

County Commissioners

Honorable Vice Chairman Ronald E. Oakley, District 1
Honorable Seth Weightman, District 2
Honorable Kathryn Starkey, District 3
Honorable Gary Bradford, District 4
Honorable 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 10, 2023

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 - Vice Chairman Oakley

- RS1 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring The Week Of October 15-21, 2023 As National Friends Of The Library Week In Pasco County

File Number CAO24-5107

Comm. Dist. All

Recommendation Approve

Commissioners Items - Commissioner Bradford

- RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring The Month Of October As Manufacturing Month And October 6, 2023, As Manufacturing Day In Pasco County

File Number CAO24-5103

Comm. Dist. All

Recommendation Approve

- RS3 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring October 2023 As National Community Planning Month In Pasco County

File Number CAO24-5105

Comm. Dist. All

Recommendation Approve

Commissioners Items - Chairman Mariano

- RS4 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring October 8th Through The 14th As Fire Prevention Week In Pasco County

File Number CAO24-5102

Comm. Dist. All

Recommendation Approve

- RS5 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Declaring October 7, 2023, As Alzheimer's And Brain Awareness Day In Pasco County

File Number CAO24-5108

Comm. Dist. All

Recommendation Approve

Consent

Constitutional Officers - Clerk - Minutes Distribution

- C6 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning July 11, 2023

File Number CO24-0101

Comm. Dist. All

Recommendation Receive and File

C7 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning August 8, 2023

File Number CO24-0102

Comm. Dist. All

Recommendation Receive and File

C8 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning August 22, 2023 - 9 A.M.

File Number CO24-0103

Comm. Dist. All

Recommendation Receive and File

Constitutional Officers - Clerk - Financial Matters

C9 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 CO24-0100

Comm. Dist. All

Recommendation Approve

Constitutional Officers - Supervisor of Elections

C10 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Expressing Appreciation To Nancy Glavich, For More Than Eleven Years Of Dedicated Public Service On The Occasion Of Her Retirement From The Pasco County Supervisor of Elections' Office

File Number CO24-0104

Comm. Dist. All

Recommendation Approve

Legislative/Administrative - County Administrator

C11 2024 Proposed Public Hearing Schedule - Board of County Commissioners and Planning Commission – Rezoning, Special Exception, Conditional Use, Variance and Solid Waste/Stormwater Management Public Hearings – No Funding Required

File Number CA24-5000

Comm. Dist. All

Recommendation Approve

Legislative/Administrative - County Attorney

C12 Request for Additional Purchase Authority – Barnett & Chistolini, PLLC – Continued Supportive Legal Services to Pasco County - \$125,000.00

File Number CAO24-2001

Comm. Dist. All

Recommendation Approve

- C13 Settlement and Release Agreement in the Case of S.D., H.D., D.M., D.S. and J.W. on Behalf of Themselves and All Other Similarly Situated, v. Wellpath, LLC, Renee Bingham, R.N., Rachel McCarth, R.N. Pasco County and Pasco Sheriff Chris Nocco, in His Official Capacity, Case No.: 8:22-cv-00146-SDM-AAS

File Number CAO24-2004

Comm. Dist. All

Recommendation Approve

- C14 Proposed Opioid Settlement Claim with Additional Defendant Masters Pharmaceutical, Inc.

File Number CAO24-0801

Comm. Dist. All

Recommendation Approve

Development Services - Building Construction Services

- C15 Exempt Purchase and Additional Purchasing Authority - Carahsoft Technology Corporation - New Accela Licenses and Annual Renewal of Existing Licenses - \$4,957,875.45

File Number BCS24-0001

Comm. Dist. All

Recommendation Approve

Development Services - Office of Economic Growth

- C16 Amended and Restated Interlocal Agreement – Hernando County – Continuation of a Regional Workforce Board – No Funding Required

File Number OEG24-1001

Comm. Dist. All

Recommendation Approve

- C17 Third Amendment to the Cooperative Funding Agreement – Pasco Hernando Workforce Board – \$700,000.00

File Number OEG24-1002

Comm. Dist. All

Recommendation Approve

Internal Services - Emergency Management

- C18 Hazard Mitigation Grant Program Subaward and Grant Agreement (Project No. HMGP 4564-018-R) - Florida Division of Emergency Management – Elevation of a Flood Prone Property - Bay Boulevard #2 - \$152,500.00

File Number OEM24-0001

Comm. Dist. 5

Recommendation Approve

- C19 Hazard Mitigation Grant Program Subaward and Grant Agreement (Project No.

