

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

ANNOTATED AGENDA

APRIL 4, 2023

**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 Jack Mariano, Chairman, District 5 Honorable Ronald E. Oakley, Vice-Chairman, Dist.1 Honorable Seth Weightman, District 2 Honorable Kathryn Starkey, District 3 Honorable Gary Bradford, District 4
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Clerk & Comptroller	Honorable Nikki Alvarez-Sowles, Esq. Rep by: Kim Thompson, Chief Operations Officer
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County Administrator	Mike Carballa, P.E.
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County Attorney	Jeffrey N. Steinsnyder, Esq. Rep by: David Goldstein, Chief Assistant County Attorney
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CALL TO ORDER

Chairman Mariano called the meeting to order at 10:02 a.m.

**INVOCATION
PLEDGE OF ALLEGIANCE**

Ms. Thompson gave the Invocation and led the Pledge of Allegiance to the Flag.

ROLL CALL

Ms. Thompson 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.

Ms. Nancy Hazelwood welcomed the new County Commissioners and spoke regarding the Northeast Rural Area Plan, its creation, previous concerns raised by citizens, the Villages of Pasadena Hills, that the vision had not been completed, transition zones, Citrus Ridge, a hill that had been removed, coming development, and concerns for bicyclers while photographs were displayed.

Mr. Larry Lewis spoke regarding Coolwood Drive, that it was not a low impact County Road, that it was a road used to cut through from US 301 to Fort King Road, dust concerns, that it had been previously approved to be paved, delays to the project, and water runoff.

Mr. Justin Cook spoke regarding that due to the increase in traffic in the Watergrass Area since the Overpass Road exit opening, Emergency Services has had difficulty getting out, noise concerns, safety concerns, and a request to look into additional emergency services for the area.

Discussion was held regarding if the area was incorporated or not and Staff members present that could speak with him.

Ms. Cassara Bronson noted that she was a new resident in the County and spoke regarding Open Spaces, concerns with the increase of development on open land, the

lack of infrastructure and support services, Old Bridge Ridge being used as a cut through, damage to the road, the need for a solution for the homeowners in Watergrass, speeding and noise concerns on Handcart Road, issues with a developer building a berm instead of a barrier wall, a recent accident, health concerns, and maintenance concerns.

Ms. Julie Picciotto spoke regarding the Watergrass Area, traffic concerns, that newer developments were going to have barrier walls, the need for a barrier along Handcart Road, appreciation to Staff for their response, speed concerns on Handcart Road, noise concerns, the lack of policing on Handcart Road, and Old Bridge Road concerns.

Ms. Tammy Cook spoke regarding the Watergrass Community, issues at Old Bridge Road and Handcart Road, that she had been told by Traffic Operations that a temporary signal would be placed within ninety days, a request for a round-a-bout as the long term solution, speeding concerns, that Old Bridge Road would no longer allow large trucks, issues with firetrucks unable to make it through traffic to respond to an emergency, a question on the mitigation efforts on Old Bridge Road, the Overpass Road Extension project, barrier walls, a park that was not protected, and who would be responsible if someone got hurt.

Discussion was held regarding whether the Board could control the berm; looking into the issues; the opening of Overpass Road; traffic flow; timing issues; appreciation to Staff for their efforts; and connectivity issues.

Mr. Zuriel Cabrera, Watergrass CDD Board Member, echoed the same concerns as his neighbors and voiced his concerns regarding the park.

Resolutions

Commissioners Items - Commissioner Weightman

RS1 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring The Month Of April As Water Conservation Month In Pasco County

File Number CAO23-5142

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Consent

Approved the Consent Agenda with the exception of Agenda items C7 which was pulled for revision and Agenda items C27, C29, and N103 which had been withdrawn.

Constitutional Officers - Clerk - Minutes Approval

- C2 Annotated Minutes - Board of County Commissioners Meeting - Regular Meeting/Rezoning - January 24, 2023
 File Number CO23-0149
 Comm. Dist. All
 Recommendation Approve

Constitutional Officers - Clerk - Minutes Distribution

- C3 Minutes - Board of County Commissioners Meeting - February 7, 2023
 File Number CO23-0150
 Comm. Dist. All
 Recommendation Approve

Constitutional Officers - Clerk - Financial Matters

- C4 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 CO23-0136
 Comm. Dist. All
 Recommendation Approve

Internal Services - Facilities Management

- C5 Accept Deed and Adopt Resolution Cancelling Taxes - Goldenranch Property, LLC. - Union Park - No Funding Required
 File Number FAC23-0072
 Comm. Dist. 2
 Recommendation Approve
- C6 Resolution Canceling Taxes – Lynn Heasley – Environmental Lands Acquisition and Management Program - No Funding Required
 File Number FAC23-0074
 Comm. Dist. 4,5
 Recommendation Approve
- C7 Task Order No. FM23-014 and Budget Amendment Journal No. 0739 – Trias Construction, LLC; Approve Addition to 2015 Penny for Pasco Projects List – Fire Rescue Logistics Building – \$744,840.00
 File Number FAC23-0135
 Comm. Dist. 3

Recommendation Approve

Approved Staff's recommendation including the noted revision to attach Exhibit B.

