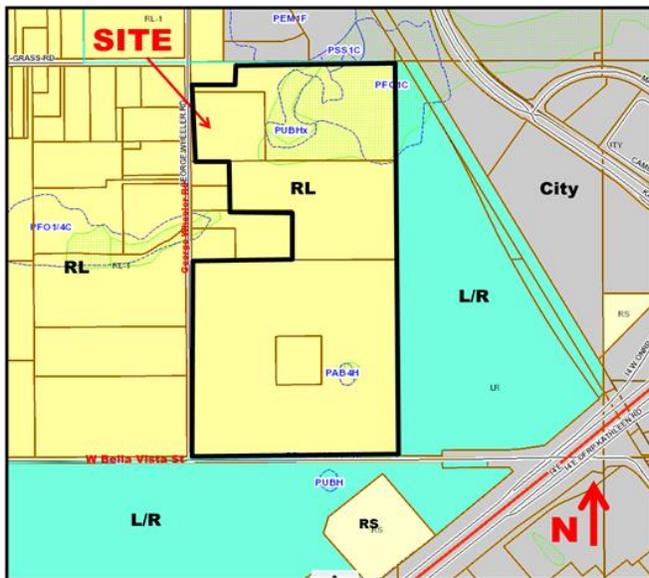


POLK COUNTY DEVELOPMENT REVIEW COMMITTEE
CASE OVERVIEW
(Maddox Ranch CPA and LDC)

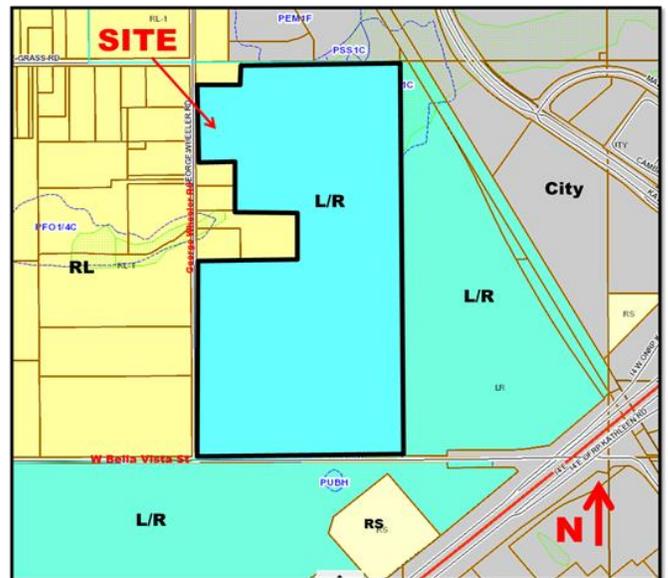
DRC Date: March 24, 2016	Level of Review: 4
PC Date: December 7, 2016	Type: Large Scale Map Amendment (CPA)
BoCC Date: February 7, 2017, April 18, 2016	Case Numbers: CPA 16D-02/DMS 58531 LDC 17T-02/DMS 58951
Applicant: Maddox Ranch	Case Name: Maddox Ranch CPA
	Case Planner: Ana Martinez-Hubert