HMGP 4564-008-R) - Florida Division of Emergency Management – Elevation of a Flood Prone Property - Bay Boulevard #3 - \$165,500.00

File Number OEM24-0002

Comm. Dist. 5

Recommendation Approve

- C20 Hazard Mitigation Grant Program Subaward and Grant Agreement (Project No. HMGP 4564-009-R) - Florida Division of Emergency Management – Elevation of a Flood Prone Property - Deedra Circle #3 - \$159,430.00

File Number OEM24-0003

Comm. Dist. 5

Recommendation Approve

- C21 Hazard Mitigation Grant Program Subaward and Grant Agreement (Project No. HMGP 4564-015-R) - Florida Division of Emergency Management – Elevation of a Flood Prone Property - Old Post Road - \$222,140.00

File Number OEM24-0004

Comm. Dist. 5

Recommendation Approve

Internal Services - Facilities Management

- C22 Construction Contract Closeout Agreement for Agreement IFB-DS-20-129 – Blackwater Construction Services, LLC – Hugh Embry Library Renovations – No Funding Required

File Number FAC24-0004

Comm. Dist. 1

Recommendation Approve

- C23 Utility Easements – Emerald Point Property Owners Association, Inc. – James D. Clark and Margaret Katherine E. Clark – Fire Station 18 – No Funding Required

File Number FAC24-0006

Comm. Dist. 1

Recommendation Approve

- C24 Agreement Arising Out of Request for City Services Outside the City Limits – Utility Easement – City of Zephyrhills – Fire Station 18 – No Funding Required

File Number FAC24-0007

Comm. Dist. 1

Recommendation Approve

- C25 Resolution Canceling Taxes – Lot 17 Sea Pines Circle Park Addition Unrecorded Plat, Hudson - Sea Pines Neighborhood Flood Abatement Project - No Funding Required

File Number FAC24-0009

Comm. Dist. 5

Recommendation Approve

- C26 Resolution Canceling Taxes - Lot 16 Sea Pines Unit 2, Hudson - Sea Pines Neighborhood Flood Abatement Project - No Funding Required
File Number FAC24-0010
Comm. Dist. 5
Recommendation Approve
- C27 Change Order No. 1 to Agreement No. IFB-DS-22-127 – David Nelson Construction Co. – Galen Wilson Bus Maintenance Facility Construction and Parking Lot Expansion – Additional Time and Construction Work – \$159,096.00
File Number FAC24-0012
Comm. Dist. 4
Recommendation Approve
- C28 Utilities Service Agreement – Pasco County and The City of Zephyrhills, Florida – Fire Station No. 18, Zephyrhills
File Number FAC24-0017
Comm. Dist. 1
Recommendation Approve
- C29 Accept Deed and Adopt Resolution Cancelling Taxes – YMCA of the Suncoast, Inc. – No Funding Required
File Number FAC24-0018
Comm. Dist. 3
Recommendation Approve
- C30 Cooperative Purchase – Iron Bow Technologies, LLC – Shady Hills Waste Water Treatment Facility – Access Control, Intercom and Security Video Surveillance System Conversion – \$533,634.17
File Number FAC24-0023
Comm. Dist. 5
Recommendation Approve

Internal Services - Fleet Management

- C31 Classification and Disposal of Surplus Property – Auction Services – No Funding Required
File Number FM24-0001
Comm. Dist. All
Recommendation Approve
- C32 Approve Additional Purchase Authority – Genuine Parts Company – Fleet Supply Chain, Parts, and Inventory Management – \$1,266,000.00
File Number FM24-0002
Comm. Dist. All
Recommendation Approve

Internal Services - Human Resources

- C33 Holiday Schedule – Pasco County Board of County Commissioners – 2024

Calendar Year – No Funding Required

File Number HR24-0001

Comm. Dist. All

Recommendation Approve

- C34 Renewal of Insurance Policies with Arthur J. Gallagher & Company Property & Casualty Insurance Program; Acquisition/Renewal – Approximate Cost \$2,838,143.96

File Number HR24-0002

Comm. Dist. All

Recommendation Approve

- C35 Renewal of Insurance Policies with Arthur J. Gallagher & Company, Utilities and Resource Recovery Facility - Approximate Cost \$908,831.62

File Number HR24-0003

Comm. Dist. All

Recommendation Approve

Internal Services - Office of Management and Budget

- C36 Third Quarter Fiscal Year 2023 Retroactive Budget Amendment Approval - Office of Management and Budget - \$15,032,489.94

File Number BA24-0002

Comm. Dist. All

Recommendation Approve

- C37 Approve the Write-Off of Uncollectible Accounts Receivable - Policy Number 700-05 - Public Services Branch, Animal Services and Public Transportation Departments - \$45,319.14

File Number OMB24-0001

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Engineering Services

- C38 Local Agency Program (LAP) Agreement – Florida Department of Transportation (FDOT) and Pasco County – Design of the Ballantrae Boulevard from North of Straton Place to Bud Bexley Parkway Sidewalk (FPN: 445502 1 38 01) – No Funding Required