- C8 Agreement for Sale and Purchase of Property – Patrick Handfield – Lot 160 Sea Pines Unit Seven Unrecorded Plat, Hudson - Sea Pines Neighborhood Flood Abatement Project – \$7,500.00

File Number FAC23-0140

Comm. Dist. 5

Recommendation Approve

- C9 Agreement for Sale and Purchase of Property – Lola Builders, Inc. – Lot 156 Sea Pines Unit Seven Unrecorded Plat, Hudson - Sea Pines Neighborhood Flood Abatement Project – \$35,000.00

File Number FAC23-0143

Comm. Dist. 5

Recommendation Approve

Internal Services - Fleet Management

- C10 Cooperative Purchase – Alamo Group Texas, LLC – Eagle Flex-wing Mowers – \$141,820.00

File Number FM23-0015

Comm. Dist. All

Recommendation Approve

- C11 Exempt Purchase – Bozard Ford Company – Seven Ford F-150 Trucks – \$344,400.00

File Number FM23-0016

Comm. Dist. All

Recommendation Approve

- C12 Exempt Purchase – Wesco Turf, Inc. – Assorted Toro Equipment – \$209,960.34

File Number FM23-0020

Comm. Dist. All

Recommendation Approve

Internal Services - Information Technology

- C13 Resolution to Change the Official Street Name of a Portion of Williams Cemetery Road – Williams Cemetery Road to St Benedict Road – No Funding Required

File Number IT23-0026

Comm. Dist. 1

Recommendation Approve

- C14 Resolution to Change the Official Street Name of the Northeast Section of the Existing Mc Cabe Road – Mc Cabe Road to Wichers Road – No Funding Required

File Number IT23-0027

Comm. Dist. 1

Recommendation Approve

- C15 Additional Purchase Authority – Ongoing and As Needed Maintenance – \$40,145.61

File Number IT23-0028

Comm. Dist. All

Recommendation Approve

Internal Services - Purchasing

- C16 Shortlist Firms and Negotiate Agreement with Shortlisted Firm for RSQ-RH-22-101 – Engineering Services for the Stormwater Master Plan Update Project – Geosyntec Consultants, Inc., Jacobs Engineering Group Inc., and Applied Sciences Consulting, Inc. – No Funding Required

File Number PU23-0020

Comm. Dist. All

Recommendation Approve

- C17 Authorization to Shortlist and Negotiate with Shortlisted Firms for RSQ-KM-23-001 – Progressive Design Build – Land O Lakes Wastewater Treatment Plant (WWTP) Rehabilitation and Expansion – Vogel Bros. Building Co., Wharton-Smith, Inc., and Kiewit Infrastructure South Co. – No Funding Required

File Number PU23-0021

Comm. Dist. All

Recommendation Approve

- C18 Authorization to Shortlist and Delegate Negotiation and Execution of Agreements to County Administrator for RSQ-LK-23-019 – Professional Transportation and Related Consulting – No Funding Required

File Number PU23-0022

Comm. Dist. All

Recommendation Approve

- C19 Classification, Sale, and Disposal of Surplus County Property – No Funding Required

File Number PU23-0023

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Engineering Services

- C20 Recording of Plat with Performance Guarantees – Connerton Village 3 Phase 1
– Lennar Homes, LLC – No Funding Required
File Number SA23-0022
Comm. Dist. 2
Recommendation Approve
- C21 Recording of Plat with a Performance Guarantee – Sanctuary Ridge Subdivision
– KB Home Tampa, LLC – No Funding Required
File Number SA23-0028
Comm. Dist. 2
Recommendation Approve
- C22 Recording of Plat with a Performance Guarantee – Two Rivers Parcel A1 Phase
B – Two Rivers North Community Development District and R- Hearthstone Lot
Option Pool 05, LP – No Funding Required
File Number SA23-0029
Comm. Dist. 1
Recommendation Approve
- C23 Recording of Plat with a Performance Guarantee – Salem Townhomes – D.R.
Horton, Inc. – No Funding Required
File Number SA23-0030
Comm. Dist. 4
Recommendation Approve
- C24 Maintained Right-of-Way Map – Portion of Rice Road – Section 95.361, Florida
Statutes – No Funding Required
File Number SA23-0031
Comm. Dist. 2
Recommendation Approve
- C25 Recording of Plat – The Market at Mirada – Market at Mirada LLC - 29:11
Mirada, LLC – No Funding Required
File Number SA23-0034
Comm. Dist. 1
Recommendation Approve

Public Infrastructure - Public Works

- C26 Standard Grant Agreement No. LPA0361 between the Florida Department of
Environmental Protection and Pasco County – Pasco County Green Key
Drainage Improvements (LPA0361) (SW-1088) – \$2,000,000.00

File Number PW23-0059
Comm. Dist. 5
Recommendation Approve

- C27 Award of Bid No. IFB-RH-22-057 – Asphalt Paving Systems, Inc. and Ajax Paving Industries of Florida LLC – Roadway Rehabilitation and Repaving – \$44,000,000.00

File Number PW23-0083
Comm. Dist. All
Recommendation Approve

The item was withdrawn. No action was taken.