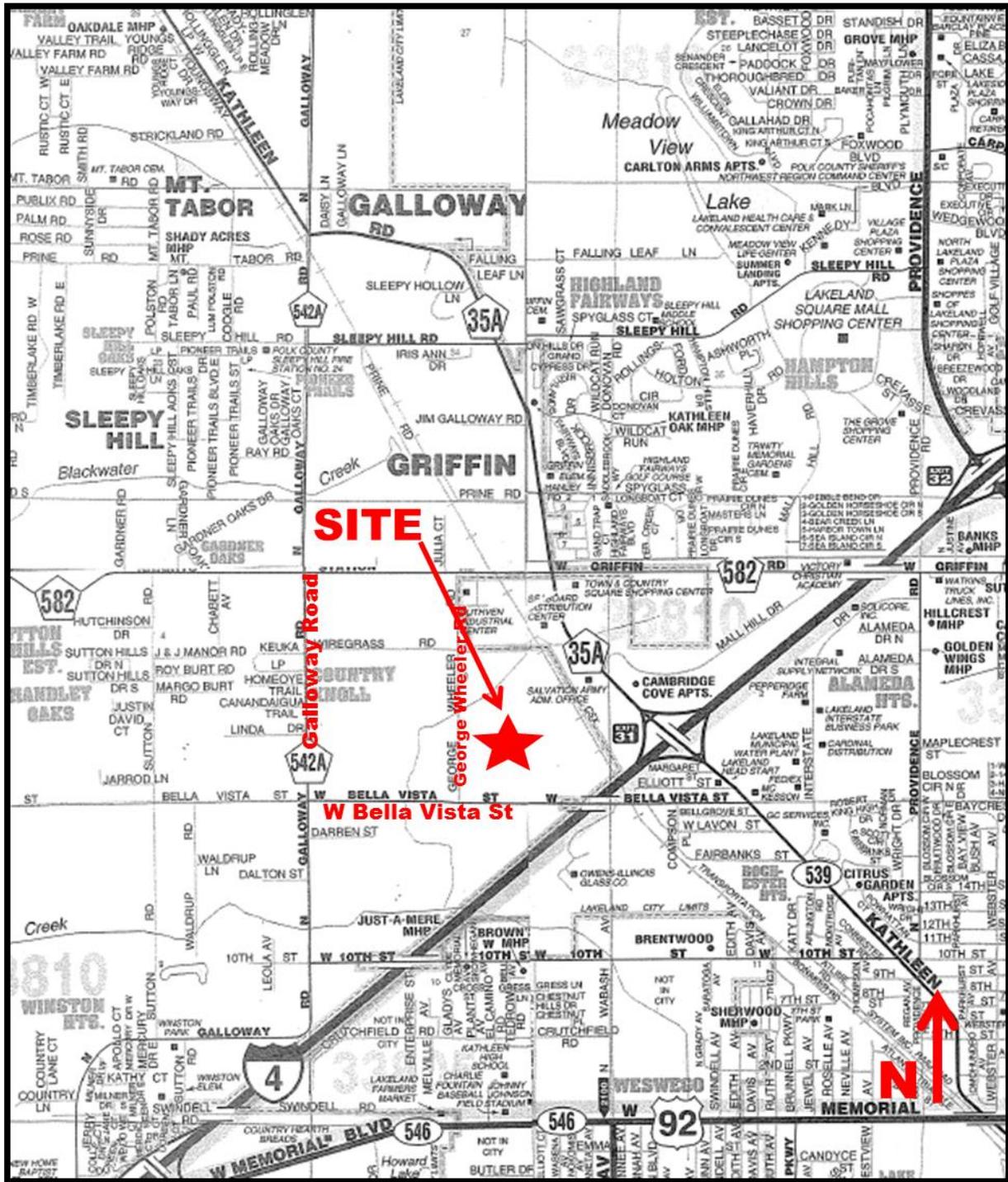
Request:	Change the Future Land Use (FLU) designation on approximately 71 +/- acres from Residential Low (RL) to Leisure Recreation (L/R) in the Transit Supportive Development Area (TSDA) and to amend Appendix 2.135 of the Comprehensive Plan, and Appendix E of the Land Development Code to add parcel specific conditions of development.
Location:	Site is located on the northeast corner of Bella Vista Street and George Wheeler Road, west/northwest of the City of Lakeland, in Section 03, Township 28, Range 23.
Property Owner:	Mary Lynn Maddox
Parcel Size:	71 +/- acres (parcels 232803000000024000, 232803000000024010, 232803021000000102, 232803021000000302, 232803021000000301)
Development Area/Overlays:	TSDA
Nearest Municipality:	City of Lakeland. Overview sent April 26, 2016.
DRC Recommendation:	Approval
Planning Commission Vote:	Pending hearing
Public Comment:	Pending hearing
DEO* Objections/comments:	Pending (*Department of Economic Opportunity)

