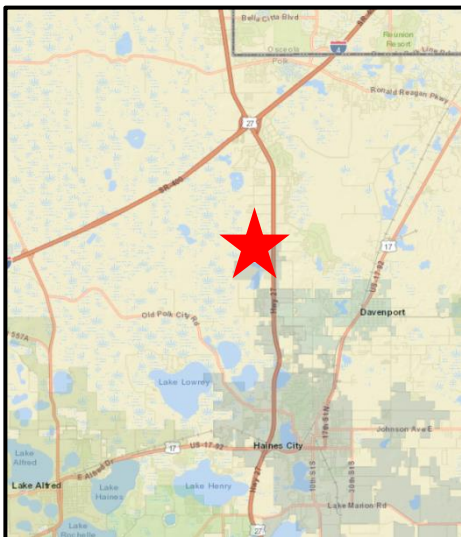


POLK COUNTY DEVELOPMENT REVIEW COMMITTEE CASE OVERVIEW

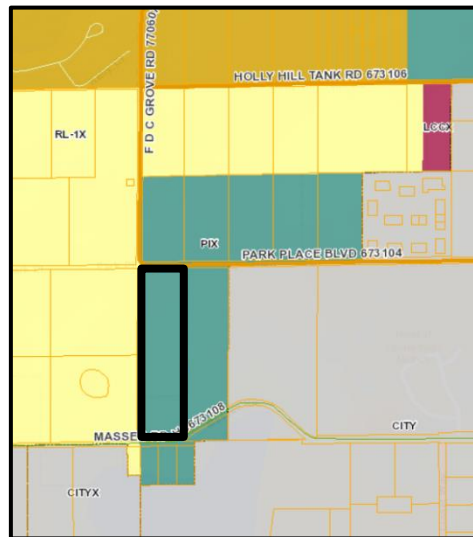
DRC Date: October 2, 2018	Level of Review: 4
PC Date: December 5, 2018	Type: Large Scale Comprehensive Plan Map Amendment (CPA)
BoCC: February 5, 2019 June 4, 2019	Case Numbers: LDCPAL 2018-9 (FDC Grove/Park Place-CPA)
Applicant: Dennis Wood Engineering	Case Planner: Michelle Orton, Senior Planner

Request:	Change the Future Land Use designation on 9.2 +/- acres from Professional Institutional – X (PIX) in the Transit Supportive Development Area (TSDA) to Recreation Low – X (RLX)
Location:	The subject property is located at the southeast intersection of FDC Grove Road and Park Place Boulevard, west of US 27 and north and west of Haines City in Section 31, Township 26, Range 27
Property Owner:	Cassidy Holdings, LLC
Parcel Size (Number):	9.2 +/- acres (272631-708500-010170)
Development Area/Overlays:	Transit Supportive Development Area (TSDA) North Ridge Selected Area Plan (SAP) Transit Center in the Transit Corridors and Center Overlay (TCCO) Ridge Special Protection Area (SPA) of the Green Swamp Area of Critical State Concern (ACSC)
Nearest Municipality:	Haines City
DRC Recommendation:	Approval – October 24, 2018
Planning Commission Vote:	Pending Hearing
Public Comment:	Pending Hearing
Department of Economic Opportunity Objections:	Pending Transmittal

