

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

ANNOTATED AGENDA

FEBRUARY 6, 2024

**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 Ronald E. Oakley, Chairman, District 1 Honorable Gary Bradford, Vice-Chairman, Dist. 4 Honorable Seth Weightman, District 2 Honorable Kathryn Starkey, District 3 Honorable Jack Mariano, District 5
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Clerk & Comptroller	Honorable Nikki Alvarez-Sowles, Esq.
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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 Oakley called the meeting to order at 10:03 a.m.

Invocation

Pledge of Allegiance

Ms. Alvarez-Sowles gave the Invocation and led the Pledge of Allegiance to the Flag.

Roll Call

Ms. Alvarez-Sowles called the roll. All Commissioners were present with Commissioner Weightman attending the meeting virtually.

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 Oakley held a moment of silence for a member of the Code Compliance Department who had recently passed and stated their thoughts and prayers were with their family and their team members.

Chairman Oakley reviewed the procedures to be followed.

Chairman Oakley called for public comment.

Ms. Tamara Disi spoke regarding her recent request for permission to build a replacement home on her property while she remained there, the online permitting process, appreciation to Commissioner Mariano and his assistant Ms. Sonya Walling for their assistance with the situation and supporting his constituents and the Hudson area, the tagline Open Spaces Vibrant Places, concerns with natural areas disappearing, a brief history of her home and properties, appreciation to Palm Wood Construction and CEO Mr. Chris Glover for their efforts through the process, being told she could not have the existing structure on the property while the new structure was built, and she asked the Board for their assistance.

Ms. Allison Moore displayed photographs and spoke regarding her property, that she was representing twenty plus neighbors expressing opposition to a project, the conditions of Marion Lane, maintenance, the culvert, that many of the homes were in Bowman Retreats which was a Deed Restricted community which only allowed five-acre lots, easement owners, ingress and egress, concerns with a new neighbor wanting to subdivide their property into one acre lots, a request for the Board to stop the development, concerns with future land use codes that didn't always make sense, home value concerns, concerns with the development access being a private road, that it would alter their way of life, a petition that had been signed, and frustrations with Planning and Development.

Approved to receive and file documents submitted by Ms. Nancy Hazlewood by a roll call vote.

Ms. Hazlewood spoke regarding displayed photographs, a Belly Wadding project on Happy Hill where grading and mining would be allowed in the Northeast Rural Area Plan, conversations with the County Attorney's Office, areas protected from mining, a request for it to be looked at while the plan was being updated, what had happened to the hills in Dade City, the Lacoochee area, the Brooksville Ridge, the aquifer, the water quality, a request for a Special Taxing Unit of the Northeast Rural Area Plan, wanting to work together with Staff, and wanting to protect the area.

Ms. Priscilla Harrison spoke regarding her home that had been built by the Pasco Housing Authority, that it had been built on a swamp area, hurricane damage to the roof, that her house smelled like mold, conversations with the Supervisor of Maintenance and a timeline of events, that FEMA did not pay because she was not the homeowner, that a vehicle being kept in the garage was found to be full of mold, that she had reported the mold damage, that everyone in the community was having issues, moisture and electrical issues in the home, and the monthly inspections what were not scheduled consistently.

She was directed to speak with someone from Public Services.

Ms. Peggie Byrne spoke regarding a Belly Wadding project, the plan submitted by Meritage Homes, the original promise that was made pertaining to setbacks, the neighbor's desire to preserve the Green Belt, animals that lived on the property, a request for no further development to be allowed until someone evaluated the Green Belt appropriately, concerns with it being removed from the Northeast Rural Zone, concerns with the Agriculture Commissioner Wilton Simpson being one of the owners, that no one was in favor of the project at the planning board meetings, that people had gone to the Governor, the State, and to the Federal Government for protection of the property, a water shortage in the area, runoff concerns, the Master Plan, and that Eastpointe was part of Lake Jovita which was a closed community.

Resolutions

Commissioners Items - Commissioner Weightman

RS1	A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Congratulating The Wiregrass Ranch High School Marching Bulls For Winning The Florida Marching Band 2023 Class 4A State Championship
	File Number CAO24-5118
	Comm. Dist. All
	Recommendation Approve

Approved to adopt by a roll call vote.

Consent

Approved the Consent Agenda with the exception of Agenda item C15 which had been withdrawn by a roll call vote.

