

County Commissioners

Honorable Ron Oakley, District 1
Honorable Mike Moore, District 2
Honorable Chairman Kathryn Starkey, District 3
Honorable Christina Fitzpatrick, District 4
Honorable Vice Chairman Jack Mariano, District 5

Clerk & Comptroller

Honorable Nikki Alvarez-Sowles, Esq.

County Administrator

Dan Biles, P.E.

County Attorney

Jeffrey N. Steinsnyder, Esq.

Pasco County Commission Agenda

Tuesday, June 21, 2022

10:00 AM



West Pasco Government Center, Board Room, 1st Floor
8731 Citizens Drive, New Port Richey, Florida 34654

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

Please silence all electronic devices.

- 10:00 a.m. - **Public Comment.** All resolutions will be presented after Public Comment.
- **Consent and Regular**
- 12:00 p.m. - Recess
- 1:30 p.m. - **Public Hearings.** Following the Public Hearings, the County Commission will complete any unfinished items from the 10:00 a.m. session.

The County Commission Agenda comprises four sections:

Public Comment is the section when individuals can comment on matters that the Board has before it for consideration. Everyone is limited to three minutes for such comments. A timer will sound at two minutes to indicate that you have one minute remaining. The **Consent** section contains numerous routine matters that require the approval of the County

Commission but do not require discussion. Prior to voting on the Consent portion of the agenda a County Commissioner, the County Administrator, or the County Attorney may request an item be removed from the Consent portion for discussion, correction, or withdrawal. All remaining items on Consent are approved by the County Commission with a single motion and vote. The **Regular** section consists of items for approval by the County Commission that require discussion, motions, and votes on an item-by-item basis. Beginning at 1:30 p.m., the final section of the agenda is **Public Hearings**, which are advertised items, including rezonings, land use amendments, ordinance adoptions and revisions. Comments by the public are allowed on each item.

Any person desiring to appeal any decision made by the Planning Commission or Board of County Commissioners with respect to any matter considered at any meeting or hearing 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 to be based. For this meeting, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414; or at (352)521-4345.

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

Invocation

Pledge of Allegiance

Roll Call

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.

Resolutions

Commissioners Items - Commissioner Moore

- RS1 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Commending The General Federation Of Women's Clubs Lutz-Land O' Lakes Woman's Club For 62 Years Of Dedicated Service To The Residents Of Pasco County
- File Number** CAO22-5149
- Comm. Dist.** All
- Recommendation** Approve

Commissioners Items - Chairman Starkey

- RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Recognizing And Commending Pasco County Elementary Students Receiving First Place For Their Respective Grade Levels In The 11th, 12th, And 13th Annual Water Awareness Poster Contests
- File Number** CAO22-5148
- Comm. Dist.** All
- Recommendation** Approve

Consent

District Two - Commissioner Moore

- C3 A Resolution By The Board Of County Commissioners Of Pasco County, Florida Commending And Recognizing The Contributions Of Former Florida House Of Representatives Speaker Will Weatherford To Pasco County
- File Number** CAO22-5143
- Comm. Dist.** All
- Recommendation** Approve

Constitutional Officers - Clerk - Minutes Approval

- C4 Annotated Minutes - Board of County Commissioners Meeting - Regular Meeting/Rezoning - April 5, 2022
- File Number** CO22-0174
- Comm. Dist.** All
- Recommendation** Approve
- C5 Annotated Minutes - Board of County Commissioners Meeting - Regular Meeting/Rezoning - April 19, 2022
- File Number** CO22-0175
- Comm. Dist.** All
- Recommendation** Approve

Constitutional Officers - Clerk - Financial Matters

- C6 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 CO22-0147

Comm. Dist. All

Recommendation Approve

Constitutional Officers - Supervisor of Elections

C7 Proposed Precinct Line Changes - Supervisor of Elections - No Funding Required

File Number CO22-0176

Comm. Dist. All

Recommendation Approve

Legislative/Administrative - County Attorney

C8 Request for Additional Purchasing Authority - Ford & Harrison, LLP – Special Counsel Labor and Employment Law - \$30,000.00

File Number CAO22-0015

Comm. Dist. All

Recommendation Approve

C9 Stipulated Settlement Agreement - Suit to Quiet Title - Maxine Bell Potenza - Family Trail - No Funding Required

File Number CAO22-4706

Comm. Dist. 5

Recommendation Approve

C10 Stipulated Final Judgment Stream Fruit, LLC - Eminent Domain Settlement Clinton Avenue Extension/SR 52 Realignment Project #C10687.00, Parcel 157 - \$661,600.00

File Number CAO22-4709

Comm. Dist. 1

Recommendation Approve

C11 Purchase Agreement for Real Property - Southwest Florida Water Management District - County Road 54 (Wesley Chapel Boulevard) Widening Project, From North of SR 56 to North of Magnolia Boulevard - Project No. C9956.00 - Parcel 821 - \$39,950.00

File Number CAO22-4710

Comm. Dist. 2

Recommendation Approve

Internal Services - Department of Emergency Services/911

C12 Additional Purchase Authority - Medical Priority Consultants, Inc. d/b/a Priority Dispatch Corporation – Certified Dispatch Training Services -