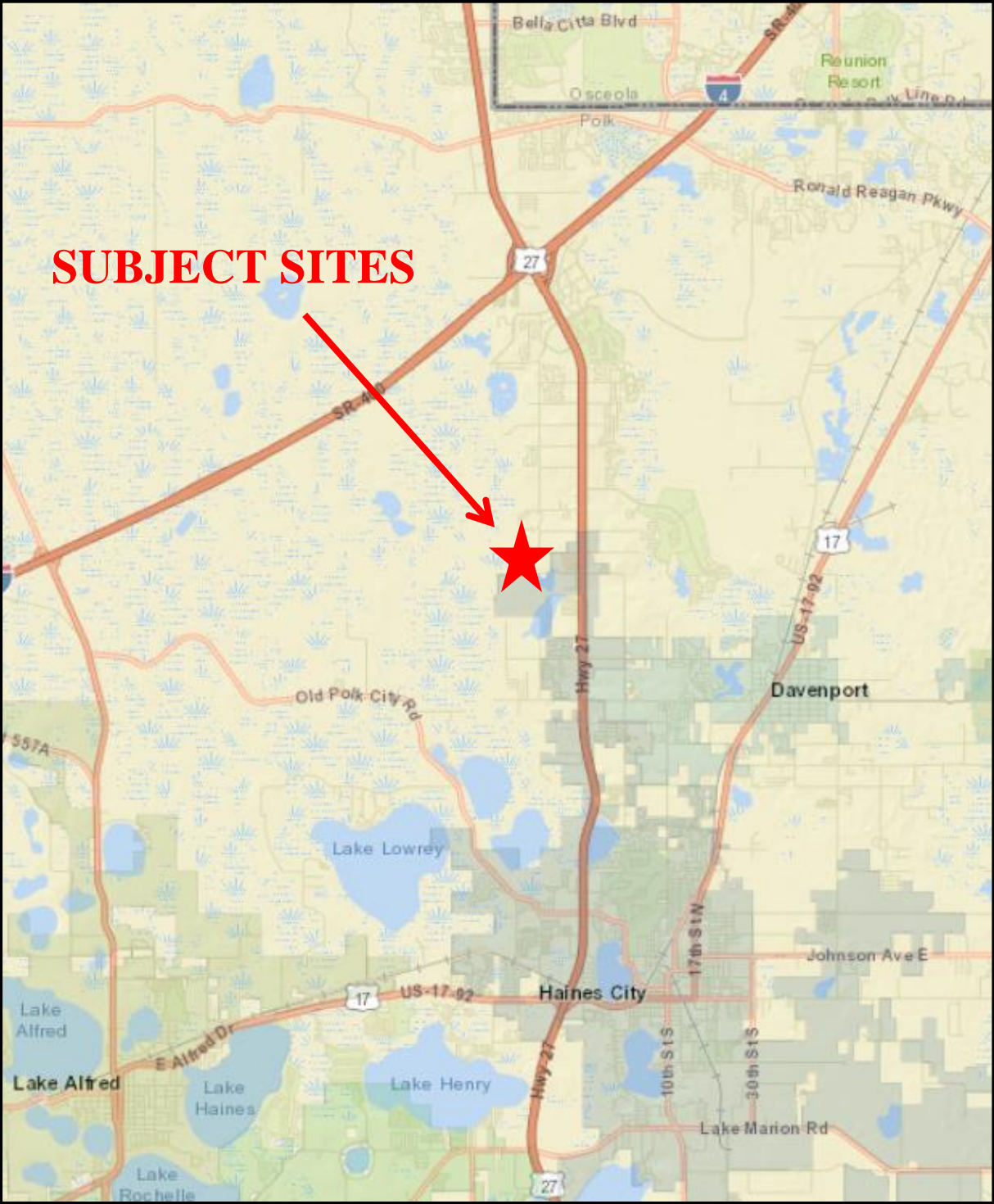
Location



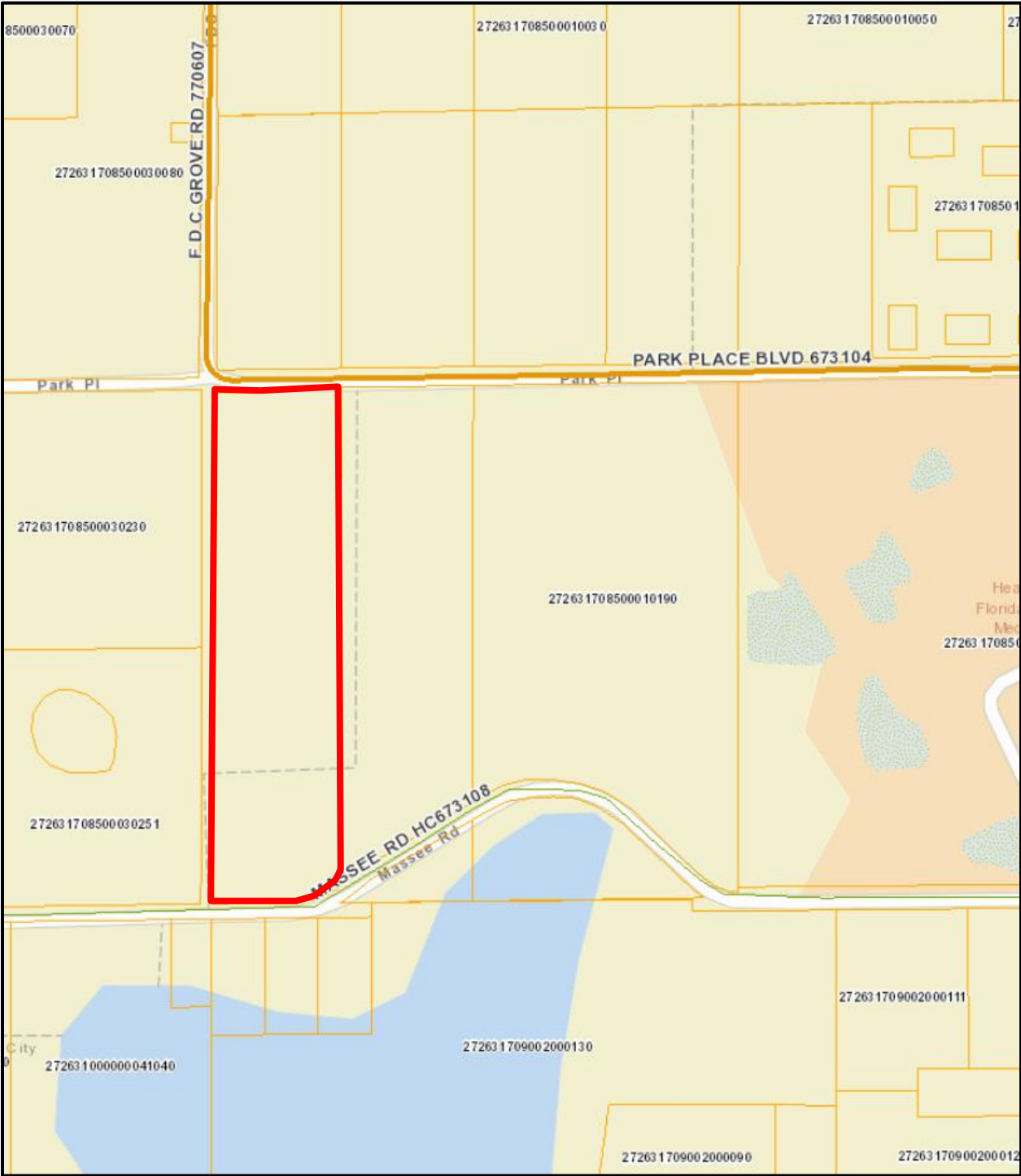
Current Future Land Use



Attachments: Exhibit 1: Vicinity Map
Exhibit 2: Location Map
Exhibit 3: 2017 Aerial Map
Exhibit 4: Current Future Land Use/Proposed Future Land use
Exhibit 5: Green Swamp Area of Critical State Concern
Exhibit 6: North Ridge Selected Area Plan



