

**BOARD OF COUNTY COMMISSIONERS, PASCO COUNTY, FLORIDA
REGULAR MEETING/REZONINGS**

ANNOTATED AGENDA

MARCH 8, 2022

**PREPARED IN THE OFFICE OF
NIKKI ALVAREZ-SOWLES, Esq., CLERK & COMPTROLLER**

**THE MINUTES WERE PREPARED IN AGENDA ORDER
AS PUBLISHED AND NOT IN THE ORDER
IN WHICH THE ITEMS WERE HEARD**

10:00 A.M.

**HISTORIC PASCO COUNTY COURTHOUSE, BOARD ROOM 2ND FLOOR
37918 MERIDIAN AVENUE, DADE CITY, FL 33525**

County Commissioners	Honorable Kathryn Starkey, Chairman, District 3 Honorable Jack Mariano, Vice-Chairman, District 5 Honorable Ronald E. Oakley, District 1 Honorable Mike Moore, District 2 Honorable Christina Fitzpatrick, District 4
Clerk & Comptroller	Honorable Nikki Alvarez-Sowles, Esq. Rep by: Mr. Harold Sample, Deputy Clerk
County Administrator	Dan Biles
County Attorney	Jeffrey N. Steinsnyder, Esq.

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CALL TO ORDER

Chairman Starkey called the meeting to order at 10:01 a.m.

**INVOCATION
PLEDGE OF ALLEGIANCE**

Mr. Harold Sample, Deputy Clerk, gave the Invocation and led the Pledge of Allegiance to the Flag.

ROLL CALL

Ms. Sample called the roll. All Commissioners were present.

Public Comment

Citizens are given an opportunity to comment on items listed on the Agenda by participating via WebEx during the meeting or attending in person. A WebEx pre-registration process can be found on the Public Comment Options page and must be completed to participate.

Citizens may also comment on items listed on the Agenda in person inside the Board Room. The Board will take Public Comment on items on this agenda. It is requested that when you address the Board, that comments are not directed personally against a commissioner or team member, but rather directed at the issues. This provides mutual respect between the board members and the public.

There was none.

Resolutions

Commissioners Items - Commissioner Oakley

RS1 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring The Month Of March As American Red Cross Month In Pasco County

File Number CAO22-5126

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Commissioners Items - Commissioner Moore

RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Proclaiming The Month Of March As Irish American Heritage Month

File Number CAO22-5128

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Commissioners Items - Chairman Starkey

RS3 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Recognizing The Month Of March As Women's History Month In Pasco County

File Number CAO22-5125

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Commissioners Items - Commissioner Fitzpatrick

RS4 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Commending The Mendelsohn Family And Their Company, Vantagepoint A.I., For Their Years Of Dedication, Community Service, And Giving To The Residents Of Pasco County

File Number CAO22-5121

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Commissioners Items - Vice Chairman Mariano

RS5 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Recognizing The 60th Anniversary Of The Tampa Bay Regional Planning Council

File Number CAO22-5127

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Consent

Approved the Consent Agenda.

Constitutional Officers - Clerk - Minutes Distribution

C6 Minutes - Board of County Commissioners Meeting - January 11, 2022

File Number CO22-0144

Comm. Dist. All

Recommendation Approve

Constitutional Officers - Clerk - Financial Matters

- C7 Specific Approvals, General Warrants, Payroll Items, and Transfer Authorizations Including Those Previously Approved by the Chairman/Vice- Chairman Since the Last Regular Meeting of the Board of County Commissioners
File Number CO22-0125
Comm. Dist. All
Recommendation Approve

Fire Rescue

- C8 Exempt Purchase – Zoll Medical Corporation - X-Series Monitors and Autopulse Resuscitation Systems – \$157,913.90
File Number FR22-1258
Comm. Dist. All
Recommendation Approve
- C9 Exempt Purchase – Stryker Corporation – PowerPro XT, StairPro, and MX- Pro Bariatric Transports – \$84,096.52
File Number FR22-1259
Comm. Dist. All
Recommendation Approve
- C10 Sole Source Purchase – FirstWatch Solutions, Inc. – FirstWatch 4 Data Source System with FirstPass – \$296,096.20
File Number FR22-1272
Comm. Dist. All
Recommendation Approve

Internal Services

- C11 Confirmation of the Director of Purchasing - Carrie M. Roberts - \$135,000.00 Annually
File Number ISA22-0003
Comm. Dist. All
Recommendation Approve