File Number ENA24-0001

Comm. Dist. 4

Recommendation Approve

- C39 Local Agency Program (LAP) Agreement – Florida Department of Transportation (FDOT) and Pasco County – Design of the Fort King Road from Hester Road to North of Coleman Avenue Sidewalk (FPN: 445503 1 38 01) – No Funding Required

File Number ENA24-0002

Comm. Dist. 1

Recommendation Approve

C40 Award of Bid No. IFB-KM-23-123 – B.R.W. Contracting, Inc. – Old Pasco Road Improvements (N. of Deedra Drive to N. Overpass Road) – \$21,983,240.44

File Number PMA24-0001

Comm. Dist. 1, 2

Recommendation Approve

C41 Award of Bid No. IFB-KM-23-057 – Ajax Paving Industries of Florida, LLC – Grand Boulevard Sidewalk Phase II – \$1,380,631.90

File Number PMA24-0002

Comm. Dist. 3, 4

Recommendation Approve

C42 Recording of Plat with a Performance Guarantee – Pulte Home Company, LLC – Whispering Pines Community Development District – Whispering Pines Phase 3 – No Funding Required

File Number SA24-0001

Comm. Dist. 4

Recommendation Approve

C43 Recording of Plat – Robert O. Britton Jr. and Theresa R. Britton – Suwannee Slopes Tract 3 – No Funding Required

File Number SA24-0010

Comm. Dist. 1

Recommendation Approve

Public Infrastructure - Fiscal and Business Administration

C44 Award of Bid No. IFB-RH-23-108 – Chemrite, Inc. – As Needed HTH Chlorine Granules – Multi-Year Award – \$240,000.00

File Number PIFBA24-0013

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Public Works

C45 Task Order No. SMO24-007 – Singhofen & Associates, Inc. – Holiday Lakes Estates Units 14, 16, and 17 Stormwater Drainage Improvements Conceptual Plan – \$114,064.00

File Number PW24-0019

Comm. Dist. 3

Recommendation Approve

C46 Award of Bid No. IFB-RH-23-107 – Aero Groundtek LLC – As Needed Roadway Sweeping – Multi-Year Award – \$247,500.00

File Number PW24-0022

Comm. Dist. All

Recommendation Approve

C47 Task Order No. SMO24-009 – Florida Design Consultants, Inc. – Hudson Beach Pollution Source Tracking – \$144,632.30
File Number PW24-0024
Comm. Dist. 5
Recommendation Approve

C48 Change Order No. 1 to Contract No. IFB-RH-22-086 – Kamminga & Roodvoets, Inc. – Contract Time Extension for Colonial Manor Drainage Improvement Project – \$548,800.66
File Number PW24-0028
Comm. Dist. 3
Recommendation Approve

C49 Declaration of Cooperation of the Tampa Bay Nitrogen Management Consortium – Tampa Bay Estuary Program – \$7,500.00
File Number PW24-0032
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Solid Waste

C50 Award of Bid No. IFB-RH-23-092 – American Mulch & Soil LLC – As Needed Wood Processing and Removal / Green Waste Processing Services – Multi-Year Award – \$325,000.00
File Number SW24-0003
Comm. Dist. All
Recommendation Approve

C51 Exempt Purchase – Various Vendors – Newspaper and Related Advertising – \$140,000.00
File Number SW24-0004
Comm. Dist. All
Recommendation Approve

C52 Third 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 – \$300,000.00
File Number SW24-0024
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Utilities

C53 Utility Work by Highway Contractor Agreement and Three-Party Escrow Agreement – Florida Department of Transportation – US 301 Utility Adjustments US 98 to Hernando County Line Road Project (PCU 23-605.00) – \$144,823.00
File Number UTD24-0007
Comm. Dist. 1

Recommendation Approve

- C54 Additional Purchasing Authority and Third Amendment to Agreement IFB-BK-21-029 – Rowland, Inc. and Schaer Development of Central Florida, Inc. – As Needed Pipeline Repairs – \$4,407,000.00
File Number UTD24-0008
Comm. Dist. All
Recommendation Approve
- C55 Task Order No. 1-24 – Coastal Design Consultants, Inc. – Pasco Trails Surface Water Management Analysis (PCU 23-500.00) – \$168,800.00
File Number UTD24-0014
Comm. Dist. 1
Recommendation Approve
- C56 Award of Bid No. IFB-BW-23-080 – Green Dream International LLC & The Kearney Companies, LLC – As Needed Supply and Delivery of Clean Fill Dirt – Multi-Year Award – \$615,000.00
File Number UTOM24-0001
Comm. Dist. All
Recommendation Approve
- C57 Award of Bid No. IFB-RH-23-078 – PSI Technologies Inc. – As Needed Pumps Overhaul and Related Equipment Repair Services for Water, Wastewater, and Reclaim Treatment Plants – \$1,629,000.00
File Number UTOM24-0006
Comm. Dist. All
Recommendation Approve
- C58 Sole Source Purchase – United Laboratories Inc. – 556 Zyme-Treat WWT, and 375 Total Surface Renovator – \$125,000.00
File Number UTOM24-0011
Comm. Dist. All
Recommendation Approve