\$40,290.00

File Number DES22-0005

Comm. Dist. All

Recommendation Approve

Internal Services - Emergency Management

- C13 Agreement – Florida Division of Emergency Management (FDEM) and Pasco County - WeatherSTEM MOA Stations – No Funding Required

File Number OEM22-0005

Comm. Dist. All

Recommendation Approve

Internal Services - Facilities Management

- C14 Accept Deeds – State of Florida Department of Transportation– C.R. 578 North Project, from U.S. 19 to East Road/Cobblestone - No Funding Required

File Number FAC22-0049

Comm. Dist. 5

Recommendation Approve

- C15 Accept Deed and Adopt Resolution Canceling Taxes – CR Pasco Development Company, LLC. and CRCG One LP. - Mirada Boulevard and Teak Follow Boulevard – No Funding Required

File Number FAC22-0057

Comm. Dist. 1

Recommendation Approve

- C16 Award of Bid and Professional Service Agreement for RSQ-DS-21-052 – Halff Associates, Inc. – Anclote River Park-Complete Design - \$1,703,000.00

File Number FAC22-0141

Comm. Dist. 3

Recommendation Approve

- C17 Cooperative Purchase and Budget Amendment No. 1038 – Williams Scotsman, Inc. – Purchase and Installation of New Modular Trailer for Boyette Road Water Treatment Plant - \$158,639.00

File Number FAC22-0160

Comm. Dist. 1

Recommendation Approve

- C18 Accept Traffic Signal Easements – Trinity Lutheran Church of Trinity Florida, Inc. – Longleaf Community Development District – No Funding Required

File Number FAC22-0166

Comm. Dist. 3

Recommendation Approve

- C19 Accept Deed and Adopt Resolution Canceling Taxes – Lennar Homes, LLC – Townes At Darlington – No Funding Required
File Number FAC22-0170
Comm. Dist. 3
Recommendation Approve
- C20 Additional Purchase Authority – Trinity Elevator Services, Inc. – Countywide Elevator Repairs and Inspection Services – \$50,000.00
File Number FAC22-0172
Comm. Dist. All
Recommendation Approve
- C21 Resolution to Canceling Taxes – Pasco County – Elmer and Virginia Benchley – No Funding Required
File Number FAC22-0176
Comm. Dist. 5
Recommendation Approve

Internal Services - Fleet Management

- C22 Additional Purchase Authority – Orlando Freightliner, Inc. – Freightliner 114SD Dump Trucks – \$34,200.00
File Number FM22-0033
Comm. Dist. All
Recommendation Approve

Internal Services - Information Technology

- C23 Additional Purchase Authority – CivicPlus, LLC – SSL Certificate .gov Domain Renewal – \$137.88
File Number IT22-0051
Comm. Dist. All
Recommendation Approve
- C24 Second One-Year Renewal and Additional Purchase Authority – Withlacoochee River Electric Cooperative Inc. – Agreement to Lease Dark Fiber – \$145,860.75
File Number IT22-0056
Comm. Dist. All
Recommendation Approve

Internal Services - Office of Management and Budget

- C25 Budget Amendment – Recognize Revenue in the School Impact Fees Fund – Internal Services Branch, Office of Management and Budget – Provide Funding to Remit Payment to the School Board for Impact Fees Collected in Fiscal Year 2022 – \$23,331,195.00
File Number BA22-0093

Comm. Dist. All
Recommendation Approve

- C26 Budget Amendment - Recognize Additional Revenue - Public Services Branch, Destination Management Organization - Appropriate Funding for the Mrs. Hockey Invitational Grant from the Florida Sports Foundation - \$4,575.00

File Number BA22-0094
Comm. Dist. All
Recommendation Approve

- C27 Budget Amendment - Carry Forward Funding from Fiscal Year 2021 to Fiscal Year 2022 - Public Services Branch, Destination Management Organization - Appropriate Funding for Debt Service Payment - \$725,948.00

File Number BA22-0095
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Engineering Services

- C28 Change Order No. 1 to Bid No. IFB-KM-21-075 and Budget Amendment Journal No. 1512 – Kamminga & Roodvoets, Inc. – County Road 54 Improvements Phase II (from Wire Road to 23rd Street) Time Extension – \$779,346.69

File Number PMA22-0020
Comm. Dist. 1
Recommendation Approve

- C29 Recording of a Plat – Pasco County Government and Summit Medical, LLC – No Funding Required

File Number SA22-0046
Comm. Dist. 5
Recommendation Approve

Public Infrastructure - Fiscal and Business Administration

- C30 Paving Assessment Delinquent Interest Settlement Program – Board of County Commissioners (BCC) – No Funding Required

File Number PIFBA22-0046
Comm. Dist. All
Recommendation Approve

- C31 Exempt Purchase – Badger Meter, Inc. – Badger Meter Cellular Endpoint Equipment – \$392,780.00

File Number PIFBA22-0394
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Public Works

- C32 Application for the Accreditation of the Public Works Department – Accreditation Council of the American Public Works Association – \$20,750.00
File Number PW22-0112
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Solid Waste

- C33 Task Order No. 2-22 – HDR Engineering, Inc. – Waste-to-Energy Microgrid Feasibility Analysis – \$109,333.00
File Number SW22-0382
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Utilities

