

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

ANNOTATED AGENDA

JUNE 6, 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 - ABSENT
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Clerk & Comptroller	Honorable Nikki Alvarez-Sowles, Esq. Rep by: Ms. Heather Grimes, Chief Administrative Officer
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County Administrator	Mike Carballa, P.E.
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County Attorney	Jeffrey N. Steinsnyder, Esq.
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Call to Order

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

**Invocation
Pledge of Allegiance**

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

Roll Call

Ms. Grimes called the roll. All Commissioners were present with the exception of Commissioner Bradford who was absent.

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.

Chairman Mariano reviewed the Public Comment procedures to be followed.

Mr. Adam Talley spoke regarding the condition of Dan Brown Hill Road, challenges associated with the road paving project, the location of the road, that there were landowners willing to donate property, that there was support for the project on both the Pasco and Hernando sides of the road, and the road paving assessment process. He requested a point of contact for the project.

Commissioner Oakley directed Mr. Branford Adumuah, Assistant County Administrator for Public Infrastructure, to speak with Mr. Talley.

Chairman Mariano noted Mr. Jason Mickel, Director of Public Works, was available as well.

Resolutions

Commissioners Items - Vice Chairman Oakley

- RS1 (11:00 a.m. Time Certain) A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Honoring Wilton Simpson For His Dedication And Service To The Citizens Of Pasco County

File Number CAO23-5134

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Commissioners Items - Chairman Mariano

- RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Congratulating Florida Premier FC On Their 44 Years Of Serving The Pasco County Community

File Number CAO23-5154

Comm. Dist. All

Recommendation Approve

Approved to adopt.

Consent

Approved the Consent Agenda with the exception of Agenda items C9 which was pulled for discussion or revision and Agenda items C26 and N48 which had been withdrawn.

Constitutional Officers - Clerk and Comptroller

- C3 Quarterly Investment Summary Report for the Quarter Ended - March 31, 2023

File Number CO23-0168

Comm. Dist. All

Recommendation Approve

Constitutional Officers - Clerk - Minutes Approval

- C4 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning
March 21, 2023 at 10am
File Number CO23-0165
Comm. Dist. All
Recommendation Approve
- C5 Board of County Commissioners Regular Meeting/Rezoning April 4, 2023 at
10am
File Number CO23-0166
Comm. Dist. All
Recommendation Approve

Constitutional Officers - Clerk - Minutes Distribution

- C6 Board of County Commissioners Regular Meeting/Rezoning April 18, 2023 at
10am
File Number CO23-0167
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 CO23-0145
Comm. Dist. All
Recommendation Approve

Development Services

- C8 Additional Purchasing Authority – PermitRocket Software LLC, d/b/a ePermitHub
- Software Subscription Service Renewal – \$300,000.00
File Number DS23-0007
Comm. Dist. All
Recommendation Approve

- C9 Landscaping Reimbursement – Aris Laryngakis (Project No. SITEPLN-2019-00077) Reimbursement of \$10,000.00 from the Tree Mitigation Fund – \$10,000.00
File Number PDD23-0245
Comm. Dist. 5
Recommendation Approve

Approved Staff's recommendation with the noted revisions which included the recommended Board Action has been amended to reflect the reimbursement request for the cost of plants up to \$10,000 will be covered by the tree fund and authorize Board Records to direct the Finance Department to release the funds in the amount of \$10,000, Budget Amendment Journal 2883, and to include the Budget Amendment document which was mistakenly omitted in the original submission.

Development Services - Office of Economic Growth

- C10 First Amendment to the Economic Incentive Agreement between Pasco County and The Soule Co. - No Funding Required
File Number OEG23-1056
Comm. Dist. 2
Recommendation Approve
- C11 Second Amendment to the Cooperative Funding Agreement with Pasco Hernando Workforce Board for Workforce Re-Entry Program - No Funding Required
File Number OEG23-1064
Comm. Dist. All
Recommendation Approve

Internal Services - Department of Emergency Services/911

- C12 Florida 911 Region 4 - Next Generation 911 Project Memorandum of Understanding - No Funding Required
File Number DES23-0018
Comm. Dist. All
Recommendation Approve

