

Planning Commission

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Patricia Crist Yingling, Planning Commission Agenda Coordinator
Nick Uhren, P.E., County Engineer

**Pasco County
Planning Commission
Addendum Agenda
Thursday, February 5, 2026
1:30 PM**



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

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

All electronic devices must be turned off while in the Board Room.

The Planning Commission has final decision-making authority for Special Exceptions. Any person desiring to appeal a special exception to the Board of County Commissioners 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 based. All other decisions by the Planning commission are in the form of a recommendation to the Board of County Commissioners and are therefore not appealable. Appeals of special exceptions are limited to the testimony and evidence in the record, which means that new testimony and evidence outside the record cannot be considered during the appeal proceeding.

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

Moment of Silence

Pledge of Allegiance

Roll Call

Swearing In

Proof of Publication

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. Attendees are given an opportunity to comment on listed agenda items, as well as non-agenda items during Public Comment.

Consent

- C1 Annotated Minutes - Planning Commission Meeting - June 5, 2025
File Number PDE26-0319
Comm. Dist. All
Recommendation Approve
- C2 Annotated Minutes - Planning Commission Meeting - June 19, 2025
File Number PDE26-0320
Comm. Dist. All
Recommendation Approve
- C3 Annotated Minutes - Planning Commission Meeting - July 10, 2025
File Number PDE26-0321
Comm. Dist. All
Recommendation Approve

Public Hearings

- PC4 Zoning Amendment (Continuance) – Jorge and Rosa Oliveras/Jorge Oliveras – Change in Zoning from a A-R Agricultural Residential District with Conditions to a A-R Agricultural Residential District – East Central Pasco County – Southwest Side of US Highway 98 and Approximately 300 feet North of Townsend Road – Containing Approximately 3.32 acres.
File Number PDE26-7863
Comm. Dist. 1
Recommendation Continuance Requested
- PC5 Zoning Amendment (Continuance) - Kenton Road Commercial MPUD – Kenton Road Commercial, LLC – Rezoning Request from A-C Agricultural to MPUD Master Planned Unit Development District to Allow for the Development of 110,000 Square Feet of Non-Residential Entitlements and 120 Hotel Room and Associated Infrastructure - Northeast Pasco County - Located at the Northwest Corner of the Intersection of Kenton Road and Elam Road in the Community Hub Special Planning Area of Connected City - on Approximately 9.43 Acres.
File Number PDE26-7872
Comm. Dist. 1
Recommendation Continuance Requested
- PC6 Comprehensive Plan Amendment (Continuance) - CPAS25(14) Bellamy Brothers Blvd at SR 52 Property – Providing for a Comprehensive Plan Amendment to the Future Land Use Maps (2-15 and Sheet 13) Changing from IL (Industrial-Light) to COM (Commercial) on Approximately 1.51 Acres of Real Property Located on the Southeast Corner of the Intersection of State Road 52 and Bellamy Brothers Boulevard.
File Number PDE26-0026

- Comm. Dist.** 2
Recommendation Continuance Requested
- PC7 Appeal of a Determination by the Development Review Director (APPEAL-2025-00005) (Continuance) – Meadow Pointe II Community Development District (CDD) – An Appeal of the Determination of the Development Review Director to Deny a Request to Install a Gate Across Wrencrest Drive (SITEPLN-2024-00162)
File Number PDE26-0455
Comm. Dist. All
Recommendation Continuance Requested
- PC8 Zoning Amendment (Consent) –Nieves Property – Change in Zoning from an A-C Agricultural District to an AR-1 Agricultural-Residential District – North Central Pasco County – West Side of Hudson Lane Approximately 730 Feet South of the Intersection of St Joe Road and Hudson Lane – Containing Approximately 12.61 Acres
File Number PDE26-7905
Comm. Dist. 1
Recommendation Approve
- PC9 Zoning Amendment (Consent) – SAV Property Holdings, LLC./New Horizons MPUD Master Planned Unit Development – A Rezoning Request From an R-2 Low Density Residential District to an MPUD Master Planned Unit Development to Allow for the Development of 31 Single Family Detached Units and Associated Infrastructure - Central Pasco County - Abutting South of Wells Road, Approximately 675 Feet West of Wells Road & Boyette Road Intersection - Containing Approximately 10.40 Acres
File Number PDE26-7858
Comm. Dist. 2
Recommendation Approval with Conditions
- PC10 Zoning Amendment (Consent) – Pasco County Mosquito Control District/41 Mosquito MPUD Master Planned Unit Development - A Rezoning Request From A-R Agricultural Residential District, A-C Agricultural District, and C-2 General Commercial Districts to an MPUD Master Planned Unit Development to Allow for the Development of 91 Single Family Detached Units and Associated Infrastructure - North West Pasco County - Abutting West of US Highway 41, Approximately 1.75 Miles North of the US Highway 41 & State Road 52 Intersection - Containing Approximately 41.85 Acres
File Number PDE26-7918
Comm. Dist. 5
Recommendation Approval with Conditions

Addendum

APC11 Comprehensive Plan Amendment (Consent) - CPA25(17) 41 Mosquito – Providing for a Small-Scale Comprehensive Plan Amendment to the Future Land Use Maps (2-15 and Sheet 05 and Sheet 12) from AG/R (Agricultural/Rural) and ROR (Retail/Office/Residential) to RES-3 (Residential-3 du/ga) on Approximately 41.85 Acres of Real Property Located West of US Highway 41, Approximately 1.75 Miles North of the Intersection of State Road 52 and US Highway 41.

File Number PDE26-0272

Comm. Dist. 5

Recommendation Approve

Walk-Ons

Adjourn