

Ron DeSantis
GOVERNOR



Meredith Ivey
ACTING SECRETARY

May 3, 2023

The Honorable George Lindsey, III
Chairman, Polk County
Board of County Commissioners
330 West Church Street
Bartow, Florida 33831-9005

Dear Chairman Lindsey:

The Department of Economic Opportunity ("Department") has completed its review of the proposed comprehensive plan amendment for Polk County (Amendment No. 23-03ACSC), which was received and determined complete on March 7, 2023. We have reviewed the proposed amendment in accordance with the state coordinated review process set forth in Sections 163.3184(2) and (4), Florida Statutes (F.S.), for compliance with Chapter 163, Part II, F.S. The Department does not identify any objections or comments to the proposed amendment and this letter serves as the Objections, Recommendations and Comments Report. Review comments received by the Department from the appropriate reviewing agencies, if any, are enclosed.

The County should act by choosing to adopt, adopt with changes, or not adopt the proposed amendment. For your assistance, we have enclosed the procedures for final adoption and transmittal of the comprehensive plan amendment. **The second public hearing**, which shall be a hearing on whether to adopt one or more comprehensive plan amendments, **must be held within 180 days** of your receipt of the Department's attached report, or the amendment will be deemed withdrawn unless extended by agreement with notice to the Department and any affected party that provided comment on the amendment pursuant to Section 163.3184(4)(e)1., F.S.

If you have any questions related to this review, please contact Matthew Preston, Planning Analyst, by telephone at (850) 717-8490 or by email at matt.preston@deo.myflorida.com.

Sincerely,

James D. Stansbury, Chief
Bureau of Community Planning and Growth

JDS/sr

Enclosure: Procedures for Adoption
Agency Comments

cc: Chanda Bennett, Comprehensive Planning Administrator, Polk County
Jennifer Codo-Salisbury, Executive Director, Central Florida Regional Planning Council

Florida Department of Economic Opportunity | Caldwell Building | 107 E. Madison Street | Tallahassee, FL 32399
(850) 245.7105 | www.FloridaJobs.org | [www.Twitter.com/FLDEO](https://twitter.com/FLDEO) | www.Facebook.com/FLDEO

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All voice telephone numbers on this document may be reached by persons using TTY/TTD equipment via the Florida Relay Service at 711.

**SUBMITTAL OF ADOPTED COMPREHENSIVE PLAN AMENDMENTS
FOR STATE COORDINATED REVIEW**

Section 163.3184(4), Florida Statutes

NUMBER OF COPIES TO BE SUBMITTED: Please submit electronically using the Department's electronic amendment submittal portal "**Comprehensive Plan and Amendment Upload**" (<https://fideo.my.salesforce-sites.com/cp/>) or submit three complete copies of all comprehensive plan materials, of which one complete paper copy and two complete electronic copies on CD ROM in Portable Document Format (PDF) to the State Land Planning Agency and one copy to each entity below that provided timely comments to the local government: the appropriate Regional Planning Council; Water Management District; Department of Transportation; Department of Environmental Protection; Department of State; the appropriate county (municipal amendments only); the Florida Fish and Wildlife Conservation Commission and the Department of Agriculture and Consumer Services (county plan amendments only); and the Department of Education (amendments relating to public schools); and for certain local governments, the appropriate military installation and any other local government or governmental agency that has filed a written request.

SUBMITTAL LETTER: Please include the following information in the cover letter transmitting the adopted amendment:

_____ Department of Economic Opportunity identification number for adopted amendment package;

_____ Summary description of the adoption package, including any amendments proposed but not adopted;

_____ Ordinance number and adoption date;

_____ Certification that the adopted amendment(s) has been submitted to all parties that provided timely comments to the local government;

_____ Name, title, address, telephone, FAX number and e-mail address of local government contact;

_____ Letter signed by the chief elected official or the person designated by the local government.

ADOPTION AMENDMENT PACKAGE: Please include the following information in the amendment package:

_____ In the case of text amendments, changes should be shown in strike-through/underline format;

_____ In the case of future land use map amendment, an adopted future land use map, **in color format**, clearly depicting the parcel, its existing future land use designation, and its adopted designation;

_____ A copy of any data and analyses the local government deems appropriate.

Note: If the local government is relying on previously submitted data and analysis, no additional data and analysis is required;

_____ Copy of executed ordinance adopting the comprehensive plan amendment(s);

Suggested effective date language for the adoption ordinance for state coordinated review:

"The effective date of this plan amendment, if the amendment is not timely challenged, shall be the date the state land planning agency posts a notice of intent determining that this amendment is in compliance. If the amendment is timely challenged, or if the state land planning agency issues a notice of intent determining that this amendment is not in compliance, this amendment shall become effective on the date the state land planning agency or the Administration Commission enters a final order determining this adopted amendment to be in compliance."