- C34 Budget Amendment Journal No. 7 – Recognize Additional Revenue and Approve the Addition of Twenty-one (21) New Positions – \$2,109,225.00
File Number UT22-0401
Comm. Dist. All
Recommendation Approve
- C35 Budget Amendment Journal No. 7 – Allocate Budget for First Year Expenses and Recognize Estimated Fiscal Year 2022 Utility Revenue from the Lindrick Utility System – \$8,944,268.00
File Number UT22-0402
Comm. Dist. 3, 4, 5
Recommendation Approve
- C36 Task Order No. 3-22 – Professional Service Industries, Inc. – Geotechnical and Material Testing Services for the Southeast Wastewater Treatment Plant Improvements and Expansion (PCU18-016.00) – \$125,106.00
File Number UTD22-0341
Comm. Dist. 1, 2
Recommendation Approve
- C37 Amendment No. 3 to the Professional Service Agreement – Carollo Engineers, Inc. – Southeast Wastewater Treatment Plant Improvements and Expansion (PCU18-016.00) – \$5,191,742.00
File Number UTD22-0357
Comm. Dist. 1, 2
Recommendation Approve
- C38 Task Order No. 1-22 and Budget Amendment Journal No. 80 – Kimley-Horn and Associates, Inc. – Southeast Master Pump Station (PCU22-006.00) –

\$357,900.00

File Number UTD22-0360

Comm. Dist. 1

Recommendation Approve

- C39 Award of Bid No. IFB-SN-22-068 – Schaer Development of Central Florida, Inc. – Tower Road Force Main Extension – \$1,651,130.36

File Number UTD22-0375

Comm. Dist. 4

Recommendation Approve

- C40 Award of Bid No. IFB-SN-22-078 – Archer Western Construction, LLC – Southeast Wastewater Treatment Plant Improvements and Expansion – \$112,602,550.75

File Number UTD22-0393

Comm. Dist. 2

Recommendation Approve

- C41 Award of Bid No. IFB-SN-22-115 – Ferguson US Holdings, Inc. d/b/a Ferguson Waterworks – TRANSMATE Multi-Purpose Hydraulic Drive with TAPMATE – \$97,603.18

File Number UTOM22-0391

Comm. Dist. All

Recommendation Approve

- C42 Award of Bid No. IFB-SN-22-125 – PSI Technologies Inc. – As Needed US Motors/NIDEC – Multi-Year Award – \$305,085.00

File Number UTOM22-0392

Comm. Dist. All

Recommendation Approve

Public Services - Animal Services

- C43 Proposed Fee Schedule Amendment – Pasco County Animal Services Department – Increase in Prices for Public Vaccine Clinic and Services Provided – No Funding Required

File Number AS22-0017

Comm. Dist. All

Recommendation Approve

Public Services - Community Development

- C44 Interest Amnesty for Special Assessment Liens – Pasco County Community Development – Reduce Encumbrances on Property – No Funding Required

File Number CD22-0027

Comm. Dist. All

Recommendation Approve

- C45 Multifamily Mortgage Revenue Bonds – Port Richey Leased Housing Associates III LLLP – 388 Affordable Housing Units for Seniors – No Funding Required
File Number CD22-0159
Comm. Dist. 3
Recommendation Approve

Public Services - Community Services

- C46 Emergency Home Energy Assistance Program – Vendor Agreement – Withlacoochee River Electric Cooperative, Inc. – No Funding Required
File Number HS22-0092
Comm. Dist. All
Recommendation Approve
- C47 Emergency Home Energy Assistance Program – Vendor Agreement – Tampa Electric Company – No Funding Required
File Number HS22-0093
Comm. Dist. All
Recommendation Approve
- C48 Emergency Home Energy Assistance Program – Vendor Agreement – Bahr's Propane Gas & A/C, Inc. – No Funding Required
File Number HS22-0095
Comm. Dist. All
Recommendation Approve
- C49 Amendment 002 to the Standard Contract No. EP021-PASCO, Purchase Order Amendment EP021-PASCO-002 and Budget Amendment Journal No. 198 – Area Agency on Aging of Pasco-Pinellas, Inc. – Emergency Home Energy Assistance for the Elderly Program – \$232,769.78
File Number HS22-0112
Comm. Dist. All
Recommendation Approve

Public Services - Libraries

- C50 Beneficiary Acceptance – Estate of Lawrence C. Klau – Delegation of Signatory Authority to the County Administrator or Designee to Execute All Required Documentation on Behalf of Pasco County – No Funding Required
File Number LI22-0010
Comm. Dist. 3
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C51 Standard Grant Agreement No. CZ425 – State of Florida, Department of Environmental Protection – Living Shoreline Initiative at Robert K. Rees

Memorial Park – Reimbursement of \$11,475.00

File Number PRN22-0080

Comm. Dist. 5

Recommendation Approve

- C52 First Amendment to the Amended and Restated Lease Agreement – Sunwest Park, Inc. – Establishing Rent for Years 7-10 – No Funding Required

File Number PRN22-0144

Comm. Dist. 5

Recommendation Approve

- C53 Permission to Enter Property Non-Source Agreement – State of Florida, Department of Environmental Protection and Trident Treatment & Dewatering, LLC d/b/a MAS Environmental, LLC – Rocky Creek Preserve – No Funding Required