Internal Services - Facilities Management

- C12 Agreement for Sale and Purchase of Property - Holiday Community Fellowship Church, Inc. – Darlington Road Sidewalk, Project No. X11236.10 - No Funding Required
File Number FAC22-0051
Comm. Dist. 3
Recommendation Approve

- C13 First Amendment to Agreement – Jerry Mills Discount Pumping, Inc. – Ongoing and As Needed Septic Tank, Grease Trap, Lift Station Services and Equipment - No Funding Required
File Number FAC22-0071
Comm. Dist. All
Recommendation Approve
- C14 Change Order No. 1 to Task Order FM21-045 – Bandes Construction Company, LLC – West Pasco Government Center Commissioner Suite – Ratify, Affirm and Extend the Agreement; and Additional Work Funded from Contingency Allowance - \$1,181.32
File Number FAC22-0089
Comm. Dist. 4
Recommendation Approve
- C15 Accept Deed and Adopt Resolution Canceling Taxes – LBD Wesley Chapel, LLC – New River Road MPUD - No Funding Required
File Number FAC22-0104
Comm. Dist. 2
Recommendation Approve
- C16 Resolution and Lease – The American National Red Cross – Office at 5744 Missouri Street, New Port Richey, Florida - No Funding Required
File Number FAC22-0109
Comm. Dist. 4
Recommendation Approve

Internal Services - Information Technology

- C17 Cooperative Purchase – Insight Public Sector, Inc. – Citrix Workspace Bundle Maintenance Renewal – \$143,983.12
File Number IT22-0026
Comm. Dist. All
Recommendation Approve
- C18 Cooperative Contract Purchase – World Wide Technology, LLC – SCADA Firewall and Router Replacement – \$105,945.47
File Number IT22-0037
Comm. Dist. All
Recommendation Approve
- C19 Additional Purchase Authority – Insight Public Sector, Inc. – NetMotion License Subscription Services – \$5,000.00
File Number IT22-0038
Comm. Dist. All

Recommendation Approve

- C20 Cooperative Purchase – Computers at Work!, Inc., d/b/a vTECH io – As Needed Standard and High-End Laptops, Desktops, Monitors, Associated Warranties, and Related Accessories – \$656,308.30

File Number IT22-0040

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Engineering Services

- C21 Change Order No. 23 to the Professional Services Agreement – NV5, Inc. – Ridge Road Extension Phase 2b (From Sunlake Boulevard to US41) – Design and Bid Support Services – \$701,994.70

File Number PMA22-0011

Comm. Dist. 2, 4

Recommendation Approve

- C22 Recording of Plat – Bennett Trust – Edith Webb – No Funding Required

File Number SA22-0029

Comm. Dist. 1

Recommendation Approve

- C23 Recording of Plat with Performance Guarantees – Bexley North Parcel 2 South – NNP-Bexley, LLC and Sunlake Associates, LLC – No Funding Required

File Number SA22-0033

Comm. Dist. 4

Recommendation Approve

- C24 Recording of Plat with Performance Guarantees – Whispering Oaks Preserve Phase 1 – MI Homes of Tampa, LLC – No Funding Required

File Number SA22-0034

Comm. Dist. 1

Recommendation Approve

- C25 Recording of Plat with a Performance Guarantee – Anclothe Square – Gulf Trace Holdings, LLC – No Funding Required

File Number SA22-0035

Comm. Dist. 3

Recommendation Approve

- C26 Recording of Plat with a Performance Guarantee – Union Park Phases 7F1 & 7F2 – Goldenranch Property, LLC – No Funding Required

File Number SA22-0036

Comm. Dist. 2

Recommendation Approve

Public Infrastructure - Public Works

- C27 Standard Grant Agreement No. LPA0205 between the Department of Environmental Protection and Pasco County; Recognize and Appropriate Agreement Funding and Approve Budget Amendment Journal No. 2384 – Ackerman Street Drainage Improvements Project – \$200,000.00
File Number PW22-0028
Comm. Dist. 4
Recommendation Approve
- C28 One-Year Renewal to Bid No. IFB-JV-18-058 and Change Order No. 4 – Southern Road & Bridge, LLC – Miscellaneous Major Drainage Maintenance – \$2,783,000.00
File Number PW22-0065
Comm. Dist. All
Recommendation Approve
- C29 Archer Street, PVAS No. 725 – Board of County Commissioners – Assessment Adjustment – Reduction in the Amount of \$3,896.39
File Number PW22-0074
Comm. Dist. 5
Recommendation Approve
- C30 Award of Bid No. IFB-RH-22-012 – Pavement Technology, Inc. – Annual Asphalt Pavement Preservation Program for Paving Assessment and Program Maintenance – \$630,000.00
File Number PW22-0077
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Solid Waste

