

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

Mike Carballa, P.E.

County Attorney

Jeffrey N. Steinsnyder, Esq.

Pasco County Commission Agenda

Tuesday, October 11, 2022

10:00 AM



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

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 (11 a.m. Time Certain) A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Congratulating Adventhealth Wesley Chapel On Their 10th Anniversary And Thanking Them For Their Support Of The Pasco County Community
- File Number** CAO23-5108
Comm. Dist. 2
Recommendation Approve

Commissioners Items - Chairman Starkey

- RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring October 9th Through October 15th As Fire Prevention Week In Pasco County
- File Number** CAO23-5101
Comm. Dist. All
Recommendation Approve

Commissioners Items - Commissioner Fitzpatrick

- RS3 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring October 15, 2022, As White Cane Awareness Day In Pasco County
- File Number** CAO23-5106
Comm. Dist. All
Recommendation Approve

Consent

Constitutional Officers - Clerk - Minutes Approval

- C4 Annotated Minutes - Board of County Commissioners Meeting - Regular Meeting/Rezoning - August 9, 2022
- File Number** CO23-0104
Comm. Dist. All
Recommendation Approve

Constitutional Officers - Clerk - Minutes Distribution

- C5 Minutes - Board of County Commissioners Meeting - August 24, 2022 9 a.m.
- File Number** CO23-0105
Comm. Dist. All
Recommendation Approve
- C6 Minutes - Board of County Commissioners Meeting - August 24, 2022 10 a.m.
- File Number** CO23-0106

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 CO23-0100
Comm. Dist. All
Recommendation Approve

Legislative/Administrative - County Attorney

- C8 Request for Additional Purchasing Authority – Gray Robinson, P.A. – \$50,000.00
File Number CAO23-0001
Comm. Dist. All
Recommendation Approve
- C9 Approve Additional Purchase Authority - Barnett & Chistolini, PLLC - Continued Supportive Legal Services to Pasco County - \$136,771.52
File Number CAO23-2001
Comm. Dist. All
Recommendation Approve
- C10 Florida Department of Environmental Protection PFAS Site Investigation Site Access Agreement - Fire Rescue Training Center, 15910 Little Ranch Road, Spring Hill, Florida
File Number CAO23-3101
Comm. Dist. 5
Recommendation Approve
- C11 Agreement for Sale and Purchase of Property – Timothy Dexter – County Road 54 (Wesley Chapel Boulevard) Widening Project, From North of SR 56 to North of Magnolia Boulevard – Project No. C9956.00 – Parcels 107, 707, and 807 – \$722,587.50
File Number CAO23-4701
Comm. Dist. 2
Recommendation Approve

Development Services - Office of Economic Growth

- C12 Grant and Loan Agreement - Amskills, Inc. - Youth & Adult Training Center and Programs - \$1,162,500.00
File Number OEG23-1001
Comm. Dist. All

Recommendation Approve

Fire Rescue

- C13 Mutual Aid Agreement – Pasco County and AdventHealth Wesley Chapel – Advanced Life Support Interfacility Services to Defined Area of Pasco County – No Funding Required

File Number FR23-1000

Comm. Dist. All

Recommendation Approve

- C14 Interlocal Agreement – District School Board of Pasco County - Emergency Medical Responder Course Clinical Experience Contract – No Funding Required

File Number FR23-1002

Comm. Dist. All

Recommendation Approve

Internal Services - Facilities Management

- C15 Agreement for Sale and Purchase of Property – Frank Fekete – Lot 13 Sea Pines Drive, Hudson - Sea Pines Neighborhood Flood Abatement Project – \$20,000.00

File Number FAC23-0002

Comm. Dist. 5

Recommendation Approve

- C16 Interlocal Agreement - Pasco County Sheriff's Office - Regarding Case No. 2020-CA-1190

File Number FAC23-0004

Comm. Dist. 3

Recommendation Approve

- C17 Resolution Authorizing Liberty Professional Complex Rental Income to be Utilized for the Renovations – Liberty Professional Complex – 8606, 8624 and 8630 Government Drive, New Port Richey – No Funding Required

File Number FAC23-0006

Comm. Dist. 4

Recommendation Approve

- C18 Grant Easement – Withlacoochee River Electric Cooperative, Inc. – Crockett Lake Realignment of Existing Power Poles and Distribution Lines – No Funding Required

File Number FAC23-0008

Comm. Dist. 4

Recommendation Approve

- C19 Construction Contract Closeout Agreement to Agreement IFB-DS-20-125 – R

L Burns Inc. – Starkey Ranch District Park Phase 2A – No Funding Required

File Number FAC23-0009

Comm. Dist. 3

Recommendation Approve

C20 Task Order No. FM22-017 and Budget Journal Amendment No. 2427 – Trias Construction, LLC – Suncoast and Starkey Trailhead Rest Area – \$496,827.00