File Number PRN22-0152

Comm. Dist. 5

Recommendation Approve

- C54 Award of Bid No. IFB-BW-22-132 and Budget Journal No. 2040 - JSM Services, Inc. - Pinehill Little League Field Renovations - \$279,528.00

File Number PRN22-0166

Comm. Dist. 4

Recommendation Approve

Public Services - Public Transportation

- C55 First Amendment to Agreement for Bus Advertisement Services – Black Jack Media Group, Inc. – First One-Year Renewal for Bid No. RFP-ML-19-082 – No Funding Required

File Number PT22-0022

Comm. Dist. All

Recommendation Approve

- C56 Coordination/Operator Agreement – The Arc Nature Coast, Inc. – Transportation Services – No Funding Required

File Number PT22-0024

Comm. Dist. All

Recommendation Approve

- C57 Coordination/Operator Agreement – Gulf Coast Jewish Family and Community Services, Inc. – Transportation Services – No Funding Required

File Number PT22-0025

Comm. Dist. All

Recommendation Approve

Regular

Constitutional Officers - Clerk and Comptroller

- R58 (11:30 a.m. Time Certain) Presentation - Clerk and Comptroller - Investment Performance Review - No Funding Required
File Number CO22-0173
Comm. Dist. All
Recommendation Presentation Only

Development Services - Office of Economic Growth

- R59 Cooperative Economic Development Agreement - Northpoint Development, LLC - Job Creating Infrastructure Incentive - \$6,300,000.00
File Number OEG22-1042
Comm. Dist. 1
Recommendation Approve

Public Infrastructure - Utilities

- R60 Closing Documents for Acquisition of the Lindrick Utility System: Assignment and Assumption of Easements; Assignment and Assumption of Service Agreements; Assignment and Assumption of Permits and Governmental Approvals; Assignment and Assumption of Construction Contracts between Pasco County and Florida Governmental Utility Authority; General Closing Certificate of Pasco County, Florida; Directions To Trustee Relating To Fund Transfers; and Escrow Closing Agreement by and among Pasco County, Florida, the Florida Governmental Utility Authority and Nabors Giblin and Nickerson, P.A. – \$24,000,000.00
File Number UT22-0396
Comm. Dist. 3, 4, 5
Recommendation Approve

Legislative/Administrative - County Administrator

- R61 Appointment - Interim County Administrator - No Funding Required
File Number CA22-5020
Comm. Dist. All
Recommendation Approve

Miscellaneous Business - District One - Commissioner Oakley

Miscellaneous Business - District Two - Commissioner Moore

Miscellaneous Business - District Three - Commissioner Starkey

Miscellaneous Business - District Four - Commissioner Fitzpatrick

Miscellaneous Business - District Five - Commissioner Mariano

Miscellaneous Business - County Administrator

Miscellaneous Business - County Attorney

Miscellaneous Business - Clerk and Comptroller

Miscellaneous Business - Sheriff

Public Hearings

Proposed Ordinances at 1:30 p.m.

P62 An Ordinance By The Pasco County Board Of County Commissioners Amending The Pasco County Land Development Code Section 1104 Flood Damage Prevention To Bring The County's Flood Damage Prevention Regulations In Line With The Model Ordinance Approved By The Federal Emergency Management Agency, And To Coordinate With Chapter 18, Buildings And Building Regulations, Of The Pasco County Code Of Ordinances; Amending Land Development Code Appendix A Definitions; And Other Sections, As Necessary For Internal Consistency; Incorporating Fema's Most Recent Flood Insurance Study For Pasco County Establishing Areas Of Special Flood Hazards; Re-Codifying Building Official To Perform Analysis For Building Permit Applications On Structures Within Flood Hazard Areas And Providing Method/Process For Such Analysis; Requiring Signed "Declaration Of Land Restriction" (Nonconversion Agreements) For Projects Proposing To Enclose Areas Under Elevated Buildings, Certain Crawl Spaces And Certain Accessory Structures; Adding Requirements For Activities Altering Sand Dunes Or Mangrove Stands In Coastal A Zones; Re-Codifying Elevation Information Prior To Issuance Of A Certificate Of Occupancy In Coastal A Zones; Re-Codifying County Approval For Letters Of Map Changes To Fema; Re-Codifying Encroachment, Development, And Fill On Properties Within Floodways; Adding And/Or Re-Codifying Restrictions On Location Of Critical Facilities, Detached Accessory Structures, Manufactured Homes, Rvs, Park Trailers, Tanks, Decks, Patios, And Other Development In Floodways; Re-Codifying Fema Guidance, Publications, And Technical Bulletins By Reference; Changing Variance Procedure From Planning Commission To Hearing Officer Process; Requiring Data To Be Provided In Areas Identified As Sheet Flow And Ponding; Providing A Variance Process For Certain Agricultural Structures; Additional Specific Findings Required For Variances; Providing For Or Amending The Following Definitions: Accessory Structure, Agricultural Structure, Coastal A Zone (Caz), Critical Facility, Declaration Of Land Restriction (Non -Conversion Agreement), Existing Manufactured Home Park Or Subdivision, Expansion To An Existing Manufactured Home Park Or Subdivision, Flood Hazard Area, Historic Structure, Letter Of Map Change (Lomc), Limit Of Moderate Wave Action (Limwa), Market Value, New Manufactured Home Park Or Subdivision, And Park Trailer "Park Model"; Providing For Applicability; Repealer; Providing For Severability; Inclusion Into The Land Development Code, And An Effective Date.

