

PASCO COUNTY, FLORIDA
INTEROFFICE MEMORANDUM

TO: Development Review Committee

DATE: 5/19/10

FILE: ZN10-209

SUBJECT: Class II, Commercial Development Review - Pasco County Sunwest Park Preliminary/Construction Site Plan and/or Stormwater Management Plan and Report (Project No. IIPR07-093)
DRC: 5/27/10, 1:30 p.m., NPR
Recommendation: Continue to 6/10/10, 1:30 p.m., DC

FROM: Debra M. Zampetti
Zoning/Code Compliance
Administrator

REFERENCES: Land Development Code, Section 306, Development Review Procedures;
Comm. Dist. 5

It is recommended that the data herein presented be given formal consideration by the Development Review Committee (DRC).

Commission District:	The Honorable Jack Mariano
Project Name:	Pasco County Sunwest Park
Developer's Name:	Pasco County Facilities Management Department
Location:	At the intersection of Old Dixie Highway and Race Track Road. The site covers the east and west sides of Old Dixie Highway adjacent to the Sun West Mine, Sections 10, 11, and 14, Township 24 South, Range 16 East.
Parcel ID Nos.:	10-24-16-0000-00300-0000, 11-24-16-0000-00800-0000, 11-24-16-0000-49900-0000, 14-24-16-0000-01200-0010, 14-24-16-0000-01400-0000, and 14-24-16-0000-49900-0000
Land Use Classification:	R/OS (Major Recreation/Open Space), CL (Coastal Lands), and RES-6 (Residential - 6 du/ga)
Zoning District:	A-C Agricultural
Acreage:	284.44 Acres, m.o.l.
Type of Unit:	Park with Facilities
Water/Sewage:	Pasco/Pasco
Transportation Impact Fee Zone:	1
Transportation Analysis Zone:	111

DEVELOPER'S REQUEST:

The developer of Pasco County Sunwest Park is requesting approval of the preliminary/construction site plan to develop 284.44 acres for a County park to include restrooms, picnic shelters, parking, and other facilities.

RECOMMENDATION:

The Zoning and Site Development Department recommends a continuance to the June 10, 2010, DRC meeting in Dade City.

DMZ/BET/ecm/drc052710/drc/sunwestpkzn10209

DEVELOPMENT REVIEW COMMITTEE ACTION:

Recommendation Approved _____/Disapproved _____