

County Commissioners

Honorable Ronald E. Oakley, District 1
Honorable Second Vice Chairman Seth Weightman,
District 2
Honorable Chairman Kathryn Starkey, District 3
Honorable Lisa Yeager, District 4
Honorable Vice Chairman Jack Mariano, District 5

Clerk & Comptroller

Honorable Nikki Alvarez-Sowles, Esq.

County Administrator

Mike Carballa, P.E.

County Attorney

Jeffrey N. Steinsnyder, Esq.

Pasco County Commission Agenda

Tuesday, February 11, 2025

10:00 AM



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

This meeting will be broadcast live on the [County's website](#), [YouTube channel](#), and Frontier Channel 42 and Spectrum Channel 643 (only for residents living in Pasco County).

Please silence all electronic devices.

- 10:00 a.m. - **Public Comment.** All resolutions will be presented after Public Comment.
- **Consent and Regular**
- 12:00 p.m. - Recess
- 1:30 p.m. - **Public Hearings.** Following the Public Hearings, the County Commission will complete any unfinished items from the 10:00 a.m. session.

The County Commission Agenda comprises four sections:

Public Comment is the section when individuals can comment on matters that the Board has before it for consideration. Everyone is limited to three minutes for such comments. A timer will sound at two minutes to indicate that you have one minute remaining. The

Consent section contains numerous routine matters that require the approval of the County Commission but do not require discussion. Prior to voting on the Consent portion of the agenda a County Commissioner, the County Administrator, or the County Attorney may request an item be removed from the Consent portion for discussion, correction, or withdrawal. All remaining items on Consent are approved by the County Commission with a single motion and vote. The **Regular** section consists of items for approval by the County Commission that require discussion, motions, and votes on an item-by-item basis. Beginning at 1:30 p.m., the final section of the agenda is **Public Hearings**, which are advertised items, including rezonings, land use amendments, ordinance adoptions and revisions. Comments by the public are allowed on each item.

Any person desiring to appeal any decision made by the Planning Commission or Board of County Commissioners with respect to any matter considered at any meeting or hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is to be based. For this meeting, persons may obtain a verbatim record of the proceeding by contacting the Clerk and Comptroller's office, East Pasco Government Center, 14326 6th Street, Suite 201, Dade City, Florida 33523-3414; or at (352)521-4345.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the County's Human Resources Department, Internal Services Building, 7536 State Street, New Port Richey, FL 34654; (727) 847-8030 (V) at least 7 days before the public hearing, or immediately upon receiving this notification if the time before the public hearing is less than 7 days; if you are hearing or voice impaired, call 711.

Call To Order

Invocation

Pledge of Allegiance

Roll Call

Public Comment

Citizens are given an opportunity to comment on items listed on the Agenda by participating via WebEx during the meeting or attending in person. A WebEx pre-registration process can be found on the Public Comment Options page and must be completed to participate. Citizens may also comment on items listed on the Agenda in person inside the Board Room. The Board will take Public Comment on items on this agenda. It is requested that when you address the Board, that comments are not directed personally against a commissioner or team member, but rather directed at the issues. This provides mutual respect between the board members and the public.

Resolutions

Commissioners Items - Commissioner Yeager

- RS1 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Presenting Fivay High School's Fire Science Program With The Donation Of An E-One Typhoon Fire Pumper As A Token Of Appreciation For The Program's Partnership In Promoting Fire Science Education And Exposure To The Career Path To The Youth Of Pasco County
- File Number** CAO25-5114
Comm. Dist. All
Recommendation Approve

Commissioners Items - Commissioner Mariano

- RS2 A Resolution By The Board Of County Commissioners Of Pasco County, Florida, Commending The 2024 Star Performer, Star Leader, And Star Team Of The Year
- File Number** CAO25-5115
Comm. Dist. All
Recommendation Approve

Consent

Constitutional Officers - Clerk - Financial Matters

- C3 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** CO25-0112
Comm. Dist. All
Recommendation Approve

Legislative/Administrative - County Attorney

- C4 Litigation Status Report for October, November and December (Q4) - County Attorney – Status – No Funding Required
- File Number** CAO25-2004
Comm. Dist. All
Recommendation Approve

Development Services - Code Compliance

- C5 Waiver of Code Compliance Lot Clearing Lien Interest - John & Linda Dipiazza - 2537 Martha Lane, Land O' Lakes, Florida - No Funding Required
- File Number** CC25-0003
Comm. Dist. 2
Recommendation Approve