Internal Services - Facilities Management

- C13 Change Order No. 3 to Task Order No FM21-012 – Long & Associates Architects/Engineers, Inc. – Design for the Citizens Center Renovation – Affirm and Extend Task Order 365 Days - \$138,561.00
File Number FAC23-0129
Comm. Dist. 4
Recommendation Approve
- C14 Accept Deed and Adopt Resolution Canceling Taxes - Joseph Ryan Kienitz - Southbrook Avenue and Ryals Road - No Funding Required
File Number FAC23-0060
Comm. Dist. 1
Recommendation Approve
- C15 Resolution Canceling Taxes - Lot 158 Long Boat Lane, Hudson - Sea Pines Neighborhood Flood Abatement Project - No Funding Required
File Number FAC23-0166
Comm. Dist. 5
Recommendation Approve
- C16 Resolution Canceling Taxes - Lot 70 Sea Pines Drive, Hudson - Sea Pines Neighborhood Flood Abatement Project - No Funding Required
File Number FAC23-0167
Comm. Dist. 5
Recommendation Approve
- C17 Agreement for Sale and Purchase of Property – Englander and Fischer, LLP – Lot 70 Sea Pines Subdivision Unit Two, Hudson - Sea Pines Neighborhood Flood Abatement Project– \$21,750.00
File Number FAC23-0173
Comm. Dist. 5
Recommendation Approve
- C18 Resolution Canceling Taxes – LPC1, LLC, a Florida Limited Liability Company, LPC2, LLC, a Florida Limited Liability Company, and LPC3, LLC, a Florida Limited Liability Company – Liberty Professional Center – 8606, 8624 and 8630 Government Drive, New Port Richey - No Funding Required
File Number FAC23-0174
Comm. Dist. 4
Recommendation Approve

- C19 Resolution Canceling Taxes – G.M.’S Produce Store, LLC – Grand Boulevard Sidewalk Project – No Funding Required
File Number FAC23-0175
Comm. Dist. 3
Recommendation Approve

Internal Services - Information Technology

- C20 Consent to Assignment Agreement – No Funding Required
File Number IT23-0045
Comm. Dist. All
Recommendation Approve

Internal Services - Office of Management and Budget

- C21 Request for Funds from Law Enforcement Trust Fund – Chris Nocco, Sheriff – Letter Dated April 5, 2023 – Reimburse Direct Costs of Forfeiture Staff Attorney January 1, 2023 to March 31, 2023 – \$34,358.35
File Number OMB23-0024
Comm. Dist. All
Recommendation Approve

Internal Services - Purchasing

- C22 Classification, Sale, and Disposal of Surplus County Property – No Funding Required
File Number PU23-0030
Comm. Dist. All
Recommendation Approve
- C23 Authorization to Shortlist and Delegate Negotiation and Execution of Agreement to County Administrator for RSQ-LK-23-030 – United States Environmental Protection Agency Brownfield Assessment Grant Writing And Implementation Services – No Funding Required
File Number PU23-0031
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Engineering Services

- C24 Change Order No. 2 to Task Order No. EDO19-030 – Johnson Engineering, Inc. – County Road 54 Improvements Phase II Time Extension – No Funding Required
File Number PMA23-0034
Comm. Dist. 1
Recommendation Approve
- C25 Recording of Plat with Performance Guarantees – CF GTIS Pasadena Point, LLC – Pasadena Point Phase 2 – No Funding Required
File Number SA23-0050
Comm. Dist. 1
Recommendation Approve
- C26 Recording of Plat – ORSI Development Inc., and Plaza Street Fund 263, LLC – Trouble Creek Commercial Plaza – No Funding Required
File Number SA23-0051
Comm. Dist. 4
Recommendation Approve

The item was withdrawn. No action was taken.

