

330 West Church Street  
PO Box 9005 • Drawer GM03  
Bartow, Florida 33831-9005



PHONE: 863-534-6792  
FAX: 863-534-6407  
[www.polk-county.net](http://www.polk-county.net)

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**LAND DEVELOPMENT DIVISION**

AGENDA FOR DEVELOPMENT REVIEW COMMITTEE

DATE: August 18, 2016  
TO: Development Review Committee Members  
FROM: John M. Bohde, AICP, Director  
Tom Pierce, Sr. Development Review Specialist  
SUBJECT: **Meeting Schedule for September 1, 2016**

The Development Review Committee will meet on **Thursday, September 1, 2016 in the Land Development Division (Planning Conference Room 2<sup>ND</sup> Floor)**

**Level 1 Pre-Application requests will start at 8:30 A.M.**

**All other levels of review will be scheduled by appointment.**

Please bring all case files and pertinent information on the cases listed in the attached agenda to the meeting.

If you have any questions, please contact my office at (863) 534-6792.

MC/ms





**PRE-APPLICATION CONFERENCE**

**\$100.00 FEE**

**Growth Management Department  
Land Development Division  
330 W. Church St.  
P.O. Box 9005, Drawer GM03  
Bartow, FL 33831-9005  
(863)534-6792  
SUNCOM 569-6792  
FAX (863) 534-6407**

The cut-off for this application is every Wednesday at 3:00PM to be heard at the next available Development Review Committee (DRC) meeting. DRC meetings are held every Thursday. This application will be heard approximately two weeks after submittal.

Appointment Date and Time: 9-1-16 Project Number (For office use only) 58899

Bowman Consulting/ Lake Wilson Gas Station (321) 255-5334 (321) 255-7751  
APPLICANT/PROJECT NAME PHONE FAX

4450 West Eau Gallie Boulevard nrobinson@bowmanconsulting.com  
MAILING ADDRESS E-mail Address

Nim Robinson (321) 270-8992  
CONTACT PERSON (if different from applicant) PHONE FAX

MAILING ADDRESS E-mail Address

**Application Requirements  
(must be attached and submitted in 8 1/2" x 11" only)**

- Project Narrative (ie: Number of dwelling units or square footage)
- Aerial with site identified
- Site Plan
- Location Map (vicinity map)
- Confirm the Land Use District and Development Area on the bottom part of this page.

Amendment Type  Text Amendment  Map Amendment

Acres 9.56

**Tax Identification Number**

	Section-Township-Range	-	Subdivision #	-	Parcel #
Parcel ID Number(s): (18 digits)	S 27 T 26 R <del>36</del>	-	000000	-	033040
			<u>02</u>		
	S T R	-		-	
	S T R	-		-	

Current Land Use District Community Activity Center (CAC)

Current Development Area N/A

**Note:** Pre-application forms will not be accepted without the required attachments and the requested information provided.