Public Safety - Corrections

- C59 Fifth Amendment and Additional Purchasing Authority - Trinity Services Group, Inc. - Inmate Food Services - \$1,083,045.60
File Number COR24-0001
Comm. Dist. All
Recommendation Approve
- C60 Agreement Between Bob Gualtieri, as Sheriff of Pinellas County and The Pasco County Board of County Commissioners – Pinellas County Sheriff's Office – Facial Recognition Network (FR-Net) – No Funding Required
File Number COR24-0002
Comm. Dist. All

Recommendation Approve

- C61 First Amendment and Additional Purchasing Authority – Wellpath LLC – Inmate Health Services Agreement - \$5,622,777.34

File Number COR24-0003

Comm. Dist. All

Recommendation Approve

Public Safety - Fire Rescue

- C62 Amendment to Affiliation Agreement Between Pasco Hernando State College and Pasco County Fire Rescue – Increase Reimbursement Amount – No Funding Required

File Number FR24-1000

Comm. Dist. All

Recommendation Approve

- C63 Approve Exempt Purchase – Stryker Sales Corporation – Annual Warranty and Maintenance - \$137,642.25

File Number FR24-1001

Comm. Dist. All

Recommendation Approve

- C64 2023-2024 Coordinated Opioid Recovery Network – The Fire Rescue Department and Central Florida Behavioral Health Network, Inc.– Partnership to Treat and Prevent Opioid Addiction in the Pasco County Community - \$419,556.00

File Number FR24-1002

Comm. Dist. All

Recommendation Approve

Public Services - Community Development

- C65 Board Member Appointments and Re-Appointment – Pasco County Housing Finance Authority – To Fill Membership Vacancies – No Funding Required

File Number CD24-0001

Comm. Dist. All

Recommendation Approve

- C66 Amendment No. 1 to Subrecipient Agreement – Habitat for Humanity of East & Central Pasco, Inc. – HOME Investment Partnerships, CFDA No. 14.239 – No Funding Required

File Number CD24-0002

Comm. Dist. All

Recommendation Approve

Public Services - Community Services

- C67 Funding Agreement – United Way of Pasco County, Inc. – Pasco County Contribution to Support United Way Partner Agencies - \$335,000.00

File Number HS24-0001
Comm. Dist. All
Recommendation Approve

C68 Annual Contract – State of Florida Department of Health – Contract Year 2023-2024; Health Services – \$1,064,665.00

File Number HS24-0002
Comm. Dist. All
Recommendation Approve

Public Services - Destination Management Organization

C69 Delegation of Signature Authority – Tourism Assistant Director or Designee – Document Execution for Fiscal Year 2024 Grants for Documents Related to the Florida Sports Foundation's Grant Program – No Funding Required

File Number DMO24-0001
Comm. Dist. All
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

C70 As Needed Re-Establishment and Increase of Change Fund – Pasco County Parks, Recreation, and Natural Resources Department – SunWest Park – \$350.00

File Number PRN24-0002
Comm. Dist. 5
Recommendation Approve

C71 Exempt Purchase – Musco Sports Lighting, LLC – Musco Lighting Structure Systems at Wiregrass Ranch Sports Campus – \$499,300.00

File Number PRN24-0005
Comm. Dist. 2
Recommendation Approve

Regular

District One - Commissioner Oakley

R72 (11:00 a.m. Time Certain) Presentation - Tampa Bay Water - Long-Term Master Water Plan Update - No Funding Required

File Number BCCA24-0100
Comm. Dist. All
Recommendation Presentation Only

Development Services - Planning and Development

R73 Site Planning Best Practices for Drive-Thru Facilities Associated with Fast Food Restaurants, Financial Institutions, Pharmacies, and Other Similar Uses

File Number PDD24-0019
Comm. Dist. All
Recommendation Presentation Only

Miscellaneous Business - District One - Commissioner Oakley
Miscellaneous Business - District Two - Commissioner Weightman
Miscellaneous Business - District Three - Commissioner Starkey
Miscellaneous Business - District Four - Commissioner Bradford
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.