Public Infrastructure - Solid Waste

- C28 Agreement for Professional Services for RFP-RH-22-194 – Phillips and Jordan, Incorporated and DRC Emergency Services, LLC – Disaster Debris Removal Services – No Funding Required

File Number SW23-0209
Comm. Dist. All
Recommendation Approve

- C29 Agreement for Professional Services for RFP-RH-22-112 – Tetra Tech, Inc. and Thompson Consulting Services, LLC – Disaster Debris Monitoring, Oversight and Recovery Services – No Funding Required

File Number SW23-0225
Comm. Dist. All
Recommendation Approve

The item was withdrawn. No action was taken.

Public Infrastructure - Utilities

- C30 Multiple Award of Bid No. IFB-DS-23-051 – Crabar/GBF, Inc. and Prison Rehabilitative Industries and Diversified Enterprises, Inc. d/b/a PRIDE Enterprises – Ongoing and As Needed Envelopes – \$212,920.00

File Number UTCIS23-0227
Comm. Dist. All
Recommendation Approve

- C31 Award of Bid No. IFB-KM-23-032 – CJ's Sales and Service of Ocala, Inc. – As Needed and Ongoing Generator Maintenance and Repair – \$1,516,600.69

File Number UTOM23-0224

Comm. Dist. All
Recommendation Approve

Public Safety - Corrections

- C32 Exempt Purchase - Pasco-Hernando State College, St. Petersburg College, Withlacoochee Technical College, Signal 15, Inc., and Nature Coast Sports & Apparel, Inc. d/b/a Citrus Sports & Apparel - Corrections Academy - \$180,000.00

File Number COR23-0002

Comm. Dist. All

Recommendation Approve

- C33 Federally Funded Subaward Agreement - The University of South Florida Board of Trustees - National Institute of Justice Research, Evaluation, and Development Project Grant - Subaward Agreement 1255-1164-00-C - CFDA 16.560 - No Funding Required

File Number COR23-0003

Comm. Dist. All

Recommendation Approve

Public Safety - Fire Rescue

- C34 Additional Purchase Authority – Ten-8 Fire and Safety, LLC. – Fire/Rescue Refurbished Ambulance – \$21,355.00

File Number FR23-1436

Comm. Dist. All

Recommendation Approve

Public Services - Community Development

- C35 Emergency Solutions Grant CARES Act Funding Agreement – Metropolitan Ministries, Inc. – Emergency Solutions Grant, CFDA No. 14.231 – No Funding Required

File Number CD23-0105

Comm. Dist. All

Recommendation Approve

Public Services - Destination Management Organization

- C36 Award of Request for Proposal – RFP-CL-22-139 – Downs & St. Germain Research, Inc. – Visitor Profile and Economic Impact Study for Florida's Sports Coast – \$291,000.00

File Number DMO23-0068

Comm. Dist. All

Recommendation Approve

Public Services - Libraries

- C37 Collection Development – Pasco County Library System – Policy – No Funding Required
File Number LI23-0008
Comm. Dist. All
Recommendation Approve
- C38 Reconsideration of Materials Policy, Reconsideration of Library Materials Table, Reconsideration of Library Materials Form – Pasco County Library System – Policy – No Funding Required
File Number LI23-0009
Comm. Dist. All
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C39 Donation of Public Wi-Fi Hotspot – Florida Engineering Leadership Institute, Class of 2021 – Stanley Park – \$6,000.00
File Number PRN23-0002
Comm. Dist. 1
Recommendation Approve
- C40 Amended and Restated Resolution No. 22-092 – Florida Fish and Wildlife Conservation Commission (FWC) – To Expand the Authority of the County Administrator to Sign Derelict Vessel Removal Grant Agreements with the FWC to Further Streamline Grant Funding – No Funding Required
File Number PRN23-0056
Comm. Dist. All
Recommendation Approve

Regular

Development Services - Planning and Development

- R41 (11:00 a.m. Time Certain) Presentation - Pasco 2050 - Year 3 Overview - No Funding Required
File Number PDD23-0211
Comm. Dist. All
Recommendation Presentation Only

The item was for information only. No action was required.

Miscellaneous Business - District One - Commissioner Oakley

- Commissioner Oakley spoke regarding a site visit with Mosquito Control with Ms. Adriane Rogers, Mosquito Control Executive Director, and Mr. Michael Cox, equipment used for mosquito control, and an upcoming Open House to be held on April 8, 2023 from 9 a.m. to 2 p.m. while photographs were displayed.

Miscellaneous Business - District Two - Commissioner Weightman

- Commissioner Weightman spoke regarding the recent Chasco Fiesta event he attended on Saturday and expressed his appreciation for everyone's efforts for another fantastic event.
- He thanked Chairman Mariano and Commissioner Starkey for their attendance at the recent Transportation Management Area Leadership Group Meeting and their support of language changes in looking at a Regional MPO.

Miscellaneous Business - District Three - Commissioner Starkey

- Commissioner Starkey spoke regarding the site plan for a storage building being built off Geneva Drive and Chesapeake Drive and asked why it was not being built on the open land instead of where the oak tree was.
- She spoke regarding a recent tour of the Sheriff's Office. She noted his building was in rough shape and they were anxious to move into their new building. She requested a timeline regarding the move.