File Number FAC23-0012

Comm. Dist. 4

Recommendation Approve

C21 Change Order No. 2 to Task Order No. FM21-047 – Trias Construction, LLC – Land O’ Lakes Library Renovations – Affirm and Extend Task Order 45 Days – \$71,154.98

File Number FAC23-0013

Comm. Dist. 2

Recommendation Approve

C22 Change Order No. 2 to Task Order No. FM21-012 – Long & Associates Architects/Engineers, Inc. – Design for the Citizens Center Renovation – \$3,500.00

File Number FAC23-0014

Comm. Dist. 4

Recommendation Approve

C23 Exempt Purchase – Facility Wizard Software Inc. – Electronic Work Order Systems – \$78,684.00

File Number FAC23-0022

Comm. Dist. All

Recommendation Approve

C24 Additional Purchase Authority – Rentokil North America, Inc. d/b/a Florida Pest Control – Comprehensive Pest Control, Prevention Services, and Equipment – \$13,350.18

File Number FAC23-0023

Comm. Dist. All

Recommendation Approve

C25 Construction Contract Closeout Agreement for Agreement RSQ-CA-20-160 – Trias Construction LLC. – Arthur Engle Memorial Park Concession Building Replacement – No Funding Required

File Number FAC23-0026

Comm. Dist. 5

Recommendation Approve

- C26 Construction Contract Closeout Agreement to Agreement RSQ-CA-20-160 - Trias Construction, LLC - Pasco County Bus Wash - No Funding Required
File Number FAC23-0027
Comm. Dist. 4
Recommendation Approve
- C27 Change Order No. 4 to Agreement IFB-DS-20-129 – Blackwater Construction Services, LLC – Hugh Embry Library Renovations – \$46,481.69
File Number FAC23-0029
Comm. Dist. 1
Recommendation Approve
- C28 Award of Bid No. IFB-DS-22-127 – David Nelson Construction Co. – Galen Wilson Bus Maintenance Facility Construction and Parking Lot Expansion – \$8,385,200.00
File Number FAC23-0043
Comm. Dist. 4
Recommendation Approve

Internal Services - Fleet Management

- C29 Sole Source Purchase – Cummins, Inc. – Various Cummins Engine Repairs, Parts and Services – \$100,000.00
File Number FM23-0002
Comm. Dist. All
Recommendation Approve
- C30 Sole Source Purchase – Environmental Products Group, Inc. – Vactor Sewer Equipment Repairs, Parts and Services – \$100,000.00
File Number FM23-0003
Comm. Dist. All
Recommendation Approve
- C31 Sole Source Purchase – Ring Power Corporation – Caterpillar Equipment Repairs, Parts and Services – \$100,000.00
File Number FM23-0004
Comm. Dist. All
Recommendation Approve

Internal Services - Human Resources

- C32 Service Agreement Renewal – Commercial Risk Management, Inc. Workers' Compensation - Approximate Cost \$200,000.00
File Number HR23-0001
Comm. Dist. All
Recommendation Approve

Internal Services - Information Technology

- C33 Eighth Modification to the Master Service Agreement – Software Application - \$553,157.32
File Number IT23-0004
Comm. Dist. All
Recommendation Approve

Internal Services - Office of Management and Budget

- C34 Budget Amendment – Recognize Revenue for Grant G1M01 CFDA No. 20.250 - Metropolitan Planning Organization - \$662,223.00
File Number BA23-0001
Comm. Dist. All
Recommendation Approve
- C35 Budget Transfer - Realign Funding and Approve the Write-Off of Uncollectible Accounts Receivable – Policy Number 700-05 – Various Departments within the County – \$161,293.00
File Number BA23-0002
Comm. Dist. All
Recommendation Approve
- C36 Budget Amendment – Agreement Approval – Approve FDOT MPO Agreement – Recognize Revenue for Grant G22M28 CFDA No. 20.205 - Metropolitan Planning Organization - \$2,760,311.00
File Number BA23-0003
Comm. Dist. All
Recommendation Approve
- C37 Budget Amendment – Agreement Approval – Approve FDOT MPO Agreement – Recognize Revenue for Grant G22S01 CFSA No. 55.002 - Metropolitan Planning Organization - \$31,330.00
File Number BA23-0004
Comm. Dist. All
Recommendation Approve
- C38 Budget Amendment - Carry Forward and Transfer Funding from the Combined Library Impact Fee Fund to Program Specific Library Impact Fee Funds - Public Services Branch, Library Services Department - Appropriate Fiscal Year 2021 Revenue - \$894,622.80
File Number BA23-0008
Comm. Dist. All
Recommendation Approve
- C39 Budget Amendment - Carry Forward and Transfer Funding from the Combined Fire and Rescue Impact Fee Funds to Program Specific Fire and Rescue Impact Fee Funds - Fire Rescue Department - Appropriate Fiscal