- C27 Recording of Plat with a Performance Guarantee – CRCG One LP and CR Pasco Development Company – Mirada Parcel 3 Phase 1 – No Funding Required
File Number SA23-0052
Comm. Dist. 1
Recommendation Approve

Public Infrastructure - Fiscal and Business Administration

- C28 A Resolution of Pasco County, Florida, Approving the Intent to Increase the Annual Streetlight Assessment Rates for the Following Streetlight Service Areas: The Cypress Estates & The Oaks West, Citrus Trace, Pasadena Pines, and Terrace Park in Accordance with the Pasco County Code of Ordinances, Chapter 94, Article II, Sections 94-46 Through 94-56 – No Funding Required
File Number PIFBA23-0308
Comm. Dist. 1, 2
Recommendation Approve

- C29 Award of Bid No. IFB-FP-23-058 – GSM Engineered Fabrics, LLC – As Needed Sludge Press Replacement Belts – Multi-Year Award – \$240,000.00
File Number PIFBA23-0311
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Public Works

- C30 First Amendment to Agreement Between the Southwest Florida Water Management District and Pasco County for Port Richey Northern Outfall Improvements (Q156), No. 21CF0003365 (SW-1097) – Cooperative Funding Agreement, Contract Time Extension – No Funding Required
File Number PW23-0086
Comm. Dist. 4, 5
Recommendation Approve

- C31 Extension Renewal to Bid No. IFB-JV-18-058 and Change Order No. 5 – Southern Road & Bridge, LLC – Miscellaneous Major Drainage Maintenance – \$2,783,000.00
File Number PW23-0091
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Solid Waste

- C32 Additional Purchasing Authority – A.C.M.S., Inc. d/b/a Heart of Florida Environmental – As Needed Transport and Disposal of Solid Waste – \$5,797,100.00
File Number SW23-0310
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Utilities

- C33 Additional Purchase Authority – Ongoing and As Needed Envelopes – Gregory D'Armand d/b/a Impact Printing – \$40,524.00
File Number UTCIS23-0312
Comm. Dist. All
Recommendation Approve

Public Services - Animal Services

- C34 Acceptance of Petco Love Grant – 1-Year Temporary Pet Reunification Specialist Position Grant Funding – No Funding Required
File Number AS23-0008
Comm. Dist. All
Recommendation Approve

Public Services - Community Development

- C35 Amendment No. 1 to Subrecipient Agreement – STEPS to Recovery, Inc. – To Increase the Total Budget and Revise the Scope of Work – No Funding Required
File Number CD23-0131
Comm. Dist. All
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C36 Addition of the Howell Property, Parcel ID No. 10-24-18-0000-00400-0000 – Parks, Recreation, and Natural Resources Department – Environmental Lands Acquisition and Management Program Acquisition List – No Funding Required
File Number PRN23-0140
Comm. Dist. 1
Recommendation Approve
- C37 Professional Services Agreement for RSQ-CL-22-144 – WGI, Inc. – Ongoing Professional Architectural, Engineering and Related Services for Improvement of Parks and Recreation Facilities – No Funding Required
File Number PRN23-0144
Comm. Dist. All
Recommendation Approve
- C38 Resolution to Establish Facility Use Policy and Fee Schedule – Parks, Recreation and Natural Resources – Facility Use Policy and Fee Schedule for the Wiregrass Ranch Sports Campus – No Funding Required
File Number PRN23-0147
Comm. Dist. 2
Recommendation Approve

Regular

R39 Presentation of the Facilities Master Plan Update – No Funding Required

File Number FAC23-0197

Comm. Dist. All

Recommendation Presentation Only

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

Miscellaneous Business - District One - Commissioner Oakley

- Commissioner Oakley noted the Pasco Library System was awarded Library of the Year by the Florida Library Association. He spoke regarding the soft opening of the Hugh Embry Library, the importance of libraries, and the future ribbon cutting that would occur while photos were displayed.

Commissioner Starkey spoke regarding her desire for libraries to be called community centers.

- He spoke regarding the opening of the Mirada Lagoon and the size of the lagoon while photos were displayed.

Commissioner Starkey spoke regarding mermaids present at the event and the ability to ride bikes or drive golf carts to the lagoon.

Commissioner Oakley spoke regarding the projected number of visitors and the water filling process.

Chairman Mariano spoke regarding the prior concerns of citizens that were addressed and coordination efforts with the Utilities Department.

Commissioner Oakley noted he was proud of the great amenity provided. He spoke regarding another lagoon in the County.

