

Polk County DRI Thresholds

Type of Development	Minimum Thresholds*		
Airports	Existing - Expansion of Runway or Terminal	25% or 50,000 sf	
	New Airport	Any	
Attraction & Recreation Facilities	Single Performance	Permanent Seats	10,000
		Parking Spaces	2,500
	Serial Performance	Permanent Seats	4,000
		Parking Spaces	1,000
	Multi-Screen Theatre (min. of 8 screen & 2,500 seats)	Permanent Seats	6,000
		Parking Spaces	1,500
Hospital	Beds	600	
Hotel/Motel	Rooms (Based on Polk County population of 500,000 +)	750	
Industrial	Acres	320	
	Parking Spaces	2,500	
Mining Operations	Acreage (Disturbance/Removal - Annually)	100	
	Water Withdraw (Gallons Per Day)	3,000,000	
Multi-Use Developments (add'l requirements not listed)	Two or More Uses	145%	
	Three or More Uses	160%	
Office	Gross Square Feet (GSF)	300,000	
	GSF (Pop. 500,000 + and in geographical area suitable for increased intensity.)	600,000	
Petroleum Storage	Barrels	200,000	
	Barrels (Facility <1,000 ft. of navigable water)	50,000	
Port Facilities (Marinas) (add'l requirements not listed)	Wet Slips	150	
	Dry Slips	200	
Recreational Vehicle	Spaces	500	
Residential (If the development is located within two (2) miles of a jurisdiction with a lower threshold, that threshold must be used.)	Polk County Population: 500,000 +	3,000 du	
	Orange County Pop.: 500,000 +	3,000 du	
	Lake County Pop.: 250,001 – 500,000	2,000 du	
	Osceola County Pop.: 100,001 – 250,000	1,000 du	
Retail and Service	Gross Square Feet	400,000	
	Parking Spaces	2,500	
Schools	New	3,000 students	
	Existing (Expansion %)	20%	

Source: Section 380.0651, F.S. & Chapter 28-24, F.A.C.

**(For complete threshold descriptions and exemptions please refer to Section 380.0651, F.S. & Chapter 28-24, F.A.C.)*