

LDCU-2025-38 - Highlands Street MHP CU

Menu Reports Help

Application Name: [Highlands Street MHP CU](#)
File Date: [12/30/2025](#)
Application Type: [PC-Conditional Use-New Or Mobile Home](#)
Application Status: [In Review](#)

Application Comments:	View ID	Comment	Date
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Description of Work: [Conditional Use approval for a 19-unit mobile home park on parcel 23-28-22-091000-000901.](#)
Application Detail: [Detail](#)

Address: [2730 W HIGHLAND ST, LAKELAND, FL 33815](#)

Parcel No: [232822091000000901](#)

Owner Name: [BROWN ERIC SINCLAIR JR](#)

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Charles Brooker	Traditions Engi...	Engineer	Mailing_6039 Cypress ...	Active

Licensed Professionals Info:	Primary	License Number	License Type	Name	Business Name	Business License #
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Job Value: [\\$0.00](#)

Total Fee Assessed: [\\$4,473.00](#)

Total Fee Invoiced: [\\$4,473.00](#)

Balance: [\\$0.00](#)

Custom Fields: **LD_GEN_PUB**
PUBLIC HEARINGS
Development Type
[Planning Commission](#)

Application Type
[Conditional Use](#)
[New](#)
Brownfields Request
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Affordable Housing

GENERAL INFORMATION		
Expedited Review	Number of Lots	
	--	
Will This Project Be Phased	Acreage	
	4.93	
DRC Meeting	DRC Meeting Time	
01/29/2026	not needed	
Rescheduled DRC Meeting	Rescheduled DRC Meeting Time	
--	--	
Green Swamp	Number of Units	
No	--	
Case File Number	Is this Polk County Utilities	Is this Application a result of a Code Violation
--		No
One Year Extension	FS 119 Status	Code Violation Case Number
--	Exempt	--

ADVERTISING	
Legal Advertising Date	BOCC1 Advertising Date
--	--
BOCC2 Advertising Date	Advertising Board
--	Planning Commission

MEETING DATES	
Community Meeting	Planning Commission Date
--	04/01/2026
Land Use Hearing Officer 3	1st BOCC Date
--	--
2nd BOCC Date	LUHO-Level 3
--	--

HEARING	
PC Hearing Results	PC Vote Tally
--	--
BOCC 1st Hearing Results	BOCC 1st Vote Tally
--	--

BOCC 2nd Hearing Results

BOCC 2nd Vote Tally

FINAL LETTER

Denovo Appeal

Denovo Results

Denovo Tally

LD_GEN_PUB_EDL

Opening DigEplan List...

DigEplan Document List

PLAN REVIEW FIELDS

TMPRecordID

POLKCO-25EST-00000-75394

RequiredDocumentTypesComplete

Yes

DocumentGroupforDPC

DIGITAL PROJECTS LD

AdditionalDocumentTypes

Applications, AutoCad File, Binding Site Plans (PDs, Yes

and CUs), CSV, Calculations, Correspondence, Desig

n Drawings, Flood/Traffic Studies, Impact Statement,

Inspections, Miscellaneous, Plats, Record Drawings,

Response Letter Resubmittal Complete, Staff Repor

t/Approval Letter, Survey, Title Opinion

DigitalSigCheck

Yes

RequiredDocumentTypes

Activate DPC

Activate FSA

Yes

PLAN UPLOAD ACKNOWLEDGEMENT

Upload Plans Acknowledgement

✓

SELECTED AREA PLANS

Selected Area Plans

LAND USE

Selected Area Plan LU Code

DEVELOPMENT AREA

Development Area

NOR

Neighborhood Organization Registry (NOR)

PUBLIC MAILERS

Posting Board Number of Boards (Number) Number of Mailers (Number) Date Mailed Date Posted NOR

Workflow Status:

Task

Assigned To

Status

Status Date

Action By

[Application Submittal](#)

Lyndsay Rathke

Application ...

01/09/2026

Lyndsay Rathke

Engineering Review

[Fire Marshal Review](#)

Kim Turner

Approve

01/09/2026

Kim Turner

[Surveying Review](#)

Mike Benton

Approve

01/30/2026

Mike Benton

[School Board Review](#)

School District

Approve

01/09/2026

School District

[Roads and Drainage Review](#)

Phil Irven

Approve

01/20/2026

Phil Irven

[Planning Review](#)

Ivan Nance

Resubmittal ...

01/14/2026

Ivan Nance

[Review Consolidation](#)

Lyndsay Rathke

Revisions Re...

02/07/2026

Lyndsay Rathke

Staff Report

Public Notice

Hearing

BOCC Hearing

Final Letter

Archive

Condition Status:

Name

Short Comments

Status

Apply Date

Severity

Action By

Scheduled/Pending Inspections:

Inspection Type

Scheduled Date

Inspector

Status

Comments

Resulted Inspections:

Inspection Type

Inspection Date

Inspector

Status

Comments