- C31 Standard Professional Services Agreement for RSQ-RH-21-106 – Kessler Consulting, Inc. – Continuing Professional Services for Pasco County Solid Waste and Resource Recovery – No Funding Required
File Number SW22-0168
Comm. Dist. All
Recommendation Approve
- C32 Standard Professional Services Agreement for RSQ-RH-21-106 – AECOM Technical Services, Inc. – Continuing Professional Services for Pasco County Solid Waste and Resource Recovery – No Funding Required
File Number SW22-0170
Comm. Dist. All
Recommendation Approve

C33 Award of Bid No. IFB-RH-22-020 – Merrell Bros., Inc. – As Needed Intracounty Transport of Municipal Solid Waste – Multi-Year Award – \$2,668,000.00

File Number SW22-0183

Comm. Dist. All

Recommendation Approve

C34 Award of Bid No. IFB-RH-22-044 – Merrell Bros., Inc. – As Needed Transport of Solid Waste Leachate Services – Multi-Year Award – \$1,000,000.00

File Number SW22-0207

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Utilities

C35 Amendment No. 3 to the Professional Services Agreement – Black & Veatch Corporation – Embassy Hills Wastewater Treatment Plant Rehabilitation and Improvements (PCU 16-014.00) – \$2,343,543.00

File Number UTD22-0148

Comm. Dist. 5

Recommendation Approve

C36 Award of Bid No. IFB-SN-22-007 and Budget Amendment Journal No. 1148 – CenState Contractors, Inc. – Boyette Reclaim Water Reservoir High Service Pump Station Upgrades (PCU 20-015.00) – \$1,077,224.00

File Number UTD22-0172

Comm. Dist. 1

Recommendation Approve

C37 Award of Bid No. IFB-KM-22-019 – D.B.E. Management, LLC – Boyette Road Force Main (from SR54 to Wells Road, PCU 20-008.00) – \$744,165.95

File Number UTD22-0191

Comm. Dist. 1, 2

Recommendation Approve

C38 10-Year Water Supply Facilities Work Plan – Southwest Florida Water Management District – No Funding Required

File Number UTD22-0192

Comm. Dist. All

Recommendation Approve

C39 Award of Bid No. IFB-SN-22-034 – NDL LLC d/b/a Natural Designs Landscaping – Ongoing Property Maintenance of Various Pasco County Utilities Parcels – Multi-Year Award – \$351,352.00

File Number UTOM22-0184

Comm. Dist. All
Recommendation Approve

- C40 Additional Purchasing Authority – EnviroWaste Services Group, Inc. – Wastewater Retrieval and Hauling – \$267,500.00

File Number UTOM22-0186

Comm. Dist. All

Recommendation Approve

- C41 Additional Purchasing Authority – McKim & Creed, Inc. – As-Needed Instrumentation and Controls Hardware Maintenance Services – \$346,000.00

File Number UTOM22-0187

Comm. Dist. All

Recommendation Approve

- C42 Exempt Purchase – Hach Company – On-Site Lab Maintenance and Equipment – \$64,000.00

File Number UTOM22-0188

Comm. Dist. All

Recommendation Approve

Public Services - Libraries

- C43 Division of Library and Information Services (DLIS) Florida ARPA Act - 21-ARPA-38 Grant Agreement – Florida Department of State, Division of Library and Information Services – To Create a Community Resource Fairs Program – \$16,255.00

File Number LI22-0007

Comm. Dist. All

Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C44 Award of Bid No. IFB-CL-22-031 – American Empire Builders, Inc. – Replacement of Boardwalk and Capping of Seawall at Robert J. Strickland Memorial Park (Hudson Beach) – \$495,200.00

File Number PRN22-0083

Comm. Dist. 5

Recommendation Approve

Regular

Miscellaneous Business - District One - Commissioner Oakley

- Commissioner Oakley spoke regarding the reserved electric parking space for Mr. David Goldstein, Chief Assistant County Attorney, at the Pasco County Historic Courthouse while a photograph was displayed. He led discussion regarding the other electric parking spaces available.
- He spoke regarding the recent Pasco County Fair and other events including the Rodeo.