Current Future Land Use

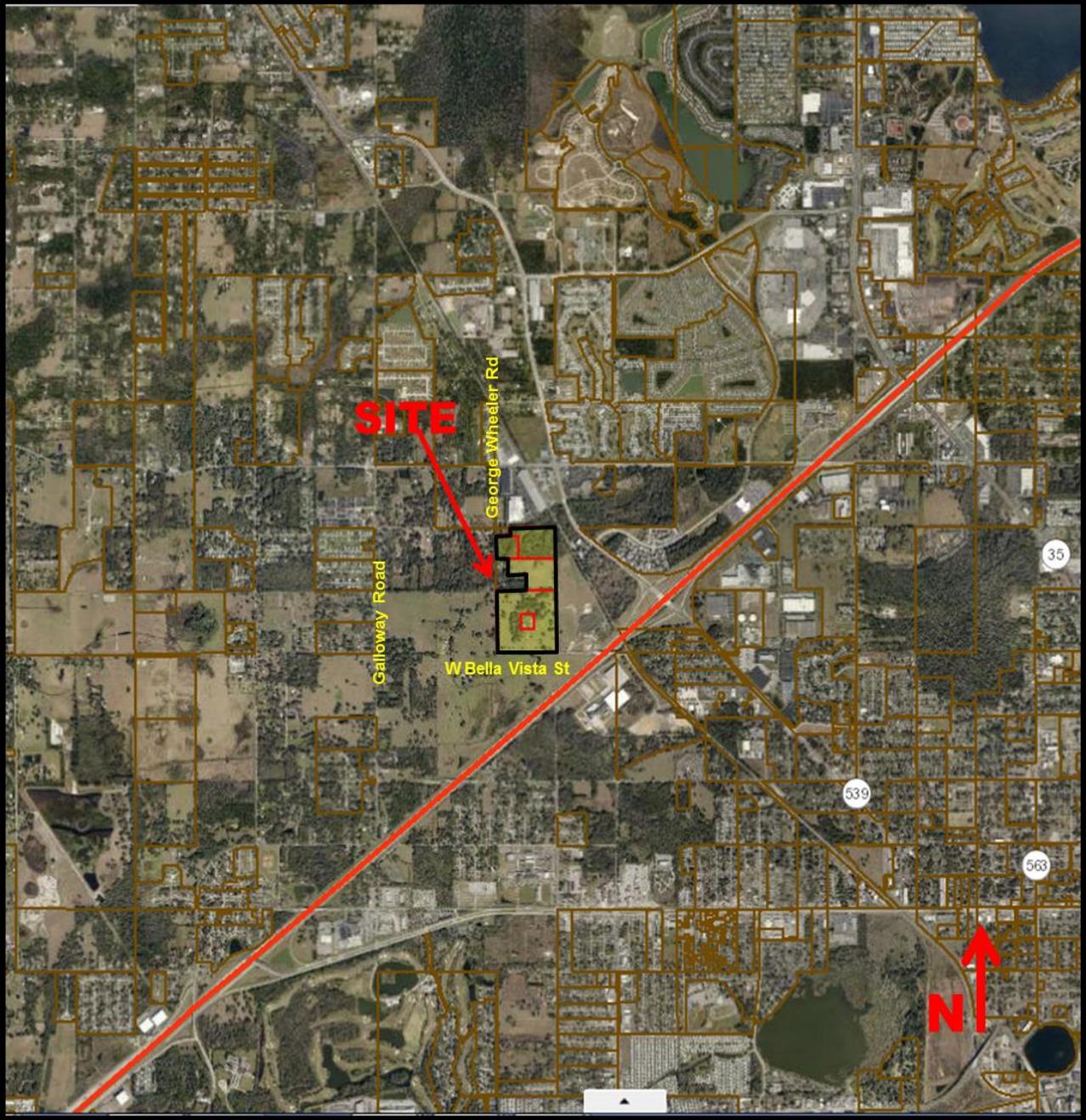


