



**CITY COUNCIL
ZEPHYRHILLS, FLORIDA**

**Monday, June 23, 2025
6:00 PM**

Please join the GoToMeeting
from your computer, tablet or smartphone:

<https://meet.goto.com/855960693>

or dial in using your phone:

+1 (646) 749-3122- Access Code: 855-960-693

(Please mute your phone unless you wish to speak on a specific item)

**Zephyrhills
City Hall**

**Council
Chambers**

Call to Order — Council President Charles E. Proctor

Roll Call — City Clerk Ricardo Quiñones

Invocation —

Pledge of Allegiance —

CITIZEN COMMENTS

- 1 Chad Pettinato- Cultivation Discussion - item 3.3

MAYOR

- 1 Swearing in of Officers Adina Burke and Noah Yanzer

1. CONSENT ITEMS

- 1.1 Approval of City Council Meeting Minutes - June 09, 2025
 1. M06.09.2025
- 1.2 ESRI Enterprise Agreement Amendment - **41-23-19**

1. City of Zephyrhills New SGEA Quote 5-22-25
- 1.3 Approval of Midsouth Inc Agreement **25-25-06** - Pasco County RCW Interconnect Project
 1. Agreement No. _ 25-25-06 - Pasco County RCW Interconnect Project - Mi(36454339.1)
 2. Exhibit A - ITB 2025-005 PKG-pasco_county_rcw_interconnect_project(36454342.1)
 3. Exhibit B - Response Summary(36454343.1)
 4. TABULATIONS--Pasco County RCW Interconnect-Simons and Eiland Blvd ((36297928.1)
 5. je recommendation(36297927.1)
- 1.4 Approval of agreement **37-25-08** with Odyssey Manufacturing to furnish and deliver liquid sodium hypochlorite
 1. 37-25-08 Odyssey- 4th Amendment to 11-21-05(36454377.2)
- 1.5 Approval of Utility Service Agreement **45-25-19** for 6720 20th Street Zephyrhills Fl 3354
 1. 45-25-19 for 6720 20th Street Zephyrhills Fl 3354

2. BUSINESS ITEMS

- 2.1 **Rezone Butterfield Properties -**
SECOND READING ORDINANCE NO. 1500-25 " AN ORDINANCE OF THE CITY OF ZEPHYRHILLS, FLORIDA, AMENDING THE OFFICIAL ZONING MAP BY REZONING TWO PARCELS TOTALING APPROXIMATELY 14,545.8 SQUARE FEET (0.33 ACRES), MORE OR LESS, FROM OP (OFFICE PROFESSIONAL) TO R3 (MEDIUM DENSITY RESIDENTIAL), LOCATED AT THE INTERSECTION OF NORTH AVENUE AND 12TH STREET, BEING PARCEL NUMBERS 02-26-21-0050-00000-0010 AND THE SOUTH 44.70 FEET OF PARCEL 02-26-21-0050-00000-0020, IN ZEPHYRHILLS, FLORIDA; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE. "
 - A. Council President opens Public Hearing
 - B. Council President closes Public Hearing
 - C. City Council considers Ordinance No. 1500-25 on the Second Reading
 1. RZ 17-25 Butterfield Properties Staff Report June 23 2025
 2. Ordinance 1500-15 Butterfield Rezoning(36332557.1)
- 2.2 Renewal of Residential Moratorium Twelve (12) Month Extension (July 14, 2025 - July 13, 2026)
First Reading ORDINANCE NO. 1501-25 "AN ORDINANCE OF THE CITY OF ZEPHYRHILLS, FLORIDA ESTABLISHING A NEW TEMPORARY MORATORIUM ON THE CONSIDERATION OF NEW RESIDENTIAL APPLICATIONS FOR ANNEXATIONS, LAND USE MODIFICATIONS, REZONING, MAJOR PLANNED UNIT DEVELOPMENT AMENDMENTS, CONDITIONAL USES, OR VARIANCES FOR PROPERTY OVER ONE ACRE, NOT TO EXCEED TWELVE (12) MONTHS, PROVIDING FOR CONFLICTS, EXEMPTIONS, SEVERABILITY, EXPIRATION AND AN EFFECTIVE DATE."
 - A. City Council considers Ordinance No. 1501-25 on the First Reading

1. Ordinance 1501-25 - Residential Moratorium 12 Month Extension
- 2.3 Renewal of MMTC Moratorium - (July 23, 2025 - July 22, 2026)
First Reading **ORDINANCE NO. 1502-25 "AN ORDINANCE OF THE CITY OF ZEPHYRHILLS, FLORIDA ESTABLISHING A NEW TEMPORARY MORATORIUM ON THE OPENING OF ANY NEW MEDICAL MARIJUANA TREATMENT CENTERS NOT TO EXCEED TWELVE (12) MONTHS; ADOPTING FINDINGS OF FACT; PROVIDING DEFINITIONS; IMPOSING A MEDICAL MARIJUANA TREATMENT CENTERS; SEVERABILITY, REPEALER, AND AN EFFECTIVE DATE. "**
 - A. City Council considers Ordinance No. 1502-25 on the First Reading
 1. Ordinance 1502-25 Medical Marijuana Treatment Centers Moratorium Ex(36454429.1)

3. FINANCE DIRECTOR'S REPORT

- 3.1 Travel Per Diem Policy
 1. SKM_C650i25061711480
- 3.2 Budget Adjustment and Increase Carlisle Thompson Authority from \$100,000 to \$175,000
 1. Carlisle Thompson FEMA Grant Management Services Additional Funding Request 6-6-25
 2. Agreement to Piggyback - Carlisle Thompson_ LLC - FEMA Reimbursement Consultant(31687151.1)
- 3.3 Appointment of the Audit Selection Committee

4. CITY MANAGER'S REPORT

MAYOR ANNOUNCEMENTS

CITY MANAGER ANNOUNCEMENTS

CITY ATTORNEY ANNOUNCEMENTS

CITY COUNCIL COMMENTS

5. NOTED ITEMS

ADJOURN

*** PLEASE NOTE: This is a Public Meeting. Should any interested party seek to appeal any decision made by the Council with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based. F.S. 286.0105. If you are a person with a disability which requires reasonable accommodation in order to participate in this meeting, please contact the City Clerk at 813/780-0000 at least 48 hours prior to the public hearing. A.D.A. and F.S. 286.26.**