Year 2021 Revenue - \$3,863,648.00

File Number BA23-0009

Comm. Dist. All

Recommendation Approve

- C40 Budget Amendment – Recognize Funding in the Inmate Welfare Fund – Public Safety, Corrections – Transfer from the Pasco Sheriff’s Office to Appropriate Fiscal Year 2023 Budget – \$6,500,000.00

File Number BA23-0019

Comm. Dist. All

Recommendation Approve

Internal Services - Purchasing

- C41 Award of Bid No. IFB-CA-22-187 – Cintas Corporation No. 2; Global Trading, Inc.; Red Wing Brands of America, Inc.; Shoes for Crews, LLC – Countywide Safety Shoes – Multi-Year Award – \$900,000.00

File Number PU23-0001

Comm. Dist. All

Recommendation Approve

- C42 Exempt Purchase – Various Vendors – As Needed Services To Address County's Legal Needs - \$2,157,000.00

File Number PU23-0002

Comm. Dist. All

Recommendation Approve

- C43 Classification, Sale, and Disposal of Surplus County Property – No Funding Required

File Number PU23-0003

Comm. Dist. All

Recommendation Approve

- C44 Cooperative Purchase – W.W. Grainger, Inc. – Countywide As-Needed Facilities, Maintenance, Repair and Operations (MRO) and Industrial Supplies – \$1,023,950.00

File Number PU23-0004

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Engineering Services

- C45 Recording of Plat with a Performance Guarantee – Lane Road Subdivision – Lane Road Project, LLC – No Funding Required

File Number SA23-0001

Comm. Dist. 1

Recommendation Approve

C46 Recording of Plat with Performance Guarantees – Whispering Oaks Preserve
Phases 2 & 3 – M/I Homes of Tampa, LLC – No Funding Required
File Number SA23-0002
Comm. Dist. 1
Recommendation Approve

C47 Recording of Plat with Performance Guarantee – Wyndfields Phases 1A and
1A1 – Forestar (USA) Real Estate Group, Inc. – No Funding Required
File Number SA23-0003
Comm. Dist. 2
Recommendation Approve

Public Infrastructure - Fiscal and Business Administration

C48 Award of Bid No. RFQ-RH-22-1074 – Buyer’s Point, LLC – Zep Cleaning
Products – Multi-Year Award – \$60,000.00
File Number PIFBA23-0010
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Public Works

C49 Stormwater Drainage Easements – Darrell Whitlock – Sea Pines
Neighborhood Flood Abatement Project (SW-145)(N850) – No Funding
Required
File Number PW23-0005
Comm. Dist. 5
Recommendation Approve

C50 Award of Bid No. IFB-RH-22-160 – Central Florida Transport, LLC and VLJ
Construction Services, Inc. – As-Needed Limerock for Base and Stabilized
Base – Multi-Year Award – \$1,725,000.00
File Number PW23-0016
Comm. Dist. All
Recommendation Approve

C51 Subrecipient Agreement and Budget Amendment Journal No. 3453 – Gulf
Consortium – Resources and Ecosystems Sustainability, Tourist
Opportunities, and Revived Economies (RESTORE) Spill Impact Funding
(Pot 3) Award – Port Richey Watershed Stormwater Management Project –
\$5,000,000.00
File Number PW23-0033
Comm. Dist. 4
Recommendation Approve

Public Infrastructure - Solid Waste

C52 Award of Bid No. IFB-RH-22-163 – Comanco Environmental Corporation –

As Needed Rain Cap Adjustment Services – Multi-Year Award –
\$1,500,000.00

File Number SW23-0002

Comm. Dist. All

Recommendation Approve

C53 Exempt Purchase – Various Vendors – Newspaper and Related Advertising
– \$120,000.00

File Number SW23-0003

Comm. Dist. All

Recommendation Approve

C54 Third Amendment to the Pasco County Biosolids Facility Service Agreement
between Merrell Bros., Inc. and Pasco County – Merrell Bros., Inc. – No
Funding Required

File Number SW23-0008

Comm. Dist. All

Recommendation Approve

C55 Second Amendment to the Interlocal Agreement between the Pasco County
Board of County Commissioners and the Pasco County Tax Collector – Non-
Ad Valorem Solid Waste Assessment – \$40,000.00