Proposed Future Land Use

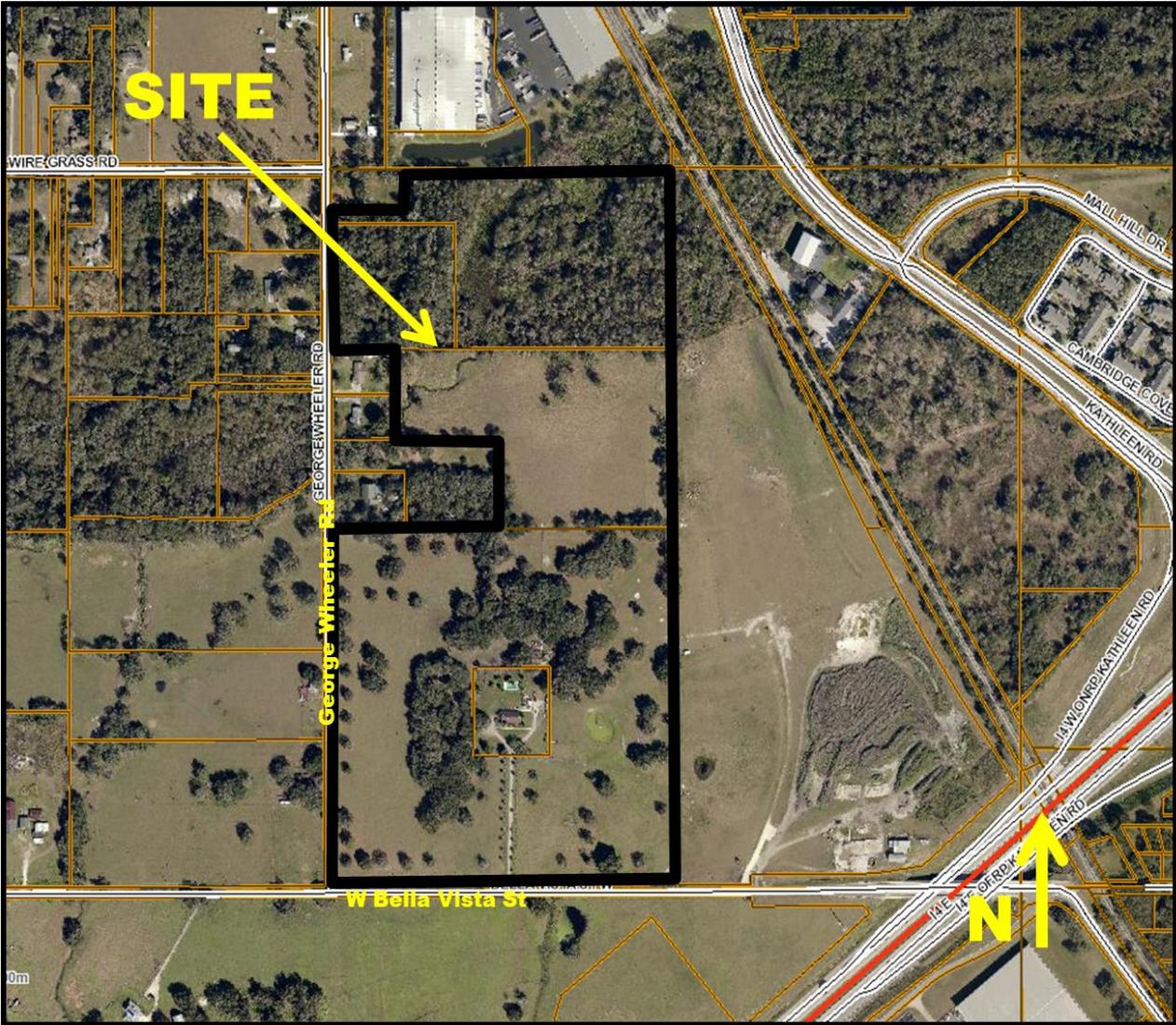