Internal Services - Facilities Management

- C6 Third Amendment to the Master Agreement for Construction Manager at Risk

Services (CMAR) (Bid No. RFP-DS-23-076) — Bandes Construction Company, Inc.— Delegation of Authority to the County Administrator to Execute the Summit Medical 1st and 2nd Floor Renovation Task Order, Related Amendments and Documents — \$250,000.00

File Number FAC25-0053

Comm. Dist. 5

Recommendation Approve

- C7 Agreement for Exchange of Real Property – Thirteen State Properties, LLC – No Funding Required

File Number FAC25-0056

Comm. Dist. 1

Recommendation Approve

- C8 Resolution Cancelling Taxes - Community Aging and Retirement Services, Inc. d/b/a CARES - 13900 4th Street, Dade City - No Funding Required

File Number FAC25-0078

Comm. Dist. 1

Recommendation Approve

- C9 Amendment No. 1 to Task Order No. FM24-029 – Ajax Building Company, LLC – Fire Rescue Station No. 2 – \$11,856,435.00

File Number FAC25-0039

Comm. Dist. 2

Recommendation Approve

Internal Services - Office of Management and Budget

- C10 Federally Funded Subaward and Grant Agreement for Hurricane Helene DR4828 - Florida Department of Emergency Management (FDEM) Agreement Number Z4345 - ALN 97.036 - No Funding Required

File Number OMB25-0025

Comm. Dist. All

Recommendation Approve

- C11 Resolution Providing Delegation of Signature Authority - County Administrator - Administration of Public Assistance Funding from the Florida Department of Emergency Management for Hurricanes Debby, Helene, And Milton - No Funding Required

File Number OMB25-0026

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Fiscal and Business Administration

- C12 Cooperative Purchase – Fastenal Company – As Needed Paint and Supplies – \$135,000.00

File Number PIFBA25-2282

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Public Works

C13 Cooperative Purchase – Energreen America Inc. – Alpha Eagle A-Booms – \$579,746.00

File Number PW25-0035

Comm. Dist. All

Recommendation Approve

C14 Cooperative Purchase – Orlando Freightliner, Inc. – L9 Tandem Axle Dump Truck – \$165,827.00

File Number PW25-0039

Comm. Dist. All

Recommendation Approve

Public Infrastructure - Transportation Engineering

C15 Change Order No. 6 to Task Order No. EDO21-011 – Florida Design Consultants, Inc. – Withlacoochee State Connector Trail North Design Services – \$268,900.00

File Number TED25-0049

Comm. Dist. 1

Recommendation Approve

C16 Recording of Plat with a Performance Guarantee – Lencore, LLC – Mirada Active Adult Phase 2E (46 Attached Homes on 7.02 Acres on the Southeast Corner of the Intersection of Mirada Boulevard and Teak Follow Boulevard) – No Funding Required

File Number TED25-0130

Comm. Dist. 1

Recommendation Approve

Public Infrastructure - Utilities

C17 Task Order No. 1-25 – Black & Veatch Corporation – Embassy Hills High Service Pump Station Replacement Project (PCU 23-014.00) – \$353,794.00

File Number UTD25-0020

Comm. Dist. 5

Recommendation Approve

C18 Task Order No. 1-25 – McKim & Creed, Inc. – 4G Ranch Monitoring Lakes RTU Telemetry Replacement (PCU 24-006.00) – \$399,033.00

File Number UTD25-0025

Comm. Dist. 1

Recommendation Approve

C19 Second Amendment to Agreement for Additional Purchase Authority – U.S. Water Services Corporation and Rowland (DE), LLC – As Needed Valve Change-Out and Hydrant Installation Services – \$650,000.00

File Number UTOM25-0143
Comm. Dist. All
Recommendation Approve

- C20 Cooperative Purchase – Mid-Florida Diesel, Inc. – Blue Star Power Systems Diesel Generators, and Automatic Transfer Switches – \$542,014.00

File Number UTOM25-0171
Comm. Dist. All
Recommendation Approve

Public Safety - Fire Rescue

- C21 Exempt Purchase - Zoll Medical Corporation - X-Series Electrocardiogram Monitors - \$192,341.98

File Number FR25-1278
Comm. Dist. All
Recommendation Approve

- C22 Surplus and Equipment Donation - Fivay High School – E-One Typhoon Fire Pumper - No Funding Required

File Number FR25-1327
Comm. Dist. All
Recommendation Approve

Public Services - Community Services

- C23 Standard Contract and Purchase Order No. EL024-PASCO NUTRITION – Area Agency on Aging of Pasco-Pinellas, Inc. – State Funding for Elder Meals; CSFA 65.009 – \$121,238.00

