

Planning Commission: Charles Grey, Chairman
Jaime Girardi, P.E, Vice Chairman
Michael J. Cox, CFP
Peter Hanzel, MS
Christopher B. Poole, CPG
Roberto Saez, MBA, CGC, AIA

School Board Representative: Chris Williams

Legal Counsel: David Goldstein, Chief Assistant County Attorney

Staff: Todd J. Bayley, Interim Assistant County Administrator, Development Services
Nectaros Pittos, AICP, Director of Planning and Development
Joaquin Servia, Assistant Director of Planning and Development
Denise Hernandez, Zoning Administrator
Margaret W. Smith, P.E., Engineering Services Director/County Engineer

Pasco County Planning Commission Agenda April 23, 2020 1:30 PM, Virtual Meeting



This meeting will be broadcasted live on the [County's website](#) , [Facebook](#), [YouTube Live](#), Frontier Channel 42, and Spectrum Channel 643 (only for residents living in Pasco County).

Due to COVID-19 this meeting will be held exclusively through communications media technology.

BCC Board Room will remain closed to the public.

The Planning Commission has final decision-making authority for Special Exceptions. Any person desiring to appeal a special exception to the Board of County Commissioners will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is based. All other decisions by the Planning Commission are in the form of a recommendation to the Board of County Commissioners and are therefore not appealable. Appeals of special exceptions are limited to the testimony and evidence in the record, which means that new testimony and evidence outside the record cannot be considered during the appeal proceeding.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, FL 34654, (727) 847-8030 (V) at least 7 days before the public hearing, or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL

SWEARING IN

PROOF OF PUBLICATION

PUBLIC COMMENT

CONSENT

PUBLIC HEARINGS

PUBLIC HEARING CONSENT

- PC1** ZONING AMENDMENT (CONTINUANCE) – Little Lake Thomas MPUD Master Planned Unit Development – N & Z Corporation and Two Sisters Land Trust – Rezoning Request from an R-1 Rural Density Residential District to an MPUD Master Planned Unit Development District to Allow 218 Single-Family Attached (Townhome) Units on Approximately 45.52 Acres
Memorandum PDD20-7475
Comm. Dist. 2,
Recommendation: Continuance Requested to the May 7, 2020 PC Meeting
- PC2** MINING OPERATING PERMIT AND CONDITIONAL USE AMENDMENT REQUEST (CONTINUANCE) - Coastal Landfill Disposal of Florida, LLC - Mining Operating Permit and Conditional Use Permit Amendment for an Existing Mining and Construction and Demolition Debris Disposal Facility - Northwest Pasco County - At the End of Houston Avenue, Approximately Two Miles East of US 19 - Containing approximately 88.72 acres
Memorandum PDD20-0113
Comm. Dist. 5,
Recommendation: Continue to the 5/21/2020 PC Meeting at 1:30 p.m. in NPR
- PC3** LAND EXCAVATION OPERATING PERMIT AND CONDITIONAL USE (CONTINUANCE) - Sandhill Flats, LLC - Land Excavation Operating Permit and Conditional Use for an Interim Burrow Pit in an A-C Agricultural District - Central Pasco County - At the Southeast Corner of the Intersection of Tyndall Road and Govreau Road - Containing approximately 30.30 acres
Memorandum PDD20-CU26
Comm. Dist. 1
Recommendation: Continuance Requested
- PC4** LARGE-SCALE COMPREHENSIVE PLAN TEXT AMENDMENT (CONSENT) – CPAL20(03) Connerton III/IV – Providing for a Large-Scale Comprehensive Text Amendment to Goal FLU 5: Connerton New Town; and the Future Land Use Element, Section FLU A-6 Definitions of Future Land Use Classifications
Memorandum PDD20-0487
Comm. Dist. 2
Recommendation: Approve
- PC5** CONDITIONAL USE REQUEST (CONSENT) – NAP SR 54 LLC/Starkey Ranch Town Square - Sale of Alcoholic Beverages: Beer, Wine and Liquor, On-Premises Consumption and Package Sales, in Conjunction with the Operation of a Shopping Center with Outside Seating and Service of Alcoholic Beverages on a Patio in a MPUD Master Planned Unit Development District – Southwest Pasco County – On the East Side of Gunn Highway, Approximately 500 Feet North of State Road 54
Memorandum PDD20-CU21
Comm. Dist. 4
Recommendation: Approval with conditions

PC6 CONDITIONAL USE REQUEST (CONSENT) PSM South Branch LLC - Sale of Alcoholic Beverages (3PS): Beer, Wine and Liquor, Package Sales Only, in Conjunction with the Operation of a Liquor Store in a MPUD Master Planned Unit Development District –South Central Pasco County – on the East Side of South Branch Boulevard, Approximately 400 Feet North of State Road 54
Memorandum PDD20-CU22
Comm. Dist. 4
Recommendation: Approval with conditions

PC7 ZONING AMENDMENT (CONSENT) – William Scott and Michelle L. Walsingham – Change in Zoning from A-C Agricultural District to C-2 General Commercial District– Southwest Pasco County – On the Southeast Corner of the Intersection of Decubellis Road and Starkey Boulevard – Containing Approximately 4.86 Acres
Memorandum PDD20-7472
Comm. Dist. 4
Recommendation: Approve

PUBLIC HEARING AT 1:30 P.M.

P8 AN ORDINANCE BY THE PASCO COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE PASCO COUNTY LAND DEVELOPMENT CODE; SECTION 1104 FLOOD DAMAGE PREVENTION; APPENDIX A DEFINITIONS; AND OTHER SECTIONS, AS NECESSARY, FOR INTERNAL CONSISTENCY; PROVIDING FOR APPLICABILITY; REPEALER; PROVIDING FOR SEVERABILITY; INCLUSION INTO THE LAND DEVELOPMENT CODE, AND AN EFFECTIVE DATE.
Memorandum BCS20-0139
Comm. Dist. ALL,
Recommendation: Approve

ADJOURN