Constitutional Officers - Clerk - Minutes Distribution

- C2 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning - September 19, 2023 10 A.M.
File Number CO24-0131
Comm. Dist. All
Recommendation Receive and File
- C3 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning - October 10, 2023 10 A.M.
File Number CO24-0132
Comm. Dist. All
Recommendation Receive and File
- C4 Annotated Minutes - Board of County Commissioners Regular Meeting/Rezoning - October 24, 2023 10 A.M.
File Number CO24-0133
Comm. Dist. All
Recommendation Receive and File

Constitutional Officers - Clerk - Financial Matters

- C5 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 CO24-0129
Comm. Dist. All
Recommendation Approve

Internal Services - Emergency Management

- C6 Hazard Mitigation Grant Program Homeowner Agreement (Project No. HMGP 4564-015-R) – Michelle O'Connor and William Bumpus Jr. – Elevation of a Flood Prone Property - Old Post Elevation - \$222,140.00
File Number OEM24-0014
Comm. Dist. 5

Recommendation Approve

- C7 Interlocal Agreement – District School Board of Pasco County – Special Needs Shelter Generator Maintenance and Fuel - \$471,380.00
File Number OEM24-0027
Comm. Dist. All
Recommendation Approve

Internal Services - Facilities Management

- C8 Accept Drainage Easement – Charles A. Lamb and Tonya Lamb – 13823 Michelle Avenue, Hudson – No Funding Required
File Number FAC24-0019
Comm. Dist. 5
Recommendation Approve
- C9 Accept Drainage Easement – John C. Ferrin and Teri B. Ferrin – 13822 Michelle Avenue, Hudson – No Funding Required
File Number FAC24-0020
Comm. Dist. 5
Recommendation Approve
- C10 Accept Deed, Drainage Easement and Adopt Resolution Cancelling Taxes – Angeline Pasco County School Collector Road – Len-Angeline, LLC – No Funding Required
File Number FAC24-0049
Comm. Dist. 4
Recommendation Approve
- C11 Termination and Release of Utility Easement – PV-Old Cypress, LLC – No Funding Required
File Number FAC24-0053
Comm. Dist. 2
Recommendation Approve
- C12 Accept Deed and Adopt Resolution Cancelling Taxes – Taylor Morrison of Florida, Inc. – Oldwoods Avenue Right of Way – No Funding Required
File Number FAC24-0076
Comm. Dist. 2
Recommendation Approve
- C13 Accept Deed and Adopt Resolution Canceling Taxes – Taylor Morrison of Florida, Inc. – Morris Bridge Road Right of Way – No Funding Required
File Number FAC24-0077
Comm. Dist. 2
Recommendation Approve

- C14 Agreement for the Exchange of Real Property – Moffitt Real Estate Holding Corporation – Ridge Road Pond Relocation – No Funding Required
File Number FAC24-0079
Comm. Dist. 4
Recommendation Approve
- C15 Agreement for the Exchange of Real Property – District School Board of Pasco County – Tower Road Force Main Extension – No Funding Required
File Number FAC24-0080
Comm. Dist. 4
Recommendation Approve

The item was withdrawn.

- C16 Task Order No. FM24-002 and Budget Transfer – Bandes Construction Company, Inc. – Sunwest Park Improvements and Realignment of Funding from Magnolia Valley Park (Phase 1) - \$4,977,783.00
File Number FAC24-0082
Comm. Dist. 5
Recommendation Approve
- C17 Resolution Canceling Taxes – Kirkland Ranch, Inc. – Kiefer Road Widening – No Funding Required
File Number FAC24-0085
Comm. Dist. 1
Recommendation Approve

Internal Services - Purchasing

- C18 Classification, Sale, and Disposal of Surplus County Property – No Funding Required
File Number PU24-0008
Comm. Dist. All
Recommendation Approve
- C19 Updated Delegation to Negotiate and Execute Agreements to the County Administrator for RSQ-DS-23-023 – Construction Engineering Inspections (CEI) Services for Multiple Projects – Not to Exceed \$19,000,000.00
File Number PU24-0009
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Engineering Services

- C20 Recording of Plat with a Performance Guarantees – CRCG Two, LP –
Mirada Active Adult Phase 2F – No Funding Required
File Number SA24-0018
Comm. Dist. 1
Recommendation Approve
- C21 Recording of Plat with a Performance Guarantee – Taylor Morrison of
Florida, Inc. – River Landing Phases 4 & 5 – No Funding Required
File Number SA24-0019
Comm. Dist. 2
Recommendation Approve
- C22 Task Order No. EDO24-011 – HNTB Corporation – Blanton Road and
Lake Iola Road / Three-Way (All Way) Stop – \$187,317.79
File Number PMA24-0012
Comm. Dist. 1
Recommendation Approve
- C23 Award of Bid No. RFP-KM-24-025 and Execution of Design Build
Agreement, and Delegation of Authority to County Administrator – Cone &
Graham, Inc. – Progressive Design-Build to Construct Ridge Road as a
New 4-Lane Roadway with a 24 Inch Water Main and a 20 Inch Reclaim
Water Main – Not to Exceed \$85,000,000.00
File Number PMA24-0020
Comm. Dist. 2, 4
Recommendation Approve