Mr. Carballa explained the current schedule from Facilities was approximately eight months.

Mr. Andrew Baxter, Facilities Management Director, spoke during the discussion.

Discussion was held regarding the timeline; the design process; changes that were made to the design; a small delay from working with the Federal Partner in Social Security which had a lease which needed to be ended; and mold issues in the old building which was going to be demolished.

- She spoke regarding a lunch she was invited to in Tampa where she was seated next to Hillsborough County Commissioner Michael Owen and Hillsborough County Administrator Bonnie Wise who were looking forward to a joint Tampa Bay County Commission Workshop.

Mr. Carballa explained the meeting was tentatively scheduled for May 12, 2023 which would most likely be in the West Shore Airport area which would include Hillsborough County, Pinellas County, and Pasco County.

Discussion was held regarding the joint workshop meeting and whether there would be Sunshine Law issues.

- She spoke regarding the recent Harbor South Leadership Council meeting that had been cancelled, the communities that were invited, citizens who were uneasy about plans for Anclote River Park, plans that were being paused, and that a Townhall Meeting would be held in the future.
- She spoke regarding the recent Boat Parade and a boat they towed to the side.
- She spoke regarding Rules for Procedure, 10.3, Public Comment. She spoke regarding past revisions, a recent meeting, and a suggestion to change language.

Discussion was held regarding recent Public Comment requests; extra time granted; people speaking when they were supposed to be represented as a group; the importance of Public Comment; wanting the best for the citizens; issues with previous requests; the need to copy the County Attorney's Office and County Administrator's Office on all requests; concerns with the requested amendment; being reasonable; following the current policy; whether people would need to sign up to waive their time; the intent of the current policy; the need for parameters to be in place; potentially asking people who were in agreement with the lead speaker to stand up and come forward if they had something different to say; the need for simple verbiage to state before speakers come forward; the value of time; and following the process consistently.

- She spoke regarding a home on Patriot Lane that had items in the road had been cleaned up, a terrible event the owner had recently faced, working with the family to help clean up the property, a contractor that had come in, the budget set aside for similar projects, that the homeowner had accepted mental health services, and appreciation to Staff for their efforts while photographs were displayed.
- She spoke regarding a bathroom that would be coming in at the Starkey Trail and Suncoast Trail and noted it was not open yet while photographs were displayed.

Miscellaneous Business - District Four - Commissioner Bradford

- No items.

Miscellaneous Business - District Five - Commissioner Mariano

- Chairman Mariano spoke regarding Tourism Week in Tallahassee he and Mr. Adam Thomas, Tourism Director, had recently attended. He noted meeting with Florida Wildlife Conservation Commission Chief of Staff Jessica Crawford to discuss Scalloping, data from the last couple of years, getting thirty days of scalloping for Pasco County, and potential start dates.

Discussion was held regarding Scalloping Season; whether northern counties would be cut back; appreciation to Staff for their efforts; whether a motion would be needed; and potentially changing the start date.

Approved to change the start date to July 1st if everything came back appropriate to change it.

- He spoke regarding Hudson Beach and asked Staff to go work with Mr. Mike Malacos with Inn on the Gulf and others to help them with parking.

Discussion was held regarding different suggestions to assist with parking.

- He spoke regarding comments received concerning the Hudson Boat Ramp being a shallow build and the issues that it causes. He asked for Staff to look into it before Scalloping Season started.
- He requested an update regarding the Sun West Park zoning.

Mr. Nectarios Pittos, Planning and Development Director, explained the project was almost ready to be submitted to the County Attorney's Office for legal review and the potential timeline.

- He spoke regarding a law that would be taking place where if someone had Citizen's Insurance and you were in an AE Zone, they would require them to get flood insurance. He was concerned about the effects to people's monthly bills.

Mr. Ralph Lair, Intergovernmental Affairs Officer, spoke during the discussion.

Discussion was held regarding the recent Bill; concerns that had been raised; effects of the most recent hurricane; information that would be forwarded later; reaching out to the legislators; and requirements.

Miscellaneous Business - County Administrator

- Mr. Carballa noted they were still working on amending the Interlocal Agreement and requested a waiver of review fees for the Pepin Academy at Kirkland.

Discussion was held regarding whether it was possible to get a waiver until the Interlocal Agreement was completed.

Approve to delegate authority to the County Administrator to administratively waive review fees for School Board Projects until the Interlocal Agreement was codified with Commissioner Starkey absent from the vote.

Miscellaneous Business - County Attorney

- No items.

Miscellaneous Business - Clerk and Comptroller

- Ms. Thompson gave an update regarding the Operation Greenlight Event and noted the event would continue to run until the following day at 7 p.m.
- She spoke regarding the upcoming Operation Stand Down event that would be held on April 21st at Safety Town in the nature center building. She explained it was for veterans and that it was a partnership with One Community Now.

Miscellaneous Business - Sheriff

- Absent.

THE BOARD RECESSED AT 12:00 P.M. AND RECONVENED AT 1:34 P.M. ALL COMMISSIONERS WERE PRESENT.