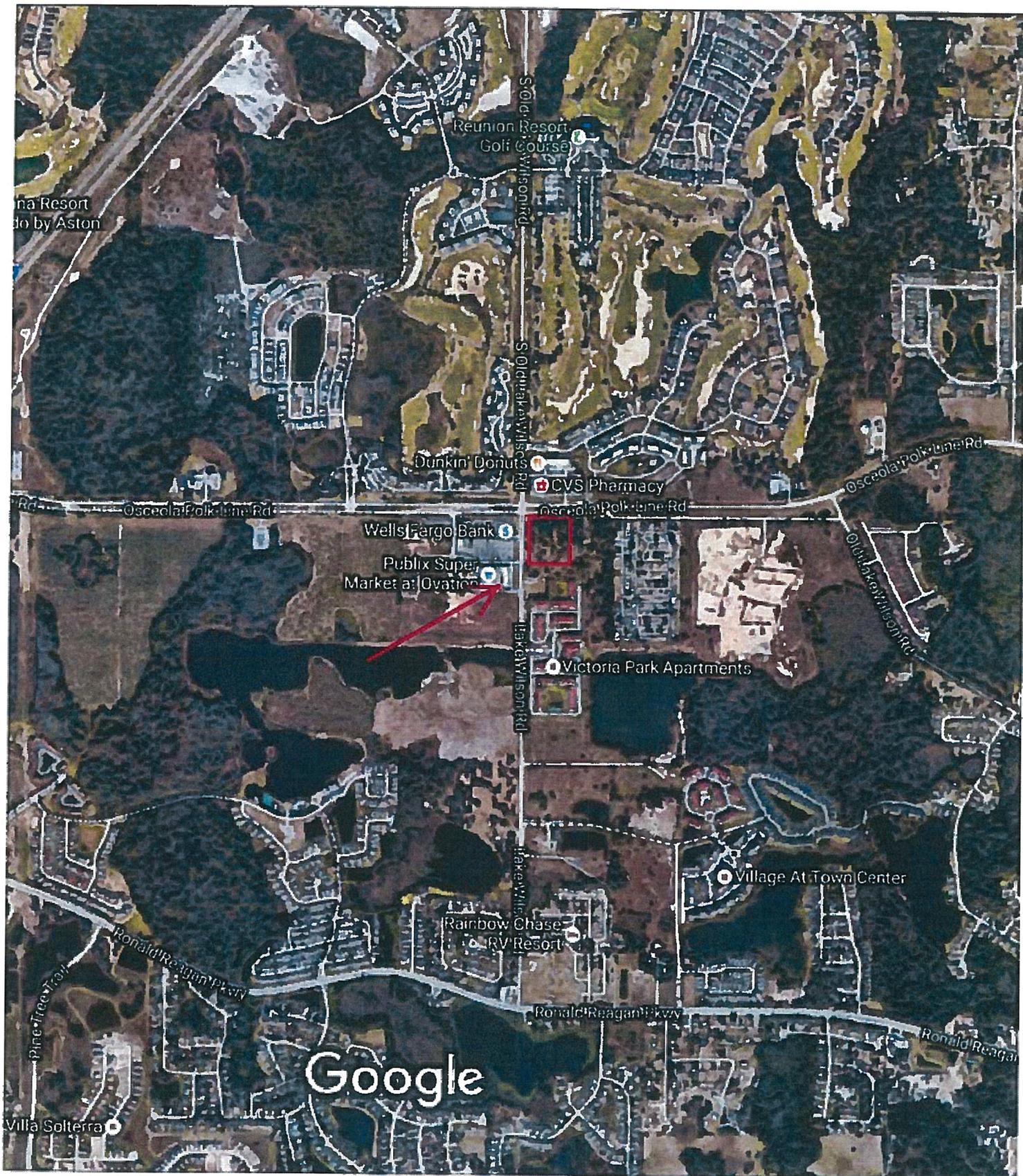




**SITE**

# VICINITY MAP

NOT TO SCALE



na Resort  
to by Aston

Reunion Resort  
Golf Course

Dunkin' Donuts

CVS Pharmacy

Wells Fargo Bank

Publix Super  
Market at Ovation

Victoria Park Apartments

Village At Town Center

Rainbow Chase  
RV Resort

Google

Villa Solterra



www.polk-county.net

PRE-APPLICATION CONFERENCE

\$100.00 FEE

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Appointment Date and Time: 9-1-16 Project Number (For office use only) 58900

David Norris/Westwood MBC (863) 299-1048 (863) 291-4305
APPLICANT/PROJECT NAME PHONE FAX

112 Coleman Road, Winter Haven, FL 33880 d.norris@earthlink.net
MAILING ADDRESS E-mail Address

David Norris, David Norris Engineering (863) 299-1048 (863) 291-4305
CONTACT PERSON (if different from applicant) PHONE FAX

112 Coleman Road, Winter Haven, FL 33880 d.norris@earthlink.net
MAILING ADDRESS E-mail Address

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Amendment Type [ ] Text Amendment [ ] Map Amendment

Acres 2.9

Tax Identification Number

Table with 4 columns: Section-Township-Range, Subdivision #, Parcel #, and Parcel ID Number(s). Rows include S 24 T 28 R 25 - 351000 - 006011, S 24 T 28 R 25 - 351000 - 006012, S 24 T 28 R 25 - 351000 - 006050, and 24 28 25 351000 003010.

Current Land Use District Institutional-1 (INST-1)

Current Development Area Urban Growth Area (UGA)

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## PROJECT NARRATIVE

Remove exist 1,194 SF duplex bldg and 1,041 SF office building and construct new 3,200 SF office/classroom bldg.

Additionally, there are existing single-wide mobile homes with various existing setbacks. 10' front and 0' rear setbacks are requested for future single-wide and/or double-wide units.