VICINITY MAP

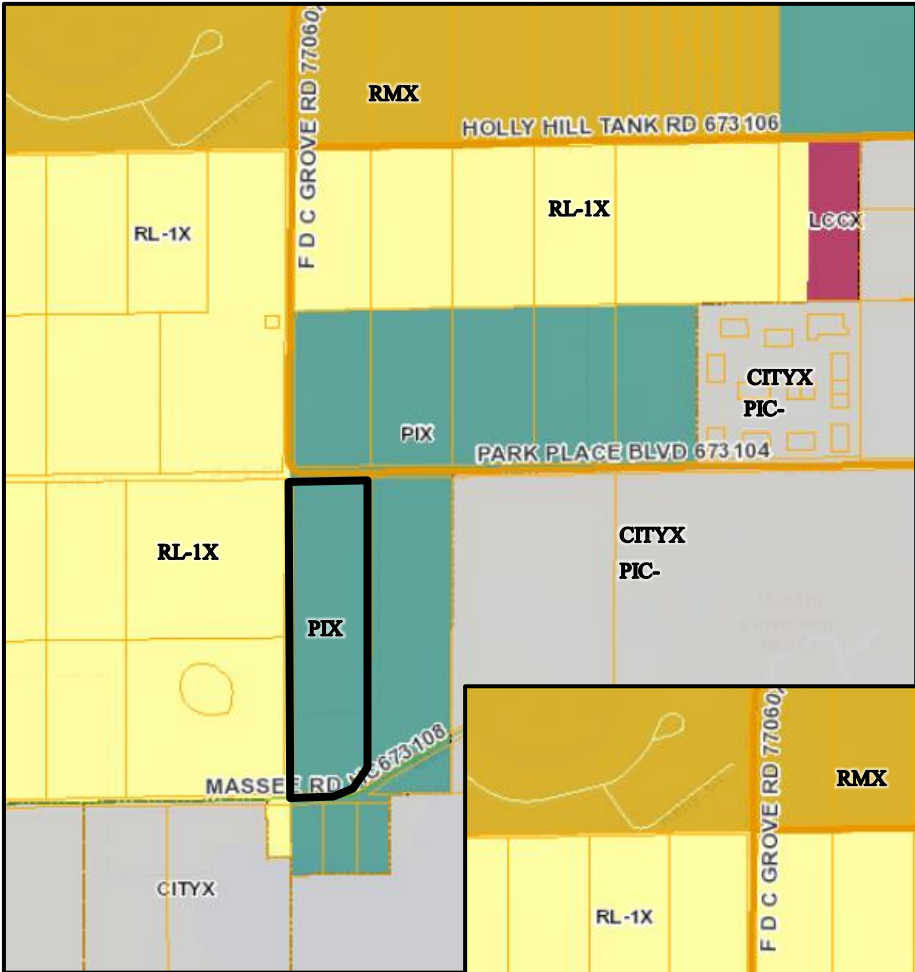


LOCATION MAP

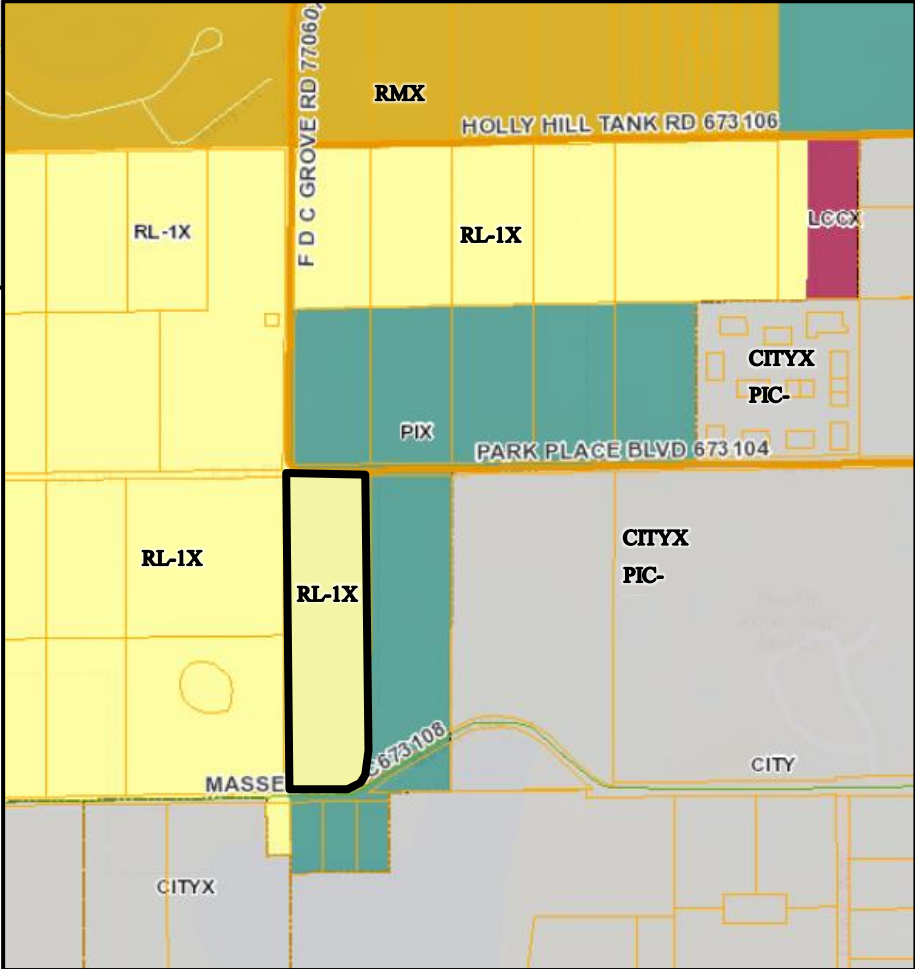


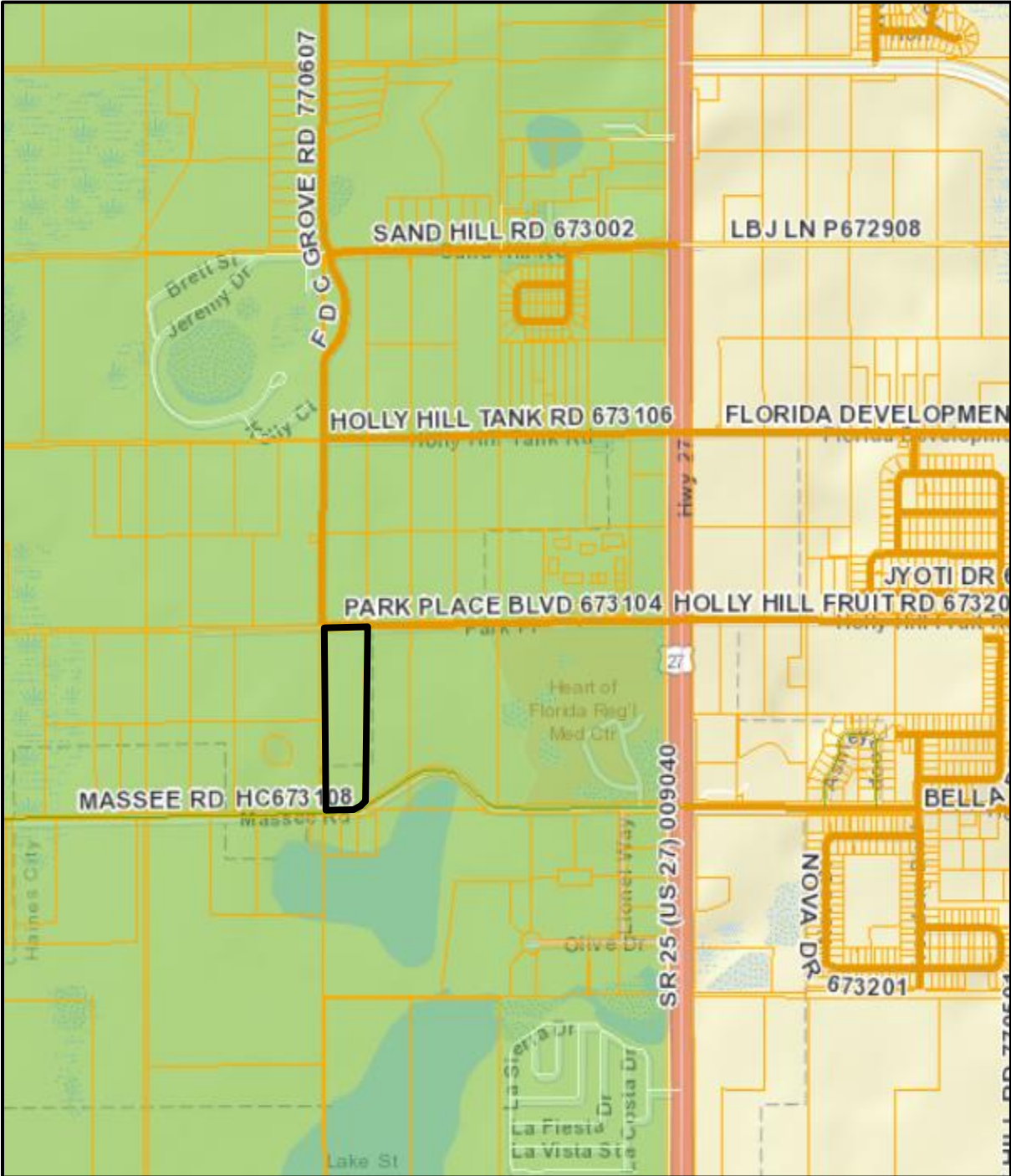