Miscellaneous Business - District Two - Commissioner Moore

- Commissioner Moore spoke regarding his recent visit to Tallahassee to work on the Ridge Road Phase Two appropriation and those he spoke to about the importance of the project not just to Pasco County but also to the entire Tampa Bay Region. He expressed his appreciation to Mr. Andy Taylor, Legislative Aide to Commissioner Moore, and Mr. Ralph Lair, Intergovernmental Affairs, for their efforts.
- He spoke regarding an item that was approved in February to pay the tolls for the north bound traffic on the Suncoast Parkway from Ridge until the Florida Turnpike Enterprise equipment was fully in place and the Delegation of Authority to the County Administrator to finish the agreement. He explained that the Florida Turnpike Enterprise had not responded with the final version of that agreement.

Mr. Michael Carballa, Assistant County Administrator for Public Infrastructure, spoke during the discussion.

Discussion was held regarding that a draft version hadn't even been seen yet; reaching out to Representative Zika's office; what the agreement would be requiring; that the contractors were on schedule and the ramps were ready to be opened; that once the agreement was signed, they would begin the work as soon as possible; people using the road; and potentially sending a letter to the Governor to open it up.

Approved for the Chairman to execute a letter to the Governor's Office to open up the road and to be sent if an agreement was not received by End of Business the next day.

Miscellaneous Business - District Three - Commissioner Starkey

- Chairman Starkey displayed photographs and spoke regarding fencing concerns along 54, 56, and other roads. A video was also displayed.

Mr. Nectarios Pittos, Planning and Development Director, spoke during the discussion.

Discussion was held regarding landscaping and fencing issues; that potential changes to fencing requirements in the Land Development Code were feasible; landscaping preferences and orientation; being against chain link fences; the different fencing materials; and exceptions that should be allowed.

- She spoke regarding Florida Trend Magazine that had published a story on Pasco County.
- Later in the meeting, she wanted to make the Board aware she had been in touch with Secretary Gwynn and read the message she had received pertaining to the Turnpike letting them know they would be receiving the agreement to be reviewed within the next day.

Miscellaneous Business - District Four - Commissioner Fitzpatrick

- Commissioner Fitzpatrick spoke regarding the annual Moon Lake Community Clean-up and noted it was the most successful clean-up and the amount of debris collected. She expressed her congratulations and appreciation to Resource Recovery, Environmental Compliance, Public Works, Code Enforcement, Pasco County Staff, and local volunteers for coordinating a great service to the residents of Moon Lake while photographs were displayed.
- She spoke regarding the recent TAM meeting she had attended where she had distributed Chairman Starkey's Social Services flyers, brochures for the Area Agency on Aging, and Vials of Life, and spoke about transit available through GO Pasco while a photograph was displayed.
- She spoke regarding her recent tour of La Hacienda which would be having a grand opening very soon in downtown New Port Richey. She expressed her appreciation to Mr. Dylan Gamez and her excitement to see history come back to life.
- She spoke regarding the recent Pasco Grow 2022 event that was put on by the Pasco Economic Development Council.
- She spoke regarding a baby shower to support Suncoast Voices.
- She spoke regarding the Hudson Seafood Festival at Sun West Park she had attended and the upcoming Blues Festival at Heritage Park in Land O' Lakes from 12 p.m. to 8 p.m.

- She spoke regarding a phone call she had received of an elderly woman who was homeless who had been previously released from the hospital after heart surgery. She explained they were eventually able to get her into a hotel for a few days that was funded by the Homeless Coalition however she requested information on where they could place her.

Mr. Brian Hoben, Community Services Director, spoke during the discussion.

Discussion was held regarding the Rope Center and discussions pertaining to a potential expansion; other options; grants; another person who was homeless that had been released from the hospital with no where to go; services available; the woman's situation; and efforts made on getting the woman care and comfort.

Miscellaneous Business - District Five - Commissioner Mariano

- Commissioner Mariano spoke regarding a letter that would be coming forward for the Metropolitan Planning Organization and the Board of County Commissioners about the County Line Road support.

Approved for the Chairman to execute a letter of support for County Line Road funding.

- Approved to appoint Mr. Mike Bishop to the RESTORE Act Committee.
- He spoke regarding a gentleman who had contacted him about a piece of property he had purchased and concerns with impact fees.