Public Infrastructure - Public Works

- C24 Professional Services Agreement for RSQ-RH-22-101 – Geosyntec
Consultants, Inc. – Stormwater Master Plan Update – \$1,241,502.83
File Number PW24-0029
Comm. Dist. All
Recommendation Approve
- C25 Award of Bid No. IFB-RH-23-033 – Southern Road & Bridge, LLC –
Miscellaneous Major Drainage Maintenance Contract – \$8,349,000.00
File Number PW24-0044
Comm. Dist. All
Recommendation Approve

Public Infrastructure - Utilities

- C26 Revision No. 1 to Task Order No. 2-22 and Additional Purchasing Authority – Florida Design Consultants, Inc. – Old Pasco Road Widening Utility Relocations (PCU21-604.00) – \$84,960.00
File Number UTD24-0095
Comm. Dist. 1, 2
Recommendation Approve
- C27 Additional Purchase Authority – U.S. Water Services Corporation and Rowland (DE), LLC – As Needed Valve Change-Out and Hydrant Installation Services – \$350,000.00
File Number UTOM24-0122
Comm. Dist. All
Recommendation Approve
- C28 Additional Purchase Authority – U.S. Water Services Corporation – As Needed Utility Maintenance and Repair Services – \$435,000.00
File Number UTOM24-0123
Comm. Dist. All
Recommendation Approve
- C29 Cooperative Purchase – Mid-Florida Diesel, Inc. – Blue Star Power Systems Diesel Generators – \$393,771.00
File Number UTOM24-0182
Comm. Dist. All
Recommendation Approve

Public Safety - Corrections

- C30 Interagency Agreement - Florida Department of Financial Services - Stop Inmate Fraud Program - No Funding Required
File Number COR24-0007
Comm. Dist. All
Recommendation Approve
- C31 Additional Purchase Authority – Universal Protection Service LLC, d/b/a Allied Universal Security Service – Inmate Transport and Hospital Watch Security Guard Services – \$1,231,400.00
File Number COR24-0008
Comm. Dist. All
Recommendation Approve
- C32 Cooperative Purchase – Williams Communications, Inc. – Various Radios and Related Equipment - \$180,163.36
File Number COR24-0009

Comm. Dist. All
Recommendation Approve

Public Services - Animal Services

- C33 Memorandum of Understanding – Animal Search and Rescue Training and Response, Inc., and Pasco County Animal Services Department – Emergency Response Resources – No Funding Required
File Number AS24-0005
Comm. Dist. All
Recommendation Approve

Public Services - Community Services

- C34 Increase Supervision Fees for Defendants – Misdemeanor Probation Division – To Allow for an Adjustment That Aligns with the Current Economic Conditions and Evolving Nature of Responsibilities – No Funding Required
File Number CS24-0005
Comm. Dist. All
Recommendation Approve

Public Services - Public Transportation

- C35 Award of Bid No. RFP-DS-24-013 & Professional Services Agreement – Kimley-Horn and Associates, Inc. – Comprehensive Operational Analysis (COA) for GoPasco – \$273,355.00
File Number PT24-0007
Comm. Dist. All
Recommendation Approve

Regular

Development Services

- R36 Confirmation of Planning and Economic Growth Director - David Engel - \$161,000.00 Annually
File Number DS24-0011
Comm. Dist. All
Recommendation Approve

Approved Staff's recommendation by a roll call vote.

Miscellaneous Business - District One - Commissioner Oakley

- Immediately after roll call in the morning, Chairman Oakley recognized Ms. Sarah Sukhram as the 2023 Star Performer of the Year. He noted she was unable to attend the previous meeting as she was assisting the Humane Society of Pensacola with their reorganization efforts. He also recognized Mr. Ben Diel as the 2023 Star Leader of the Year and noted he did not get his photo at the last meeting.

Ms. Sukhram apologized for missing the first reading and spoke regarding her efforts at the other shelter in the Panhandle. She expressed her appreciation to the Board for the recognition, to her team for their support, and to the citizens of Pasco.

Mr. Mike Shumate, Animal Services Director, presented the award to Ms. Sukhram.

Mr. Carballa expressed his appreciation to Ms. Sukhram. He spoke regarding his visit to let her know about the award, meeting volunteers, Animal Services' efficiency with taxpayer dollars, and appreciation for her efforts.

Chairman Oakley spoke regarding the differences in the department between when he first became Commissioner and now.

Discussion was held regarding congratulations on the awards and appreciation for their efforts.

- Later in the meeting, he spoke regarding a visit to Tropical Acres Estates, conversations with the residents and the HOA (Homeowners Association), concerns that were raised pertaining to the entrance and exit onto 301, recent accidents in the area, construction that hadn't even started yet in the area, issues he had reached out to FDOT about, traffic issues, a suggestion for a potential right turn only and temporary flashing lights, safety concerns, a developer in the area, a recent MPO (Metropolitan Planning Organization) meeting, and traffic movement in Zephyrhills.