File Number SW23-0013

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Utilities

C56 Award of Bid No. IFB-KM-22-184 – Crabar/GBF, Inc. – Ongoing and As
Needed Utilities Billing Paper – Multi-Year Award – \$135,000.00

File Number UTCIS23-0007

Comm. Dist. All

Recommendation Approve

C57 Task Order No. 5-22 – Kimley-Horn and Associates, Inc. – Bulk Sewer Meter
Assessment and Replacements (PCU22-019.00) – \$155,100.00

File Number UTD23-0001

Comm. Dist. All

Recommendation Approve

C58 Amendment to the Water Supply and Wastewater Treatment Service
Agreement and Budget Amendment Journal No. 5 – Riverwood Estates
Holdco, LLC – Rehabilitation of Potable Water and Wastewater Infrastructure
for Riverwood Development – \$2,330,830.86

File Number UTD23-0014

Comm. Dist. 1

Recommendation Approve

BCC Agenda

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- C59 Award of Bid No. IFB-KM-22-179 – Odyssey Manufacturing Co. – On Going Chemical Feed System Maintenance Repairs & Replacement – Multi-Year Award – \$739,123.00
File Number UTOM23-0004
Comm. Dist. All
Recommendation Approve
- C60 Additional Purchase Authority – U.S. Water Services Corporation – Valves Change-Out Program – \$300,000.00
File Number UTOM23-0005
Comm. Dist. 3, 4, 5
Recommendation Approve
- C61 Exempt Purchase – Hach Company – Hach Brand Laboratory and Monitoring Supplies and Consumable Parts – \$391,000.00
File Number UTOM23-0006
Comm. Dist. All
Recommendation Approve
- C62 Exempt Purchase – Data Flow Systems, Inc. – Federal Communication Commission Licensing Services – \$66,125.00
File Number UTOM23-0009
Comm. Dist. All
Recommendation Approve

Public Services - Community Services

- C63 Award of Bid No. IFB-CL-22-114 – Dignity Funeral Services, Inc. DBA Michels and Lundquist Funeral Home and Cremation Service – Ongoing and As-Needed Unclaimed and Indigent Cremation and/or Burial Services – Multi-Year Award - \$699,000.00
File Number HS23-0001
Comm. Dist. All
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C64 Site Security Agreement – Sean Donlon – On-Site Security at the Jumping Gully Preserve – No Funding Required
File Number PRN23-0001
Comm. Dist. 2
Recommendation Approve
- C65 Approve Recipient/Subrecipient Agreement No. 21391 and Budget Amendment Journal No. 55 – Florida Fish and Wildlife Conservation Commission – Derelict Vessel Removal Grant to Remove Sailboat, Green Eyes, and a Commercial Trawler from Local Waters – \$56,000.00

File Number PRN23-0006
Comm. Dist. 3, 5
Recommendation Approve

Public Services - Public Transportation

- C66 Coordination/Grant Cooperation Agreement – Pinellas Suncoast Transit Authority and Hillsborough County – Transportation Services – No Funding Required
File Number PT23-0001
Comm. Dist. All
Recommendation Approve

Regular

Public Services - Parks, Recreation and Natural Resources

- R67 Introduction of a Proposed Ordinance for Speed Control - Gulf Island Lagoon - Amending Pasco County Code, Chapter 114 - No Funding Required
File Number PRN23-0005
Comm. Dist. 5
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.

- P68 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: Text Revisions To Section 602.08.M. Impact Fees, Mobility Fees, And Development Fee Surcharges And Section 602.10 VOPH Transportation Analysis; Table Revisions To Exhibit 602-C Transportation Development Fee Schedules, Revisions To Exhibit 602-D Property Owners Credits, Map And Table Amendments To Exhibit 602-E Master Roadway Plan; Add New Cross Section 60AA, And Revised Illustration Of Cross Section 70AA To Include Family Bike Paths, And Amending Other Sections,

As Necessary, For Internal Consistency, Providing For Applicability, Repealer, Severability, Inclusion Into The Land Development Code, And An Effective Date.

File Number PDD23-0002

Comm. Dist. 1

Recommendation No Action Required

P69

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 Remove Adoption Based Business Model and Amendment to Certificate of Source; Providing for Restrictions on the Retail Sale of Rabbits; Providing for Removal of Certain Retail Exemptions; 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 AS23-0001

Comm. Dist. All

Recommendation Approve

P70

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 14, 15, 22, And 23) From VMU-3 (Village Mixed Use Type 3) To VMU-2b (Village Mixed Use Type 2b) On Approximately 1,773 Acres Of Real Property Located East Of Curley Road, North Of The Zephyrhills Bypass; Amending Policy FLU 6.5.14 Applicability And Effect On Existing Development Approvals, Pasadena Hills, Figure PH-5, PH-6, and PH-7; Table PH-2, PH-3 And PH-4; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD23-0008

Comm. Dist. 1

Recommendation Approve

Public Hearings at 1:30 p.m.

