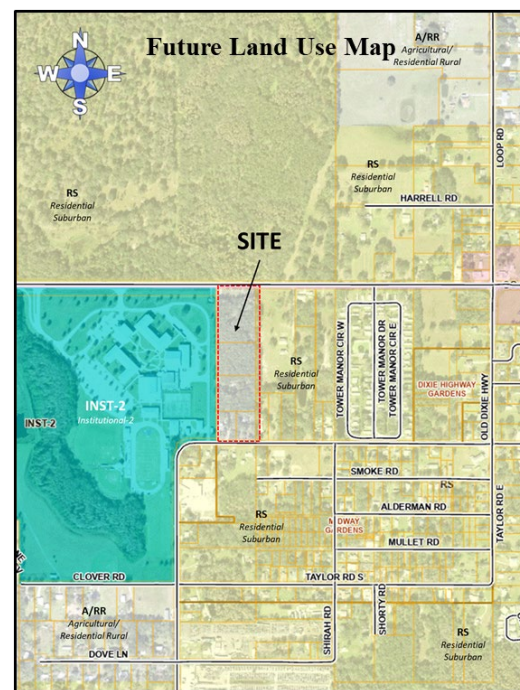
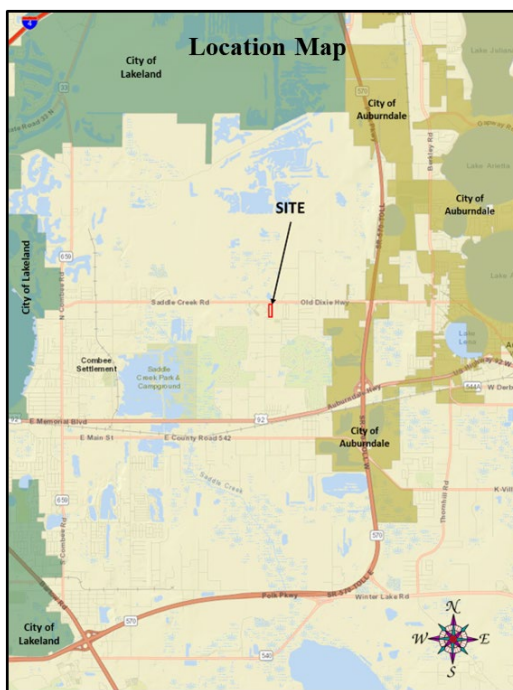


POLK COUNTY DEVELOPMENT REVIEW COMMITTEE CASE OVERVIEW

Sign ID #: 164

DRC Date:	November 6, 2025
Planning Commission Date:	January 7, 2026
BoCC Dates:	February 17, 2026
Applicant:	Polk County, Land Development
Level of Review:	Small-scale Comprehensive Plan Amendment
Case Number and Name:	LDCPAS-2025-34 CR546 Map Correction
Request:	Future Land Use Map change from Agricultural/Residential Rural (A/RR) to Residential Suburban on ±9.7 acres to correct an error in the Future Land Use Map.
Location:	Between CR 546 and Old Dixie Highway, east of Tenoroc High School, west of Tower Manor Drive, east of the city of Lakeland, west of the city of Auburndale in Section 6, Township 28, Range 25.
Property Owner:	James Mock, Richard Edwards, Tasha Gabany, and Michael Wells
Parcel Number (Size):	±9.7 acres (252806-000000-044140, 044160, 044090, & 044100)
Development Area:	Rural Development Area (RDA)
Future Land Use:	Agricultural/Residential Rural (A/RR)
Case Planner:	Erik Peterson, AICP



This approximately 9.7-acre collection of five properties is surrounded by Residential Suburban (RS) on three sides and INST-2 on the other side. It is also hole of Rural Development Area (RDA) surrounded by Suburban Development Area (SDA). One of the property owners purchased approximately seven (7) acres on Saddle Creek Road in the spring of 2000. The maps at the time indicated that the property was Residential Suburban (see Exhibit 6). This was before the Geographical Information System (GIS) Data Viewers and the Polk PA cadastral maps were utilized. Between the parcel map books and the Quadrangle Future Land Use Maps, the property appeared to be within the district lines. When the Future Land Use Map was attached to specific parcel boundaries, approximately 10 acres were not included in the RS district.