- P74 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For Text And Table Revisions For The Villages Of Pasadena Hills (VOPH) Comprehensive Plan Goal FLU 6: Allow Increase Of Land Area In Village Cores Of Villages B and C, Increase Maximum Residential Conversions, And Add Conditions To Transfer Unused Densities To Village Cores, And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.
File Number PDD24-0026
Comm. Dist. 1
Recommendation Continuance Requested
- P75 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For A Comprehensive Plan Amendment Amending Future Land Use Map (Map 2-15 And Sheet 12) From PD (Planned Development) To CON (Conservation Lands) On Approximately 1,517.89 Acres Of Real Property Located South Of State Road 52, North Of State Road 54, East Of The Suncoast Parkway, And West Of A CSX Rail Corridor In Land O' Lakes; And A Map Amendment To The Future Land Use Map 2-9 Amending Subarea Map 2-9 (43) Project Arthur; And A Map Amendment To The Conservation Map 3-4 Amending The North Pasco To Crossbar Critical Ecological Corridor And The North Pasco To Connerton Ecological Corridor; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.
File Number PDD24-0007
Comm. Dist. 4
Recommendation Approve
- P76 An Ordinance Amending The Pasco County Comprehensive Plan: Providing For A Comprehensive Plan Amendment To The Future Land Use Map (Map 2-15 And Sheet 12) From IL (Industrial Light) To COM (Commercial) On Approximately 3.69 Acres Of Real Property Located At The Intersection North Of Sunlake Boulevard Extension And SR-52.
File Number PDD24-0008

Comm. Dist. 5
Recommendation Approve

- P77 An Ordinance By The Pasco County Board Of County Commissioners Amending The Pasco County Land Development Code; Section 604 Northeast Pasco Rural Protection Overlay District; Figure 604-1 Northeast Pasco Rural Protection Overlay District Boundary; Figure 604-2 Northeast Pasco Rural Scenic Roadways; Figure 604-4 Limits To Topographic Alterations; And Other Sections, As Necessary, For Internal Consistency; Providing For Applicability; Repealer, Severability; Inclusion Into The Land Development Code, And An Effective Date.

File Number PDD24-0015
Comm. Dist. 1
Recommendation Approve

- P78 An Ordinance Amending The Pasco County Comprehensive Plan; Providing For A Text Amendment To The Future Land Use Element Appendix, A Map Amendment To The Future Land Use Map 2-9 Amending Subarea Map 2-9(22) Gateway Hub Subarea And Subarea Map 2-9(22a) Gateway Hub Subcategories; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD24-0025
Comm. Dist. 1
Recommendation Approve

Public Hearings at 1:30 p.m.

- P79 Zoning Amendment (Continuance) – Ruben A and Maria J Sanchez – Change in Zoning from an A-R Agricultural-Residential District with Conditions to an A-R Agricultural-Residential District – Northeast Pasco County – South of Pine Terrace, Approximately 650 Feet East of Barry Road – Containing Approximately 5.04 Acres

File Number PDD24-7697
Comm. Dist. 1
Recommendation Continuance Requested

- P80 Zoning Amendment (Continuance) – Schrader 52 CC - MPUD Master Planned Unit Development – Mary Burke and Thomas Schrader– A Rezoning from an R-1 Rural Density Residential and A-R Agricultural Residential District to an MPUD Master Planned Unit Development District to Allow the Development of 625 Multi-Family Units and 106,286 Square-Feet of Commercial Uses on Approximately 57.49 Acres

File Number PDD24-7679
Comm. Dist. 1
Recommendation Continuance Requested

- P81 Zoning Amendment (Consent) – Abbey Crossings CC - MPUD Master Planned Unit Development – Jeffrey Hust and Margaret Hust – A Rezoning from an A-C

Agricultural District to an MPUD Master Planned Unit Development District to Allow the Development of 1,000 Multi-Family Units and 800,000 Square-Feet of Light Industrial, 400,000 Square-Feet of office, and 400,000 Square-Feet of Commercial/Retail on 245.24 Acres

