



**CITY COUNCIL
ZEPHYRHILLS, FLORIDA**

**Monday, October 13, 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 — Assistant City Clerk Eileen Mercado

Invocation — Pastor Steve Ezra, First Methodist Church of Zephyrhills

Pledge of Allegiance —

CITIZEN COMMENTS

MAYOR

- 1 Swearing in of Officer Gabriella Slater
- 2 Tania Gorman, Executive Director of the Pasco MPO - Merger update

1. CONSENT ITEMS

- 1.1 Approval of City Council Meeting Minutes - September 22, 2025
 1. M09.22.2025 - Final DRAFT
- 1.2 Approval of Task Order No. 11 Jacobs Engineering Construction Phase Services RPR - Box Hangers **[37-23-03]**

1. CWA11-ZPH-Tenant_Hangars_Construction Services-092925
- 1.3 Approval of Water Meter Replacement Work Order from HST Utilities [41-25-27]
 1. Zephyrhills Work Order# 09042025RH
- 1.4 Approval of Airport Lease Agreement **29-25-01**- Hawk Aviation Academy
 1. Hawk Aviation Academy Aeronautical Ground Lease FINAL 10-13-25(38342229.2)
- 1.5 Approval to purchase backflow preventors from Ferguson
 1. B585371
- 1.6 Approval to purchase a 6" Stormwater Pump and hose.
 1. Atlas Copco Pump Quote PAC F66 KD-S 9-29-25
 2. City of ZHills Quote for Hoses for Atlas Copco Pump 9-29-25
- 1.7 Approval of Piggyback Agreement **41-25-30** with AEL/Pinellas County Lab Services Contract
 1. Agreement to Piggyback with Advanced Environmental Laboratories_
In(38345665.1)
 2. 24-0687-RFP_AEL.Contract.FE(38345555.1)
 3. Laboratory_Testing_And_Field_Sampling_Services-
_Water,_Solids,_And_Chemicals_(Addendum_#1_Revision)
 4. Addendum_No._1_RFP_24-0687_Laboratory_and_Field_Sampling_Services.FE
- 1.8 Approval of Statement of Work **CA25-01** for Clifton Larson Allen for Assertion Based Examination Services
 1. City - SOW - Examination Services
- 1.9 Approval of Agreement **37-25-13** with Clifton Larson Allen for Audit Services
 1. City - SOW - Audit Services
- 1.10 Approval of the FDLE Drone Financial Assistance Grant Agreement **24-25-07**
 1. FDLE Drone Grant Agreement
 2. AXON Purchase Agreement (Sourcewell Contract #101223-AXN)

2. PUBLIC HEARING

- 2.1 Advent Health Rezoning

Second Reading Ordinance No. 1508-25 " **AN ORDINANCE OF THE CITY OF ZEPHYRHILLS, FLORIDA PROPOSING AN AMENDMENT TO THE CITY'S ZONING MAP DESIGNATION; CHANGING THE ZONING DESIGNATION FROM CITY R-4 (MULTI-FAMILY RESIDENTIAL) AND PUD (PLANNED UNIT DEVELOPMENT) TO CITY C-3 (GENERAL COMMERCIAL) FOR APPROXIMATELY 22.72 ACRES OF REAL PROPERTY IDENTIFIED WITH PARCEL IDS 35-25-21-0010-11800-0000, 35-25-21-0010-11800-0010, 35-25-21-0010-09100-0000, 35-25-21-0010-09100-0010; PROVIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE. "**

 - A. Council President opens Public Hearing
 - B. Council President closes Public Hearing
 - C. City Council considers Ordinance No. 1508-25 on the Second Reading
 1. Ordinance 1508-25 AdventHealth Rezoning (38257060v1)
 2. Advent Health Zephyrhills Deed Restriction 100125(38350349.1)

3. BUSINESS ITEMS

3.1 Selection of Kenko Signs and Awning LLC for Solicitation 2025-012 Zephyrhills City Parks Signage

1. Recommendation_
2. 01 - Selected Vendor Totals - Summary

3.2 Purchase of 6109 16th Street - Stormwater Improvements

1. As Is Residential Contract for Sale and Purchase - Seller Executed(3(38345428.1)
2. Smith_Jones - SellersDisclosure - Seller SIGNED -6109 16thSt(3833605(38345429.1)
3. Smith_Jones - Flood Disclosure - 6109 16thSt(38336054.1)(38345430.1)
4. 6109 16th ST Aerial
5. 6109 16th Street
6. APPRAISAL REPORT - 6109 16th Street, Zephyrhills

3.3 Reclaimed Water, Sewer and Potable Water Rates

First Reading: ORDINANCE NO. 1509-25

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ZEPHYRHILLS, FLORIDA AMENDING SECTION 51.23 OF THE CITY CODE OF ORDINANCES, REPEALING AND REPLACING THE SCHEDULE OF RATES AND CHARGES FOR THE USE OF OR AVAILABILITY FOR THE USE OF POTABLE WATER, WASTEWATER (SEWER), AND RECLAIMED WATER EFFECTIVE ON OR AFTER NOVEMBER 1, 2025; PROVIDING FOR REPEALER, SEVERABILITY, AND AN EFFECTIVE DATE.

A. City Council considers Ordinance No. 1509-25 on the First Reading

1. 1509-25 Water Rate Ordinance
2. 2023 Water and Sewer Rate Study Raftelis (2)

4. CITY MANAGER'S REPORT

- 4.1 City Council Meeting Dates - Holiday Schedule 2025
- 4.2 Discussion to schedule a workshop - water use and visioning

MAYOR ANNOUNCEMENTS

CITY MANAGER ANNOUNCEMENTS

CITY ATTORNEY ANNOUNCEMENTS

CITY COUNCIL COMMENTS

5. NOTED ITEMS

- 5.1 Jones Edmunds Task Assignment JE 25-09 - Future Water Feasibility Assessment
 1. JE 25-09 Future Water Feasibility Study 9-25
- 5.2 FDOT Grant South Avenue Extension - Additional Contract Time
 1. City of Zephyrhills FDOT South Ave. Extension Request
 2. 450716 1 TE2 CZH signed
- 5.3 September 2025 Quarterly Investment Report
 1. September 2025 Quarterly Investment Report

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.**