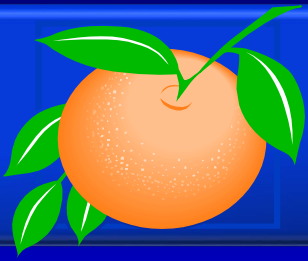


*Board of County Commissioners*

# Public Hearings

**October 24, 2023**



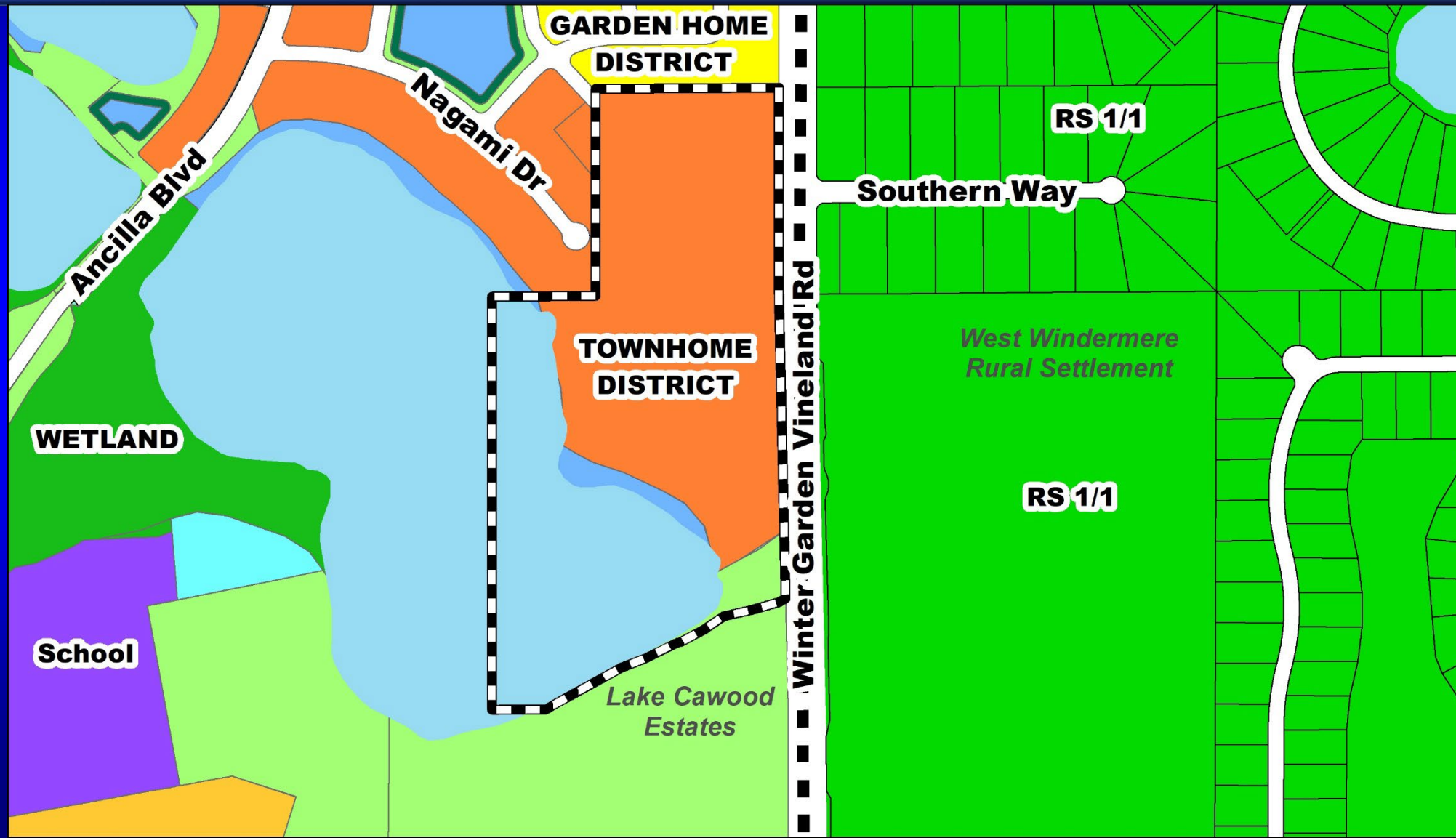
# Selnik Planned Development / Selnik Preliminary Subdivision Plan

- Case:** PSP-22-08-272
- Project Name:** Selnik Preliminary Subdivision Plan
- Applicant:** Adam Smith P.E., VHB, Inc
- District:** 1
- Acreage:** 33.69 gross acres  
13.95 net developable acres
- Location:** 5504 Winter Garden Vineland Road, Northwest of County Road 535 / East of Bridgewater Crossings Boulevard
- Request:** This Preliminary Subdivision Plan (PSP) is a request to subdivide 33.69 acres to construct 110 single-family residential dwelling units. The request also includes the following waiver from Orange County Code:
1. A waiver from Orange County Code Section 34-152(c) is requested to allow for a six (6) foot wide private utility tract (Tract U-1) in lieu of a minimum access width of twenty (20) feet, and for lots 18-47 and 73-80 to front a mew, park, open space, etc., in lieu of the 20-foot access to a dedicated paved street; legal access to lots 18-47 and 73-80 will be through an ingress / egress easement and/or alley tract.