Miscellaneous Business - District Two - Commissioner Weightman

- Commissioner Weightman asked Mr. David Goldstein, Chief Assistant County Attorney, to present any updates regarding Live Local.

The topic was discussed later under the County Attorney's Miscellaneous Business.

Miscellaneous Business - District Three - Commissioner Starkey

- Commissioner Starkey spoke regarding a property in her district with trash, the Board's previous clean-up efforts, and her concerns with leaving it as is for the neighborhood to deal with until it went through the court system while photographs were displayed. She gave a brief history of the issues.

Discussion was held regarding potentially getting Sheriff Nocco involved if drugs were being sold; that the Sherriff might not be able to seize it faster but it could move through the criminal courts faster than the foreclosure system; previous clean-up efforts; what was legally allowed and the steps that would have to be taken; cleaning up the right-of-way; a history of the property and the owner; that the community shouldn't have to look at it; costs; whether a lien would be placed on the property; lots in the area; past hopes for Habitat for Humanity; other lots that had issues; the need for a sweep in the community; direction to Staff to initiate a clean-up of the right-of-way; that the Court Date would be in March; whether there was something the Board could do to help the owner so he didn't continue doing it; whether the clean-up efforts would take away the violations and if it might be better to wait and see what happened in March; and other actions that could be taken.

- She spoke regarding her recent trip to Washington for the Audrey Nelson Community Development Award while photographs were displayed. She noted she and Mr. Tom Mudano, President and CEO of AmSkills, were able to speak to the group about their program, that she was very proud of Staff and the County for being positive about AmSkills, meeting with the US Department Labor Office of Apprenticeships, grants that were coming up, excitement for their program, visiting the Office of the Committee for Workforce Education to meet with professional Staff of Congresswoman Virginia Fox, the reauthorization of the Workforce Innovation and Opportunity Act that was being worked on, funding that had been given to CareerSource for training, discussions as NACO, and hopefully good changes were coming.
- She spoke regarding a displayed aerial photograph and whether it was a part of Pasco or St. Leo, trees that had been removed, landscaping concerns, and a request for the requirements to be emailed to her.

Discussion was held regarding that it was a part of Lake Jovita.

- She spoke regarding red light cameras in school zones, an Ordinance that had been recently passed in Hillsborough County, not wanting to have them all over the County, and wanted to have discussion on whether red light cameras would be appropriate in a school zone.

Discussion was held regarding speed zones versus red light cameras; protecting kids in school zones was a good thing; meeting with people who were former law

enforcement and wanting them to speak with the School Board; concerns with the red light cameras in Port Richey and New Port Richey; funds that had been received; and hesitations.

- She spoke regarding a recent Ordinance in Hillsborough County pertaining to Vape Shops near schools, a recent op-ed she had penned on vaping and the influx of illegal vapes that had fentanyl in it, concerns with the attractiveness to kids, the need for regulation, and asking for Staff to look into the Ordinance.
- Mr. David Goldstein, Chief Assistant County Attorney, spoke during the discussion.

She led discussion regarding topics and submitted documents from public comment; whether mining was happening; being upset with Dade City annexing the property and cutting down the hills; areas that prohibited mining; mass grading; wanting to know how to talk to Dade City about stopping the destruction of the hills; potentially sending a letter; whether the Northeast Rural Overlay effected cities; land development regulations; dump trucks on Happy Hill Road; that Dade City regulated mining differently; a brief history of the discussed property; potentially reaching out to Ms. Leslie Porter, City of Dade City Manager; and that the level of Staff was different.

- She asked about a person who spoke during public comment pertaining to building a house.

She led discussion whether the lady could live in her current home and demolish it before the CO was received; that the rule had been around for a long time; the reason for the rule; that language was being worked on with the LDC (Land Development Code) with regards to having a mobile home or a trailer while a home was being constructed; that the team could look into the specific circumstance; the way other counties were doing it; the Building Code and the Land Development Code operating together; that a Certificate of Occupancy could not be conditioned; and that the nuances were being worked through.

- Later in the meeting, she led discussion regarding a site plan for an apartment complex that was on the Agenda later in the afternoon that was displayed; whether it was binding; concerns with approving apartment complexes with no context to anything around it; front loaded townhomes; potentially capping the number of townhomes on a block; challenges with being a County and not a City; that the item was a potential continuance; getting a feel for the community; Pilot Country Airport; protecting the area; that the discussion needed to be held during the hearing; connectivity; respecting the roads; and workshoping the issues.
- Later in the meeting, she spoke regarding a Metropolitan Ministries Event and noted they had applied for new market tax credits which freed up extra monies

that they didn't think they would have and that they would be able to redo their commercial kitchen and put back in their culinary training academy.

Miscellaneous Business - District Four - Commissioner Bradford

- Later in the meeting, Commissioner Bradford noted it was Pasco Day the following week in the Legislature. He noted he was very pleased and proud that his Legislative Aide, Ms. Paula Cirnigliaro, would be representing him up there.

