

PLANNING COMMISSION, PASCO COUNTY, FLORIDA

ANNOTATED AGENDA

July 12, 2017

**THE DOCUMENT WAS PREPARED
IN AGENDA ORDER AS PUBLISHED
AND NOT IN THE ORDER IN WHICH
THE ITEMS WERE HEARD**

**PREPARED IN THE OFFICE OF
PAULA S. O'NEIL, CLERK & COMPTROLLER**

1:30 PM

**Historic Pasco County Courthouse Board Room 2nd Fl
37918 Meridian Avenue, Dade City, Florida, 33525**

Planning Commission:

Mr. Charles Grey, Chairman, District 5
Mr. Calvin Branche, Vice Chairman, District 5
Mr. Art Woodworth Jr., District 1
Mr. Kevin Ryman, District 1
Mr. Dennis Smith, District 2
Mr. Peter Hanzel, District 2
Mr. John Motley, District 3
Mr. Jim Goodchild, District 3
Mr. Jaimie Girardi, District 4
Mr. Christopher Chittum, District 4

School Board Representative:

Mr. Richard Tonello

Staff:

Mr. David Goldstein, Chief Assistant County Attorney
Mr. Michael LaSala, AICP, Zoning and Intake Planner I

CALL TO ORDER

Called to order at 1:30 p.m.

MOMENT OF SILENCE

A moment of silence was observed.

PLEDGE OF ALLEGIANCE

Vice-Chairman Branche led the Pledge of Allegiance to the Flag.

ROLL CALL

Chairman Grey, Mr. Smith, Mr. Hanzel and Mr. Tonello were absent.

SWEARING IN

PROOF OF PUBLICATION

PUBLIC COMMENT

CONSENT

CONSTITUTIONAL OFFICERS - CLERK - MINUTES APPROVAL

- C1 May 10, 2017 Planning Commission Meeting - Minutes for Approval
Memorandum PDD17-1592
Recommendation: Approve

Approved.

PUBLIC HEARINGS

PUBLIC HEARING AT 1:30 P.M.

- P1 SPECIAL EXCEPTION (CONTINUANCE) - Ryan A. and Elizabeth J. Pryor -
Private School in an A-R Agricultural-Residential District - Central Pasco
County - Approximately 320 Feet South of the Intersection of Hadlock Drive
and Elkmont Lane - Section 29, Township 25 South, Range 20 East -
Containing 5.0 Acres, M.O.L.
Memorandum PDD17-7249
Recommendation: Continue to the August 16, 2017 Planning Commission Meeting
at 1:30 p.m. in New Port Richey

Continued to August 16, 2017 at 1:30 p.m. in New Port Richey.

- P2 CONDITIONAL USE REQUEST (CONSENT) - Florida Boat and RV
Storage, LLC/T-Mobile/Eco-Site - 145-Foot Above-Ground Level Monopole
Wireless Facility in a C-2 General Commercial District - West Central Pasco
County - At the Northwest Corner of the Intersection of Embassy Boulevard
and Shoppers Way - Section 21, Township 25 South, Range 16 East - Will
Contain a Proposed 3,600 Square Foot Fenced Compound Within a 2.65

Acre Parcel.
Memorandum PDD17-CU26
Recommendation: Approval with conditions

Approved as part of the Public Hearing Consent Agenda.

- P3 CONDITIONAL USE (CONSENT) - Java Business Group LLC/Mamma Mia Pizzeria - Sale of Alcoholic Beverages (2COP): Beer and Wine Only, On-Premises Consumption in Conjunction with the Operation of a Restaurant with Outside Seating and Service of Alcoholic Beverages on a Patio, in a C-2 General Commercial District - Northwest Pasco County - On the South Side of Hudson Avenue, Approximately 350 Feet East of Hicks Road - Section 31, Township 24 South, Range 17 East - Containing a 5,862 Square-Foot Restaurant and Retail Area with a 950 Square-Foot Patio, for a Total of 6,812 Square Feet
Memorandum PDD17-CU28
Recommendation: Approval with conditions

Continued for 30 days.

- P4 ZONING AMENDMENT (CONSENT) - Steven and Carey Culp - Change in Zoning from a C-2 General Commercial District to a C-3 Commercial/Light Manufacturing District for those uses Consistent with the Retail Office Residential (ROR) Future Land Use Classification - North Central Pasco County - On the East Side of U.S. 41, Approximately 500 Feet South of Bowman Road - Section 11, Township 24 South, Range 18 East - Containing 0.46 Acres, M.O.L.
Memorandum PDD17-7260
Recommendation: Approve

Approved as part of the Public Hearing Consent Agenda.

- P5 Conditional Use - Boarshead Ranch, LLC - Excavation of Dirt and Stockpiling Above the Aquifer for Boarshead Wetland Mitigation Bank located on US Hwy 98 - No Funding Required
Memorandum PDD17-CU16
Recommendation: Approval with conditions

Approved including a revision to Condition 25.

ADJOURN

The meeting adjourned at 2:16 p.m.

Prepared by: Shannon Egbert, Records Clerk I, Board Records Division