- He spoke regarding 40-foot and 50-foot lots, the landscaping and architectural views during a site visit to Del Webb in Land O' Lakes, residents of the community, and another Del Webb project that was planned while photos were displayed. He noted the product was very well done.

Discussion was held regarding the maintenance of the landscaping by a single company and the acceptability of smaller lots in senior communities.

Commissioner Oakley spoke regarding amenities that were available and his hope for similar products for other community types.

- He spoke regarding a cleanup event in Zephyrhills that was conducted by Code Compliance, Solid Waste, Public Works, and the City of Zephyrhills, and the 70 tons of trash that was removed. He thanked all of the volunteers and team members who made the cleanup possible.
- He spoke regarding his assistants, the number of events he had attended recently, a house dedication for a veteran, land that was donated, the Tunnel to Towers Foundation, the opening of a VA clinic in Zephyrhills, and the opening of the lagoon.

Miscellaneous Business - District Two - Commissioner Weightman

- Commissioner Weightman spoke regarding former Speaker of the Florida House of Representatives Will Weatherford, Chair of the USF Board of Trustees, USF's entrance into the Association of American Universities, and regional impacts while photos were displayed. He congratulated the USF community and the Honorable Will Weatherford.
- He spoke regarding a town hall meeting that was held in Lexington Oaks and the great discussion that was held while photos were displayed.

Commissioner Starkey spoke regarding the oak trees in the Lexington Oaks and Seven Oaks communities.

- He noted Pasco County recently had a birthday on June 2nd.
- He spoke regarding the recent Mirada Lagoon event, the capacity, the size, and the design while photos were displayed. He congratulated everyone who helped get the project done.

Miscellaneous Business - District Three - Commissioner Starkey

- Commissioner Starkey spoke regarding Kids Collection for the Oasis Pregnancy Center, the diaper collection, and future publicizing of the event while photos were displayed. She thanked everyone at the BOCC Office for donating and Chairman Mariano for his attendance.
- She spoke regarding a cleanup event in Holiday Lake Estates, her Staff's attendance at the event, and the 36 tons of garbage that was collected while photos were displayed. She noted she was unable to attend due to her attendance at a NACO Board meeting. She thanked Mr. John Battista, Assistant Solid Waste Director, Mr. Robert Finneran, Solid Waste Facility Operator, the

Solid Waste team, Mr. John Dilandro, the Road and Bridge team, Ms. Kristin Jaycox, the Environmental Compliance team, Mr. Patrick Arotin, Code Compliance Director, and the Code Compliance team.

- She spoke regarding a recent Commission on the Status of Women Inaugural Uplifting Women event that was held, her excitement for the work that Mr. Deryk Berger, Program Manager, had done, the advisory capacity of the Commission on the Status of Women, the ability to follow them on Facebook, and a list of women owned businesses in the County that was compiled while photos were displayed.
- She spoke regarding trees in the Bexley Community, that there were two different builders on the same street, her recent site visits to multiple developments, comments made by Pulte regarding 180 missing trees, a community in Wesley Chapel without trees, plans for the community that she had requested, and tree requirements while photos were displayed.
- She spoke regarding Lake Patience Road, that it was in the 5 Year CIP, a route study that was completed, that it was no longer in review, a multiuse trail on Oakstead Boulevard and Lake Patience Drive that stopped, sidewalks that were not connected, and that new sidewalks needed to be removed if the multiuse trail was to be continued while photos were displayed.

Mr. Brad Tippin, Planning and Development, spoke regarding CIP project funding, and that Lake Patience Road fell out of the CIP upon reprioritization.

Discussion was held regarding the sidewalks that needed to be removed; reprioritization; improvement timelines; that a person in charge of trails was needed; the Master Parks Plan; the MPO Plan; Penny For Pasco trail funding; a trail put in on Fivay Road by a development; that there were no plans to four lane Lake Patience Road; a study that was done; the County maintained grass; and the potential for a linear park.

