

PLANNING COMMISSION, PASCO COUNTY, FLORIDA

ANNOTATED AGENDA

March 12, 2018

**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 Rm, 2nd FL
37918 Meridian Avenue, Dade City, Florida 33525**

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

School Board Representative: Richard Tonello

Staff: David Goldstein, Chief Assistant County Attorney
Ernest D. Monaco, Acting Planning and Development Administrator
Denise Hernandez, Zoning Administrator/Special Projects Manager

CALL TO ORDER

Vice-Chairman Branche called the meeting to order at 1:36 p.m.

Vice-Chairman Branche reviewed the hearing procedures.

MOMENT OF SILENCE

A moment of silence was held in lieu of a prayer.

PLEDGE OF ALLEGIANCE

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

ROLL CALL

Ms. Amanda Damminger, Deputy Clerk, called the roll. All members were present with the exception of Mr. Woodworth Jr, Mr. Ryman, Mr. Hanzel, Mr. Goodchild, Mr. Chittum, Mr. Tonello, and Chairman Grey.

SWEARING IN

Ms. Damminger swore in those who planned to present testimony.

PROOF OF PUBLICATION

Proof of publication was not noted.

PUBLIC COMMENT

Mr. Richard Riley and Ms. Nancy Hazelwood spoke regarding the proposed solar farm on Blanton Road that was scheduled as an agenda item for the April meeting in New Port Richey; they requested for the Board to continue the item to the May meeting that would be held in Dade City; and concerns regarding the impact to neighboring properties.

Discussion was held regarding the possibility to continue the item.

Vice-Chairman Branche explained they would be unable to take action because a quorum was not present.

CONSENT

CONSTITUTIONAL OFFICERS - CLERK - MINUTES APPROVAL

C1 November 8, 2017 Planning Commission Meeting - Minutes for Approval
Memorandum PDD18-585
Recommendation: Approve

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

- C2 December 13, 2017 Planning Commission Meeting - Minutes for Approval
Memorandum PDD18-586
Recommendation: Approve

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

- C3 February 22, 2018 Planning Commission Meeting - Minutes for Approval
Memorandum PDD18-673
Recommendation: Approve

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

PUBLIC HEARINGS

PUBLIC HEARING AT 1:30 P.M.

- P1 CONDITIONAL USE (CONSENT) - BRE Mariner Chelsea Place, LLC/Mad
Indian Brewing - Sale of Alcoholic Beverages (2-COP and CMBP): Beer and
Wine Only; On-Premises Consumption in Conjunction with the Operation of
a Microbrewery with outside seating and service of Alcoholic Beverages on
a Patio in a C-2 (General Commercial District) - West Central Pasco County
- On the East Side of Seven Springs Boulevard at the Intersection with
Churchill Parkway - Section 34, Township 26, Range 16 - Containing a
proposed 2,600 Square Foot Microbrewery with a 800 Square Foot Patio for
a Total of 3,400 Square Feet.
Memorandum PDD18-CU18
Recommendation: Approval with conditions

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

- P2 ZONING AMENDMENT (REGULAR) - Micnic Florida Property, LLC -
Change in Zoning from A-C Agricultural and A-R Agricultural Residential
District to an A-R Agricultural Residential District - Northwest Pasco County
- At the Southern Terminus of Toni Terrace and Extending Easterly to
Family Trail - Section 22, Township 24 South, 17 Range East and Section
27, Township 24 South, 17 Range East - Containing Approximately 80.0
Acres.
Memorandum PDD18-7304
Recommendation: Approve

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

- P3 SPECIAL EXCEPTION (REGULAR) - Micnic Florida Property, LLC -
Personal Recreational Vehicle Park in an A-R Agricultural-Residential
District - Northwest Pasco County - At the Southern Terminus of Toni
Terrace Extending Easterly to Family Trail - Section 22, Township 24

South, Range 17 East and Section 27, Township 24 South, Range 17 East -
Containing Approximately 80 Acres
Memorandum PDD18-7305
Recommendation: Approval with conditions

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

P4 CONDITIONAL USE (CONSENT) - Epperson Club, LLC and Epperson Ranch, LLC - Sale of Alcoholic Beverages (4COP): Beer, Wine, and Liquor; On-Premises Consumption, in Conjunction with the Operation of a Restaurant with Outside Seating and Services of Alcoholic Beverages on a Patio for the Crystal Lagoon Amenity Center Area within a MPUD Master Planned Unit Development District.- Central Pasco County - On the North Side of Overpass Road, Approximately One Quarter Mile West of Curley Road - Sections 27 and 35, Township 25, Range 20 - Containing a Proposed 25.964 acres Crystal Lagoon Amenity Center Area
Memorandum PDD18-CU17
Recommendation: Approval with conditions

A quorum was not present and no action was taken. The item would be placed on a future meeting agenda.

ADJOURN

The meeting was adjourned at 1:46 p.m.

Prepared by: Jessica L Floyd, Records Clerk I, Board Records Division