P71

Comprehensive Plan Amendment – CPAL 22(11) Villages of Pasadena Hills Roadway Adjustments – Comprehensive Plan Amendment To The Pasadena Hills Comprehensive Plan Goal FLU 6: J. “Ben” Harrill Villages Of Pasadena Hills; To Make Roadway Changes In Figures PH-2, PH-4, PH-4A, PH-8, PH-12, And PH-13; Amending Transportation Map 7-36, Highway Vision Plan & Functional Class Map; And Other Amendments As Necessary For Internal Consistency, Providing For Severability, And An Effective Date.

File Number PDD23-0003

Comm. Dist. 1

Recommendation No Action Required

- P72 Land Excavation Operating Permit and Conditional Use Amendment Request (Continuance) – Massey Partners, LTD. – Operating Permit and Conditional Use Permit for Land Excavation in an A-C Agricultural District – Located at the End of Bayhead Road Approximately One-Mile West of Bellamy Brothers Boulevard (a.k.a. 25955 Bayhead Road) – Containing Approximately 642.16 Acres
File Number PDD23-CU02
Comm. Dist. 1
Recommendation Continuance Requested
- P73 Conditional Use Request (Continuance) – Homeelite LLC & Priya Properties LLC/Urban 54 Estates – Conditional Use for Multiple-Family Dwellings in a C-2 General Commercial District – South Central Pasco County – North Side of State Road 54 Approximately 1,325 Feet West of Lakepointe Parkway – Containing Approximately 13.381 Acres
File Number PDD23-CU03
Comm. Dist. 3
Recommendation Continuance Requested
- P74 Zoning Amendment (Continuance) – Hale-Collier MPUD Master Planned Unit Development – Julia Herndon/Walter and Elizabeth Franzel/The Franzel Family Revocable Trust - A Rezoning Request from A-R Agricultural-Residential and R-1 Rural Density Residential Zoning Districts to an MPUD to allow for a maximum of 109 Single-family Detached Dwelling Units and Associated Infrastructure on Approximately 46.1 Acres
File Number PDD23-7574
Comm. Dist. 2
Recommendation Continuance Requested
- P75 Conditional Use Request (Consent) – Holiday Square LTD/Johnson/US 19 & Flora – Conditional Use for Multiple-Family Dwellings in a C-2 General Commercial District – Southwest Pasco County – East Side of US Highway 19 Approximately 120 Feet South of Flora Avenue – Containing Approximately 13.6580 Acres
File Number PDD23-CU04
Comm. Dist. 3
Recommendation Approval with Conditions
- P76 Zoning Amendment (Consent) – Anmar Builders Inc/Crella Estates – Change in Zoning from an A-R Agricultural-Residential District to a MF-1 Multiple-Family Medium Density District – Northwest Pasco County – North Side of Shady Hills Road, East of Softwind Lane – Containing Approximately 19.231 Acres
File Number PDD23-7640
Comm. Dist. 5
Recommendation Approve

- P77 Conditional Use Request (Regular) – RR Sharp Properties LLC/813 Towing – Conditional Use for Towing Services and Storage of Vehicles in an C-2 General Commercial District – South Central Pasco County – East Side of Land O Lakes Boulevard Approximately 700 feet south of Cove Lake Place – Containing Approximately 0.62 Acre
File Number PDD23-CU06
Comm. Dist. 2
Recommendation Approval with Conditions
- P78 Zoning Amendment (Regular) – MJW Group Inc/Viceroy Apartments – Change in Zoning from an MF-2 Multiple-Family High Density District to a MF-3 Multiple-Family High Density District – Southwest Pasco County – West Side of Wood Trail Boulevard Approximately 175 Feet North of Old County Road 54 – Containing Approximately 2.8 Acres
File Number PDD23-7634
Comm. Dist. 4
Recommendation Approve
- P79 Zoning Amendment (Regular) – Seven Oaks MPUD Master Planned Unit Development Parcel S-19 – SD Wesley Chapel, LLC - A Rezoning Request from an MPUD Master Planned Unit Development to an MPUD Master Planned Unit Development to Modify the Master Plan to Allow the Conversion of Retail/Commercial Entitlements to Multi-family Entitlements on Parcel S-19
File Number PDD23-0001
Comm. Dist. 2
Recommendation Approval with Conditions

