PLANNING COMMISSION
ZEPHYRHILLS, FLORIDA

Tuesday, June 18, 2024
6:00 PM

Zephyrhills City Hall — **Council Chambers**

The city will maintain a quorum in the Council Chambers but will host a GoTo meeting to allow the public/applicants to attend virtually. Please use the following information to access the meeting.

Planning Commission Meeting
Jun 18, 2024, 6:00 – 7:30 PM (America/New_York)
Please join my meeting from your computer, tablet or smartphone.
https://meet.goto.com/642660933
You can also dial in using your phone.
Access Code:
642-660-933
United States:
+1 (224) 501-3412
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Call to Order – Mayor Monson
Roll Call – Carlos Maldonado
Invocation – Rosie Paulsen

1. CONSENT ITEMS
    1.1 Minutes from May 28, 2024 Planning Commission Meeting.

2. BUSINESS ITEMS
    2.1 **ANX-0015-22 Providence Village Annexation,** Parcel#10-26-21-0000-00400-0000
    A review of a petition for Annexation, future land use (RES-9 to RU) & zoning (R4 to PUD) amendments for 3 acres (MOL) located on the south side of Geiger Rd and off Wilson Drive for proposed townhome development.
        1. Providence Village Map

2. Justification Report_ANX15-22
3. Providence Village Existing Zoning
4. School Impact Analysis Prov Village (1)
5. Providence Vllage Email

2.2 **PUD-0016-22 Gagne PUD Indoor Storage with Mixed Use Development;** Located at the North and Southeast corners of Chancey Rd and Paul S Buchman.3356 Paul S Buchman Hwy, Zephyrhills Fl 33540.Parcel#23-26-21-0020-08000-0000.

1. Updated Petition
2. PUD Plans
3. 6A. Concept Plan Self Storage
4. 6B. Concept Plan Self Storage-Rendered
5. 7. Zephyrhills Elevation (1)
6. 8. ZephryHills 3d rendering
7. 9. 2024-05-06_Landscape-Exhibit (1)
8. 4 Exhibit C Gagne PUD Conditions 8.17.22

2.3 **ANX-16-22 Black Marlin Annexation, Rezoning And Future Land Use Map Amendment**

Annexation of 4.155 acres (located off Geiger Road across from Wedgwood Manor), and an assignment of R-4 zoning designation and future land use of RU for a proposed 36 unit single-family attached townhome community.

1. ANX 16-22 Attachments for Black Marlin Annexation Rezone FLUMA June 10 2024
2. ANX 16-22 Staff Report for Black Marlin Townhomes June 2024

3. OTHERS ITEMS

ADJOURN

*** PLEASE NOTE: This is a Public Meeting. Should any interested party seek to appeal any decisionmade 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.**