- She spoke regarding a book about building great cities, manufacturing in North Carolina, an International Program she started, Tampa Bay community asset tours that were held, and the growth of various companies in the County while photos were displayed.
- She spoke regarding a Kabota Dealership in Commissioner Bradford's district while photos were displayed. She noted Commissioner Bradford stated he wanted Code Enforcement to ensure tractors were not placed in the right-of-way on U.S. 41.
- She spoke regarding the change in appearance of a car wash on State Road 54 in Commissioner Weightman's district while photos were displayed.

- She asked about the attendance at a meeting that was held the previous night in Holiday and whether a meeting was held in Trinity.

Mr. Nectarios Pittos, Planning and Development, spoke regarding Comprehensive Plan Update Workshops that were scheduled during the summer, and recent workshop meetings that were held. He noted the workshops were County-wide events and were not prescriptive to the particular regions that they were held in.

Mr. Roberto Becerril, Planning and Development, spoke regarding the meeting that was held the previous night, the attendance at the event, and activities that were available for participants.

Discussion was held regarding workshop meetings that were being planned in Hudson, Shady Hills, Wesley Chapel/Zephyrhills, and Land O' Lakes areas and the request for a meeting to be held on State Road 54 corridor in the Trinity/Odessa area.

- Later in the meeting, Commissioner Starkey spoke regarding landscaping that was put back in at a Truist Bank and a Steak 'n Shake while photos were displayed.
- She spoke regarding discussions that were held with the Land O' Lakes Rotary regarding trails.

Miscellaneous Business - District Four - Commissioner Bradford

- Absent.

Miscellaneous Business - District Five - Commissioner Mariano

- Chairman Mariano spoke regarding a recent Fox Hollow cleanup, a cleanup of a resident's yard, and the great work of the crew and the grappling truck operator while photos were displayed.

Commissioner Starkey spoke regarding previous cleanup efforts and her suggestion for trash to be picked up from driveways.

Chairman Mariano spoke regarding the driveway pick up suggestion, notification by Code Enforcement and flyers, previous cleanup efforts, and use of the grappling trucks.

Commissioner Starkey spoke regarding a previous cleanup of a hoarded house.

- He spoke regarding the Mirada Lagoon opening, the mermaids, County amenities, and growth of the County while photos were displayed.

Miscellaneous Business - County Administrator

- Mr. Carballa spoke regarding a recent Sterling Conference he attended. He noted A TRU Simulation and that a Pasco County business won the gold award from the 2023 Sterling Committee for manufacturing business excellence.
- He noted the Utilities team won the Florida Top Ops Competition at the Florida Water Resources Conference. He spoke regarding the professionalism and expertise of the Utilities team.

Miscellaneous Business - County Attorney

- No items.

Miscellaneous Business - Clerk and Comptroller

- No items.

Miscellaneous Business - Sheriff

- Absent.

THE MEETING RECESSED AT 12:01 P.M. AND RECONVENED AT 1:30 P.M. ALL COMMISSIONERS WERE PRESENT. COMMISSIONER WEIGHTMAN RETURNED TO THE MEETING AT 1:32 P.M.

Public Hearings

Proposed Ordinances at 1:30 p.m.

- P40 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 ROR (Retail/Office/Residential) and RES-1 (Residential-1 Du/Ga) to COM (Commercial) on Approximately 20.13 Acres of Real Property Located at the Northwest Intersection of CR 52 and Happy Hill; And a Text Amendment Creating Subarea Policy FLU 7.1.62- Pittman/Massey-Happy Hill; And a Map Amendment to the Future Land Use Map 2-9 Adding Subarea Map 2-9 (62) Pittman/Massey-Happy Hill; And Providing for Additional Text Amendments as Necessary for Internal Consistency; Providing for a Repealer, Severability, and an Effective Date
- File Number** PDD23-0241
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 P43 and P44.

- P41 Conditional Use (Continuance) – Ace Cheval, Inc/VB BTS, LLC/T-Mobile South, LLC – 195-Foot Above-Ground-Level Monopole Wireless Communications Facility (WCF) in a MPUD Master Planned Unit Development District – South Central Pasco County – On the North Side of 20 Mile Level Road, Approximately 1,550 Feet East of Collier Parkway
- File Number** PDD23-CU11
Comm. Dist. 2
Recommendation Continuance Requested

Approved to continue to the June 20, 2023 Board of County Commissioners meeting at 1:30 p.m. in New Port Richey.

