

**P&Z ACTION:**

On October 9, 2023, the Planning and Zoning Commission voted 4-1 to recommend the Board of County Commissioners adopt a resolution approving the petitioner's request for an Expansion of a Public Service Facility Overlay District (PSFOD) with Deviations and with the following modified performance conditions:

1. The petitioner must obtain all permits from Hernando County and other applicable agencies and meet all applicable land development regulations, for either construction or use of the property, and complete all applicable development review processes.
2. A wildlife survey shall be prepared by a qualified professional at the time of conditional plat approval. The petitioner is required to comply with all applicable FWC regulations.
3. The petitioner shall be required to remove and abandon the existing Special Protection Area (SPA).
4. A synthetic liner/barrier shall be placed along the entire landfill area to prevent leeching.
5. The petitioner shall be required to obtain and maintain all applicable permits complying with all current requirements of the Florida Department of Environmental Protection (FDEP) and all other state agencies having regulatory jurisdiction over the design, construction and operation of landfill.
6. The petitioner shall provide a plan for the control of fugitive dust.
7. The petitioner shall meet the requirements as identified by Rule 62-701, F.A.C., for a Class III landfill except that asbestos-containing material shall be deemed unauthorized waste.
8. The petitioner shall provide documentation to the County Engineer, indicating the existing roadway network is capable of accommodating the expansion, and that there will not be upgrades to signals or additional truck volume added to roadway networks.
9. Minimum Buffers/Setbacks:
  - North: 100'
  - East: 100'
  - West: 100'
  - South: 200'
10. All existing buffers shall be maintained and enhanced to achieve 80% opacity, including but not limited to the southern buffer against the schools.
11. The petitioner shall coordinate with the Hernando County School District and the Hernando Planning Division to identify an appropriate buffer and setback to mitigate any impacts to the schools adjacent to the subject site.