File Number SS25-0010
Comm. Dist. All
Recommendation Approve

- C24 Standard Contract No. EA025-PASCO NUTRITION – Area Agency on Aging of Pasco-Pinellas, Inc. – Federal Older Americans Act, Title III Funding, to Provide Seniors with Congregate and Home-Delivered Meals and Related Services; CFDA 93.045, 93.053 – \$1,196,562.48

File Number SS25-0011
Comm. Dist. All
Recommendation Approve

- C25 Amendment 001 to the EZ024-PASCO Standard Contract – Area Agency on Aging of Pasco-Pinellas, Inc. – Increase in Contract Funding; CSFA No. 65.002 and CSFA No. 65.004 – \$200,000.00

File Number SS25-0012
Comm. Dist. All
Recommendation Approve

- C26 Amendment-001 to the EC024-PASCO Standard Contract – Area Agency on

Aging of Pasco-Pinellas, Inc. – Increase in Contract Funding; CSFA No. 65.010
– \$575,400.00

File Number SS25-0013
Comm. Dist. All
Recommendation Approve

Public Services - Libraries

- C27 Reappointments – Cultural Affairs Advisory Council – Reappointment of Members: Lauren Murray, Abeer Abu Judeh, and Mary Beth Isaacson – No Funding Required

File Number LI25-0006
Comm. Dist. All
Recommendation Approve

Public Services - Parks, Recreation and Natural Resources

- C28 Site Security Agreement – Andrea Henry – Crews Lake Headwaters Preserve, Lawless Entrance – No Funding Required

File Number PRN25-0039
Comm. Dist. 5
Recommendation Approve

Public Services - Public Transportation

- C29 Public Transportation Comprehensive Operational Analysis Recommendations – Kimley-Horn and Associates, Inc. – Proposed Transit System Improvements – No Funding Required

File Number PT25-0006
Comm. Dist. All
Recommendation Approve

Regular

Legislative/Administrative - County Administrator

- R30 (11:00 A.M. Time Certain) Pasco Economic Development Council Quarterly Update

File Number CA25-5013
Comm. Dist. All
Recommendation Presentation Only

Updates from Chairman-Appointed Boards and Committees

Miscellaneous Business - District One - Commissioner Oakley

Miscellaneous Business - District Two - Commissioner Weightman

Miscellaneous Business - District Three - Commissioner Starkey

Miscellaneous Business - District Four - Commissioner Yeager

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.

- P31 An Ordinance Establishing KD52 Community Development District No. 1 Pursuant To Chapter 190, Florida Statutes; Providing For Authority And Power Of The District; Providing For Powers And Duties Of The District; Providing For The Board Of Supervisors Of The District; Providing For The District Budget; Providing For Functions Of The District; Providing For Miscellaneous Provisions; Providing For An Effective Date.
File Number PDE25-0077
Comm. Dist. 1
Recommendation Continuance Requested
- P32 An Ordinance Establishing KD52 Community Development District No. 2 Pursuant To Chapter 190, Florida Statutes; Providing For Authority And Power Of The District; Providing For Powers And Duties Of The District; Providing For The Board Of Supervisors Of The District; Providing For The District Budget; Providing For Functions Of The District; Providing For Miscellaneous Provisions; Providing For An Effective Date.
File Number PDE25-0081
Comm. Dist. 1
Recommendation Continuance Requested

Public Hearings at 1:30 p.m.

- P33 Zoning Amendment (Continuance) – Evans County Line 80 MPUD Master Planned Unit Development – Evans Properties, Inc. – A Rezoning Petition from A-C Agricultural District to an MPUD Master Planned Unit Development to Allow 300 Multi-Family Units, and 1,500,000 Square Feet of Light Industrial Uses on Approximately 80 Acres, Located South of County Line Road North and East of Lake Iola Road
File Number PDE25-7738
Comm. Dist. 1
Recommendation Continuance Requested
- P34 Zoning Amendment (Continuance) - Harvest Hills West VOPH MPUD – Galvin Land Services – Rezoning Request from an A-C Agricultural District to MPUD Master Planned Unit Development District to Allow for the Development of 279 Dwelling Units and Associated Infrastructure on Approximately 100.18 Acres Located in The Villages of Pasadena Hills, Within Villages B and F
File Number PDE25-7834
Comm. Dist. 1
Recommendation Continuance Requested
- P35 Zoning Amendment (Continuance) - Colon VOPH MPUD – Galvin Land