File Number BCS22-0270

Comm. Dist. All

Recommendation Continuance Requested

P63 An Ordinance By The Pasco County Board Of County Commissioners

Amending The Pasco County Code Of Ordinances, Chapter 18 Buildings And Building Regulations; Providing That Appeals Of Actions Taken Or Denial Of Proposed Construction Shall Be Heard By A Hearing Officer Using Same Rules And Procedure As Demolition Appeals When Such Denials Are Based On Load And Flood Requirements; Repealing Local Technical Amendments To Florida Building Code That Have Been Incorporated Into Florida Building Code By The State; Adding Requirements For Submittal Documents For Commercial And Residential Structures; Amending Definition Of "Substantial Improvement" To Clarify That Repairs Or Improvements Shall Be Calculated Based On The Cumulative Value Of Forty-Nine Percent And Repairs Made Within A One-Year Time Period And Clarifying When Corrections Of Code Violations May Be Excluded From Substantial Damage Calculations; Prohibiting Stem Wall Foundations In Coastal A Zones, Limiting The Use And Partition Of Enclosed Spaces Below The Design Flood Elevation; Correcting Incorrect Internal References And References To The Land Development Code Where Necessary; Providing For Applicability; Repealer; Providing For Severability; Inclusion Into The Code Of Ordinances, And An Effective Date.

File Number BCS22-0271
Comm. Dist. All
Recommendation Continuance Requested

- P64 An Ordinance of the Board of County Commissioners of Pasco County, Florida, Amending Chapter 14 of the Pasco County Code Relating to Animals; Providing for Definitions to Include Rabbits; Providing for Restrictions on the Sale of Rabbits in Public Places; Providing for the Removal of Rescue Tags Definition and Exemption; Providing for Enforcement, Penalties and Remedies for Violation; Providing for Applicability; Providing for Repealer; Providing for Severability; Providing for Inclusion Into the Code of Ordinances; Providing for Transmission of Ordinance to the Department of State; and Providing for an Effective Date.

File Number AS22-0015
Comm. Dist. All
Recommendation Approve

- P65 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For Text Amendments To The Future Land Use Element Appendix, And Providing For Additional Text Amendments As Necessary For Internal Consistency; A Map Amendment To The Future Land Use Map 2-9 Amending Subarea Map 2-9(22) Gateway Hub Subarea And Subarea Map 2-9(22a) Gateway Hub Subcategories; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD22-0053
Comm. Dist. 1
Recommendation Approve

- P66 Large-Scale Comprehensive Plan Amendment - CPAL 21(05) Faircloth at

Bellamy – An Ordinance Amending the Pasco County Comprehensive Plan; Providing for a Large-scale Comprehensive Plan Amendment to the Future Land Use Maps (2-15 and Sheet 13) Changing 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; Providing for Additional Text Amendments as Necessary for Internal Consistency; Providing for a Repealer, Severability, and an Effective Date.

File Number PDD22-0087

Comm. Dist. 1

Recommendation Approve

- P67 An Ordinance By The Pasco County Board Of County Commissioners Amending The Pasco County Land Development Code, Ordinance No. 89-21 As Amended; Providing For Amendments To Section 406.1, Signs; Section 601, Traditional Neighborhood Development; Section 1200 Nonconformities, Creating Section 1203.4, Nonconforming Signs; Amending Appendix A, Definitions; Providing For Additional Amendments As Necessary For Internal Consistency; Providing For Applicability, Repealer, Severability, Inclusion Into The Land Development Code, Modification And An Effective Date.

File Number PDD22-0397

Comm. Dist. All

Recommendation Approve

- P68 An Ordinance Of The Board Of County Commissioners Of Pasco County, Florida, Amending Chapter 102 Article V (Infrastructure Surtax) Of The Pasco County Code Imposing A Local Government Infrastructure Surtax Of One-Cent On Certain Transactions Occurring Within Pasco County From Which Taxes Are Payable To The State Of Florida Under The Provisions Of Chapter 212, Florida Statutes; Providing That The Imposition Of The Surtax Shall Not Be Effective Unless Approved At A Referendum Election; Providing That The Imposition Shall Be Effective For A Period Of Fifteen (15) Years, Beginning January 1, 2025; Providing For Distribution Among Pasco County, The Municipalities, And The Pasco School District Pursuant To Interlocal Agreement; Providing For A Referendum Election On November 8, 2022; Providing Ballot Language; Providing For The Use Of Surtax Proceeds To Fund Infrastructure Improvements; Providing For Severability; Providing For Inclusion In The Code; Providing An Effective Date.

File Number CAO22-2707

Comm. Dist. All

Recommendation Approve

Public Hearings at 1:30 p.m.

- P69 Zoning Amendment (Continuance) – Eagle II Industrial EC-MPUD
Employment Center Master Planned Unit Development – 3KS Family LLLP –

A Rezoning Request from an A-C Agricultural to an EC-MPUD Employment Center Master Planned Unit Development District to Allow for the Development of 2,000,000 Square Feet of Corporate Business Park, Target Business, and Light Industrial Uses and 300,000 Square Feet of Support/Commercial Office Use on Approximately 321.13 Acres.