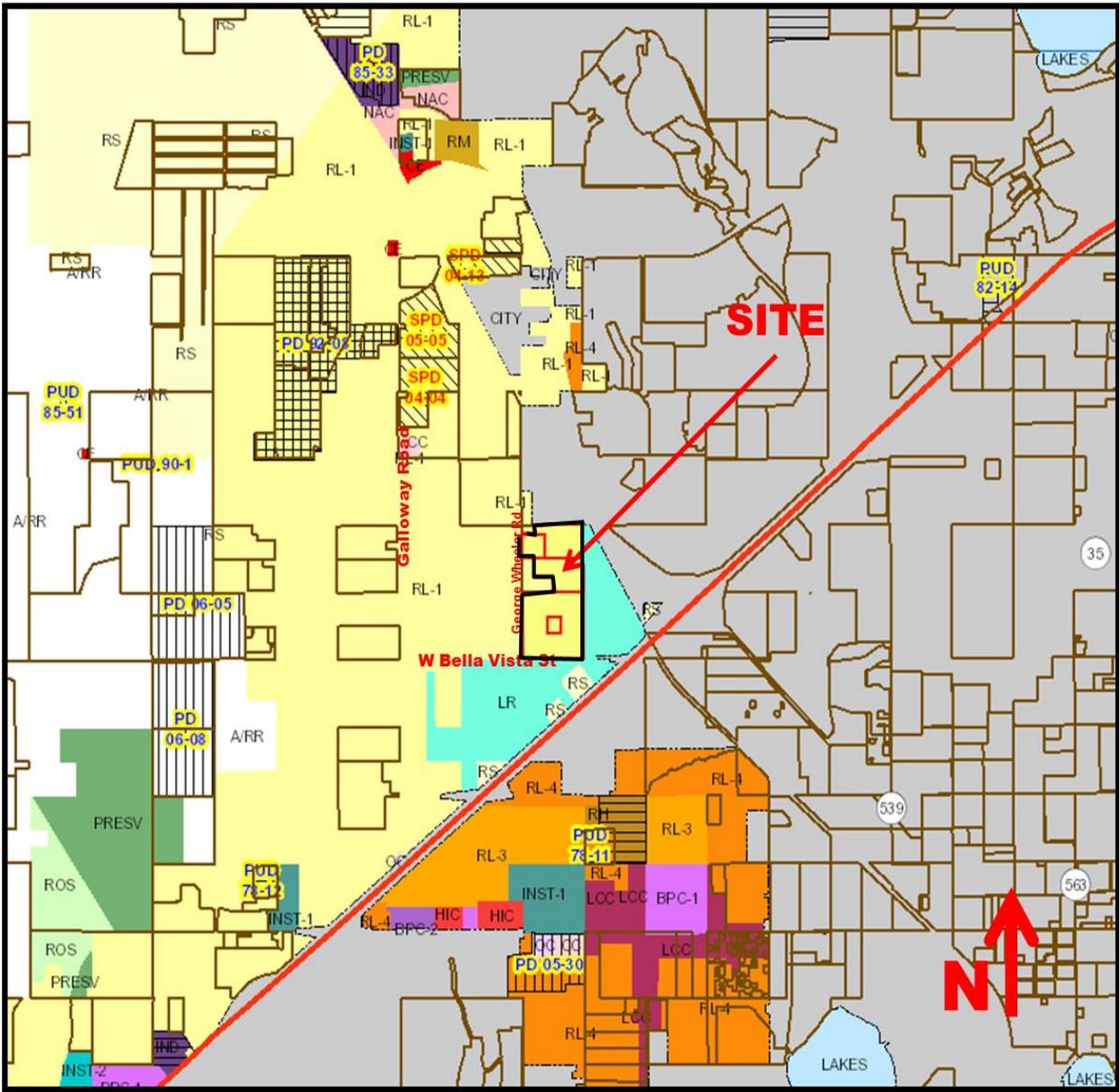
LOCATION MAP