Ms. Sally Sherman, Assistant County Administrator for Development Services, spoke during the discussion.

Discussion was held regarding when the home was built; the impact fees; and working with Staff to resolve the issues.

- He spoke regarding a bridge on Old Dixie Highway that had been changed in 1989, a lift that had been removed to allow larger boats to go through, and that there were now 200 homes on the canal that could not get out to the water unless they had a four foot clearance. He noted they were looking at the bridge to be adjusted to go to a higher level and that Staff did not have the funding at this time but it was something they were working on.

Discussion was held regarding if the County or the Residents would fund the project.

Miscellaneous Business - County Administrator

- Mr. Biles noted at this time they had no updates on the State Funding.
- He reminded the Board of the Workshop scheduled with the School District on March 29th to discuss Penny for Pasco with them which was expected to run from 10 a.m. to 12 p.m.
- He explained that Animal Services won more State Awards. Pasco County Star Performer of the Year, Dr. Christine Glenn, was a State Award Winner for her role at Animal Services and also Mr. Spencer Conover, Animal Services Assistant Director, won the Supervisor of the year at the State Level for Animal Services.
- He spoke regarding good news that would be distributed to the Board and the recent Great American Clean-Up.
- He noted he would be out of the office on Thursday and Friday as he was requested to present at the Georgia City-County Management Association Spring Conference regarding the culture change that had been done in Pasco County and the impact it had on customer service and the community as a whole.

Miscellaneous Business - County Attorney

- No items.

Miscellaneous Business - Clerk and Comptroller

- No items.

Miscellaneous Business - Sheriff

- Absent.

THE BOARD RECESSED AT 11:19 A.M. AND RECONVENED AT 1:30 P.M. ALL COMMISSIONERS WERE PRESENT. COMMISSIONER FITZPATRICK ARRIVED TO THE MEETING AT 1:33 P.M.

Public Hearings

Proposed Ordinances at 1:30 p.m.

- P45 An Ordinance By The Pasco County Board Of County Commissioners Establishing A Temporary Moratorium (180 Days) On The Submission And Acceptance Of Applications For Building Permits, Site Plans, Special Exception Uses, Conditional Uses, Rezoning, And Comprehensive Plan Amendments Proposing To Increase Entitlements Within The Moratorium Areas; Providing For Authority; Legislative Findings Of Fact; Definitions; Moratorium Areas; Temporary Moratorium Imposed; Duration Of Temporary Moratorium; And Severability.
File Number PDD22-0233
Comm. Dist. All
Recommendation Continuance Requested

Approved to continue the first reading to the April 19, 2022 Board of County Commissioners meeting at 1:30 p.m. in New Port Richey and the adoption hearing to the May 3, 2022 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P46 An Ordinance By The Pasco County Board Of County Commissioners Amending The Pasco County Land Development Code; Chapter 600 Overlay And Special District Areas; Section 602.8.M.3: Villages Of Pasadena Hills (VOPH) Impact Fees, Mobility Fees And Development Fee Surcharges And VOPH Transportation Development Fee Schedules (Exhibit 602-C); And Other Amendments As Necessary, For Internal Consistency; Providing For Applicability; Repealer; Severability, And An Effective Date.
File Number PDD22-0098
Comm. Dist. 1
Recommendation No Action Required

No action was required as this was the first reading of the proposed Ordinance. The adoption hearing was scheduled for the March 22, 2022 Board of County Commissioners meeting at 1:30 p.m. in New Port Richey.

- P47 An Ordinance Amending the Pasco County Comprehensive Plan; Providing for a Large-Scale Comprehensive Plan Amendment To the Future Land Use Map (Map 2-15 and Sheet 15) from RES-1 (RESIDENTIAL 1 DU/GA) to RES-3 (RESIDENTIAL 3 DU/GA) on Approximately 80 acres of real property Located East of Handcart Rd and North of Eiland Blvd; Amending Goal FLU 6, Pasadena Hills, Figures PH-5 and PH-6; Providing for Additional Text Amendments as Necessary for Internal Consistency; Providing for a Repealer, Severability, and an Effective Date.
File Number PDD22-0022
Comm. Dist. 1
Recommendation Approve

Approved to adopt by a roll call vote.

- P48 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For Text Amendments To The Future Land Use Element Appendix, The Glossary, And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD22-0067

Comm. Dist. All

Recommendation Approve

Approved to adopt by a roll call vote.

