

# 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

**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
	<a href="#">Charles Brooker</a>	<a href="#">Traditions Engi...</a>	Engineer	<a href="#">Mailing_6039 Cypress ...</a>	Active

Licensed Professionals Info:	Primary	License Number	License Type	Name	Business Name	Business License #

**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	Application Type
<a href="#">Planning Commission</a>	<a href="#">Conditional Use</a>
	<a href="#">New</a>
	Brownfields Request
	-
Affordable Housing	-

### GENERAL INFORMATION

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

### ADVERTISING

Legal Advertising Date	BOCC1 Advertising Date
-	-
BOCC2 Advertising Date	Advertising Board
-	<a href="#">Planning Commission</a>

### MEETING DATES

Community Meeting	Planning Commission Date
-	<a href="#">04/01/2026</a>
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
<a href="#">Application Submittal</a>	Lyndsay Rathke	Application ...	01/09/2026	Lyndsay Rathke
Engineering Review				
<a href="#">Fire Marshal Review</a>	Kim Turner	Approve	01/09/2026	Kim Turner
<a href="#">Surveying Review</a>	Mike Benton	Approve	01/30/2026	Mike Benton
<a href="#">School Board Review</a>	School District	Approve	01/09/2026	School District
<a href="#">Roads and Drainage Review</a>	Phil Irven	Approve	01/20/2026	Phil Irven
<a href="#">Planning Review</a>	Ivan Nance	Resubmittal ...	01/14/2026	Ivan Nance
<a href="#">Review Consolidation</a>	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
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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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