File Number PDD22-7585

Comm. Dist. 2

Recommendation Continuance Requested

- P70 Zoning Amendment (Consent) – Faircloth MPUD Master Planned Unit Development – Faircloth Parker LLC, et al – A Rezoning Request from an A-C Agricultural Zoning District to an MPUD Master Planned Unit Development District to Allow the Development of a Maximum of 380 Single-family Detached and Attached Residential Units on Approximately 187.5 Acres.

File Number PDD22-7565

Comm. Dist. 1

Recommendation Approval with Conditions

- P71 Zoning Amendment (Consent) – Hillcrest MPUD Master Planned Unit Development – MMLJ Holdings, LLC. And Christina H. Dilorenzo – A Rezoning Request from an A-C Agricultural Zoning District and an MPUD Master Planned Unit Development to an MPUD Master Planned Unit Development District to Allow for the Development of a Maximum of 1,800 Single-family Detached Dwelling Units, 600 Single-family Townhouses, 450,000 Square Feet of Retail and 200,000 Square feet of Light Industrial/Office on Approximately 740.2 Acres

File Number PDD22-7592

Comm. Dist. 1

Recommendation Approval with Conditions

- P72 Zoning Amendment (Consent) – Pulte Zona Law MPUD Master Planned Unit Development – Zona Lee Law, Inc. - A Rezoning Request from A-R Agricultural-Residential Zoning District to an MPUD to allow for a maximum of 130 Single-family Detached Dwelling Units and Associated Infrastructure on Approximately 79.65 Acres, located approximately 1,300 feet south of Lake Patience Road and 2,300 feet west of US Highway 41.

File Number PDD22-7595

Comm. Dist. 4

Recommendation Approval with Conditions

- P73 Zoning Amendment (Consent) – Geiger Ranch LLC – Change in Zoning from an MPUD Master Planned Unit Development District(Saran Ranch) to a A-R Agricultural-Residential District– North Central Pasco County – South Side of Johnston Road Approximately ¾ mile East of Bellamy Bros Boulevard – Containing Approximately 9.61 Acres

File Number PDD22-7610

Comm. Dist. 1

Recommendation Approve

- P74 Zoning Amendment (Consent) – I-75 Logistics Center MPUD Master Planned Unit Development (f.k.a. Pasco Commerce Center MPUD) – GC Pasco Owner, LLC and John Louis Grossenbacher Trust – A Substantial Modification to Allow the Inclusion of Approximately 56.17 Additional Acres and Increase the Maximum Industrial Entitlements to 1,900,000 Square Feet on Approximately 224.57 Total Acres.

File Number PDD22-7618

Comm. Dist. 1

Recommendation Approval with Conditions

- P75 Zoning Amendment (Consent) – One Lacoochee Center Inc./WREC Property-EDC Project – Change in Zoning from an R-4 High Density Residential District to an I-1 Light Industrial Park District – Northwest Pasco County – North and South Side of Chapman Street, East of Pine Products Road and West of Bower Road – Containing Approximately 0.92 Acre

File Number PDD22-7620

Comm. Dist. 1

Recommendation Approve

- P76 Conditional Use Request (Consent) - Duke Energy Florida, Inc. - 315-Foot Above-Ground-Level (AGL) Self-Supported Lattice Wireless Communications Facility (WCF) in an A-C Agricultural District - Southeast Pasco County - On the West Side of Dean Dairy Road, Approximately 320 Feet North of Eiland Boulevard

File Number PDD22-CU14

Comm. Dist. 1

Recommendation Approval with Conditions

- P77 Resolution By The Board Of County Commissioners Of Pasco County, Florida (Consent), Authorizing An Upgrade To The Street Lighting Improvements And An Assessment Rate Increase For Lake Talia Service Area In Accordance With The Pasco County Code Of Ordinances, Chapter 94, Article II, Sections 94-46 Through 94-56.

File Number PIFBA22-0237

Comm. Dist. 2

Recommendation Approve

- P78 Resolution By The Board Of County Commissioners Of Pasco County, Florida (Consent), Authorizing An Upgrade To The Street Lighting Improvements And An Assessment Rate Increase For The Lone Star Streetlight Service Area In Accordance With The Pasco County Code Of Ordinances, Chapter 94, Article II, Sections 94-46 Through 94-56.