Public Hearings

Proposed Ordinances at 1:30 p.m.

- P42 An Ordinance By The Pasco County Board Of County Commissioners Amending The Pasco County Land Development Code; Chapter 300 Procedures; Section 303 Common Procedures Adding Section 303.1.B Design Standards Manual; Chapter 400 Permit Types And Applications; Section 402.2 Zoning Amendment – MPUD Master Planned Unit Development District; Section 407.5 Alternative Standards; Chapter 900 Development Standards; Section 901.3 Access Management; Section 901.4 Substandard Roadway Analysis And Mitigation; Section 901.6 Street Design And Dedication Requirements; Section 901.7

Bicycle Facilities; Section 901.8 Pedestrian Facilities; Section 901.10 Traffic Control Devices; Section 902.2 Stormwater Management Requirements; And Other Sections, As Necessary, For Internal Consistency; Providing For Applicability; Repealer; Providing For Severability; Inclusion Into The Land Development Code, And An Effective Date

File Number ENA23-0005

Comm. Dist. All

Recommendation Continuance Requested

Approved to continue the item to the July 11, 2023 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P43 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 22) From Res 3 (Residential – 3 Du/Ga) To Res 9 (Residential – 9 Du/Ga) On Approximately 28.10 Acres Of Real Property Located At The Intersection Of Ashton Oaks Boulevard And State Road 54; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date

File Number PDD23-0124

Comm. Dist. 2

Recommendation Continuance Requested

Approved to continue the item to the July 11, 2023 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P44 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 21) From RES-3 (Residential - 3 Du\Ga) To COM (Commercial) On Approximately 3.95 Acres Of Real Property Located On The East Side Of Mitchell Wesley Chapel Boulevard; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date

File Number PDD23-0101

Comm. Dist. 2

Recommendation Approve

Approved to adopt by a roll call vote.

- P45 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 15) From RES-6 (Residential - 6 Du/Ga) To COM

(Commercial) On Approximately 2.18 Acres Of Real Property Located At The Intersection Of Clinton Avenue And Circle B Road; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date

File Number PDD23-0123

Comm. Dist. 1

Recommendation Approve

Approved to adopt by a roll call vote.

P46 An Ordinance Establishing The West Hillcrest Community Development District Pursuant To Chapter 190, Florida Statutes; Providing For Authority And Power Of The District; Providing For Powers And Duties Of The District; Providing For The Board Of Supervisors Of The District; Providing For The District Budget; Providing For Functions Of The District; Providing For Miscellaneous Provisions; Providing For An Effective Date

File Number PDD23-0303

Comm. Dist. 1

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 P52 and P53.

- P47 Development Agreement (Continuance) - Wildcat Groves, Inc., Janet Elizabeth Larue and Cynthia D. Bailes - Development Agreement to Design, Permit, Construct, Dedicate, and Convey a Certain Portion of the Realigned McKendree Road in Exchange for Mobility Fee Credits - Central Pasco - On the East Side of McKendree Road and North of Overpass Road - On Approximately 176 Acres
File Number PDD23-0056
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to a date uncertain.

- P48 Zoning Amendment (Continuance) – Bailes-Wildcat CC-MPUD Connected City Master Planned Unit Development – Wildcat Groves, Inc., Janet Elizabeth Larue and Cynthia D. Bailes – A Rezoning Request from an E-R Estate- Residential Zoning District to an MPUD Master Planned Unit Development District to Allow the Development of a Maximum of 1,275 Multi-family Residential Units, 155,000 Square Feet of Retail, 150,000 Square Feet of Office, 150,000 Square Feet of Medical Office, 250 Hotel Rooms, and 365,000 Square Feet of Hospital Uses on Approximately 176 Acres
File Number PDD23-7607
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to a date uncertain.

- P49 Zoning Amendment (Continuance) – Depue East MPUD Master Planned Unit Development – Depue Ranch, 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 2,300 Residential Dwelling Units and 20,000 SF of Commercial on Approximately 931 Acres Within Villages L and M in the Villages of Pasadena Hills
File Number PDD23-7627
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the May 9, 2023 Board of County Commissioner meeting at 1:30 p.m. in Dade City.

- P50 Zoning Amendment (Continuance) – Sarah Gurley Trust, Max L and Sarah C Gurley Co-Trustees – Change in Zoning from an A-R Agricultural-Residential District to a C-2 General Commercial District – South Central Pasco County – Northwest Corner of State Road 54 and Livingston Road – Containing Approximately 4.99 Acres
File Number PDD23-7684
Comm. Dist. 2
Recommendation Continuance Requested

Approved to continue the item to a date uncertain.

- P51 Large-Scale Comprehensive Plan Amendment (Consent) - CPAL22(02) 4G Ranch PD- Providing For Transmittal Of A Large-Scale Comprehensive Plan Amendment To The Future Land Use Map (Map 2-15 And Sheet 5, 6, 12, 13) Changing From AG/R (Agricultural/Rural) To PD (Planned Development) And CON (Conservation Lands) On Approximately 2,903 Acres Of Real Property Located North of State Road 52 Approximately 2.25 Miles East Of Land O Lakes Blvd; And A Text Amendment Creating Subarea Policy FLU 7.1.70 – 4G Ranch PD; And A Map Amendment To The Future Land Use Map 2-9 Adding Subarea Map 2-9(70) 4G Ranch PD; And An Amendment To The Conservation Element Map 3-4: Critical Linkages Map
File Number PDD23-0132
Comm. Dist. 1
Recommendation Approve

Approved Staff's recommendation.