Noted Items

Agendas and Minutes

- N80 Agency Mailing - Meadow Pointe II CDD - July 6, 2022
File Number NI23-0101
Comm. Dist. All
Recommendation Receive and File
- N81 Minutes of Meeting - Meadow Pointe II Community Development District - July 6, 2022
File Number NI23-0102
Comm. Dist. All
Recommendation Receive and File
- N82 Agency Mailing - Meadow Pointe II CDD - June 1, 2022
File Number NI23-0103
Comm. Dist. All
Recommendation Receive and File

- N83 Agency Mailing - Meadow Pointe II CDD - Joint Meeting - June 29, 2022
File Number NI23-0104
Comm. Dist. All
Recommendation Receive and File
- N84 Meeting Schedule FY23 - Meadow Pointe CDD - Dated August 31, 2022
File Number NI23-0105
Comm. Dist. All
Recommendation Receive and File
- N85 Minutes of Meeting - Meadow Pointe II Community Development District - June 1, 2022
File Number NI23-0106
Comm. Dist. All
Recommendation Receive and File
- N86 Minutes of Workshop - Meadow Pointe II Community Development District - June 1, 2022
File Number NI23-0107
Comm. Dist. All
Recommendation Receive and File
- N87 Minutes of Meeting - Meadow Pointe II Community Development District - June 29, 2022
File Number NI23-0108
Comm. Dist. All
Recommendation Receive and File
- N88 Connerton East CDD - Resolution 2022-13 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 31, 2022
File Number NI23-0109
Comm. Dist. All
Recommendation Receive and File
- N89 Mitchell Ranch CDD - Resolution 2022-06 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 31, 2022
File Number NI23-0110
Comm. Dist. All
Recommendation Receive and File
- N90 Copperspring CDD - Resolution 2022-08 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 31, 2022
File Number NI23-0111

	Comm. Dist.	All
	Recommendation	Receive and File
N91	Waters Edge CDD - FY 2022 - 2023 Meeting Schedule - Dated August 31, 2022	
	File Number	NI23-0112
	Comm. Dist.	All
	Recommendation	Receive and File
N92	Chapel Creek CDD - FY 2023 Meeting Schedule - Dated August 29, 2022	
	File Number	NI23-0113
	Comm. Dist.	All
	Recommendation	Receive and File
N93	Library Advisory Meeting Minutes - May 10, 2022	
	File Number	NI23-0114
	Comm. Dist.	All
	Recommendation	Receive and File
N94	Minutes - Tourist Development Council (TDC) - June 15, 2022	
	File Number	NI23-0118
	Comm. Dist.	All
	Recommendation	Receive and File
N95	Minutes - Villages of Pasadena Hills Advisory and Planning Committee (VOPH) - July 27, 2022	
	File Number	NI23-0119
	Comm. Dist.	All
	Recommendation	Receive and File
N96	Minutes - Villages of Pasadena Hills Advisory and Planning Committee Workshop (VOPH) - July 27, 2022	
	File Number	NI23-0120
	Comm. Dist.	All
	Recommendation	Receive and File
N97	Minutes of Meeting - Heritage Springs Community Development District - May 16, 2022	
	File Number	NI23-0121
	Comm. Dist.	All
	Recommendation	Receive and File
N98	Agency Mailing - Heritage Springs CDD - May 16, 2022	
	File Number	NI23-0122
	Comm. Dist.	All
	Recommendation	Receive and File

- N99 Hidden Creek North CDD - Resolution 2022-09 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 29, 2022
File Number NI23-0123
Comm. Dist. All
Recommendation Receive and File
- N100 Riverwood Estates Community Development District - FY 2022-2023 Final Budget - Dated August 26, 2022
File Number NI23-0124
Comm. Dist. All
Recommendation Receive and File
- N101 Riverwood Estates CDD - Resolution 2022-08 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 26, 2022
File Number NI23-0125
Comm. Dist. All
Recommendation Receive and File
- N102 Agenda & Minutes - Pasco County Commission on Human Trafficking - Meeting of July 20, 2022
File Number NI23-0126
Comm. Dist. All
Recommendation Receive and File
- N103 Bridgewater of Wesley Chapel CDD - Res 2022-09 FY 22-23 Budget Appropriation Resolution - Dated August 25, 2022
File Number NI23-0146
Comm. Dist. All
Recommendation Receive and File
- N104 Bridgewater of Wesley Chapel CDD - Res 2022-11 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated July 7, 2022
File Number NI23-0147
Comm. Dist. All
Recommendation Receive and File
- N105 The Preserve at South Branch CDD - Res 2022-08 Budget Appropriation FY22-23 - Dated August 16, 2022
File Number NI23-0148
Comm. Dist. All
Recommendation Receive and File

