

From: [Kandi McCorkel](#)
To: [Michelle Miller](#); [Lashaundra Ellison](#)
Cc: [Todd Crosby](#)
Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations
Date: Thursday, January 15, 2026 4:38:06 PM

Hi Michelle,

DPW does not have any additional pertinent information for the staff report. The LOS of County Line Rd. is a planning/concurrency/legal issue rather than a DPW issue.

The property owner has a right to proceed with development of their parcel as do all property owners along County Line Rd. and are subject to any requirements, (such as a fair share contribution or development agreement), as the Board may desire.

Respectfully,

Kandi McCorkel
Engineering Development Coordinator
Department of Public Works
1525 E. Jefferson St.
Brooksville, FL 34601
Office: 352-754-4060 ext. 17030
Direct: 352-754-4826
kmccorkel@hernandocounty.us
Website: <https://www.hernandocounty.us/county-government/engineering/>

The Hernando County Facility Design Guidelines can be found online at: <https://hernandocounty-us.govstack.com/media/kfuh2use/facility-design-guidelines.pdf>

From: Michelle Miller <MLMiller@co.hernando.fl.us>
Sent: Friday, January 9, 2026 2:19 PM
To: Kandi McCorkel <KMCCorkel@co.hernando.fl.us>; Lashaundra Ellison <LEllison@hernandocounty.us>
Cc: Todd Crosby <TCrosby@co.hernando.fl.us>
Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Hi Kandi,

Thank you so very much for your help with this! Have a great weekend.

Michelle L. Miller, M.S. | Senior Planner
Planning Division | Development Services Department
1653 Blaise Drive, Brooksville, FL 34601
Cell: 352-442-7448
Email: mlmiller@hernandocounty.us
Website: <http://www.hernandocounty.us>



Office Hours: Monday – Friday, 7:30 AM – 4:00 PM

“Believe in yourselves. Dream. Try. Do Good.” – Mr. Feeny

For **Subdivision Intake Submittals**, please email SubdivisionIntake@hernandocounty.us. For resubmittals, please reference the permit number and subdivision name in the subject line.

To schedule a **zoning inspection**, please email ZoningInspections@hernandocounty.us. Indicate the permit # and project name in the subject line.

From: Kandi McCorkel <KMcCorkel@co.hernando.fl.us>

Sent: Friday, January 9, 2026 2:18 PM

To: Michelle Miller <MLMiller@co.hernando.fl.us>; Lashaundra Ellison <LEllison@hernandocounty.us>

Cc: Todd Crosby <TCrosby@co.hernando.fl.us>

Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Michelle, Lashaundra,

There is a statue that pertains to this—something about property owner can proceed ... the current level of service is not because of them...

We will review with Mr. Herring, hopefully Monday and provide a statement so that the staff report can be completed before the end of next week.

Kandi McCorkel
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From: Michelle Miller <MLMiller@co.hernando.fl.us>

Sent: Thursday, January 8, 2026 2:14 PM

To: Lashaundra Ellison <LEllison@hernandocounty.us>; Kandi McCorkel

<KMcCorkel@co.hernando.fl.us>

Cc: Todd Crosby <TCrosby@co.hernando.fl.us>

Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Hi Kandi and Todd,

ProCivil is requesting to be heard at the February P&Z meeting. We need to have staff reports finalized no later than the end of next week. A critical piece of this application's puzzle is the issue of County Line Road. Can we get any comments or recommendations from DPW to include in the staff report? I do not want to have the discussion of the condition of CLR at the BOCC meeting without having any documentation included in our recommendation.



Michelle L. Miller, M.S. | Senior Planner

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From: Lashaundra Ellison <LEllison@hernandocounty.us>

Sent: Monday, January 5, 2026 3:15 PM

To: Kandi McCorkel <KMcCorkel@co.hernando.fl.us>

Cc: Todd Crosby <TCrosby@co.hernando.fl.us>; Michelle Miller <MLMiller@co.hernando.fl.us>

Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Thank you for your prompt response, Kandi.

The Planning Department will await further input from Todd before proceeding.

Thank you,

Lashaundra Ellison | Concurrency Planner II

Planning and Zoning Division | Development Services Department
1653 Blaise Drive, Brooksville, FL 34601

Phone: (352) 754-4057 x 28019

Email: Lellison@hernandocounty.us

Website: <http://www.hernandocounty.us/plan>



*Hernando County Development Services Department business hours are **Monday – Friday 7:30am - 4:00pm**. The lobby closes at **3:30pm** to walk-in customers. The call center and all Development Services Division Employees' will be open and assisting customers during normal business hours.*

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From: Kandi McCorkel <KMcCorkel@co.hernando.fl.us>
Sent: Monday, January 5, 2026 3:07 PM
To: Lashaundra Ellison <LEllison@hernandocounty.us>
Cc: Todd Crosby <TCrosby@co.hernando.fl.us>
Subject: RE: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Happy New Year Lashaundra!

DPW Engineering met with project representative (Pro Civil 360) 9/29/25 and discussed the postponement of the rezoning due to traffic concerns to County Line Rd.

My notes indicate that improvements should be via a fair share contribution , as each parcel along County Line Rd has land rights and that Todd was going respond to your email dated 9/15/25, inquiring on LOS of County Line Rd., coping to Todd- so he can forward his response.

I do not have any additional pertinent information for the staff report. to return to the Board.

Kindly,

Kandi McCorkel
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[Website: Public Works | Hernando County, FL](http://Public Works | Hernando County, FL)



Hernando County Facility Design Guidelines can be found online at:

<http://www.hernandocounty.us/departments/departments-n-z/public-works/facility-design-guidelines>

From: Lashaundra Ellison <Lellison@hernandocounty.us>

Sent: Monday, January 5, 2026 2:09 PM

To: Kandi McCorkel <KMcCorkel@co.hernando.fl.us>

Subject: Arsany 66th Street LLC (H-25-01)- County Line Road Recommendations

Good afternoon Kandi,

Happy New Year!

I wanted to follow up regarding the discussion the applicant had with DPW about the impacts to County Line Road. Is there a summary of the recommendations that were provided to the applicant? I'd like to ensure I have all pertinent information when preparing the staff report to return to the Board.

Thank you,



Lashaundra Ellison | Concurrency Planner II

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1653 Blaise Drive, Brooksville, FL 34601

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