

LDCPAS-2026-7 - Premier Parking Commercial Storage Auburndale

Menu Reports Help

Application Name: Premier Parking Commercial Storage Auburndale

File Date: 02/02/2026

Application Type: BOCC-CPA Small

Application Status: Approved for Hearing

Application Comments: View ID Comment Date

Description of Work: The Owner, Premier Parking US LLC, proposes rezoning (changing land use district designation) of the parcel of land located at 0 Reckey Highway, Auburndale, FL 3382 Business Park Center 2 (BPC-2) to Industrial (IND). The proposed land use district change will allow the Owner to store modular classrooms on the site as a primary use. Parking (Owner) utilizes several parcels of land in and around the Polk County area for commercial vehicle storage of semi tractor trailers. Commercial vehicle storage is allowed use in BPC-2 and is permitted within the parcel in question. The Owner will utilize the parcel for commercial vehicle storage in the future but would like the flexibility to utilize a portion of the property for outdoor storage of the modular classrooms or other storage containers (with no hazardous materials or grease/oils). The temporary modular classroom storage is not allowed as a primary use in the BPC-2 land use district but would be allowed in the IND land use district. IND land use district allows dual primary

Application Detail: Detail

Address: 0 RECKER HWY, AUBURNDALE, FL 33823

Parcel No: 252814000000041080

Owner Name: PREMIER PARKING US LLC

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Zachary THORNTON	Madrid CPWG	Engineer	Mailing, 8770 133rd Av...	Active
	PREMIER PARKING US LLC	PREMIER PARKING...	Property Owner		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: \$4,608.00

Total Fee Invoiced: \$4,608.00

Balance: \$0.00

Custom Fields: LD_GEN_PUB

PUBLIC HEARINGS

Development Type

Board of County

Commissioners

Application Type

CPA Small Scale Or

EAR

Brownfields Request

N/A

Affordable Housing

GENERAL INFORMATION

Expedited Review	Number of Lots	
	0	
Will This Project Be Phased	Acreage	
	8.58	
DRC Meeting	DRC Meeting Time	
02/26/2026	-	
Rescheduled DRC Meeting	Rescheduled DRC Meeting Time	
-	-	
Green Swamp	Number of Units	
No	0	
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

Community Meeting	Planning Commission Date
-	05/06/2026
Land Use Hearing Officer 3	1st BOCC Date
-	06/16/2026
2nd BOCC Date	LUHO-Level 3

HEARING

PC Hearing Results

BOCC 1st Hearing Results

BOCC 2nd Hearing Results

PC Vote Tally

BOCC 1st Vote Tally

BOCC 2nd Vote Tally

FINAL LETTER

Denovo Appeal

Denovo Tally

LD_GEN_PUB_EDL

Opening DigEplan List...

DigEplan Document List

PLAN REVIEW FIELDS

TMPRecordID

POLKCO-26EST-00000-01551

RequiredDocumentTypesComplete

Yes

DocumentGroupforDPC

DIGITAL PROJECTS LD

AdditionalDocumentTypes

Applications, AutoCad File, Binding Site Plans (PDs, 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

DigitalSigCheck

Yes

RequiredDocumentTypes

Activate DPC

Activate FSA

Yes

PLAN UPLOAD ACKNOWLEDGEMENT

Upload Plans Acknowledgement

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SELECTED AREA PLANS

Selected Area Plans

N/A

LAND USE

Selected Area Plan LU Code

Not in an SAP

BPC2- Business Park Center

DEVELOPMENT AREA

Development Area

Transit Supportive

NOR

Neighborhood Organization Registry (NOR)

PUBLIC MAILERS

Posting Board	Number of Boards (Number)	Number of Mailers (Number)	Date Mailed	Date Posted	NOR
PC	3			04/21/2026	
BOCC 1	3			04/21/2026	

Record Details

Workflow Status:	Task	Assigned To	Status	Status Date	Action By	
	Application Submittal	Lyndsay Rathke	Application ...	02/06/2026	Lyndsay Rathke	
	Engineering Review					
	Surveying Review	Mike Benton	Not Required	02/23/2026	Mike Benton	
	Roads and Drainage Review	Phil Irven	Approve	02/09/2026	Phil Irven	
	Fire Marshal Review	Kim Turner	Not Required	02/11/2026	Kim Turner	
	Planning Review	Aleya Inglima	Approve	02/23/2026	Aleya Inglima	
	School Board Review	School District	Not Required	02/06/2026	School District	
	Review Consolidation	Lyndsay Rathke	Approved for...	02/26/2026	Lyndsay Rathke	
	Staff Report					
	Public Notice					
	Planning Commision					
	BOCC Hearing					
	Final Letter					
DEO Review						
Second BOCC Hearing						
Archive						
Condition Status:	Name	Short Comments	Status	Apply Date	Severity	Action By
Scheduled/Pending Inspections:	Inspection Type	Scheduled Date	Inspector	Status	Comments	
	Inspection Type	Inspection Date	Inspector	Status	Comments	