- N106 The Preserve at South Branch CDD - Res 2022-10 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 16, 2022
File Number NI23-0149
Comm. Dist. All
Recommendation Receive and File
- N107 Bexley CDD - Res 2022-06 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 15, 2022
File Number NI23-0150
Comm. Dist. All
Recommendation Receive and File
- N108 Bexley Community Development District - FY 2022-2023 Final Budget - Dated August 19, 2022
File Number NI23-0151
Comm. Dist. All
Recommendation Receive and File
- N109 Concord Station Community Development District - FY 2022-2023 Final Budget - Dated August 17, 2022
File Number NI23-0152
Comm. Dist. All
Recommendation Receive and File
- N110 Country Walk CDD - Res 2022-06 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 17, 2022
File Number NI23-0153
Comm. Dist. All
Recommendation Receive and File
- N111 Country Walk Community Development District - FY 2022-2023 Final Budget - Dated August 17, 2022
File Number NI23-0154
Comm. Dist. All
Recommendation Receive and File
- N112 Del Webb Bexley Community Development District - FY 2022-2023 Final Budget - Dated August 15, 2022
File Number NI23-0155
Comm. Dist. All
Recommendation Receive and File
- N113 Long Lake Reserve Community Development District - FY 2022-2023 Final Budget - Dated August 16, 2022
File Number NI23-0156

- Comm. Dist.** All
Recommendation Receive and File
- N114 Meadow Pointe III CDD - Res 2022-06 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 22, 2022
File Number NI23-0157
Comm. Dist. All
Recommendation Receive and File
- N115 Meadow Pointe III Community Development District - FY 2022-2023 Final Budget - Dated August 22, 2022
File Number NI23-0158
Comm. Dist. All
Recommendation Receive and File
- N116 Meadow Pointe IV Community Development District - FY 2022-2023 Final Budget - Dated August 15, 2022
File Number NI23-0159
Comm. Dist. All
Recommendation Receive and File
- N117 Wesbridge Community Development District - FY 2022-2023 Final Budget - Dated August 17, 2022
File Number NI23-0160
Comm. Dist. All
Recommendation Receive and File
- N118 Del Webb Bexley CDD - Res 2022-07 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 15, 2022
File Number NI23-0161
Comm. Dist. All
Recommendation Receive and File
- N119 Wesbridge CDD - Res 2022-05 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 17, 2022
File Number NI23-0162
Comm. Dist. All
Recommendation Receive and File
- N120 Meadow Pointe IV Community Development District - FY 2022-2023 Revised Final Budget - Dated August 17, 2022
File Number NI23-0163
Comm. Dist. All
Recommendation Receive and File

- N121 Notice of Public Meeting Dates - Heritage Springs Community Development District - FY2023
File Number NI23-0164
Comm. Dist. All
Recommendation Receive and File
- N122 Notice of Public Meeting Dates - Lake Bernadette Community Development District - FY2023
File Number NI23-0165
Comm. Dist. All
Recommendation Receive and File
- N123 Union Park CDD - Res 2022-06 Final Adopted Budget - August 17, 2022
File Number NI23-0166
Comm. Dist. All
Recommendation Receive and File
- N124 Union Park CDD - Res 2022-08 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated August 3, 2022
File Number NI23-0167
Comm. Dist. All
Recommendation Receive and File
- N125 Epperson Ranch CDD - Res 2022-10 Final Adopted Budget - August 4, 2022
File Number NI23-0168
Comm. Dist. All
Recommendation Receive and File
- N126 Epperson Ranch CDD - Res 2022-13 Designating Dates, Time & Location for the Regular Meetings of the Board of Supervisors - Dated September 1, 2022
File Number NI23-0169
Comm. Dist. All
Recommendation Receive and File
- N127 Hidden Creek North Community Development District - Approved Final FY 2023 Budget - Dated August 29, 2022
File Number NI23-0171
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

- N128 Exempt Purchase – Central Square Technologies – Management System – \$296,525.00
File Number NI23-0001
Comm. Dist.

