

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 May 07, 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 appeal able. 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- PC1** **CONDITIONAL USE REQUEST (WITHDRAWN) - CKB Development LLC/WaterGrass Promenade Business Centre - Sale of Alcoholic Beverages: Beer, Wine and Liquor; On-Premises Consumption and Package Sales in Conjunction with the Operation of a Business Center in a MPUD Mater Planned Unit Development District - Central Pasco County - at the Northeast and Southeast Corner of the Intersection of Overpass Road and Curley Road**
Memorandum PDD20-CU23
Comm. Dist. 1
Recommendation: Approval with conditions
- PC2** **ZONING AMENDMENT (CONSENT) – PTA Rentals, Inc. – Change in Zoning from A-R Agricultural-Residential District to C-2 General Commercial District – Southeast Pasco County – on the South Side of State Road 54, Approximately 440 Feet West of Ryals Road – Containing Approximately 1.03 Acres**
Memorandum PDD20-7473
Comm. Dist. 2
Recommendation: Approve
- PC3** **ZONING AMENDMENT (CONSENT) - JDR Investments, Inc, - Change in Zoning From C-2 General Commercial District to I-1 Light Industrial Park District - East Central Pasco County - At the Northwest Corner of US Highway 98 and Old Lakeland Highway - Containing Approximately 10.14 Acres**
Memorandum PDD20-7474
Comm. Dist. 1,
Recommendation: Approve
- PC4** **ZONING AMENDMENT (CONSENT) – Helen Gleason Revocable Trust/WCB Townhomes Phase 2 – Change in Zoning from A-C Agricultural District to MF-1 Multiple Family Medium Density District – South Central Pasco County – on the West Side of Hay Road Approximately .5 Miles South of Wesley Chapel Boulevard – Containing Approximately 10.25 Acres**
Memorandum PDD20-7479
Comm. Dist. 2
Recommendation: Approve
- PC5** **CONDITIONAL USE REQUEST (CONSENT) – Thornwood Associates LLC/Chapel Crossings – Sale of Alcoholic Beverages: Beer, Wine, and Liquor; On-Premises Consumption and Package Sales in Conjunction with the Operation of a Commercial Center in a MPUD Master Planned Unit Development District – South Central Pasco County – on the North Side of State Road 54 West of Jireh Road – Containing approximately 74.96 Acres**
Memorandum PDD20-CU24
Comm. Dist. 2
Recommendation: Approval with conditions

- PC6** **CONDITIONAL USE REQUEST (CONSENT)** - Pulte Home Company, LLC/Bexley PUD Amenity Center - Sale of Alcoholic Beverages (2COP): Beer and Wine Only for On-Premises Consumption and Package Sales in Conjunction with the Operation of an Amenity Center in a MPUD Master Planned Unit Development District - Southwest Pasco County - on the Southwest Corner of the Intersection of Sea Glass Circle and Del Webb Boulevard
Memorandum PDD20-CU25
Comm. Dist. 4
Recommendation: Approval with conditions
- PC7** **ZONING VARIANCE (CONSENT)** - Land O' Lakes Lodge No 1903 Loyal Order of Moose Inc. - Reduction in the Required Minimum Building Setback of 50 Feet From All Property Lines for a Fraternal Lodge to a Setback of 25 Feet from the Front Property Line, 10 Feet From the Side Property Lines, and 30 Feet From the Rear Property Line in a C-2 General Commercial District - West Central Pasco County - On the West Side of Land O'Lakes Boulevard, Approximately ¼ Mile North of Asbel Road - Containing Approximately 1.97 Acres.
Memorandum PDD20-2082
Comm. Dist. 2
Recommendation: Approval with conditions
- PC8** **LAND EXCAVATION OPERATING PERMIT AND CONDITIONAL USE REQUEST (CONSENT)** – Sandhill Flats, LLC - Land Excavation Operating Permit to Allow Approximately 500,000 Cubic Yards of Soil to be Excavated and Exported from the Site on Approximately 30.0 Acres of the overall 59.10 Acres. – On the South Side of Tyndall Road, Approximately ¾ Mile West of the intersection of Tyndall Road and Curley Road
Memorandum PDD20-CU26
Comm. Dist. 1,
Recommendation: Approval with Conditions

ADJOURN