- P49 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For A Small-Scale Comprehensive Plan Amendment To The Future Land Use Map (Map 2-15 And Sheet 01) Changing From RES-6 (Residential-6 du/ga) And RES-9 (Residential-9 du/ga) To IL (Industrial-Light) On Approximately 33 Acres Of Real Property Located To The South Of Coit Road, West Of Bower Road, East Of The CSX Railroad, And North Of Cummer Road; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For Repealer, Severability, And An Effective Date.

File Number PDD22-0185

Comm. Dist. 1

Recommendation Approve

Approved to adopt by a roll call vote.

- P50 An Ordinance By The Pasco County Board Of County Commissioners Establishing A Temporary Moratorium (180 Days) On The Establishment Or Opening Of Any New Or Used Car, Truck, Or Van Sales Business Within The Unincorporated Area Of Pasco County; Providing For Authority; Legislative Findings Of Fact; Moratorium Area; Temporary Moratorium Imposed; Duration Of Temporary Moratorium; And Severability.

File Number PDD22-0232

Comm. Dist. All

Recommendation Approve

Approved to adopt by a roll call vote.

Public Hearings at 1:30 p.m.

Approved the Public Hearing Consent Agenda which included Agenda items P54 and P55.

- P51 Large-Scale Comprehensive Plan Amendment (Continuance) - CPAL 21(10) North Pasco RV Resort –Providing for a Large-Scale Comprehensive Plan Amendment to the Future Land Use Maps (2-15 And Sheet 07) Changing from AG/R (Agricultural/Rural) to PD (Planned Development) on Approximately 131.68 Acres of Real Property Located East of Lake Iola Road and South of Blanton Road; A Text Amendment Creating Subarea Policy FLU 7.1.63 - North Pasco RV Resort; A Map Amendment to the Future Land Use Map 2-9 Adding Subarea Map 2-9(63) North Pasco RV Resort.
- File Number** PDD22-0088
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the April 5, 2022 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P52 Zoning Amendment (Continuance) – North Pasco RV Resort MPUD Master Planned Unit Development – VCare Consultants, LLC – A Rezoning Request from an A-C Agricultural Zoning District and an A-R Agricultural-Residential Zoning District to an MPUD Master Planned Unit Development District to Allow the Development of a 550-Space RV Resort and Associated Infrastructure and Amenities on Approximately 131.68 Acres
- File Number** PDD22-7422
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the April 5, 2022 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P53 Large-Scale Comprehensive Plan Amendment (Continuance) - CPAL 21(05) Faircloth at Bellamy – Providing for a Large-Scale Comprehensive Plan Amendment to the Future Land Use Maps (2-15 and Sheet 13) from RES-1 (Residential-1) to PD (Planned Development) on Approximately 188 Acres of Real Property Located North of State Road 52 and West of Bellamy Brothers Boulevard; a Text Amendment Creating Subarea Policy FLU 7.1.64- Faircloth at Bellamy; a Map Amendment to the Future Land Use Map 2-9 Adding Subarea Map 2-9(64): Faircloth at Bellamy.
- File Number** PDD22-0087
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to a date uncertain.

- P54 Zoning Amendment (Consent) – Eddie L. and Elizabeth A. Hill and Lennon, Inc./SR 54 & Morris Bridge Road – Change in Zoning from an A-R Agricultural-Residential District to a C-2 General Commercial District – Southeast Pasco County – South Side of State Road 54 and Approximately 310 Feet East of Morris Bridge Road – Containing Approximately 2.03 Acres
File Number PDD22-7594
Comm. Dist. 1
Recommendation Approve

Approved as part of the Public Hearing Consent Agenda.

- P55 Large Scale Comprehensive Plan Amendment (Consent) - CPAL 21-15 Gateway Hub - Large Scale Comprehensive Plan Amendment to the Future Land Use Element Appendix to the Gateway Hub Future Land Use Classification, and the Future Land Use Maps (Maps 2-9; Subarea Map 2-9 Gateway Hub Subcategory; Subarea Map 2-9 Gateway Hub Subcategories).
File Number PDD22-0053
Comm. Dist. 1
Recommendation Approve

Approved as part of the Public Hearing Consent Agenda.

- P56 Petition to Vacate a Portion of Platted Right-of-Way (Regular) – Persimmon Park Phase I - Sweet Mabolo Street – Locust Branch, LLC – No Funding Required
File Number FAC22-0088
Comm. Dist. 2
Recommendation Approve

Approved Staff's recommendation.