- P52 Development Agreement (Consent) – Boger Ranch Villages of Pasadena Hills Development Agreement – Boger Ranch, LLC – Development Agreement For The Boger Ranch Master Planned Unit Development (MPUD) to Design, Permit, and Construct Roadway Improvements In Exchange for Transportation Development Fee Credits
File Number PDD23-0237
Comm. Dist. 1
Recommendation Approve

Approved as part of the Public Hearing Consent Agenda.

- P53 Zoning Amendment (Consent) – JSN Clinton MPUD (Master Planned Unit Development) – JSN Clinton, LLC - A Rezoning Request from A-R Agricultural-Residential, AR-1 Agricultural-Residential, C-2 General Commercial, and MPUD Zoning Districts to an MPUD to Allow for a Maximum of 190 Single- family Attached / Townhome Dwelling Units and Associated Infrastructure on Approximately 27.36 Acres
File Number PDD23-7622
Comm. Dist. 1
Recommendation Approval with Conditions

Approved as part of the Public Hearing Consent Agenda.

- P54 Zoning Amendment (Consent) - Evans Pasadena Villages of Pasadena Hills Master Planned Unit Development - WestBay Homes - A Substantial Modification to Three Previously Approved MPUDs (f.k.a. Parcel G-1, Parcel H- 1, and Parcel H-2) To Consolidate Into A Single MPUD Named Evans Pasadena, And Relocate Previously Approved Land Uses Within The Consolidated MPUD
File Number PDD23-7635
Comm. Dist. 1
Recommendation Approval with Conditions

Approved Staff's recommendation including the noted revision to change the neighbor park reduction from fifty percent to twenty-five percent.

- P55 Zoning Amendment (Consent) – Hopkins MPUD Master Planned Unit Development – Dwight Hopkins Revocable Trust – A Rezoning Request from A-C Agricultural to an MPUD Master Planned Unit Development District to Allow for the Development of a Maximum of 144 Single Family Dwelling Units on Approximately 97.7 Acres
File Number PDD23-7638
Comm. Dist. 1
Recommendation Approval with Conditions

Approved Staff's recommendation including the noted revision to remove the deviation request for the cul-de-sac.

- P56 Zoning Amendment (Consent) - Connerton Village 1 MPUD - Substantial Modification Zoning Amendment - Connerton Village I MPUD Master Planned Unit Development Substantial Modification - DR Reddy Commerce LLC - Substantial Modification to the Connerton Village I MPUD Master Planned Unit Development District to Allow an Addition of 56 Multi-family Units and 10,000 Square-Feet of Retail/Office
File Number PDD23-7643
Comm. Dist. 2
Recommendation Approval with Conditions

Approved Staff's recommendation.

- P57 Zoning Amendment (Consent) - Evans Nursery Villages of Pasadena Hills Master Planned Unit Development - Galvin Harris Land Services - A Substantial Modification to the Evans Parcel F-1 MPUD to Rename it to Evans Nursery MPUD, and to Decrease The Geographical Land Area of The Non- Residential Village Center of a Portion Of Village F
File Number PDD23-7656
Comm. Dist. 1
Recommendation Approval with Conditions

Approved Staff's recommendation.

- P58 Large-Scale Comprehensive Plan Amendment (Regular) – CPAL22(10) Greenfield Place West Industrial – Providing for Transmittal of a Large-Scale Comprehensive Plan Amendment Amending Future Land Use Map (Map 2-15 And Sheet 5) From RES-3 (Residential3 Du/Ga) And EC (Employment Center) To IL (Industrial Light) On Approximately 299.75 Acres Of Real Property Located West Of The Suncoast Parkway Along Softwind Lane Approximately 1.5 Miles North Of State Road 52
File Number PDD23-0203
Comm. Dist. 5
Recommendation Approve

Approved Staff's recommendation with Commissioner Starkey absent from the vote.

- P59 Zoning Amendment (Regular) – Reima Investments LLC/Apple Enterprises Trust – Change in Zoning from a R-2 Low Density Residential District to a C-2 General Commercial District – South Central Pasco County – On the South Side of Catfish Lake Road, North of State Road 54 – Containing Approximately 8.39 Acres
File Number PDD23-7665

Comm. Dist. 2
Recommendation Approve

Approved Staff's recommendation with Commissioner Starkey absent from the vote.

P60 Zoning Amendment (Regular) – Martha Joanne Wood Hinman – Change in Zoning from an R-1 Rural Density Residential District and R-2 Low Density Residential District to a MF-1 Multiple-Family Medium Density District – South Central Pasco County – North of Caroline Drive, West of Bridleford Drive – Containing Approximately 40.20 Acres
File Number PDD23-7689
Comm. Dist. 2
Recommendation Approve

Approved to continue the item to the May 9, 2023 Board of County Commissioner's meeting at 1:30 p.m. in Dade City.