Miscellaneous Business - District Five - Commissioner Mariano

- Commissioner Mariano noted he was happy with the Sun West project that had been approved earlier, that the construction should be completed by the fall of 2024, volleyball tournaments that would be scheduled, meeting with the company, that the Team had been doing a good job working on it, the recent Baffle Box Grant at the Tampa Bay Regional Planning Council, the estuary, and a suggestion to get a consultant going to develop a baffle box program.
- He expressed his appreciation to Ms. Colleen Weaver, Legislative Assistant, and spoke regarding the first NOAA Grant received due to her persistence with Litter Traps, that Bear Creek would be the first one done to improve water quality, and that there would be more to come.

Miscellaneous Business - County Administrator

- Mr. Carballa spoke regarding a recent trip to Tallahassee, that he felt it was a successful legislative trip, that the Chief of Staff would be reaching out to the Board to discuss anything they would like to see done differently for the next one, and trying to continually better themselves and chances for appropriations or working on legislation that would be a benefit to the citizens.

Discussion was held regarding the meetings; the workshop; and wanting to widen the net to the municipalities and private sector folks.

Miscellaneous Business - County Attorney

- Mr. David Goldstein, Chief Assistant County Attorney, gave the Live Local update using a PowerPoint presentation.

Discussion was held regarding a meeting with the Senate President's Office; wanting to tailor the Live Local Act so it would address Pasco County's true need; the land use piece and a Bill that would be coming to address it; when the

floor amendment would be coming; the proposed language; the study from USF; what could done under the current law; the number of unit entitlements that had been approved; the tax piece that would be wrapped into a separate Bill to be dealt with later in the session; the first people who had applied; the Missing Middle; a misconception Statewide; what would best serve the firefighters, deputies, and school teachers; the recommendation to the Board that if they didn't get language similar to what was proposed it would be an indicator that they lost and they would probably need to send off demand letters and start the litigation process; a timeframe that had been opened up to allow more applications; other jurisdictions that had spoke at the Committee Meeting; student housing; other counties in the Tampa Bay Area that had no applications; proposed renovation language that had been removed; that Pasco had a lot of new inventory; that it was a tax break which would not increase supply but would hurt schools, the Sheriff's Department, first responders, all County operations, and the water management district; the two active applications; the meeting session the following day; other counties that were also doing research; that the Florida School Board Association had no idea that it would affect them; conversations with School Board Members; school millage; an explanation of the tax exemption portion and requirements; potential dilemmas that might occur; the legal significance of issuing a demand letter before March 1st; hoping to take pressure off of the Property Appraiser; the displayed yellow chart; a study that was still being completed; housing cost burdens; who would cover it if the millage was raised to cover the gap; the Second Committee Meeting; potentially requesting a carve out; the initial request to the Senate President's Office; that Pasco was at a jobs deficit; if the delegation had seen the language and what it would allow; documents that were being prepared; other entities that had seen the language; other counties that could potentially be in the same range; that a displayed chart may or not be completed; and that the conversation would be continued later in the afternoon.

Later in the meeting, Mr. Ralph Lair, Intergovernmental Affairs Officer, noted that no amendment had been filed however late file amendments could happen. He spoke during the discussion.

Discussion was held regarding that the House and Senate would be voting on the appropriations bills this week; appropriation projects that did or did not receive placeholders on either the House or Senate side; different city and entity projects that received placeholders; encouraging everyone to apply for funding; that a conference would be announced soon; whether a letter should or should not be sent; that amendments could potentially still be filed; that the letters were ready to go if necessary; the information that should be provided to the State; reading over an amendment that was just filed moments ago; language that was not being seen; whether to move forward with the plan; normal procedures of hearing and voting; the talking points in the PowerPoint presentation; an ask from Commissioner Simpson to stand down until the process was finished; that the lawsuit was not against the Senate President but with the apartment complexes;

whether direction was clear; touching base with Commissioner Simpson; the demand letters; a request for the list of FHFC applicants; waiting until the window was closed on Friday; the goal to protect Pasco County; conversations about an applicant that was not going to apply for Live Local; that the County's direction to sue had worked to stop applications; waiting until action was taken; Bills that effected the way they could govern their own citizens and nibbled away at their authority; a permitting approvals Bill that was coming; applauding the Board for being actively involved; that the issues would probably be continued to be addressed the next year; another Bill that addressed how they were able to raise the millage rate and taxes; that everyone did a phenomenal job getting with the Board, setting up the meetings, and keeping them informed and appreciation for their efforts; that there were a lot of cities and counties that supported them but did not want to be the tip of the spear with them; not wanting to raise taxes; a coming mobility fee Bill and whether they needed to pay attention to it; that an update would be available on other Bills by the end of the week; the homestead exemption extension; a Bill on camping in public areas addressing the homelessness; funding; stipulations; a project on the West Side; and that the Bill came out of nowhere and finding out about it while in Tallahassee.