File Number PIFBA22-0238

Comm. Dist. 5

Recommendation Approve

- P79 Resolution By The Board Of County Commissioners Of Pasco County, Florida (Consent), Designating That Area Commonly Known To As “Cypress Preserve, Phases 3A & 4A, And Phase 4B” As A Streetlight Service Area And Consolidating “Cypress Preserve, Phases 3A & 4A And Phase 4B” Into The Existing “Cypress Preserve” Streetlight Service Area, For Streetlight Improvements And To Levy Assessments Against The Property Benefited By The Street Lighting Improvements In Accordance With The Pasco County Code Of Ordinances, Chapter 94, Article III, Sections 94-46 Through 94-56.
File Number PIFBA22-0372
Comm. Dist. 2
Recommendation Approve
- P80 Resolution By The Board Of County Commissioners Of Pasco County, Florida (Consent), Designating That Area Commonly Known To As “Bexley South 4-4 And North 3-1 Phases A And B,” As A Streetlight Service Area And Consolidating “Bexley South 4-4 And North 3-1 Phases A And B,” Into The Existing “Bexley South” Streetlight Service Area For Streetlight Improvements And To Levy Assessments Against The Property Benefited By The Street Lighting Improvements In Accordance With The Pasco County Code Of Ordinances, Chapter 94, Article III, Sections 94-46 Through 94-56.
File Number PIFBA22-0380
Comm. Dist. 4
Recommendation Approve
- P81 Zoning Amendment (Regular) – D&D LLC – Change in Zoning from an R-4 High Density Residential District to a MF-1 Multiple-Family Medium Density District – Northwest Pasco County – West of Hicks Road Approximately ¼ Mile South of New York Avenue – Containing Approximately 14.03 Acres
File Number PDD22-7609
Comm. Dist. 5
Recommendation Approve
- P82 A Resolution Of Pasco County, Florida (Regular), Establishing Special Assessment Liens For Certain Paving Assessment Projects: Baywood Forest, PVAS No. 3380; Driftwood Village (First Addition), PVAS No. 3395; Orchid Lake Village Unit 6, PVAS No. 3378; Shipwatch Drive, PVAS No. 3367; Authorizing And Providing For The Collection Of Special Assessments For Each Of The Named Projects By The Tax Collector In Accordance With The Uniform Method For The Levy, Collection And Enforcement Of Non-Ad Valorem Assessments Pursuant to Section 197.3632, Florida Statutes; And Providing For An Effective Date
File Number PW22-0089
Comm. Dist. All
Recommendation Approve

Noted Items

Agendas and Minutes

- N83 Agenda & Minutes - Pasco County Commission on Human Trafficking - Meeting of January 19, 2022
File Number NI22-0167
Comm. Dist. All
Recommendation Receive and File
- N84 Minutes - Board of County Commissioners Workshop (BCC WKSHP) - March 29, 2022
File Number NI22-0730
Comm. Dist. All
Recommendation Receive and File
- N85 Minutes - Environmental Lands Acquisition Selection Committee (ELASC) - January 26, 2022
File Number NI22-0731
Comm. Dist. All
Recommendation Receive and File
- N86 Minutes - Environmental Lands Acquisition Selection Committee (ELASC) - September 23, 2020
File Number NI22-0732
Comm. Dist. All
Recommendation Receive and File
- N87 Minutes - Planning Commission (PC) - February 17, 2022
File Number NI22-0735
Comm. Dist. All
Recommendation Receive and File
- N88 Minutes - Planning Commission (PC) - April 7, 2022
File Number NI22-0736
Comm. Dist. All
Recommendation Receive and File
- N89 Minutes - Public Safety Coordinating Council (PSCC) - January 21, 2022
File Number NI22-0744
Comm. Dist. All
Recommendation Receive and File
- N90 Minutes - Villages of Pasadena Hills Advisory and Planning Committee (VOPH) - February 16, 2022
File Number NI22-0745
Comm. Dist. All
Recommendation Receive and File

- N91 Connerton West CDD - FY 2022-2023 Proposed Budget - Letter Dated May 3, 2022
File Number NI22-0746
Comm. Dist. All
Recommendation Receive and File
- N92 The Verandahs CDD - FY 2022-2023 Proposed Budget - Letter Dated May 5, 2022
File Number NI22-0747
Comm. Dist. All
Recommendation Receive and File
- N93 Dupree Lakes CDD - FY 2023 Proposed Budget - Letter Dated May 13, 2022
File Number NI22-0748
Comm. Dist. All
Recommendation Receive and File
- N94 Agency Mailing - Meadow Pointe II CDD - April 6, 2022
File Number NI22-0749
Comm. Dist. All
Recommendation Receive and File
- N95 Estancia at Wiregrass CDD - FY 2023 Approved Tentative Budget
File Number NI22-0750
Comm. Dist. All
Recommendation Receive and File
- N96 Heritage Spring CDD - FY 2023 Approved Tentative Budget
File Number NI22-0751
Comm. Dist. All
Recommendation Receive and File
- N97 Meadow Pointe CDD - FY 2023 Approved Tentative Budget
File Number NI22-0752
Comm. Dist. All
Recommendation Receive and File
- N98 Meadow Pointe CDD - FY 2023 Approved Tentative Budget
File Number NI22-0752
Comm. Dist. All
Recommendation Receive and File
- N99 Oakstead CDD - FY 2023 Approved Tentative Budget
File Number NI22-0753
Comm. Dist. All

