE SOUTHERLY AND NORTHERLY BOUNDARY LINES.

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 Division
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