Approved to reconsider P41.

Approved to continue to the August 8, 2023 Board of County Commissioners meeting at 1:30 p.m. in Dade City.

- P42 Development Agreement (Continuance) – Aprile Development Agreement Connected City– King Lake Partners, LP – Development Agreement For The Aprile MPUD to Design, Permit, and Construct Roadway Improvements In Exchange for Transportation Development Fee Credits

File Number PDD23-0360

Comm. Dist. 1

Recommendation Continuance Requested

Approved to continue to the June 20, 2023 Board of County Commissioners meeting at 1:30 p.m. in New Port Richey.

- P43 Development of Regional Impact (DRI) Rescission (Consent) – Northwood MPUD Master Planned Unit Development / DRI Development of Regional Impact - Taylor Morrison of Florida, Inc. - A Request to Rescind the Northwood DRI No. 119 – South Central Pasco County – Southwest Quadrant of the Intersection of State Road 56 and Northwood Palms Boulevard, Approximately One Mile East of Interstate 75.

File Number PDD23-0099

Comm. Dist. 2

Recommendation Approve

Approved as part of the Public Hearing Consent Agenda.

- P44 Resolution By The Board Of County Commissioners Of Pasco County, Florida (Consent), Designating That Area Commonly Known To As “Conner Crossing,” As A 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 PIFBA23-0293

Comm. Dist. 1

Recommendation Approve

Approved as part of the Public Hearing Consent Agenda.

- P45 Zoning Amendment (Consent) – Nest Hockey Academy MPUD Master Planned Unit Development – Russ and Leanne Henderson – A Rezoning Request from an A-C Agricultural Zoning District to an MPUD Master Planned Unit Development District to Allow the Development of a 150-Student Hockey Academy.

File Number PDD23-7624

Comm. Dist. 1

Recommendation Approval with Conditions

Approved Staff's recommendation.

- P46 Zoning Amendment (Consent) – Northwood MPUD Master Planned Unit Development – Taylor Morrison of Florida, Inc. – A Rezoning Request from an MPUD Master Planned Development District to an MPUD Master Planned Unit Development District to Add Car Wash as a Use for Parcel 7C and to Remove the Word "Elementary" from the School Site

File Number PDD23-7674

Comm. Dist. 2

Recommendation Approval with Conditions

Approved Staff's recommendation.

Noted Items

Agenda items N47 through N85 were noted with the exception of N48 which had been withdrawn.

Agendas and Minutes

- N47 Final Meeting Minutes - Gulf Harbors Neighborhood Park Municipal Service Benefit Unit Advisory Committee - February 23, 2023

File Number NI23-0795

Comm. Dist. 3

Recommendation Receive and File

- N48 Minutes of Meeting - Chapel Creek Community Development District - May 5, 2023

File Number NI23-0858

Comm. Dist. 1

Recommendation Receive and File

The item was withdrawn. No action was taken.

- N49 Approval of FY24 Proposed Budget (Resolution 2023-12) - The Preserve at South Branch Community Development District
File Number NI23-0859
Comm. Dist. 3
Recommendation Receive and File
- N50 Approval of FY23/24 Proposed Budget (Resolution 2023-06) - The Bridgewater of Wesley Chapel Community Development District
File Number NI23-0860
Comm. Dist. 1
Recommendation Receive and File
- N51 Annotated Minutes - Environmental Lands Acquisition Selection Committee - January 18, 2022
File Number NI23-0861
Comm. Dist. All
Recommendation Receive and File
- N52 Annotated Minutes - Opioid Task Force Regular Meeting - January 30, 2023
File Number NI23-0862
Comm. Dist. All
Recommendation Receive and File
- N53 Annotated Minutes - Pasco County Planning Commission Regular Meeting - January 5, 2023
File Number NI23-0863
Comm. Dist. All
Recommendation Receive and File
- N54 Annotated Minutes - Pasco County Planning Commission Regular Meeting - February 2, 2023
File Number NI23-0864
Comm. Dist. All
Recommendation Receive and File
- N55 Annotated Minutes - Pasco County Planning Commission Regular Meeting - February 16, 2023
File Number NI23-0865
Comm. Dist. All
Recommendation Receive and File