File Number PDD24-7668

Comm. Dist. 1

Recommendation Approval with Conditions

- P82 Zoning Amendment (Consent) – Kovac F Gary and Janet B – Change in Zoning from an R-1 Rural Density Residential District to an A-R Agricultural-Residential District – East Central Pasco County – North Side of Phelps Road, Approximately 600 Feet West of Gall Boulevard – Containing Approximately 2.47 Acres
- File Number** PDD24-7723
- Comm. Dist.** 1
- Recommendation** Approve
- P83 Zoning Amendment (Consent) – Martha Dexter – Change in Zoning from an A-R Agricultural-Residential District to an R-1MH Single-Family/Mobile Home District – Central Pasco County – North Side of Clearview Drive, Approximately 500 Feet East of Land Drive – Containing Approximately 1.05 Acres
- File Number** PDD24-7736
- Comm. Dist.** 1
- Recommendation** Approve
- P84 Conditional Use (Regular) - Pasco Land and Cattle Co, LLC/Skyway Towers/Verizon Wireless - 155 Foot Above-Ground-Level (AGL) Monopole Wireless Communications Facility (WCF) in an AR-1 Agricultural-Residential District - Central Pasco County - On the North Side of Green Willow Run, Approximately 2,000 Feet East of Quail Hollow Boulevard
- File Number** PDD24-CU02
- Comm. Dist.** 2
- Recommendation** Approval with Conditions
- P85 Zoning Amendment (Regular) - The Village Green MPUD - LBD I, LLC - a Rezoning Request from A-R Agricultural Residential and AR-1 Agricultural Residential to MPUD Master Planned Unit Development to Allow for a Maximum of 470 Dwelling Units and 14,000 Square Feet of Neighborhood Scale Commercial on Approximately 48 Acres
- File Number** PDD24-7710
- Comm. Dist.** 1
- Recommendation** Approval with Conditions
- P86 Appeal of Planning Commission Decision of April 6, 2023, Denying Variance Petition No. VA-2103 for a Reduction in the Front Yard Setback from 25 Feet to 20 Feet and a Reduction in the Side Setbacks from 10 Feet to 8.5 Feet in an R-2 Low Density Residential District – South Central Pasco County – on the South Side of Victoria Road Approximately 215 Feet West of Sheffield Road –

Containing Approximately 0.28 Acre
File Number PDD24-0017
Comm. Dist. 2
Recommendation Approval with Conditions

Noted Items

Agendas and Minutes

- N87 Gulf Harbors Advisory Committee Board - Meeting Minutes - July 11, 2023
File Number NI24-0100
Comm. Dist. 3
Recommendation Receive and File
- N88 Gulf Harbors Advisory Committee Board - Meeting Minutes - August 15, 2023
File Number NI24-0210
Comm. Dist. 3
Recommendation Receive and File
- N89 Agenda & Minutes - Pasco County Commission on Human Trafficking - Meeting of July 19, 2023
File Number NI24-0138
Comm. Dist. All
Recommendation Receive and File
- N90 Agenda & Minutes - Pasco County Commission on Human Trafficking Disrupting Vulnerabilities Workgroup - Meeting of July 19, 2023
File Number NI24-0139
Comm. Dist. All
Recommendation Receive and File
- N91 Metropolitan Planning Organization (MPO) Meeting Minutes – August 17, 2023
File Number NI24-0259
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

- N92 SCS Task Order No. 1-23 – Semi-Annual Water Quality Monitoring Assistance Class I and Class III Landfills – Pasco County, Florida
File Number NI24-0101
Comm. Dist. All
Recommendation Receive and File
- N93 Change Order No. 1 to IFB-SN-22-007 for Time Extension Only – CenState Contractors, Inc. – Boyette Reservoir High Service Pump Upgrades (PCU 20-015.00)
File Number NI24-0195
Comm. Dist. 1

- Recommendation** Receive and File
- N94 Pasco Sheriff's Office Letter Dated 08-28-2023 - Reimbursement for Expenses Incurred - Grant #C-8C222 Street Narcotic Application Program - Detectives - 01-01-2022 through 03-31-2022 - \$23,695.93
File Number NI24-0185
Comm. Dist. All
Recommendation Receive and File
- N95 Pasco Sheriff's Office Letter Dated 08-28-2023 - Reimbursement for Expenses Incurred - Grant #C-8C222 Street Narcotic Application Program - Detectives - 10-19-2021 through 12-31-2021 - \$18,665.15
File Number NI24-0186
Comm. Dist. All
Recommendation Receive and File
- N96 Approve the Release of Performance Guarantee Cash Bond that was Deposited into Account No. 2603-00000-000000-220885 and Accept Maintenance Guarantee Cash Bond Agreement – CKB Development, LLC (Developer) – Promenade Business Centre (North), Permit No. ROW-2021-00375 (PMB23-066)
File Number NI24-0162
Comm. Dist. 1
Recommendation Receive and File
- N97 Approve the Release of Performance Guarantee Surety Bond No. SUR0053991 and Accept the Maintenance Guarantee Surety Bond No. 30155669 – D.R. Horton, Inc. (Developer) – South Branch Preserve Phase 2A and 3A (PMB22-052)
File Number NI24-0161
Comm. Dist. 3
Recommendation Receive and File
- N98 Partial Assignment of PTC Boyette, LLC EDA to Double Branch Dev Inc.
File Number NI24-0159
Comm. Dist. 1
Recommendation Receive and File
- N99 Approve the Release of the Right-of-Way (ROW) Performance Guarantee Surety Bond No. 1001414 and Accept ROW Maintenance Guarantee Surety Bond No. 1001897 and Rider – Harbor Contracting, LLC (Developer) – Learning Lodge Academy, Permit No. ROW-2021-00418 (PMB23-035)
File Number NI24-0160
Comm. Dist. 5
Recommendation Receive and File
- N100 JMG Engineering, Inc. – Task Order No. 6-23 – East Pasco Transfer Station Entryway Improvements – Construction Oversight