Ms. Cathy Pearson, Assistant County Administrator for Public Services, spoke during the discussion regarding the Bill on public camping.

Miscellaneous Business - Clerk and Comptroller

- Ms. Alvarez-Sowles spoke regarding the upcoming Valentine's Day Ceremony on Valentine's Day at 11:00 a.m. at the Historic Courthouse. She noted the deadline to register was February 9, 2024 and that they were limiting it to twenty-five couples.
- She spoke regarding the upcoming Passport Saturday Event on Saturday March 2, 2024 from 9:00 a.m. to 1:00 p.m. in both the New Port Richey and Dade City Government Centers.
- She spoke regarding the recent Big Shred Events which were held in coordination with the County, Shred 360, and Covanta. She noted it was a huge success, it had an amazing turnout, and that there was a total of 468 cars and around 20,500 pounds of paper that was shredded.

Miscellaneous Business - Sheriff

- Absent.

THE BOARD RECESSED AT 12:02 P.M. AND RECONVENED AT 1:34 P.M. ALL COMMISSIONERS WERE PRESENT WITH COMMISSIONER WEIGHTMAN ATTENDING THE MEETING VIRTUALLY. COMMISSIONER BRADFORD ARRIVED TO THE MEETING AT 1:37 P.M. MS. ALVAREZ-SOWLES WAS REPRESENTED BY MS. HEATHER GRIMES, CHIEF ADMINISTRATIVE OFFICER, DEPUTY CLERK, FOR THE AFTERNOON SESSION.

Public Hearings

Proposed Ordinances at 1:30 p.m.

- P37 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 23) From RES-9 (Residential - 9 Du/Ga) To COM (Commercial) On Approximately 4.84 Acres Of Real Property Located West Of SR 39 At The Southwest Intersection Of Chancey Road And SR 39 (Paul S Buckman Hwy); And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date.

File Number PDD24-0001

Comm. Dist. 1

Recommendation Approve

Approved to adopt by a roll call vote.

- P38 An Ordinance by the Board of County Commissioners Of Pasco County, Florida, Amending Chapter 2, Article V, Division 6 Of The Pasco County Code Of Ordinances Concerning The Affordable Housing Advisory Committee; Amending Section 2-264 Of The Pasco County Code Of Ordinances Concerning Membership Of The Affordable Housing Advisory Committee And Submission Of An Annual Report; Amending Section 2-265 For A Notice Provision For The Meetings And Internal Consistency; Providing For Repeal Of Laws In Conflict; Providing For Severability; And Providing An Effective Date.

File Number CD24-0066

Comm. Dist. All

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 P44, P45, and P47 by a roll call vote.

- P39 Zoning Amendment (Continuance) Timber Ridge MPUD Master Planned Unit Development – Timber Ridge Dade City, LLC – A Rezoning Petition from R-3 Medium Density Residential District to an MPUD Master Planned Unit Development to Allow a Maximum of 190 Single-Family Detached Units on Approximately 48.42 Acres
File Number PDD24-7639
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the April 10, 2024 Board of County Commissioners meeting at 1:30 p.m. in Dade City by a roll call vote.

- P40 Zoning Amendment (Continuance) - Circle K at New SR 52 & Prospect MPUD - Stream Fruit, LLC - A Rezoning Request From an A-R Agricultural Residential District to an MPUD Master Planned Unit Development to Allow for 11,330 Square Feet of Non-Residential Entitlements on Approximately 3.63 Acres
File Number PDD24-7718
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the March 12, 2024 Board of County Commissioners meeting at 1:30 p.m. in Dade City by a roll call vote.

- P41 Zoning Amendment (Continuance) - New Clinton, LLC - A Change in Zoning From an A-C Agricultural District and an R-2 Low Density Residential District to an MF-1 Multiple Family Medium Density District - Central Pasco County - Located on the South Side of Clinton Avenue, Approximately 330 Feet West of Fort King Road - Containing Approximately 17.43 Acres
File Number PDD24-7760
Comm. Dist. 1
Recommendation Continuance Requested

Approved to continue the item to the March 12, 2024 Board of County Commissioners meeting at 1:30 p.m. in Dade City by a roll call vote.

- P42 Zoning Amendment (Continuance) - St Leo Commons VOPH MPUD - RDPD V LLC - A Rezoning Request From an A-C Agricultural District to

an MPUD Master Planned Unit Development to Allow for 796 Dwelling Units and 75,000 Square Feet of Non-Residential Uses on Approximately 101 Acres

File Number PDD24-7708

Comm. Dist. 1

Recommendation Continuance Requested

Approved to continue the item to the March 12, 2024 Board of County Commissioners meeting at 1:30 p.m. in Dade City by a roll call vote.