- N56 Annotated Minutes - Pasco County Public Safety Coordinating Council Regular Meeting - November 4, 2022
File Number NI23-0866
Comm. Dist. All
Recommendation Receive and File
- N57 Annotated Minutes - Villages Of Pasadena Planning And Policy Committee - Regular Meeting - January 18, 2023
File Number NI23-0867
Comm. Dist. All
Recommendation Receive and File
- N58 Annotated Minutes - Villages Of Pasadena Planning And Policy Committee Regular Meeting - February 15, 2023
File Number NI23-0868
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

- N59 Federal Transit Administration FY 2020 Section 5307 Formula Grant Award—Federal Transit Administration – Grant Funding Assistance Requirements
File Number NI23-0005
Comm. Dist. All
Recommendation Receive and File
- N60 Purchase of Mobile Bus Wash – Bitimec International Inc. – \$34,500.00
File Number NI23-0008
Comm. Dist. All
Recommendation Receive and File
- N61 Pasco Sheriff's Office Letter Dated 4-11-23 - Deposit of Forfeited Monies 10-1-22 through 3-31-23 - Law Enforcement Trust Fund - \$65,836.71
File Number NI23-0247
Comm. Dist. All
Recommendation Receive and File
- N62 Change Order No. 1 to Task Order No. EDO22-011 – Coastal Design Consultants Inc. – Boyette Road Multi-Use Path (from Vandine Road to the southern entrance of the Wesley Chapel District Park) – Time Extension (PMM23-045)
File Number NI23-0715
Comm. Dist. 1, 2
Recommendation Receive and File

- N63 Approve the Release of the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 107393778 and Accept ROW Maintenance Guarantee Surety Bond No. GM219662 – Summit View, LLC (Developer) – Summit View, Permit No. 2021-00047 (PMB22-093)
File Number NI23-0764
Comm. Dist. 1
Recommendation Receive and File
- N64 Accept the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 024263694 and Associated Rider – KB Home Tampa, LLC (Developer) – Sanctuary Ridge Off-Site, Permit No. ROW-2021-00719 (PMB23-001)
File Number NI23-0765
Comm. Dist. 2
Recommendation Receive and File
- N65 Accept the Performance Guarantee Rider to Surety Bond No. 3302390 – Wesley Chapel Owner, LLC (Developer) – Old Pasco Road Townhomes (PMB23-015)
File Number NI23-0766
Comm. Dist. 2
Recommendation Receive and File
- N66 Accept the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 1098440 – Park & Eleazer Construction, LLC (Developer) – Premier Community Health Group Right-of-Way Improvements, Permit No. ROW-2022- 00040 (PMB23-019)
File Number NI23-0767
Comm. Dist. 4
Recommendation Receive and File
- N67 Approve the Release of the Landscape Performance Guarantee Bond No. 1078831 and Maintenance Guarantee Surety Bond No. 1067975 – M/1 Homes of Tampa, LLC (Developer) – Starkey Ranch Parcel D Phase 1 (PMB23-029)
File Number NI23-0768
Comm. Dist. 3
Recommendation Receive and File
- N68 Approve the Release of Maintenance Guarantee Surety Bond No. PB03010404261 – NNP Bexley, LLC (Developer) – Bexley South Parcel 3 Phase 1 (PMB23-030)
File Number NI23-0769
Comm. Dist. 4
Recommendation Receive and File

