

**VILLAGES OF PASADENA HILLS ADVISORY AND PLANNING COMMITTEE
PASCO COUNTY, FLORIDA**

ANNOTATED AGENDA

May 14, 2019

**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**

2:30 PM

**Historic Pasco County Courthouse 2nd Floor
37918 Meridian Avenue, Dade City, Florida 33525**

**Village of Pasadena Hills
Advisory and Planning
Committee**

**Emmett Evans, District 1
Paul Finora, District 2
Andrew Getz, District 3
Pickens C. Price, District 4
Brightman Logan, District 5
Andrew Pittman, At-Large
Mark A. Philmon, At-Large**

CALL TO ORDER

Called to order at 2:27 p.m.

MOMENT OF SILENCE

There was none.

PLEDGE OF ALLEGIANCE

Chairman Finora led the Pledge of Allegiance to the Flag.

ROLL CALL

All members were present with Mr. Price arriving to the meeting at 2:31 p.m.

SWEARING IN

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

PROOF OF PUBLICATION

Proof of publication was noted.

CONSENT

CONSTITUTIONAL OFFICERS - CLERK - MINUTES APPROVAL

- C1 9/18/17 Villages of Pasadena Hills Meeting - Minutes for Approval
Memorandum PDD19-0894
Recommendation: Approve

Approved as part of the Consent Agenda with Mr. Price absent from the vote.

- C2 1/18/18 Villages of Pasadena Hills Meeting - Minutes for Approval
Memorandum PDD19-0895
Recommendation: Approve

Approved as part of the Consent Agenda with Mr. Price absent from the vote.

PUBLIC HEARINGS

PUBLIC HEARING AT 2:30 P.M.

- P1 LARGE-SCALE COMPREHENSIVE PLAN AMENDMENT - CPAL18(07)
Promenade Business Centre PD - Large-Scale Comprehensive Plan
Amendment to the Future Land Use Maps (2-15 and sheet 14) Changing
from TC (TOWN CENTER) and RES-3 (RESIDENTIAL - 3 DU/GA) to PD
(PLANNED DEVELOPMENT) on Approximately 77.08 Acres of Real
Property Located at the Northeast and Southeast Corner of the Intersection
of Curley Road and Overpass Road; with Associated Subarea Policy FLU
7.1.51; and an Amendment to the Future Land Use Subarea Map 2-9(51).
Memorandum PDD19-0971
Recommendation: Approve

Approved Staff's recommendation.

- P2 ZONING AMENDMENT (CONSENT) - Evans Parcel G-2 MPUD Master
Planned Unit Development - Evans Properties, Inc. - A Rezoning Request
From AC (Agricultural) to an MPUD Master Planned Unit Development to

Allow 117 Residential Dwelling Units and 100,000 Square-Feet of Non-Residential on Approximately 39.08 Acres - Section 19, Township 25, Range 21.

Memorandum PDD19-7400

Recommendation: Approval with conditions

Approved as part of the Public Hearing Consent Agenda with Mr. Evans abstaining from the vote due to a conflict of interest.

- P3 Watergrass MPUD Master Planned Unit Development - CKB Development, LLC - A Substantial Modification Request (Rezoning From an MPUD Master Planned Unit Development to an MPUD Master Planned Unit Development) to Modify an Existing MPUD Master Planned Unit Development by Removing the Promenade Town Center from Parcel I and Establishing a Business Centre Along With Changes to the Existing Entitlements, Variations From the Land Development Code Section 907.1.E. Parking Facilities Required and From Section 905.1 Neighborhood Parks on Approximately 77.08 Acres

Memorandum PDD19-0898

Recommendation: Approve

Approved to continue to a date uncertain with Mr. Price absent from the vote.

- P4 ZONING AMENDMENT (CONSENT) - Boger Ranch MPUD Master Planned Unit Development, Villages of Pasadena Hills Village F - Boger Ranch, LLC - A Rezoning Request From AC Agricultural Zoning District to an MPUD Master Planned Unit Development District to Allow 215 Single-Family Detached Dwelling Units on Approximately 85.8 Acres - Sections 13 and 14, Township 25, Range 20.

Memorandum PDD19-7383

Recommendation: Approval with conditions

Approved a condition related to buffering requirements.

Approved the MPUD Amendment including the new condition.

REGULAR

WALK-ON ITEMS

- W1 Tentative Meeting Dates
Memorandum

For information only. No action was required.

- W2 2019 VOPH Area Plan and Financial Plan Progress Report
Memorandum

For information only. No action was required.

W3 VOPH Master Utility Plan Progress Report
Memorandum

For information only. No action was required.

Approved the Chairman to sign a letter related to the lafrate's rezoning plans.

ADJOURN

Adjourned at 4:41 p.m.

Prepared by: Katie McCormick, Records Clerk II, Board Records Division