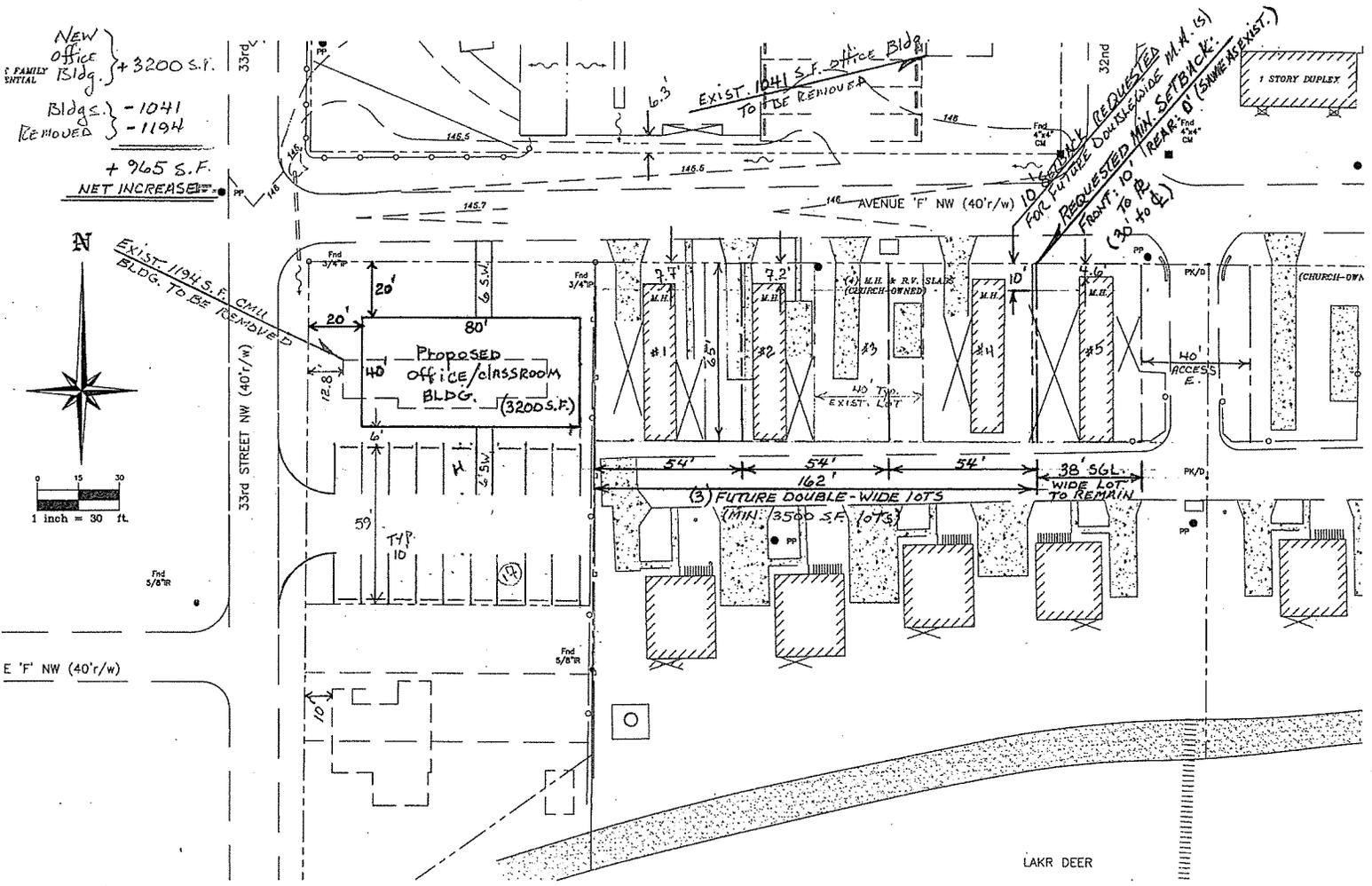
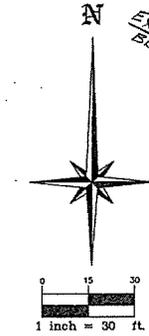


Polk County Data Viewer





NEW  
Office  
Bldg. } + 3200 S.F.  
FAMILY  
DENTAL  
REMOVED } - 1041  
Bldg. } - 1194  
REMOVED }  
+ 965 S.F.  
NET INCREASE



10' SETBACK REQUESTED FOR 10' WIDE DRIVEWAY (M.H. IS) (25' TO E.)  
REQUESTED MIN. SETBACK: FRONT: 10' REAR: 0' (SAME AS EXIST.)

LAKR DEER