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| | File Number NI24-0206
Comm. Dist. 1
Recommendation Receive and File |
| N101 | JMG Engineering, Inc. – Task Order No. 5-23 – West Pasco Landfill Closure Cost Estimates, 5-Year Plans, and Water Quality Monitoring Plan Evaluation
File Number NI24-0207
Comm. Dist. 5
Recommendation Receive and File |
| N102 | Stearns, Conrad, and Schmidt, Consulting Engineers, Inc. – Task Order No. 2-23 – Operational Testing Phase Sampling and Analysis Class I Injection Well System
File Number NI24-0208
Comm. Dist. 5
Recommendation Receive and File |
| N103 | Agreement – Florida Department of Health in Pasco County – Nutrition Consultant Services
File Number NI24-0140
Comm. Dist. All
Recommendation Receive and File |
| N104 | HUD CDBG-MIT Grant (MT027) – Resilient Pasco Project
File Number NI24-0209
Comm. Dist. All
Recommendation Receive and File |
| N105 | Approve the Release of the Right of Way (ROW) Maintenance Guarantee Irrevocable Letter of Credit No. 9700251398-00009 – PSM South Branch, LLC (Developer) – The Preserve Market Place D-1 Improvements Permit Number 37301 (PMB23-061)
File Number NI24-0163
Comm. Dist. 3
Recommendation Receive and File |
| N106 | Approve the Release of the Right of Way (ROW) Maintenance Guarantee Surety Bond No. S00I-5259 – BRW Contracting, Inc (Developer) – Northpointe Parkway Extension Right of Way Improvements Permit Number PSP17-052 (PMB23-063)
File Number NI24-0164
Comm. Dist. 4
Recommendation Receive and File |
| N107 | Approve the Release of Maintenance Guarantee Surety Bond No. LICX1184155 – Pasco Development Land 218, LCC (Developer) – Connerton Village Two Parcel 218 Phase IB (PMB23-079)
File Number NI24-0165 |

- Comm. Dist.** 2
Recommendation Receive and File
- N108 Approve the Release of Performance Guarantee Surety Bond No. CS2160927 and Accept Maintenance Guarantee Surety Bond No. 4724780 and Rider – HBWB Development Services, LLC (Developer) – Starkey Ranch Parcel B1 (PMB23-085)
File Number NI24-0166
Comm. Dist. 3
Recommendation Receive and File
- N109 Approve the Release of Performance Guarantee Surety Bond No. CS3250202 and Accept Maintenance Guarantee Surety Bond No. 4724781 and Rider – HBWB Development Services, LLC (Developer) – Starkey Ranch Parcel 82 (PMB23-086)
File Number NI24-0167
Comm. Dist. 3
Recommendation Receive and File
- N110 Approve the Release of Performance Guarantee Surety Bond No. 107400754 and Accept Maintenance Guarantee Surety Bond No. 107775235 – Maven Pare Holdings, LLC (Developer) – Park Meadows Phase 2 (PMB23-088)
File Number NI24-0168
Comm. Dist. 1
Recommendation Receive and File
- N111 Approve the Release of the Right-of-Way (ROW) Performance Guarantee Surety Bond No. SUR0070742 and Accept ROW Maintenance Guarantee Surety Bond No. SUR0077026 – M/I Homes of Tampa, LLC (Developer) – RLE Overpass Phases 1-3, Permit No. 2021-00125 (PMB23-095)
File Number NI24-0169
Comm. Dist. 1
Recommendation Receive and File
- N112 Approve the Release of Performance Guarantee Surety Bond No. BND21577388 and associated Rider – Pasco County Associates II, LLLP (Developer) – Wiregrass M23 Phase 3 (PMB23-099)
File Number NI24-0170
Comm. Dist. 2
Recommendation Receive and File
- N113 Approve the Release of Performance Guarantee Surety Bond No. LICX1195768 – Pasco County Associates III, LLLP (Developer) – Winding Ridge Phase 3 (PMB23-100)
File Number NI24-0171
Comm. Dist. 2
Recommendation Receive and File