Services – Rezoning Request from an A-C Agricultural District to MPUD Master Planned Unit Development District to Allow for the Development of 117 Single Family Detached Units and Associated Infrastructure on Approximately 60.2 Acres Located in The Villages of Pasadena Hills, Within Village C

File Number PDE25-7842

Comm. Dist. 1

Recommendation Continuance Requested

- P36 Zoning Amendment (Continuance) – Tall Timbers MPUD –Xtreme Team 41, LLC – Rezoning Request from an A-C Agricultural District to a CC-MPUD Connected City Master Planned Unit Development District to Allow for the Development of 380 Multi-Family Dwelling Units and 180,000 Square Feet of Non-Residential Uses and Associated Infrastructure on Approximately 38 Acres, Located in Connected City within the Community Hub Special Planning Area

File Number PDE25-7651

Comm. Dist. 1

Recommendation Continuance Requested

- P37 Conditional Use Amendment Request (Consent) – DV DADE LLC/Discovery Mood & Anxiety – Conditional Use Amendment to Increase the Number of Beds From 24 to 40 in an Existing Residential Treatment and Care Facility in a AR-1 Agricultural-Residential District – East Central Pasco County – Northwest Corner of the Intersection of Clinton Avenue and Windsorwood Boulevard – Containing Approximately 9.37 Acres

File Number PDE25-CU07

Comm. Dist. 5

Recommendation Approval with Conditions

- P38 Development Agreement (Consent) – Hamilton Oaks MPUD Master Planned Unit Development –AMH Development LLC. – Proposed is a Development Agreement (DA) for Hamilton Oaks MPUD

File Number PDE25-0082

Comm. Dist. 1

Recommendation Approve

- P39 Petition to Vacate Portions of Three Platted Rights-of-Way (Regular) – Coit Road, Chapman Street and Patti Lane, Town of Lacoochee – Thirteen State Properties, LLC – No Funding Required

File Number FAC25-0037

Comm. Dist. 1

Recommendation Approve

Noted Items

Agendas and Minutes

- N40 Agenda & Minutes - Pasco County Commission on Human Trafficking - Meeting of September 18, 2024

File Number NI25-0216
Comm. Dist. All
Recommendation Receive and File

N41 Agenda & Minutes - Pasco County Commission on Human Trafficking - Meeting of November 20, 2024

File Number NI25-0217
Comm. Dist. All
Recommendation Receive and File

Miscellaneous

N42 Federally Funded Subaward and Grant Agreement for Hurricane Milton DR 4834 - Florida Department of Emergency Management (FDEM) Agreement Number Z4346 - ALN 97.036 - No Funding Required

File Number NI25-0106
Comm. Dist. All
Recommendation Receive and File

N43 Change Order No. 2 to Bid No. IFB-KM-23-057 – Ajax Paving Industries of Florida, LLC – Construction of 5-foot Wide Sidewalk Along Grande Boulevard From State Route 54 to Cecilia Drive (TED25-0041)

File Number NI25-0127
Comm. Dist. 3, 4
Recommendation Receive and File

N44 Change Order No. 1 to Task Order No. TED24-0055 – WSP USA, Inc. – Ranch Road Sidewalk (U.S. Highway 19 to Ponderosa Avenue) Design Services (TED25-0066)

File Number NI25-0128
Comm. Dist. 5
Recommendation Receive and File

N45 Change Order No. 1 to Task Order No. TED24-0026 – DRMP, Inc. – Design and Post Design Services for Byrd Drive and Gunn Highway Traffic Signal (TED25-0144)

File Number NI25-0129
Comm. Dist. 3
Recommendation Receive and File

N46 Task Order No. 1-24 – AECOM Technical Services, Inc. – 2025 Risk & Resiliency Assessment and Emergency Response Plan (UTD24-0444)

File Number NI25-0279
Comm. Dist. All
Recommendation Receive and File

N47 Change Order No. 3 – Poole & Kent Company of Florida – Little Road Water Treatment Plant Pumping System Upgrades (UTD25-0060)

File Number NI25-0400
Comm. Dist. 4
Recommendation Receive and File

N48 Pasco County Foreign Business in Florida Affidavit- Confidential Vendor for the Fire Rescue Department– No Funding Required

File Number NI25-0449
Comm. Dist. All
Recommendation Receive and File

N49 Award of RSQ-KF-24-093 - Vexcel Imaging US, Inc. - Aerial Geographic Photography - \$769,212.50

File Number NI25-0456
Comm. Dist. All
Recommendation Receive and File

Addendum

Walk-Ons

Post Meeting Materials

Adjourn