2017 AERIAL MAP

**CURRENT FUTURE
LAND USE:
PROFESSIONAL-
INSTITUTIONAL
(PIX)**

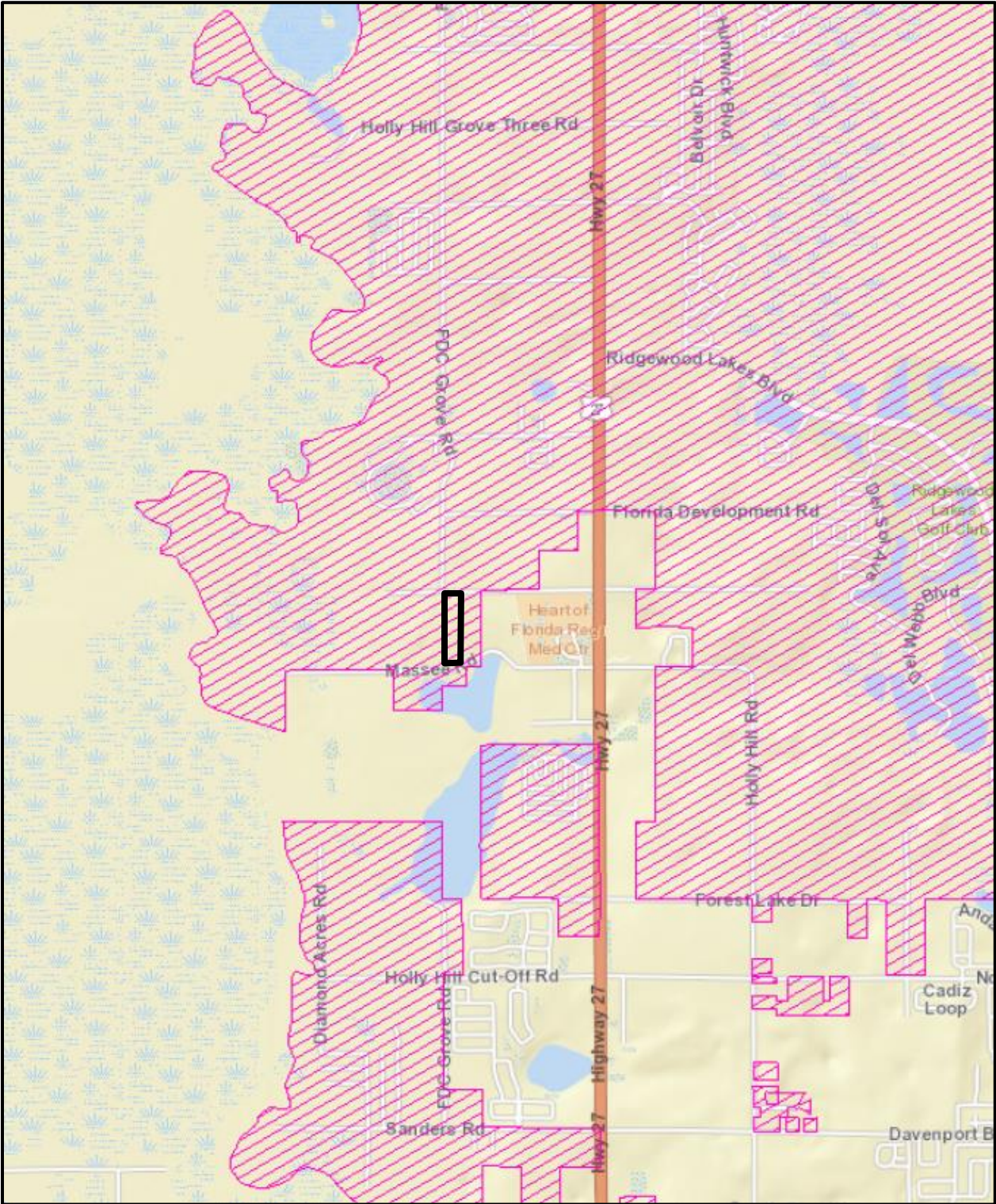


**PROPOSED FUTURE
LAND USE
RESIDENTIAL
LOW-X (RL-1X)**





**RIDGE SPECIAL PROTECTION AREA (SPA)
GREEN SWAMP AREA OF CRITICAL STATE
CONCERN (ACSC)**



NORTH RIDGE SELECTED AREA PLAN (SAP)