P61 Large-Scale Comprehensive Plan Amendment (Regular) - CPAL 22(06) Saddlebrook Resort PD - Providing For Transmittal Of The Proposed Large-Scale Comprehensive Plan Amendment To The Future Land Use Map (Map 2-15 And Sheet 22) From RES-6 (Residential-6 DU/GA) To PD (Planned Development) on Approximately 549.39 acres of Real Property located to the South Of S.R. 54 and East of Service Road; and a Text Amendment creating Subarea Policy FLU 7.1.66 – Saddlebrook Resort; and a Map Amendment to The Future Land Use Map 2-9 adding Subarea Map 2-9(66) Saddlebrook Resort; and Providing for additional Text Amendments as necessary for internal consistency
File Number PDD 23-0009
Comm. Dist. 2
Recommendation Approve

Approved to receive and file documentation submitted by Mr. W. Michael Sullivan.

Approved to receive and file documentation submitted by Ms. Jane Graham.

Approved to receive and file documentation submitted by Mr. Keith Swope.

Approved to receive and file documentation submitted by Ms. Barbara Wilhite.

Approved Staff's recommendation including the protections the applicant has made regarding the twenty seven holes with Chairman Mariano voting nay.

Noted Items

Agenda items N62 through N107 were noted with the exception of N103 which had been withdrawn.

Agendas and Minutes

- N62 Agency Mailing - Meadow Pointe II CDD - December 7, 2022
File Number NI23-0594
Comm. Dist. All
Recommendation Receive and File
- N63 Minutes of Meeting - Meadow Pointe II Community Development District - December 7, 2022
File Number NI23-0595
Comm. Dist. All
Recommendation Receive and File
- N64 Minutes of Workshop - Meadow Pointe II Community Development District - December 7, 2022
File Number NI23-0596
Comm. Dist. All
Recommendation Receive and File
- N65 Agency Mailing - Asturia CDD - September 27, 2022
File Number NI23-0597
Comm. Dist. All
Recommendation Receive and File
- N66 Minutes of Meeting - Asturia Community Development District - September 27, 2022
File Number NI23-0598
Comm. Dist. All
Recommendation Receive and File
- N67 Agency Mailing - New River CDD - August 18, 2022
File Number NI23-0601
Comm. Dist. All
Recommendation Receive and File
- N68 Minutes of Meeting - New River Community Development District - August 18, 2022
File Number NI23-0602
Comm. Dist. All

Recommendation Receive and File

- N69 Agency Mailing - New River CDD - October 27, 2022
File Number NI23-0603
Comm. Dist. All
Recommendation Receive and File
- N70 Minutes of Meeting - New River Community Development District - October 27, 2022
File Number NI23-0604
Comm. Dist. All
Recommendation Receive and File
- N71 Minutes of Meeting - New River Community Development District - December 21, 2022
File Number NI23-0605
Comm. Dist. All
Recommendation Receive and File
- N72 Agency Mailing - New River CDD - December 21, 2022
File Number NI23-0659
Comm. Dist. All
Recommendation Receive and File
- N73 Agency Mailing - New River CDD - November 22, 2022
File Number NI23-0660
Comm. Dist. All
Recommendation Receive and File
- N74 Minutes of Meeting - New River Community Development District - November 22, 2022
File Number NI23-0661
Comm. Dist. All
Recommendation Receive and File
- N75 Agency Mailing - Lake Bernadette CDD - December 6, 2022
File Number NI23-0662
Comm. Dist. All
Recommendation Receive and File
- N76 Minutes of Meeting - Lake Bernadette Community Development District - December 6, 2022
File Number NI23-0663
Comm. Dist. All
Recommendation Receive and File

- N77 Agency Mailing - Meadow Pointe II CDD - January 18, 2023
File Number NI23-0664
Comm. Dist. All
Recommendation Receive and File
- N78 Minutes of Meeting - Meadow Pointe II Community Development District - January 18, 2023
File Number NI23-0665
Comm. Dist. All
Recommendation Receive and File
- N79 Agency Mailing - Meadow Pointe II CDD - January 4, 2023
File Number NI23-0666
Comm. Dist. All
Recommendation Receive and File
- N80 Minutes of Meeting - Meadow Pointe II Community Development District - January 4, 2023
File Number NI23-0667
Comm. Dist. All
Recommendation Receive and File
- N81 Agency Mailing - Meadow Pointe CDD - August 4, 2022
File Number NI23-0668
Comm. Dist. All
Recommendation Receive and File
- N82 Minutes of Meeting - Meadow Pointe Community Development District - August 4, 2022
File Number NI23-0669
Comm. Dist. All
Recommendation Receive and File
- N83 Agency Mailing - Meadow Pointe CDD - July 21, 2022
File Number NI23-0670
Comm. Dist. All
Recommendation Receive and File
- N84 Minutes of Meeting - Meadow Pointe Community Development District - July 21, 2022
File Number NI23-0671
Comm. Dist. All
Recommendation Receive and File