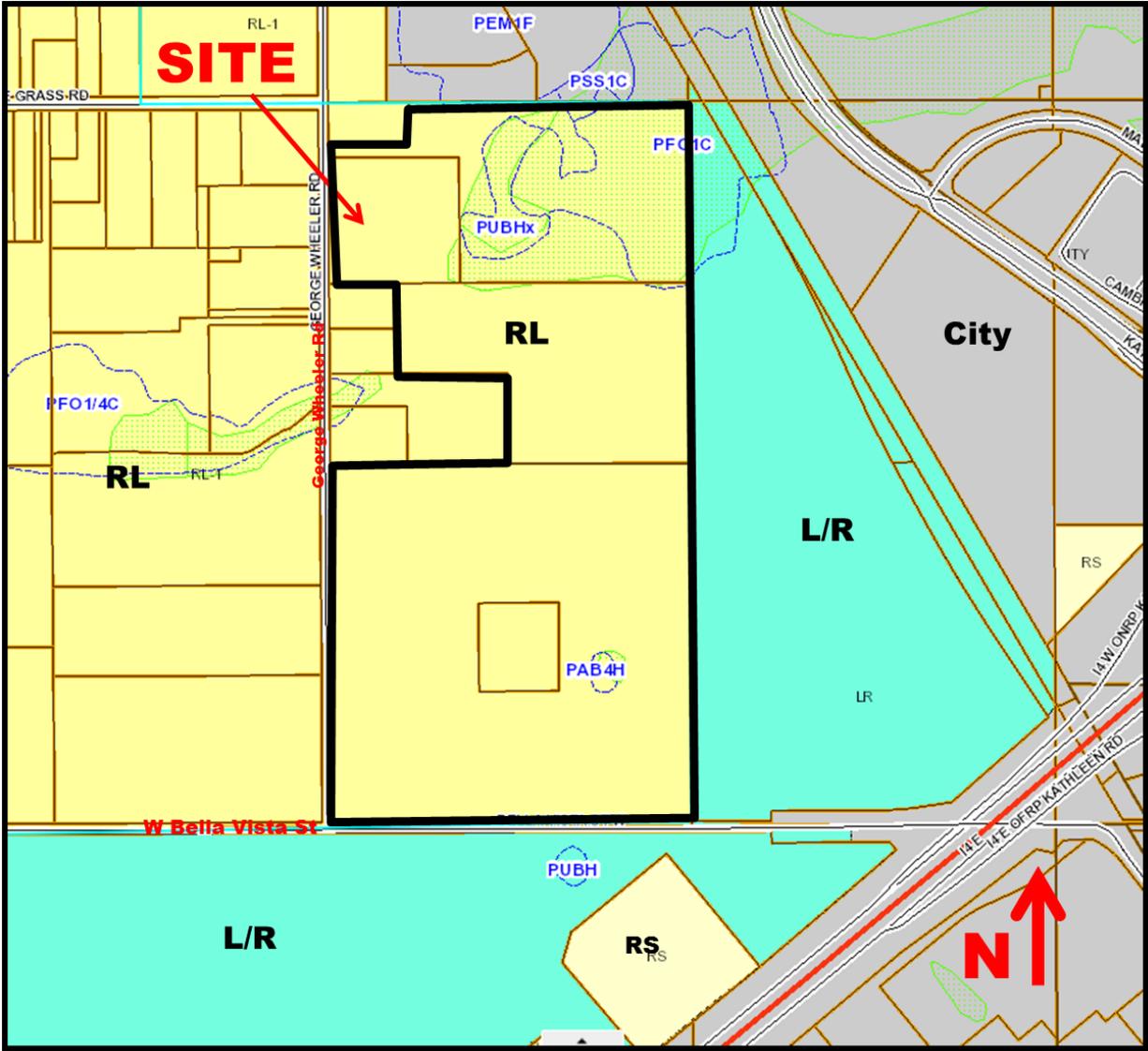
LOCATION MAP (Area Aerial)



