

LDPD-2025-1 - Poinciana Subdivision

Menu Reports Help

Application Name: [Poinciana Subdivision](#)

File Date: [02/04/2025](#)

Application Type: [PC-Planned Development](#)

Application Status: [Revisions Required](#)

Application Comments:	View ID	Comment	Date
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Description of Work: [PD Application for 433 Residential Units \(45', 50' and 60'\) on 160 +/- acres \(2.71 unit/acre gross density\).](#)

Application Detail: [Detail](#)

Address: [0 CASPIAN RD, POINCIANA, FL 34759](#)

Parcel No: [282734000000044010](#)

Owner Name: [KALOGRIDIS PETER GEORGE II](#)

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Ian Prince	Prince Poincian...	Applicant	Mailing, 200 South F S...	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

[Board of County](#)

[Commissioners](#)

Application Type

[Planned](#)

[Development New](#)

[Brownfields Request](#)

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Affordable Housing

GENERAL INFORMATION

Expedited Review	Number of Lots	
	—	
Will This Project Be Phased	Acreage	
	160	
DRC Meeting	DRC Meeting Time	
02/27/2025	11:15 AM	
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
—	Non-Exempt	—

ADVERTISING

Legal Advertising Date	BOCC1 Advertising Date	
-	-	
BOCC2 Advertising Date	Advertising Board	
-	Board of County Commissioners	

MEETING DATES	Planning Commission Date	
Community Meeting	08/06/2025	
-	1st BOCC Date	
Land Use Hearing Officer 3	-	
-	LUHO-Level 3	
2nd BOCC Date	-	
-		

HEARING	PC Vote Tally	
PC Hearing Results	-	
-	BOCC 1st Vote Tally	
BOCC 1st Hearing Results	-	
-	BOCC 2nd Vote Tally	
BOCC 2nd Hearing Results	-	
-		

FINAL LETTER	Denovo Results	
Denovo Appeal	-	
-		
Denovo Tally		
-		
LD_GEN_PUB_EDL		
Opening DigEplan List...		
DigEplan Document List		
-		
PLAN REVIEW FIELDS		
TMPRecordID	DocumentGroupforDPC	RequiredDocumentTypes
POLKCO-25EST-00000-07593	DIGITAL PROJECTS LD	-
RequiredDocumentTypesComplete	AdditionalDocumentTypes	Activate DPC
Yes	Applications, AutoCad File Binding, Site Plans (PDs, Yes and CUs), CSV, Calculations, Correspondence, Design Drawings, Flood/Traffic Studies, Impact Statement, Inspections, Miscellaneous Plats, Record Drawings, Response Letter Resubmittal Complete, Staff Report/Approval Letter, Survey, Title Opinion	
Activate FSA	DigitalSigCheck	
Yes	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 ...	02/10/2025	Lyndsay Rathke
	Engineering Review	Rodney Isaac	Approve	02/24/2025	Rodney Isaac
	Fire Marshal Review	Kim Turner	Approve	02/12/2025	Kim Turner
	Surveying Review	Mike Benton	Approve	02/26/2025	Mike Benton
	School Board Review	School District	Approve	02/12/2025	School District
	Roads and Drainage Review	Phil Irven	Approve	02/11/2025	Phil Irven
	Planning Review	Ivan Nance	Resubmittal ...	05/20/2025	Ivan Nance
	Review Consolidation	Lyndsay Rathke	Resubmittal ...	05/20/2025	Lyndsay Rathke
	Staff Report				
	Public Notice				
	Hearing				
	BOCC Hearing				
	Final Letter				
	Archive				

Condition Status:	Name	Short Comments	Status	Apply Date	Severity	Action By
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Scheduled/Pending Inspections:	Inspection Type	Scheduled Date	Inspector	Status	Comments
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Resulted Inspections:	Inspection Type	Inspection Date	Inspector	Status	Comments
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