- P57 Timberset Court, PVAS No. 3459 (Regular) – Board of County Commissioners – Public Hearing – \$53,272.00
File Number PW22-0047
Comm. Dist. 2
Recommendation Approve

Approved Staff's recommendation.

- P58 Zoning Amendment (Regular) – Plazewski MPUD Master Planned Unit Development, Villages of Pasadena Hills – Walter T. Plazewski – A Rezoning Request from an A-R Agricultural-Residential Zoning District and an AR-5

Agricultural-Residential Zoning District to an MPUD Master Planned Unit Development District to Allow the Development of a Maximum of 200 Single-family Detached/Attached Dwelling Units and Associated Infrastructure on Approximately 40 Acres

File Number PDD22-7564

Comm. Dist. 1

Recommendation Approval with Conditions

Approved Staff's recommendation including the amendment of Condition 21 to add a sidewalk from Tyndall Road down to the first subdivision road connection.

Noted Items

Agenda items N59 through N90 were noted.

Agendas and Minutes

N59 Minutes - Jobs and Economic Opportunities Committee (JEOC) - October 29, 2021

File Number NI22-0487

Comm. Dist. All

Recommendation Receive and File

N60 Copperspring CDD - Annual Financial Audit Report - FY Ended September 30, 2021 - Letter Dated January 28, 2022

File Number NI22-0490

Comm. Dist. All

Recommendation Receive and File

N61 Minutes - Environmental Lands Acquisition Selection Committee (ELASC) - November 19, 2020

File Number NI22-0491

Comm. Dist. All

Recommendation Receive and File

N62 Minutes of Meeting - Heritage Springs Community Development District - November 15, 2021

File Number NI22-0493

Comm. Dist. All

Recommendation Receive and File

N63 Heritage Springs CDD - Agency Mailing - November 15, 2021

File Number NI22-0494

Comm. Dist. All

Recommendation Receive and File

- N64 Oak Creek CDD - Agency Mailing - November 15, 2021
File Number NI22-0495
Comm. Dist. All
Recommendation Receive and File
- N65 Oak Creek CDD - Audit Committee Agency Mailing - November 15, 2021
File Number NI22-0496
Comm. Dist. All
Recommendation Receive and File
- N66 Minutes of Meeting - Oak Creek Community Development District Audit Committee - November 15, 2021
File Number NI22-0497
Comm. Dist. All
Recommendation Receive and File
- N67 Minutes of Meeting - Oak Creek Community Development District - November 15, 2021
File Number NI22-0498
Comm. Dist. All
Recommendation Receive and File
- N68 Minutes - Opioid Task Force (OTF) - October 25, 2021
File Number NI22-0499
Comm. Dist. All
Recommendation Receive and File
- N69 Minutes - Public Safety Coordinating Council (PSCC) - November 12, 2021
File Number NI22-0500
Comm. Dist. All
Recommendation Receive and File
- N70 Minutes - Metropolitan Planning Organization (MPO) - December 9, 2021
File Number NI22-0505
Comm. Dist. All
Recommendation Receive and File
- N71 Mitchell Ranch CDD - Annual Financial Audit Report - FY Ended September 30, 2021 - Letter Dated February 4, 2022
File Number NI22-0506
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

- N72 Pasco Sheriff's Office Letters Dated January 20, 2022 - Reimbursement for Expenses Incurred - JAG Gang Suppression Grant October 1, 2021 through December 31, 2021 - \$5,028.79 & \$423.60
File Number NI22-0124
Comm. Dist. All
Recommendation Receive and File
- N73 Release of Maintenance Guarantee – CKB Development, LLC – Watergrass Promenade Business Centre (PCU02-209.34)
File Number NI22-0429
Comm. Dist. 1
Recommendation Receive and File
- N74 Acceptance of Utility Improvements and Maintenance Guarantee – AMH HB Woodlake Preserve Venture, LLC – Lake Patience Subdivision (PCU17- 114.01)
File Number NI22-0430
Comm. Dist. 4
Recommendation Receive and File
- N75 Release of Maintenance Guarantee – Pulte Home Company, LLC – Townhomes at 54 and Oakstead (PCU99-184.28)
File Number NI22-0431
Comm. Dist. 4
Recommendation Receive and File
- N76 Release of Maintenance Guarantee – Grove SS Associates, LLC – Flagship Groves Storage (PCU19-103.65)
File Number NI22-0432
Comm. Dist. 2
Recommendation Receive and File
- N77 Acceptance of Utility Improvements – Bid Properties, LLC – Pasco Storage Facility (PCU20-103.17)
File Number NI22-0433
Comm. Dist. 3
Recommendation Receive and File
- N78 Release of Maintenance Guarantee – KW Realty Fund III, LLC – Starkey Ranch Business Park Parcel 1 (PCU06-139.50)
File Number NI22-0434
Comm. Dist. 3
Recommendation Receive and File
- N79 Release of Maintenance Guarantee – San Antonio Citizens Federal Credit Union – San Antonio Citizens Federal Credit Union (PCU19-103.74)

