

**POLK COUNTY
BOARD OF ADJUSTMENT
Case Overview**

DRC Date:	June 09, 2016	CASE #:	VAR 16-69
BOA Date:	July 28, 2016	LDC Section:	Section 610.D.4

Project Number: 58691 (Roberts VAR)

Request: The applicant is requesting to reduce the structure setback from Flood Plains on his property.

Applicant: Don L. Roberts

Property Owner: Donald Leroy Roberts and Lance Don Roberts

Location: 13748 Hatchineha Road, Haines City, FL. 33844, southwest of Lakeview Drive, east of Perch Street, north of Catfish Creek in Section 19, Township 28, and Range 29.

Parcel ID#: 292819-000000-024240

Size: 0.28 ± acres

Land Use Designation: Rural Cluster Center-Residential (RCC-R)

Development Area: Rural Development Area (RDA)

Case Planner: Tom Pierce, Senior Dev. Review Specialist

Summary:

The subject property is located at 13748 Hatchineha Road, Haines City, FL, 33844 which falls within the Rural Cluster Center-Residential (RCC-R) Future Land Use District. The Land Development Code requires a structure setback from flood elevation lines. In the case of the applicant's parcel, a manmade cut has been excavated from within the parcel that provides for a boat slip that limits the area of the parcel available to place a mobile home. Therefore the owner is requesting a reduction in the setback from flood plains.



LOCATION MAP



AERIAL PHOTO

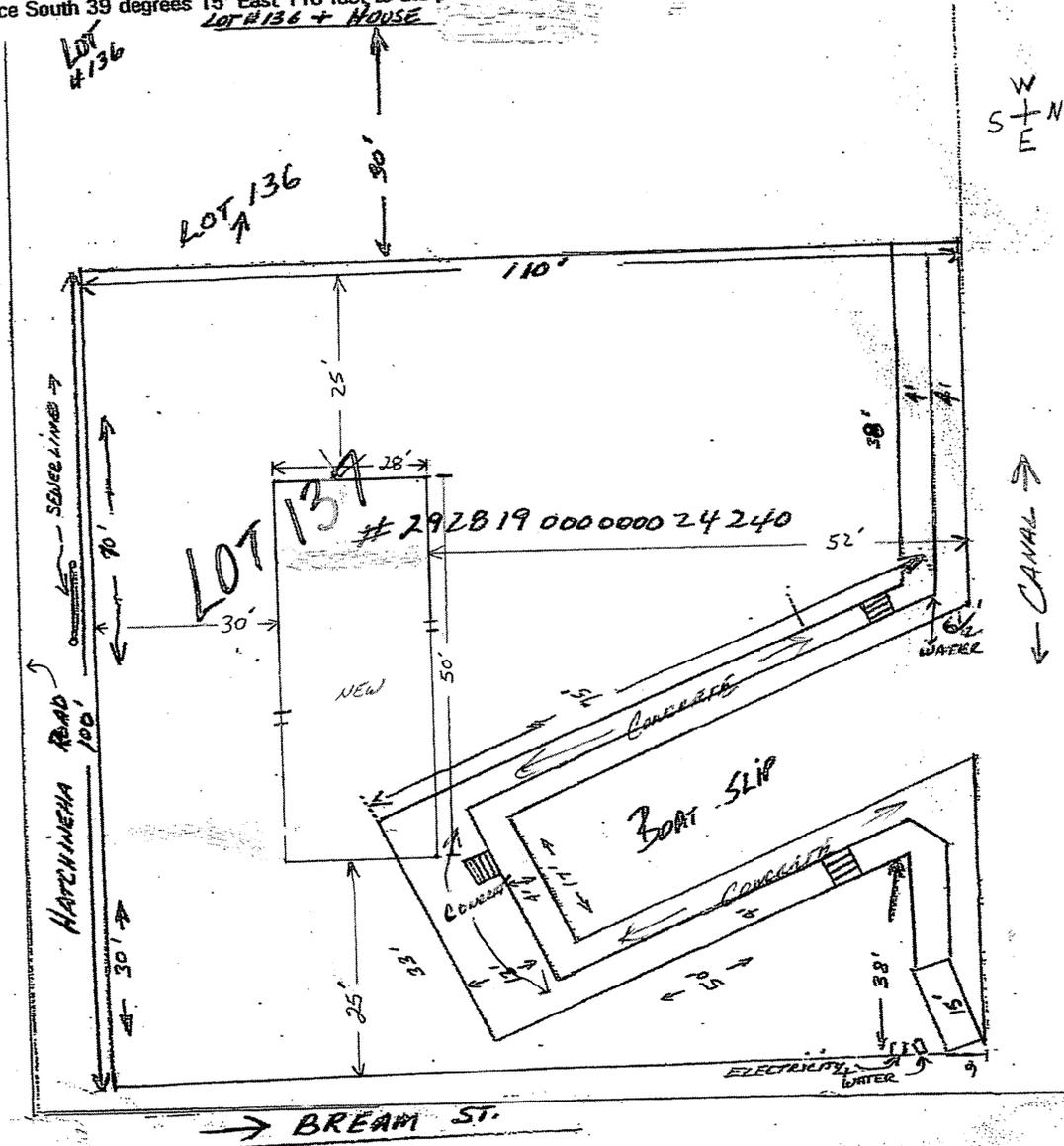
99-818-1000350
Order No. 01000350

13748 HATCHINEHA ROAD
EXHIBIT ONE

SEWER LINE IN TRENCH
CALL DON ROBERTS - OWNER
HOME # 863-489-6517
CELL # 813-277-6107

Lot 137 of the unrecorded plat of Hatchineha Estates described as:

Beginning at an iron rod 241 feet North and 165.81 feet East of the Southwest corner of the Southeast-1/4 of Section 19, Township 28 South, Range 29 East, thence North 50 degrees 45' East 548.24 feet, for a point of beginning, run North 50 degrees 45' East 100 feet, North 39 degrees 15' West 110 feet, South 50 degrees 45' West 100 feet, thence South 39 degrees 15' East 110 feet to the point of beginning.



Site Plan