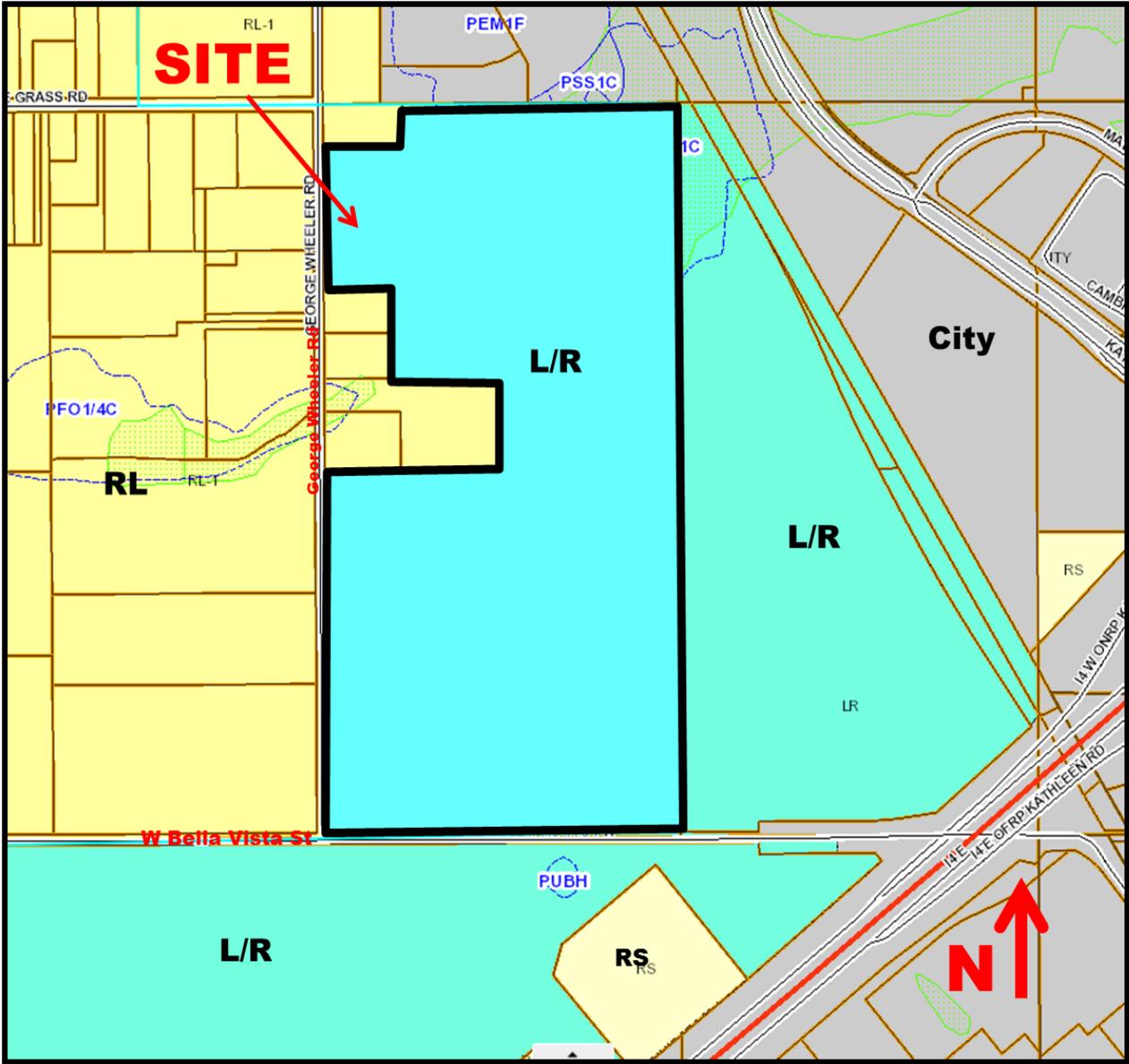
2014 AERIAL PHOTO



Area Current Land Use



Current Land Use



Proposed Land Use