- | | | |
|--|-----------------------|------------------|
| | File Number | NI22-0435 |
| | Comm. Dist. | 1 |
| | Recommendation | Receive and File |
- N80 Release of Maintenance Guarantee – NNP-Bexley, LLC – Bexley South Parcel 4 – Phase 3A-2 (PCU02-218.35)
- | | |
|-----------------------|------------------|
| File Number | NI22-0436 |
| Comm. Dist. | 4 |
| Recommendation | Receive and File |
- N81 Release of Maintenance Guarantee – NNP-Bexley, LLC – Bexley South Parcel 4 – Phase 3A-1 (PCU02-218.34)
- | | |
|-----------------------|------------------|
| File Number | NI22-0437 |
| Comm. Dist. | 4 |
| Recommendation | Receive and File |
- N82 Acceptance of Utility Improvements and Maintenance Guarantee – Epperson Ranch II Community Development District – Meadow Ridge Townhomes Parcel B (PCU04-102.62)
- | | |
|-----------------------|------------------|
| File Number | NI22-0438 |
| Comm. Dist. | 1 |
| Recommendation | Receive and File |
- N83 CD22-0047 HOME Agreement - STEPS Recovery Inc - November 23, 2021
- | | |
|-----------------------|------------------|
| File Number | NI22-0488 |
| Comm. Dist. | All |
| Recommendation | Receive and File |
- N84 CD22-0053 HOME Agreement - WestCare GulfCoast - Florida Inc - December 7, 2021
- | | |
|-----------------------|------------------|
| File Number | NI22-0489 |
| Comm. Dist. | All |
| Recommendation | Receive and File |
- N85 FAC22-1037 - Task Order No FM22-012 - Fleischman & Garcia Architects & Planners AIA PA - Fire Station 22 - \$21,640.00 - January 19, 2022
- | | |
|-----------------------|------------------|
| File Number | NI22-0492 |
| Comm. Dist. | All |
| Recommendation | Receive and File |
- N86 Acceptance of Utility Improvements and Maintenance Guarantee – Epperson Ranch II Community Development District – Epperson Ranch Meadow Ridge Townhomes Parcel A Phase 1 (PCU04-102.60)
- | | |
|-----------------------|------------------|
| File Number | NI22-0507 |
| Comm. Dist. | 1 |
| Recommendation | Receive and File |

- N87 Acceptance of Utility Improvements – Nexmetro Suncoast, LLC – Nexmetro Suncoast (PCU00-136.53)
File Number NI22-0508
Comm. Dist. 3
Recommendation Receive and File
- N88 Acceptance of Utility Improvements and Maintenance Guarantee – Cypress Preserve 841, LLC – Cypress Preserve Phase 2 – Subphase 3A & 4A (PCU99-139.13)
File Number NI22-0509
Comm. Dist. 4
Recommendation Receive and File
- N89 Acceptance of Utility Improvements and Maintenance Guarantee – Epperson Ranch II Community Development District and Meadow Ridge Owners, LLC – Epperson Ranch Meadow Ridge Townhomes – Parcel A Phase 2 (PCU04-102.61)
File Number NI22-0510
Comm. Dist. 1
Recommendation Receive and File
- N90 Release of Maintenance Guarantee – Pasco County Associates III, LLLP – Winding Ridge Phase 1 Offsite (PCU00-230.02)
File Number NI22-0511
Comm. Dist. 2
Recommendation Receive and File

Walk-Ons

There were no items.

Post Meeting Materials

To view post meeting materials, click the following link:
<http://www.pascocountyfl.net/4449/Pasco-Agenda-and-Minutes>

Adjourn

The meeting adjourned at 2:27 p.m.

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