

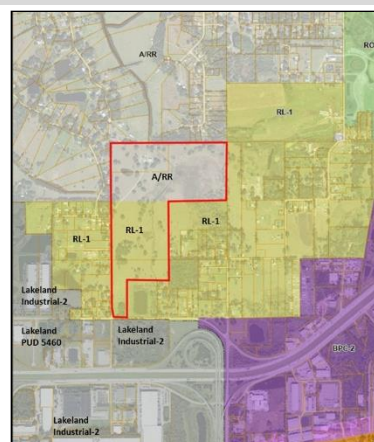
# POLK COUNTY DEVELOPMENT REVIEW COMMITTEE CASE OVERVIEW

**ID #:** 38

<b>DRC Date:</b>	January 4, 2024
<b>Planning Commission Date:</b>	April 2, 2025
<b>BoCC Dates:</b>	May 6, 2025, Transmittal, and July 1, 2025 Adoption
<b>Applicant:</b>	Stantec Consulting Services, Diane Chadwick
<b>Level of Review:</b>	Level 4 Review, Comprehensive Plan Map Amendment
<b>Case Number and Name:</b>	LDCPAL-2024-13 Alderman Road BPC CPA
<b>Request:</b>	Large Scale Comprehensive Plan Future Land Use designation change from Agricultural/ Residential Rural (A/RR) and Residential Low (RL) to Business Park Center (BPC) on 75.0± acres of a parent tract of 166.0± acres, and a text amendment to Appendix 2.135 adding a reference that the subject site has development conditions in Appendix E of the Land Development Code (LDCT-2024-20), and a sub-district change from Business Park Center-1 (BPC1) to Business Park Center-2 (BPC2) on 51.0± acres (LDCD-2024-7).
<b>Location:</b>	The subject property is located on the north side of Swindell Road, east of N. Alderman Rd., south of Musket Drive, and west of Swindell Road, north of Lakeland city limits, in Section 18, Township 28 and Range 23
<b>Property Owner:</b>	Keith D. Knight, and James E. & Noel Morgan Kelso
<b>Parcel Size:</b>	75.0± acres of 166.0± acres (Parcel #(s) (232818-000000-014010, 232818-000000-012000, 232818-087000-000701, and 232818-000000-021090)
<b>Development Area/Overlays:</b>	Rural Development Area (RDA), Transit Supportive Development Area (TSDA), and Transit Corridors and Centers Overlay (TCCO)
<b>Future Land Use:</b>	Agricultural/ Residential Rural (A/RR), Residential Low-1 (RL1)
<b>Nearest Municipality</b>	City Lakeland
<b>DRC Recommendation:</b>	Denial
<b>Planning Commission Vote:</b>	Pending
<b>Florida Commerce</b>	Pending Transmittal
<b>Case Planner:</b>	Robert Bolton, Planner III



Location



Current Future Land Use