- Recommendation** Receive and File
- N129 Exempt Purchase – Insight Public Sector – Appliance and Maintenance – \$153,213.74
File Number NI23-0002
Comm. Dist.
Recommendation Receive and File
- N130 Clerk & Comptroller - Fee-Funded Budget Allocation Fiscal Year 2022-2023 - Received in Board Records August 30, 2022
File Number NI23-0100
Comm. Dist. All
Recommendation Receive and File
- N131 FAC22-1120 - AAR No 1 - Wiregrass Ranch Sports Campus Phase II - Stantec Consulting Service Inc. - \$6,364.00 - August 18, 2022
File Number NI23-0115
Comm. Dist. All
Recommendation Receive and File
- N132 Notice to Proceed - South Holiday Library Renovations - Williamson Dacar Associates, Inc. - August 9, 2022
File Number NI23-0116
Comm. Dist. All
Recommendation Receive and File
- N133 PSC-2022-0322-FOF-EI - Docket No. 20220122-EI - Tampa Electric Company - Issued September 12, 2022
File Number NI23-0117
Comm. Dist. All
Recommendation Receive and File
- N134 United Way of Pasco County - Official FY2022-2023 Allocations List (UWPC + County Portions)
File Number NI23-0127
Comm. Dist. All
Recommendation Receive and File
- N135 City of Port Richey Res 22-06 Amending Community Redevelopment Agency Boundary - Dated August 29, 2022
File Number NI23-0170
Comm. Dist. All
Recommendation Receive and File
- N136 Release of Maintenance Guarantee – Taylor Morrison of Florida, Inc. – River Landing Utility Extension Reclaim Only (PCU19-401.01)

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| | File Number NI23-0172
Comm. Dist. 2
Recommendation Receive and File |
| N137 | Release of Maintenance Guarantee – CR Pasco Development Company, LLC – Mirada Active Adult Phase 1A, 1D, and Offsite FM (PCU17-112.02)
File Number NI23-0173
Comm. Dist. 1
Recommendation Receive and File |
| N138 | Release of Maintenance Guarantee – JSF Northwood 56, LLC – Northwood Palms & SR 56 Storage Unit (PCU97-112.24)
File Number NI23-0174
Comm. Dist. 2
Recommendation Receive and File |
| N139 | Release of Maintenance Guarantee – PV-Old Cypress, LLC – Shoppes at Cypress Creek (PCU00-245.78)
File Number NI23-0175
Comm. Dist. 2
Recommendation Receive and File |
| N140 | Release of Maintenance Guarantee – Pasco County Associates III, LLLP – Winding Ridge Phase 2 (PCU00-230.02)
File Number NI23-0176
Comm. Dist. 2
Recommendation Receive and File |
| N141 | Approve the Release of the Right of Way (ROW) Maintenance Guarantee Surety Bond No.20BSBHW3520 – VMR Development, LLC (Developer) – The Village at Mitchell Ranch– Right of Way Improvements Permit No.36855 (PMB22-066)
File Number NI23-0192
Comm. Dist. 3
Recommendation Receive and File |
| N142 | Approve the Release of the Right-of-Way (ROW) Performance Guarantee Surety Bond No. RCB0027669 and Accept ROW Maintenance Guarantee Surety Bond No. SU1183106 and associated Rider – Lennar Homes, LLC (Developer) – Darlington Townhomes ROW Improvements, Permit No. 2019-00716 (PMB22-072)
File Number NI23-0193
Comm. Dist. 3
Recommendation Receive and File |
| N143 | Approve the Release of the Maintenance Guarantee Surety Bond No. |

PB03010404263 – NNP-Bexley, LLC (Developer) – Bexley Village Drive 1st Extension (PMB22-073)

File Number NI23-0194

Comm. Dist. 4

Recommendation Receive and File

N144 Approve the Release of the Maintenance Guarantee Surety Bond No. PB03010405561 – NNP-Bexley, LLC (Developer) – Bexley Village Drive 1st Extension - Lot A Partial Replat (PMB22-074)

File Number NI23-0195

Comm. Dist. 4

Recommendation Receive and File

N145 Accept the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 0245592 – Union Park East Community Development District (Developer) – Union Park Oldswoods Avenue, Permit No. ROW-2021-01006 (PMB22-078)

File Number NI23-0196

Comm. Dist. 2

Recommendation Receive and File

N146 Approve the Release of Performance Guarantee Surety Bond No. 107389237 and Accept the Maintenance Guarantee Surety Bond No. 107587410 – Cypress Preserve 841, LLC (Developer) – Cypress Preserve 3A & 4A (PMB22-079)

File Number NI23-0197

Comm. Dist. 4

Recommendation Receive and File

N147 Approve the Release of Performance Guarantee Surety Bond No. 1085603 – M/I Homes of Tampa, LLC (Developer) – Talavera Phase 1D (PMB22-080)

File Number NI23-0198

Comm. Dist. 5

Recommendation Receive and File

N148 Performance Bond No. 9412207 - REV RTC d/b/a Hall Mark RTC

File Number NI23-0217

Comm. Dist. All

Recommendation Receive and File

Walk-Ons

Post Meeting Materials

Adjourn