- N114 Approve the Release of Performance Guarantee Surety Bond No. BND21577342 and associated Riders – Pasco County Associates II, LLLP (Developer) – Wiregrass M23 Phase 2 (PMB23-102)
File Number NI24-0172
Comm. Dist. 2
Recommendation Receive and File
- N115 Report of Receipt of Annual Donations - Animal Services Department
File Number NI24-0213
Comm. Dist. All
Recommendation Receive and File
- N116 FAC23-1083 – Williamson Dacar Associates Inc DBA Williamson Design Associates Inc - Regency Park Library Utilities – 8-14-2023
File Number NI24-0258
Comm. Dist. All
Recommendation Receive and File
- N117 FAC23-1085 - Williamson Dacar Associates, Inc. - Fasano Hurricane Shelter Crack Repair - 7-11-23
File Number NI24-0257
Comm. Dist. All
Recommendation Receive and File
- N118 FAC23-1094 - Trias Construction, LLC - Fire Rescue Logistics Building - 08-14-2023
File Number NI24-0256
Comm. Dist. All
Recommendation Receive and File
- N119 Hidden Creek North CDD - Fiscal Year 2023-2024 - Letter Dated August 25, 2023
File Number NI24-0255
Comm. Dist. All
Recommendation Receive and File
- N120 Lakeside Community Development District – Annual Financial Audit Report Fiscal Year Ended September 30, 2022
File Number NI24-0254
Comm. Dist. All
Recommendation Receive and File
- N121 Moss & Associates, LLC - Pasco County Jail Expansion - 1112007 - September 5, 2023
File Number NI24-0253
Comm. Dist. All
Recommendation Receive and File

- N122 Moss & Associates, LLC - Pasco County Jail Expansion - 1112007 -
September 12, 2023
File Number NI24-0252
Comm. Dist. All
Recommendation Receive and File
- N123 PSC-2023-0284-CO-EI - Docket No 20230043-EI - Duke Energy Florida LLC -
Issued September 13, 2023
File Number NI24-0251
Comm. Dist. All
Recommendation Receive and File
- N124 The Groves Community Development District – Annual Financial Audit Report
Fiscal Year Ended September 30, 2022
File Number NI24-0250
Comm. Dist. All
Recommendation Receive and File
- N125 The Verandahs CDD - Fiscal Year 2023-2024 - Letter Dated August 25, 2023
File Number NI24-0249
Comm. Dist. All
Recommendation Receive and File
- N126 Wesbridge Community Development District – Annual Financial Audit Report
Fiscal Year Ended September 30, 2022
File Number NI24-0248
Comm. Dist. All
Recommendation Receive and File
- N127 WireGrass II Community Development District – Annual Financial Audit Report
Fiscal Year Ended September 30, 2022
File Number NI24-0247
Comm. Dist. All
Recommendation Receive and File
- N128 Emergency Purchase Authorization - Lexington Oaks Boulevard
File Number NI24-0184
Comm. Dist. 2
Recommendation Receive and File
- N129 Meadow Pointe IV CDD FY 23-24 Meeting Schedule letter dated August 11,
2023
File Number NI24-0102
Comm. Dist. All
Recommendation Receive and File
- N130 Concord Station CDD Final Adopted FY 23-24 Budget letter dated July 17,
2023

	File Number NI24-0103 Comm. Dist. All Recommendation Receive and File
N131	Copperspring CDD Final Budget FY23-24 letter dated July 17, 2023 File Number NI24-0104 Comm. Dist. All Recommendation Receive and File
N132	Riverwood Estates CDD Final Adopted FY 23-24 Budget letter dated August 21, 2023 File Number NI24-0105 Comm. Dist. All Recommendation Receive and File
N133	Riverwood Estates CDD FY 23-24 Meeting Schedule letter dated August 21, 2023 File Number NI24-0106 Comm. Dist. All Recommendation Receive and File
N134	Talavera CDD Final Adopted FY 23-24 Budget letter dated August 17, 2023 File Number NI24-0107 Comm. Dist. All Recommendation Receive and File
N135	Talavera CDD FY 23-24 Meeting Schedule letter dated August 18, 2023 File Number NI24-0108 Comm. Dist. All Recommendation Receive and File
N136	The Groves CDD Final Adopted FY 23-24 Budget letter dated August 9, 2023 File Number NI24-0109 Comm. Dist. All Recommendation Receive and File
N137	The Groves CDD FY 23-24 Meeting Schedule letter dated August 9, 2023 File Number NI24-0110 Comm. Dist. All Recommendation Receive and File
N138	Wesbridge CDD Final Adopted FY 23-24 Budget letter dated August 16, 2023 File Number NI24-0111 Comm. Dist. All Recommendation Receive and File
N139	Wesbridge CDD FY 23-24 Meeting Schedule letter dated August 16, 2023 File Number NI24-0112

Comm. Dist. All
Recommendation Receive and File

N140 Asturia CDD Adopting Proposed FY 2023-2024 Budget letter dated August 1, 2023

File Number NI24-0273
Comm. Dist. All
Recommendation Receive and File

N141 Asturia CDD Approved FY 2023-2024 Meeting Schedule letter dated August 18, 2023

File Number NI24-0274
Comm. Dist. All
Recommendation Receive and File

Addendum

Walk-Ons

Post Meeting Materials

Adjourn