_____ List of additional changes made in the adopted amendment that the Department of Economic Opportunity did not previously review;

_____ List of findings of the local governing body, if any, that were not included in the ordinance and which provided the basis of the adoption or determination not to adopt the proposed amendment;

_____ Statement indicating the relationship of the additional changes not previously reviewed by the Department of Economic Opportunity to the ORC report from the Department of Economic Opportunity.

From: [Stefanie von Paleske-Bush](#)
To: [DCPexternalagencycomments](#); [Powell, Barbara](#); [Chanda Bennett \(chandabennett@polk-county.net\)](#)
Cc: [Jennifer Codo-Salisbury](#); [Jeff Schmucker](#)
Subject: [EXTERNAL] - Polk County 23-03 ACSC C-7 Review
Date: Thursday, March 9, 2023 11:53:56 AM
Attachments: [image001.png](#)
[Polk County 23-03 ESR C-7.pdf](#)

Hello,

Attached please find the Central Florida Regional Planning Council's C-7 review of Polk County 23-03 ACSC.



Stefanie von Paleske-Bush, MAURP, MLS, AICP
Senior Planner

Central Florida Regional Planning Council

555 East Church Street
Bartow, FL 33830-3931
(863) 534-7130



February 23, 2023

Mr. Ray Eubanks, Administrator
Plan Review and Processing
State of Florida Department of Economic Opportunity
Caldwell Building, MSC 160
107 East Madison Street
Tallahassee, Florida 32399-4120

Via E-mail

RE: CFRPC Local Comprehensive Plan Amendment Review – Polk County 23-03 ACSC

Dear Mr. Eubanks,

The Central Florida Regional Planning Council continues to review Comprehensive Plan Amendments. Upon conclusion of review, an Amendment Review Form is completed. Enclosed, please find the review form for the following Comprehensive Plan Amendment Package:

- Polk County 23-03 ACSC

If you have any questions or concerns, please contact me at (863) 534-7130.

Sincerely,

Stefanie von Paleske-Bush, AICP
Senior Planner

cc via email: Barbara Powell, Florida Department of Economic Opportunity
Chanda Bennett, AICP Polk County
Jennifer Codo-Salisbury, AICP, CFRPC
Jeff Schmucker, AICP CFRPC

**FLORIDA REGIONAL COUNCILS ASSOCIATION
LOCAL GOVERNMENT COMPREHENSIVE PLAN AMENDMENT REVIEW FORM 01**

Regional Planning Council: CFRPC

Regional Planning
Council Item #:

Date Mailed to Local
Government and State 3/09/2023
Planning Agency:

Local Government Item #: Polk County 23-
03 ACSC

Pursuant to Section 163.3184, Florida Statutes, Council review of proposed amendments to local government comprehensive plans is limited to adverse effects on regional resources and facilities identified in the strategic regional policy plan and extra jurisdictional impacts that would be inconsistent with the comprehensive plan of any affected local government within the region. A written report containing an evaluation of these impacts, pursuant to Section 163.3184, Florida Statutes, is to be provided to the local government and the state land planning agency within 30 calendar days of receipt of the amendment.

_____ The Central Florida Regional Planning Council prepared the Amendment.

DESCRIPTION OF AMENDMENT

LDCPAL 2022-14 Comprehensive Plan Text Amendment to modify Policy 2.120-B, Suburban Planned Development (SPDs) to remove duplicative language pertaining to development standards found in the LDC from the Comprehensive Plan. This is related to LDC text amendment LDCT-20233-16 to modify SPD conditions in Section 303.

1. ADVERSE EFFECTS TO SIGNIFICANT REGIONAL RESOURCES AND FACILITIES IDENTIFIED IN THE STRATEGIC REGIONAL POLICY PLAN

This amendment does not appear to pose any adverse effects to significant regional resources and facilities and appears to be in compliance with the Goals, Policies, and Strategies set forth in the SRPP.

2. EXTRAJURISDICTIONAL IMPACTS INCONSISTENT WITH THE COMPREHENSIVE PLANS OF LOCAL GOVERNMENTS WITHIN THE REGION

This amendment does not appear to pose any extra-jurisdictional impacts with comprehensive plans of local governments within the region.

Request a copy of the adopted version of the amendment?