- Recommendation** Receive and File
- N100 Minutes of Meeting - Meadow Pointe II Community Development District - April 6, 2022
File Number NI22-0754
Comm. Dist. All
Recommendation Receive and File
- N101 Minutes of Workshop - Meadow Pointe II Community Development District - April 6, 2022
File Number NI22-0755
Comm. Dist. All
Recommendation Receive and File
- N102 South Branch CDD - Resolution 2022-07 Approving Proposed Budget and Setting Public Hearing (FY22-23)
File Number NI22-0756
Comm. Dist. All
Recommendation Receive and File
- N103 Long Lake Ranch CDD - Res. 2022-08 - Approving Proposed FY 2023 Budget & Setting Public Hearing
File Number NI22-0757
Comm. Dist. All
Recommendation Receive and File
- N104 Long Lake Ranch CDD - Res. 2022-08 - Approving Proposed FY 2023 Budget & Setting Public Hearing
File Number NI22-0757
Comm. Dist. All
Recommendation Receive and File
- N105 Epperson Ranch CDD - Resolution 2022-09, Adopting Proposed Budget
File Number NI22-0758
Comm. Dist. All
Recommendation Receive and File
- N106 Asturia CDD - FY 2023 Approved Budget
File Number NI22-0759
Comm. Dist. All
Recommendation Receive and File
- Miscellaneous**
- N107 2nd Quarter Variance Report FY 2021-2022 - Florida Department of Health in Pasco County
File Number NI22-0168

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| | Comm. Dist. | All |
| | Recommendation | Receive and File |
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| N108 | Release of Maintenance Guarantee – Pasco County Associates III, LLLP – Winding Ridge Phase 1 (PCU00-230.02) | |
| | File Number | NI22-0694 |
| | Comm. Dist. | 2 |
| | Recommendation | Receive and File |
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| N109 | Acceptance of Utility Improvements – Pasco County Sheriff’s Office – Pasco County Sheriff’s Office K9 Training Facility (PCU20-103.84) | |
| | File Number | NI22-0695 |
| | Comm. Dist. | 2 |
| | Recommendation | Receive and File |
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| N110 | Acceptance of Utility Improvements – Morton Plant Mease Health Care, Inc. – Trinity BayCare (PCU05-264.28) | |
| | File Number | NI22-0696 |
| | Comm. Dist. | 3 |
| | Recommendation | Receive and File |
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| N111 | Release of Maintenance Guarantee – Taylor Morrison of Florida, Inc. – Starkey Ranch Whitfield Preserve Phase 2 (PCU06-139.71) | |
| | File Number | NI22-0697 |
| | Comm. Dist. | 3 |
| | Recommendation | Receive and File |
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| N112 | Release of Maintenance Guarantee – M/I Homes of Tampa, LLC – Windermere Estates Phase 2 (PCU04-148.86) | |
| | File Number | NI22-0698 |
| | Comm. Dist. | 2 |
| | Recommendation | Receive and File |
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| N113 | Release of Maintenance Guarantee – Lennar Homes, LLC – Meadow Pointe Parcel N Townhomes (PCU96-102.35) | |
| | File Number | NI22-0699 |
| | Comm. Dist. | 2 |
| | Recommendation | Receive and File |
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| N114 | AAR NO.5 - Hugh Embry Library Renovations - Blackwater Construction Services, LLC - \$23,304.00 - Letter Dated April 21, 2022 | |
| | File Number | NI22-0726 |
| | Comm. Dist. | All |
| | Recommendation | Receive and File |
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| N115 | Starkey Ranch District Phases 2B-2G Six Multi-Purpose Fields with Related | |
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Facilities and additional parking - Notice To Proceed - Received in Board Records on May 23, 2022

File Number NI22-0727

Comm. Dist. All

Recommendation Receive and File

N116 AAR NO.1 - Pasco County Bus Wash Relocate Electric Panel - Trias Construction LLC - 5,837.58 - Letter Dated March 03, 2022

File Number NI22-0728

Comm. Dist. All

Recommendation Receive and File

N117 AAR NO.2 - South Holiday Library Renovations - New Vista Builders Group, LLC - \$34,584.20 - Letter Dated March 03, 2022

File Number NI22-0729

Comm. Dist. All

Recommendation Receive and File

N118 Meadow Pointe III CDD - Annual Financial Audit Report for FY Ended September 30, 2021 - Letter Dated May 13, 2022

File Number NI22-0733

Comm. Dist. All

Recommendation Receive and File

N119 Meadow Pointe IV CDD - Annual Financial Audit Report for FY Ended September 30, 2021 - Letter Dated May 13, 2022

File Number NI22-0734

Comm. Dist. All

Recommendation Receive and File

N120 Waters Edge CDD - Proposed FY 2022-2022 Budget - Letter Dated April 29, 2022

File Number NI22-0737

Comm. Dist. All

Recommendation Receive and File

N121 Meadow Pointe III CDD - Proposed FY 2022-2023 Budget - Letter Dated May 19, 2022

File Number NI22-0738

Comm. Dist. All

Recommendation Receive and File

N122 Summit View CDD - Annual Financial Audit Report for FY Ended September 30, 2021 - Letter Dated May 20, 2022

File Number NI22-0739

Comm. Dist. All

Recommendation Receive and File

N123 Talavera CDD - FY 2022-2023 Proposed Budget - Letter Dated May 19, 2022

File Number NI22-0740

Comm. Dist. All

Recommendation Receive and File

N124 The Groves CDD - Annual Financial Audit Report for FY Ended September 30, 2021 - Letter Dated May 20, 2022

File Number NI22-0741

Comm. Dist. All

Recommendation Receive and File

N125 PSC - Docket No 03146-2022 - Tampa Electric Company - Issued May 25, 2022

File Number NI22-0743

Comm. Dist. All

Recommendation Receive and File

Walk-Ons

Post Meeting Materials

Adjourn