

Planning Commission

Charles Grey, Chairman
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School Board Representative

Chris Williams

Legal Counsel

David Goldstein, Chief Assistant County Attorney

Staff

Sally Sherman, Assistant County Administrator, Development Services
Nectarios 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 Thursday, November 19, 2020 1:30 PM, Hybrid Virtual Meeting



West Pasco Government Center
Board Room, First Floor
8731 Citizens Drive
New Port Richey, FL 34654

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 as a Hybrid Virtual Meeting with a quorum of the Planning Commission (PC) Members physically in attendance at the West Pasco Government Center Board Room and other PC Members and County Staff participating through video conferencing, consistent with the requirements of Resolution 20-182.

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

Planning Commission 11-19-2020 Hybrid-Virtual Meeting Affidavit

PUBLIC COMMENT

CONSENT

PUBLIC HEARINGS

- PC1 LARGE-SCALE COMPREHENSIVE PLAN AMENDMENT (CONSENT) - CPAL 20(07) SALEM – Large Scale Comprehensive Plan Amendment to the Future Land Use Maps (2-15 and sheet 20) Changing from RES-3 (RESIDENTIAL – 3 DU/GA) to RES-6 (RESIDENTIAL – 6 DU/GA) on Approximately 77.21 Acres of Real Property, Located on the South Side of Tower Road, South of Bexley Village Drive.
File Number PDD21-0048
Comm. Dist. 4
Recommendation Approve
- PC2 AGREEMENT FOR A UNIFIED SIGN PLAN (CONSENT) - Mishorim Gold Properties, LP & Mishorim Huntsville, LLC/Grove at Wesley Chapel MPUD - Establishment of the Krate Unified Sign Plan - Central Pasco County - Located East of Oakley Boulevard and West of I-75, Approximately 650 Feet North of Wesley Chapel Boulevard, Containing Approximately 7.1 Acres.
File Number PDD21-0081
Comm. Dist. 1
Recommendation Approve
- PC3 AN ORDINANCE AMENDING THE PASCO COUNTY COMPREHENSIVE PLAN; PROVIDING FOR A LARGE-SCALE COMPREHENSIVE PLAN AMENDMENT TO THE FUTURE LAND USE ELEMENT CHAPTER 2 GOAL FLU 6: INCLUDING TEXT AND FIGURE REVISIONS TO THE CORE RESERVE, VILLAGE SEPARATOR PROVISIONS, EFFECT ON EXISTING DEVELOPMENT APPROVALS, AND FIGURES PH-5, PH-6, PH-7, AND PH-8 REVISIONS TO VILLAGE I BORDERS: AND AS NECESSARY FOR INTERNAL CONSISTENCY; PROVIDING FOR A REPEALER, SEVERABILITY, AND AN EFFECTIVE DATE
File Number PDD21-0002
Comm. Dist. 1
Recommendation Approve
- PC4 AN ORDINANCE BY THE PASCO COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE PASCO COUNTY LAND DEVELOPMENT CODE SECTION 602, J. “BEN” HARRILL VILLAGES OF PASADENA HILLS STEWARDSHIP DISTRICT, REVISIONS TO TEXT, TABLE, AND EXHIBITS 602-C AND 602-D TO CHAPTER 602 – J “BEN” HARRILL VILLAGES OF PASADENA HILLS STEWARDSHIP DISTRICT, INCLUDING UTILITY MASTER PLAN AND UTILITY DEVELOPMENT FEES; AND ADDITION OF 2020 VOPH MASTER UTILITY PLAN; AND AS NECESSARY, FOR INTERNAL CONSISTENCY; PROVIDING FOR

APPLICABILITY, REPEALER, SEVERABILITY, INCLUSION INTO THE LAND DEVELOPMENT CODE, AND AN EFFECTIVE DATE.

File Number PDD21-0001

Comm. Dist. 1

Recommendation Approve

P5 VARIANCE REQUEST (REGULAR) – Sachin K. Shah and Sarmila Shrestha
– Reduction in the Required Minimum Front Setback From 50 Feet to 30 Feet in an AR-1 Agricultural-Residential District – South Central Pasco County – East Side of Raintree Road, Approximately 1,350 Feet South of Rainbow Lane – Containing Approximately 1.36 Acres

REFERENCE: VARNCE-2020-00013

File Number PDD21-2087

Comm. Dist. 3

Recommendation Approval with Conditions

ADJOURN