- N69 Approve the Release of Maintenance Guarantee Surety Bond No. SUR60001432 – WS -TSR, LLC (Developer) – Starkey Ranch Village 2 Phase 18-2 (PMB23-036)
File Number NI23-0770
Comm. Dist. 3
Recommendation Receive and File
- N70 2nd Quarter Variance Report FY 2023 - Florida Department of Health in Pasco County
File Number NI23-0801
Comm. Dist. All
Recommendation Receive and File
- N71 Financial Statements and Supplementary Information - Bay Area Legal Services, Inc. - For the Years Ended December 31, 2022 and 2021
File Number NI23-0802
Comm. Dist. All
Recommendation Receive and File
- N72 Approve the Release of Maintenance Guarantee Surety Bond No. 60132201 – M/I Homes of Tampa, LLC (Developer) – Morsani Phase 38 (PMB23-037)
File Number NI23-0819
Comm. Dist. 4
Recommendation Receive and File
- N73 Approve the Release of Maintenance Guarantee Surety Bond No. LICX1206456 – Pasco Residential Lots 214, LLC (Developer) – Connerton Village Two Phase 2 Repl (PMB23-038)
File Number NI23-0820
Comm. Dist. 2
Recommendation Receive and File
- N74 Approve the Release of Performance Guarantee Irrevocable Letter of Credit No. NUSCGS041434 – CKB Development, LLC (Developer) – Promenade Business Center North (PMB23-045)
File Number NI23-0821
Comm. Dist. 1
Recommendation Receive and File

- N75 Approve the Release of the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 024256467 and Accept ROW Maintenance Guarantee Surety Bond No. 7901109652 – KB Home Tampa, LLC (Developer) – Legends Pointe Phase 2, Permit No. ROW-2021-00600 (PMB23-050)
File Number NI23-0822
Comm. Dist. 5
Recommendation Receive and File
- N76 Approve the Release of Performance Guarantee Surety Bond No. 107289139 – SRS4 Land Associates, LLC (Developer) – Asturia Phase 4 (PMB23-052)
File Number NI23-0823
Comm. Dist. 3
Recommendation Receive and File
- N77 Approve the Release of Performance Guarantee Surety Bond No. 024249881 – Specialty Restaurants Corporation, (Developer) – Lexington Oaks Commons (PMB23-056)
File Number NI23-0824
Comm. Dist. 2
Recommendation Receive and File
- N78 Approve the Release of Performance Guarantee Surety Bond No. 107490151 – Bear Creek Towns, LLC (Developer) – Bear Creek Townhomes (PMB23-057)
File Number NI23-0825
Comm. Dist. 4
Recommendation Receive and File
- N79 Second Amendment for Renewal for As Needed Pipeline Repairs Contract – Rowland, Inc. (PCU 20-403.00)
File Number NI23-0843
Comm. Dist. All
Recommendation Receive and File
- N80 Second Amendment for Renewal for As Needed Pipeline Repairs Contract – Schaer Development of Central Florida, Inc. (PCU 20-403.00)
File Number NI23-0844
Comm. Dist. All
Recommendation Receive and File
- N81 Additional Purchase Authority - Office Worx, Inc. - \$5,363.15
File Number NI23-0845
Comm. Dist. All
Recommendation Receive and File

- N82 FAC23-0127 Task Order No FM23-018 - Pasco Hope Project - Coastal Design Consultants Inc - \$6,750.00 - April 10, 2023
File Number NI23-0869
Comm. Dist. All
Recommendation Receive and File
- N83 FAC23-1049 Change Order No 1 to Task Order FM21-059 - Sun West Park Beach Park Maintenance Bldg - Coastal Design Consultants - \$7,550.00 - April 10, 2023
File Number NI23-0870
Comm. Dist. All
Recommendation Receive and File
- N84 FY22 Southwest Florida Water Management District Annual Financial Report
File Number NI23-0871
Comm. Dist. All
Recommendation Receive and File
- N85 Moss & Associates, LLC - Potential Change Item BT0039 Notification - Pasco County Jail Expansion - Received in Board Records May 8, 2023
File Number NI23-0872
Comm. Dist. All
Recommendation Receive and File

Addendum

There was none.

Walk-Ons

W1 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 22) From AG/R (Agricultural/Rural) To PD (Planned Development) 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 The Conservation Element Map 3-4: Critical Linkages Map; Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD23-0132

Comm. Dist. 1

Recommendation Continuance Requested

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

Post Meeting Materials

To view post meeting materials, click the following link:

<https://fl-pascocounty3.civicplus.pro/760/Meeting-Agendas-Minutes>

Adjourn

The meeting adjourned at 3:01 p.m.

Prepared by: Meaghan Legnini, Records Clerk I, Board Records Division