

LDPD-2026-7 - U.S. Hwy 27 Big Box Retail Center - Conditional Use Modification

Menu Reports Help

Application Name: [U.S. Hwy 27 Big Box Retail Center - Conditional Use Modification](#)

File Date: [03/11/2026](#)

Application Type: [PC-Major Modifications](#)

Application Status: [In Review](#)

Application Comments: View ID Comment Date

Description of Work: [Refer to change narrative included with submittal.](#)

Application Detail: [Detail](#)

Address: [41176 Hwy 27, W-mart Davenport, FL 33837](#)

Parcel No: [272630707510010100](#)

Owner Name:

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Cristian Mendez	CPH	Engineer	Mailing, 500 W Fulton ...	Active

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

Job Value: [\\$0.00](#)

Total Fee Assessed: [\\$4,471.00](#)

Total Fee Invoiced: [\\$4,471.00](#)

Balance: [\\$0.00](#)

Custom Fields: LD_GEN_PUB

PUBLIC HEARINGS

Development Type
[Planning Commission](#)

Application Type
[Conditional Use](#)
[Major Modification](#)
[Brownfields Request](#)
[N/A](#)

Affordable Housing

GENERAL INFORMATION

Expedited Review	Number of Lots	-
Will This Project Be Phased	Acreage	56.71
DRC Meeting 04/30/2026	DRC Meeting Time	-
Rescheduled DRC Meeting	Rescheduled DRC Meeting Time	-
Green Swamp Yes	Number of Units	-
Case File Number LDCU-2024-25	Is this Polk County Utilities	Is this Application a result of a Code Violation No
One Year Extension	FS 119 Status Non-Exempt	Code Violation Case Number -

ADVERTISING

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

MEETING DATES

Community Meeting	Planning Commission Date 07/08/2026
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-26EST-00000-12328](#)

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

[North Ridge](#)

LAND USE

Selected Area Plan LU Code

[In an SAP](#) ECX Employment Center

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 ...	04/03/2026	Lyndsay Rathke
	Engineering Review				
	Fire Marshal Review	Kim Turner	Not Required	04/20/2026	Kim Turner
	Planning Review	Erik Peterson			
	Surveying Review	Mike Benton	Not Required	04/17/2026	Mike Benton
	School Board Review	School District	Not Required	04/07/2026	School District
	Roads and Drainage Review	Phil Irven	Approve	04/06/2026	Phil Irven
	Review Consolidation	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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