(Electronic copy only)

Yes X No

From: [Plan Review](#)
To: [Powell, Barbara](#); [DCPexternalagencycomments](#)
Cc: [Plan Review](#)
Subject: [EXTERNAL] - Polk County 23-03ACSC Proposed
Date: Wednesday, March 29, 2023 4:51:09 PM
Attachments: [image002.png](#)

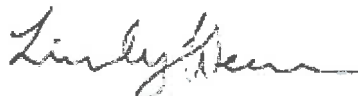
To: Barbara Powell, Deputy Bureau Chief, Plan Review and Processing

Re: Polk County 23-03ACSC – State Coordinated Review of Proposed Comprehensive Plan Amendment

The Office of Intergovernmental Programs of the Florida Department of Environmental Protection (Department) has reviewed the above-referenced amendment package under the provisions of Chapter 163, Florida Statutes. The Department conducted a detailed review that focused on potential adverse impacts to important state resources and facilities, specifically: air and water pollution; wetlands and other surface waters of the state; federal and state-owned lands and interest in lands, including state parks, greenways and trails, conservation easements; solid waste; and water and wastewater treatment.

Based on our review of the submitted amendment package, the Department has found no provision that, if adopted, would result in adverse impacts to important state resources subject to the Department's jurisdiction.

Please submit all future amendments by email to Plan.Review@FloridaDEP.gov. If your submittal is too large to send via email or if you need other assistance, contact Lindsay Weaver at (850) 717-9037.





An Equal
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Southwest Florida Water Management District

Bartow Office
170 Century Boulevard
Bartow, Florida 33830-7700
(863) 534-1448 or
1-800-492-7862 (FL only)

Sarasota Office
78 Sarasota Center Boulevard
Sarasota, Florida 34240-9770
(941) 377-3722 or
1-800-320-3503 (FL only)

2379 Broad Street, Brooksville, Florida 34604-6899
(352) 796-7211 or 1-800-423-1476 (FL only)
WaterMatters.org

Tampa Office
7601 U.S. 301 North
Tampa, Florida 33637-6759
(813) 985-7481 or
1-800-836-0797 (FL only)

Joel Schieleher
Chair, Charlotte, Sarasota

Ed Armstrong
Vice Chair, Pinellas

Michelle Williamson
Secretary, Hillsborough

John Milton
Treasurer, Hernando, Marion

Kelly S. Rice
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Levy, Sumter

Ashley Bell Barnett
Polk

Jack Bispham
Manatee

John Hall
Polk

James Holton
Pinellas

Dustin Rowland
Pasco

Robert Stern
Hillsborough

Brian J. Armstrong, P.G.
Executive Director

March 29, 2023

Ms. Barbara Powell, Plan Processing Administrator
State Land Planning Agency
Caldwell Building
107 East Madison – MSC 160
Tallahassee, FL 32399-4120

Subject: Polk 23-3ACSC

Dear Ms. Powell:

The Southwest Florida Water Management District (District) has reviewed the proposed amendment. It does not appear that the proposed amendment will result in any adverse regional water resource-related impacts. Therefore, we are not forwarding any comments for consideration.

We appreciate this opportunity to participate in the review process. If you have any questions or require further assistance, please do not hesitate to contact me at (352) 269-6937 or james.golden@watermatters.org.

Sincerely,

James J. Golden, AICP
Senior Planner

JG
cc: Chanda Bennett, Polk County

From: [Jefferson, Althea](#)
To: [Powell, Barbara](#); ChandaBennett@Polk-County.net
Cc: james.golden@watermatters.org; DavidPullin@deo.myflorida.com; [DCPexternalagencycomments](#);
jcodosalisbury@cfrpc.org
Subject: [EXTERNAL] - FW: Polk County, DEO #23-3ACSC and DEO #23-4ACSC, Comments on Proposed Comprehensive Plan Amendments
Date: Tuesday, April 4, 2023 4:27:00 PM

Dear Ms. Bennett and Ms. Powell:

The South Florida Water Management District (District) has completed its review of the proposed amendment package submitted by Polk County (County), which includes a map amendment (DEO #23-4ACSC) and a text amendment (DEO #23-3ACSC). There appears to be no regionally significant water resource issues related to the proposed amendments; therefore, the District has no comments. Please note that Polk County is within the boundaries of both the District and the Southwest Florida Water Management District. Southwest Florida Water Management District will provide their comments in a separate response.

The District requests that the County forward a copy of the adopted amendments (DEO #23-3ACSC and DEO #23-4ACSC) via email to SFLOCALGOVPLAN@sfwmd.gov. Please contact me directly if you have any questions or need additional information.

Respectfully,

Sincerely,

Althea P. Jefferson, AICP, Senior Policy and Planning Analyst
South Florida Water Management District
Water Supply Implementation Unit
3301 Gun Club Road
West Palm Beach, FL 33406
Phone: 561-682-6779
AJeffers@SFWMD.gov