November 18, 2025

RESPONSE VIA EMAIL ONLY

Ms. Chanda Bennett, AICP
Comprehensive Planning Administrator
Polk County Land Development Division
Post Office Box 9005, Drawer GM03
Bartow, Florida 33831-9005

RE: LDCPAL 2025-8 North Ridge

Dear Ms. Bennett:

Thank you for submitting the proposed comprehensive plan amendments for Polk County The reference number for this amendment is 25-07ACSC**.**

The submission package appears to be complete, and your proposed plan amendment package will be reviewed pursuant to Chapter 163.3184(4)(d), Florida Statutes. Once the review is underway, you may be asked to provide additional supporting documentation by the review team to ensure a thorough review. The State Land Planning Agency's Objection, Recommendation and Comment (ORC) report will be mailed to you on or about January 13, 2026.

Pursuant to 163.3184(4)(e)1. If the local government fails to hold the second hearing and adopt the amendments with 180 days after receipt of the state land planning agency's report, the amendments shall be deemed withdrawn unless extended by agreement with notice to the state land planning agency and any affected person that provided comments on the amendment.

Pursuant to 163.3184(4)(e)2. All comprehensive plan amendments adopted by the governing body, along with the supporting data and analysis, shall be transmitted within 10 working days after the final adoption hearing to the state land planning agency and any other agency or local government that provided timely comments under subparagraph (c). If the local government fails to transmit the comprehensive plan amendments within 10 working days after the final adoption hearing, the amendments are deemed withdrawn.

If you have any questions, please contact me at (850) 717-8491 or by email at donna.harris@commerce.fl.gov. You may also contact Scott Rogers, Regional Planning Administrator, who will be overseeing the review of the amendments, at (850)717-8510.

Sincerely,

Donna Harris, Senior Plan Processor
Bureau of Community Planning and Growth

DH/
cc: External Agencies

An equal opportunity employer/program. Auxiliary aids and service are available upon request to individuals with disabilities. All voice telephone numbers on this document may be reached by persons using TTY/TTD equipment via the Florida Relay Service at 711.

Florida's Crossroads of Opportunity

Board of County Commissioners

330 West Church Street
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Bartow, Florida 33831-9005

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www.polk-county.net

POLK COUNTY

LAND DEVELOPMENT DIVISION

Land Development Division
Ben Ziskal, AICP, CEcD, Director

November 14, 2025

Scott Rogers, Regional Program Administrator
State Land Planning Agency
Caldwell Building
107 East Madison – MSC 160
Tallahassee, Florida 32399

RE: Polk County Comprehensive Plan Amendment Transmittal (Coordinated Review) for LDCPAL 2025-8 North Ridge SAP PIX Text Change (Coordinated Review)

Mr. Rogers:

The enclosed information is transmitted in accordance with the requirements of Chapter 163.3184(3), Florida Statutes (F.S.) and in accordance with the desires of the Polk County Board of County Commissioners, as expressed at the transmittal hearing conducted on November 4, 2025. This package contains the following items:

1. Using Department's electronic amendment submittal portal 'Comprehensive Plan and Amendment Upload" to The State Land Planning Agency.

2. An **Action Matrix** showing the Board of County Commissioners (BoCC) action on the requested amendment.

3. A copy of the **staff report** for the CPA considered by the Board for the adoption amendment. The CPA report includes:

   a. A description of the proposed amendment,
   b. A summary analysis of applicable Plan policies including staff recommendation,
   c. A technical staff report,
   d. Exhibits, and
   e. The ordinances for the adopted Plan Amendments.

4. A copy of the **Legal Notice** of the Public Hearing, which was placed in October 22, 2025, edition of the Lakeland/Winter Haven Sun and the Florida Public Notices website.

5. A copy of the Department of Florida Commerce review letter of proposed Comprehensive Plan Amendment for Polk County will be provided with the adoption

package. Additional copies of this package are being sent, in accordance with Section 163.3184, F.S., to the:

- Central Florida Regional Planning Council (CFRPC),
- Florida Department of Environmental Protection (FDEP),
- Florida Department of Transportation (FDOT),
- South Florida Water Management District (SFWMD),
- Southwest Florida Water Management District (SWFWMD),
- Florida Department of State
- Florida Fish & Wildlife Conservation Commission, and
- Florida Department of Agriculture and Consumer Services

In compliance with 163.3184, F.S., please note the following:

- The Transmittal Public Hearing was held on November 4, 2025, at 9:15 a.m.; and

- Polk County's Plan **is** applicable to the Green Swamp Area of Critical State Concern. The proposed amendment **DOES IMPACT** the Green Swamp Area of Critical State Concern.

- Polk County's Plan and Florida Commerce "Statement and Notice of Intent," once received, will be available for public inspection at the Polk County Land Development Division located at 330 W. Church Street, Bartow, Florida.

- The contact person for the Polk County Comprehensive Plan is:

Chanda Bennett, Comprehensive Planning Administrator
Polk County Land Development Division
330 W. Church Street
Drawer GM03
P.O. Box 9005
Bartow, Florida 33831-9005
Telephone: (863) 534-6484
Email: chandabennett@polk-county.net

As always, we will be happy to answer any questions you may have concerning this amendment submittal. Please advise me if you need any further information.

Sincerely,

Chanda E. Bennett

Chanda Bennett, AICP, Comprehensive Planning Administrator
Land Development Division

cc: Central Florida Regional Planning Council (CFRPC)
Southwest Florida Water Management District (SWFWMD)
South Florida Water Management District (SFWMD)
Florida Department of Environmental Protection (FDEP)
Florida Department of Transportation (FDOT)
Florida Department of State
Florida Department of Agriculture and Consumer Services
Florida Fish & Wildlife Conservation Commission
File: LDCPAL 2024-12 Coordinated Review Adoption Packet
File: Digital Case File