- P43 Zoning Amendment (Consent) – Clinton Avenue MPUD Master Planned Unit Development – CC Waller Rev Trust– A Rezoning Request from an AR Agricultural-Residential District, R-2 Low Density Residential District, and R-1MH Single Family/Mobile Home District to an MPUD Master Planned Unit Development District to Allow for the Maximum Development of 399 Single Family Detached Units and Townhomes

File Number PDD24-7655

Comm. Dist. 1

Recommendation Approval with Conditions

Approved Staff's recommendation by a roll call vote.

- P44 Zoning Amendment (Consent) – Thomas J Ambrose II and Jennifer Rae McNeal – Change in Zoning from an A-R Agricultural-Residential District, R-1 Rural Density Residential District, and R-2 Low Density Residential District to an MF-1 Multiple-Family Medium Density District – East Central Pasco County – On the Northwest Corner of Roberts Road and Fort King Road – Containing Approximately 7.00 Acres

File Number PDD24-7751

Comm. Dist. 1

Recommendation Approve

Approved as part of the Public Hearing Consent Agenda by a roll call vote.

- P45 Zoning Amendment (Consent) – JI-Parana LLC – Change in Zoning from a C-2 General Commercial District to an I-1 Light Industrial Park District – Northeast Pasco County – Southwest Corner of the Intersection of Long Avenue and US Highway 301 – Containing Approximately 7.72 Acres

File Number PDD24-7761

Comm. Dist. 1

Recommendation Approve

Approved as part of the Public Hearing Consent Agenda by a roll call vote.

P46 Comprehensive Plan Amendment (Consent) - CPA23(01) Fletcher – Providing for Transmittal of a Comprehensive Plan Amendment To The Future Land Use Map (Map 2-15 And Sheet 12) From Res-3 (Residential - 3 Du/Ga) And AG (Agricultural) To PD (Planned Development) On Approximately 100.8 Acres Of Real Property Located At The Southeast Intersection Of Us 41 And Leland Avenue And 1.1 Miles North Of S.R. 52; And A Text Amendment Creating Subarea Policy Flu 7.1.72 – Fletcher; And A Map Amendment To The Future Land Use Map 2-9 Adding Subarea Map 2-9(72) Fletcher; And Providing For Additional Text Amendments As Necessary For Internal Consistency; Providing For A Repealer, Severability, And An Effective Date
File Number PDD24-0024
Comm. Dist. 1
Recommendation Approve

Approved to continue the item to the March 12, 2024 Board of County Commissioners meeting at 1:30 p.m. in Dade City by a roll call vote.

P47 Comprehensive Plan Amendment (Consent) – CPA23(10) Grace and Truth ELAMP – Providing for Transmittal of the Proposed Comprehensive Plan Amendment to the Future Land Use Map (Map 2-15 and Sheet 5) from RES-1 (Residential-1 Du/Ga) and AG-R (Agricultural/Rural) to CON (Conservation Lands) on Approximately 318 Acres of Real Property Located north of SR 52 and between the Suncoast Parkway and US Highway 41
File Number PDD24-0065
Comm. Dist. 5
Recommendation Approve

Approved as part of the Public Hearing Consent Agenda by a roll call vote.

P48 Petition to Vacate Portions of Platted Right-of-Way and Alleyway (Regular) – First Street and Alleyway, Lacoochee – Tabatha Wallace and Mark Evans – No Funding Required
File Number FAC24-0034
Comm. Dist. 1
Recommendation Approve

Approved Staff's recommendation by a roll call vote.

P49 Zoning Amendment (Regular) – Carlton E & Elsie V Ellison Tr – Change in Zoning from an A-R Agricultural-Residential District to a C-2 General Commercial District – East Central Pasco County – South Side of Curley

Road, Approximately 850 Feet Northeast of the Intersection of Curley Road and State Road 54 – Containing Approximately 4.423 Acres

File Number PDD24-7758

Comm. Dist. 1

Recommendation Approve

Approved Staff's recommendation including the submitted corrections on the Agenda Memo, the Resolution, and Deed Restriction in Findings of Fact number 1 to strike the phrase, "Maximum of 110,000 square foot" and in the voluntarily agreed upon Deed Restriction to strike the term, "Which would include but be limited to 110,000 square feet of self-storage" by a roll call vote.

Noted Items

Agenda Items N50 through N79 were noted.