- N85 Agency Mailing - Heritage Springs CDD - November 21, 2022
File Number NI23-0672
Comm. Dist. All
Recommendation Receive and File
- N86 Minutes of Meetings - Heritage Springs Community Development District - November 21, 2022
File Number NI23-0673
Comm. Dist. All
Recommendation Receive and File
- N87 Minutes - Planning Commission (PC) - October 20, 2022
File Number NI23-0689
Comm. Dist. All
Recommendation Receive and File
- N88 Minutes - Planning Commission (PC) - November 3, 2022
File Number NI23-0690
Comm. Dist. All
Recommendation Receive and File
- N89 Minutes - Planning Commission (PC) - December 8, 2022
File Number NI23-0691
Comm. Dist. All
Recommendation Receive and File
- N90 Minutes - Transportation Disadvantaged Local Coordinating Board (TDLCB) - December 8, 2023
File Number NI23-0692
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

- N91 1st Quarter Variance Report FY 2023 - Florida Department of Health in Pasco County
File Number NI23-0138
Comm. Dist. All
Recommendation Receive and File
- N92 CA22-5030 - Department of Juvenile Justice First Contract Amendment for Sheriff's Office - Received in Board Records March 2, 2023
File Number NI23-0693
Comm. Dist. All
Recommendation Receive and File

- N93 CA22-5030 - Federal Bureau of Investigation Criminal Justice Information Services Security Addendum - Received in Board Records March 2, 2023
File Number NI23-0694
Comm. Dist. All
Recommendation Receive and File
- N94 CA22-5030 - Interagency Agmt for the Operations of the Juvenile Assessment Center - Received in Board Records March 2, 2023
File Number NI23-0695
Comm. Dist. All
Recommendation Receive and File
- N95 CA22-5030 - Interlocal Agmt Between District Board of Trustees of Pasco-Hernando State College & BCC - Received in Board Records March 2, 2023
File Number NI23-0696
Comm. Dist. All
Recommendation Receive and File
- N96 CA22-5030 - Keefe Commissary Network LLC - Inmate Commissary Services - Received in Board Records March 2, 2023
File Number NI23-0697
Comm. Dist. All
Recommendation Receive and File
- N97 CA22-5030 - Keefe Commissary Network LLC dba Access Corrections - Payment Services Agreement - Received in Board Records March 2, 2023
File Number NI23-0698
Comm. Dist. All
Recommendation Receive and File
- N98 CA22-5030 - Konica Minolta Order Agreement - Received in Board Records March 2, 2023
File Number NI23-0699
Comm. Dist. All
Recommendation Receive and File
- N99 CA22-5030 - Memorandum of Agreement 287(g) Jail Enforcement Model - Received in Board Records March 2, 2023
File Number NI23-0700
Comm. Dist. All
Recommendation Receive and File
- N100 CA22-5030 - Universal Protection Service LLC dba Allied Universal Security Services Contract - Received in Board Records March 2, 2023

File Number NI23-0701
Comm. Dist. All
Recommendation Receive and File

N101 CA22-5030 - Vivitrol Jail Program Expansion Agreement - BayCare Behavioral Health & Wellpath - Received in Board Records March 2, 2023

File Number NI23-0702
Comm. Dist. All
Recommendation Receive and File

N102 CA22-5030 - Wellpath LLC Health Services Agreement - Received in Board Records March 2, 2023

File Number NI23-0703
Comm. Dist. All
Recommendation Receive and File

N103 FAC23-1027 - Task Order No FM23-018 - Pasco Hope Project - Coastal Design Consultants Inc - \$6,750.00 - February 1, 2023

File Number NI23-0704
Comm. Dist. All
Recommendation Receive and File

The item was withdrawn. No action was taken.

N104 CA22-5030 - Amendment No. 2 to Tablet System Offsite Mail Services Agreement All Schedules Between Sheriff's Office Securus Tech LLC - Received in Board Records March 2, 2023

File Number NI23-0705
Comm. Dist. All
Recommendation Receive and File

N105 CA22-5030 - Interlocal Agmt Between BCC & Sheriff's Office for Criminal Justice Information Exchange Computer Usage - Received in Board Records March 2, 2023

File Number NI23-0706
Comm. Dist. All
Recommendation Receive and File

N106 CA22-5030 - Seminole County Sheriff's Office & BCC Housing Inmates in the John E Polk Correctional Facility - Received in Board Records March 2, 2023

File Number NI23-0707
Comm. Dist. All
Recommendation Receive and File

N107 CA22-5030 - Memorandum of Understanding Between BCC & Florida Department of Health, Pasco County Health Department - Received in Board Records March 2, 2023

File Number NI23-0708

Comm. Dist. All

Recommendation Receive and File

Walk-Ons

There were none.

Post Meeting Materials

To view post meeting materials, click the following link:

<http://www.pascocountyfl.net/4449/Pasco-Agenda-and-Minutes>

THE BOARD RECESSED AT 5:33 AND RECONVENED AT 5:41 P.M. ALL COMMISSIONERS WERE PRESENT WITH THE EXCEPTION OF COMMISSIONER STARKEY.

Adjourn

The meeting adjourned at 6:15 p.m.

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