Agendas and Minutes

N50 Consolidated Justice Information Board (CJIB) Meeting Minutes – October 21, 2022

File Number NI24-0467

Comm. Dist. All

Recommendation Receive and File

N51 Commission on the Status of Women (CSW) Meeting Minutes – February 6, 2023

File Number NI24-0478

Comm. Dist. All

Recommendation Receive and File

N52 Commission on the Status of Women (CSW) Meeting Minutes – March 6, 2023

File Number NI24-0479

Comm. Dist. All

Recommendation Receive and File

N53 Commission on the Status of Women (CSW) Meeting Minutes – April 3, 2023

File Number NI24-0480

Comm. Dist. All

Recommendation Receive and File

N54\ Commission on the Status of Women (CSW) Meeting Minutes – May 1, 2023

File Number NI24-0481
Comm. Dist. All
Recommendation Receive and File

N55 Commission on the Status of Women (CSW) Meeting Minutes – June 5, 2023

File Number NI24-0482
Comm. Dist. All
Recommendation Receive and File

N56 Commission on the Status of Women (CSW) Meeting Minutes – August 7, 2023

File Number NI24-0483
Comm. Dist. All
Recommendation Receive and File

N57 Commission on the Status of Women (CSW) Meeting Minutes – October 2, 2023

File Number NI24-0484
Comm. Dist. All
Recommendation Receive and File

N58 Commission on the Status of Women (CSW) Meeting Minutes – November 6, 2023

File Number NI24-0485
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

N59 Geosyntec Consultants, Inc. – Task Order No. SMO24-013 – Environmental Engineering and Consultant Services

File Number NI24-0437
Comm. Dist. All
Recommendation Receive and File

N60 Change Order No. 1 for Time Extension Only – Poole & Kent Company of Florida for Little Road WTP Pumping System Upgrades – IFB-KM-21-178 (PCU 16-007.00)

File Number NI24-0443
Comm. Dist. 4
Recommendation Receive and File

N61 PSC-2023-0375-PCO-EI - Docket No. 20230020-EI - Docket No. 20230116-EI - Duke Energy Florida LLC - Issued December 19, 2023

File Number NI24-0468

Comm. Dist. All
Recommendation Receive and File

N62 Chapel Crossings CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated

File Number NI24-0394

Comm. Dist. All

Recommendation Receive and File

N63 City of Port Richey Resolution NO. 23-06 - Letter Dated September 27, 2023

File Number NI24-0395

Comm. Dist. All

Recommendation Receive and File

N64 Heritage Springs CDD Fiscal Year 2024 Notice of Meetings Board Approved - Letter Not Dated

File Number NI24-0396

Comm. Dist. All

Recommendation Receive and File

N65 Lexington Oaks CDD Notice of Meetings Fiscal Year 2024 - Letter Not Dated

File Number NI24-0397

Comm. Dist. All

Recommendation Receive and File

N66 Meadow Point II CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated

File Number NI24-0398

Comm. Dist. All

Recommendation Receive and File

N67 New River CDD Approved Fiscal Year 2024 Meeting Schedule - Letter Dated September 22, 2023

File Number NI24-0399

Comm. Dist. All

Recommendation Receive and File

N68 Lake Bernadette CDD Notice of Meetings Fiscal Year 2024 FINAL - Letter Not Dated

File Number NI24-0400

Comm. Dist. All

Recommendation Receive and File

N69	Water Grass II CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated File Number NI24-0401 Comm. Dist. All Recommendation Receive and File
N70	Preserve at South Branch CDD Res 2023-18 Re-Designating Registered Agent - Letter Not Dated File Number NI24-0404 Comm. Dist. All Recommendation Receive and File
N71	Asturia CDD Res. 2023-06 - Designating Registered Agent - Ex. 11-29-22 - Letter Not Dated File Number NI24-0405 Comm. Dist. All Recommendation Receive and File
N72	Meadow Pointe CDD February 17, 2022 Agency Mailing File Number NI24-0470 Comm. Dist. All Recommendation Receive and File
N73	Heritage Springs CDD May 15, 2023 Agency Mailing File Number NI24-0471 Comm. Dist. All Recommendation Receive and File
N74	Heritage Springs CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated File Number NI24-0472 Comm. Dist. All Recommendation Receive and File
N75	Lexington Oaks CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated File Number NI24-0473 Comm. Dist. All Recommendation Receive and File
N76	Chapel Crossings CDD - Fiscal Year 2024 Meeting Schedule - Letter Not Dated File Number NI24-0474 Comm. Dist. All Recommendation Receive and File

- N77 WaterGrass II CDD - Fiscal Year 2024 Meeting Schedule - Letter Not Dated
 File Number NI24-0475
 Comm. Dist. All
 Recommendation Receive and File
- N78 Meadow Pointe II CDD May 3, 2023 Agency Mailing
 File Number NI24-0476
 Comm. Dist. All
 Recommendation Receive and File
- N79 Lake Bernadette CDD Fiscal Year 2024 Meeting Schedule - Letter Not Dated
 File Number NI24-0477
 Comm. Dist. All
 Recommendation Receive and File

Addendum

There was none.

Walk-Ons

There was none.

Post Meeting Materials

To view post meeting materials, visit www.pascocountyfl.net and navigate to the Agendas and Minutes page.

Adjourn

The meeting adjourned at 2:44 p.m.

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