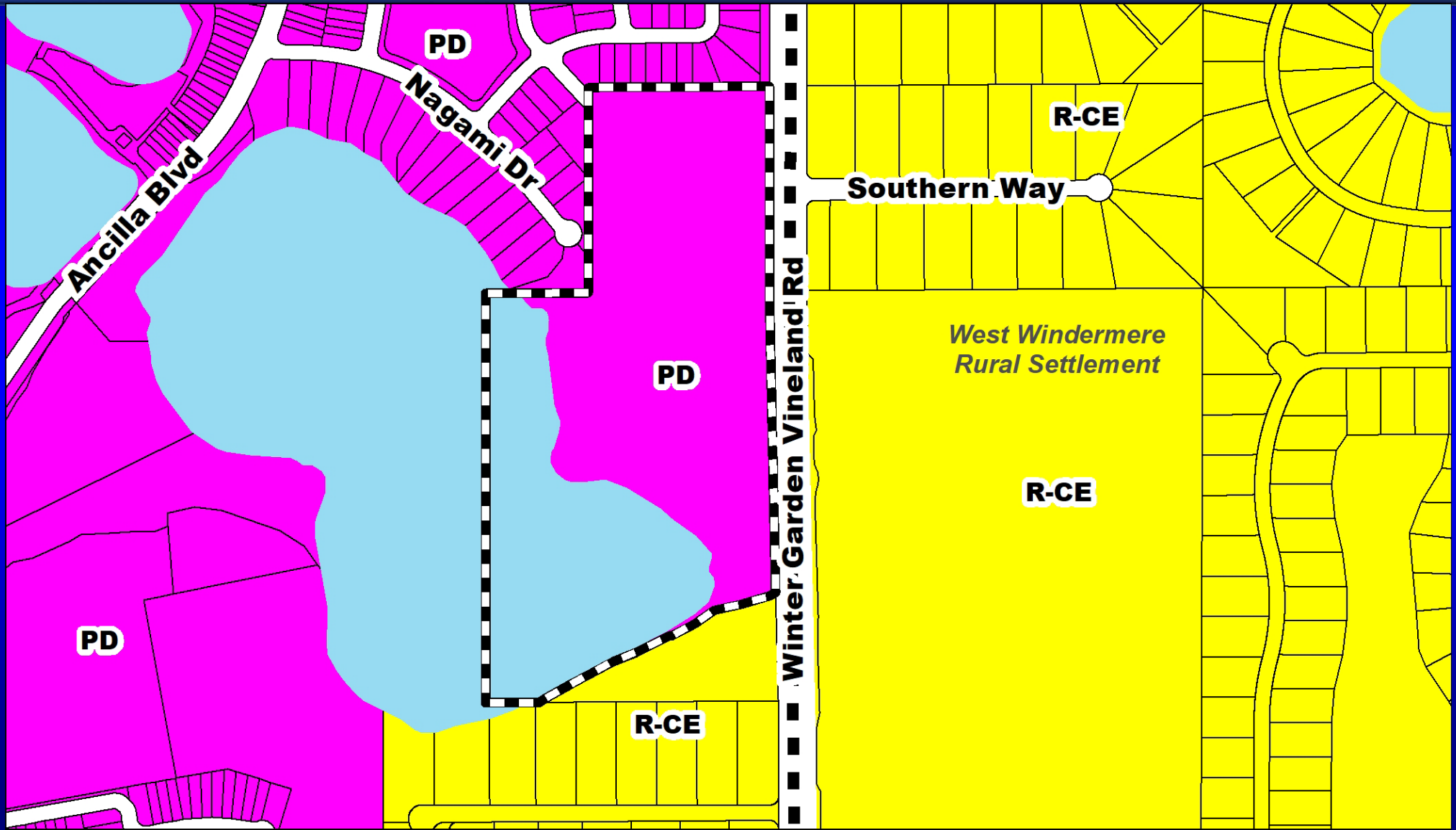
# Selnik Planned Development / Selnik Preliminary Subdivision Plan

## Future Land Use Map

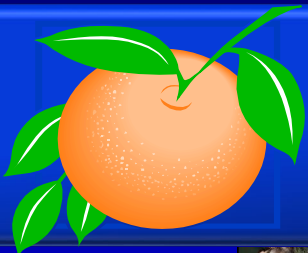




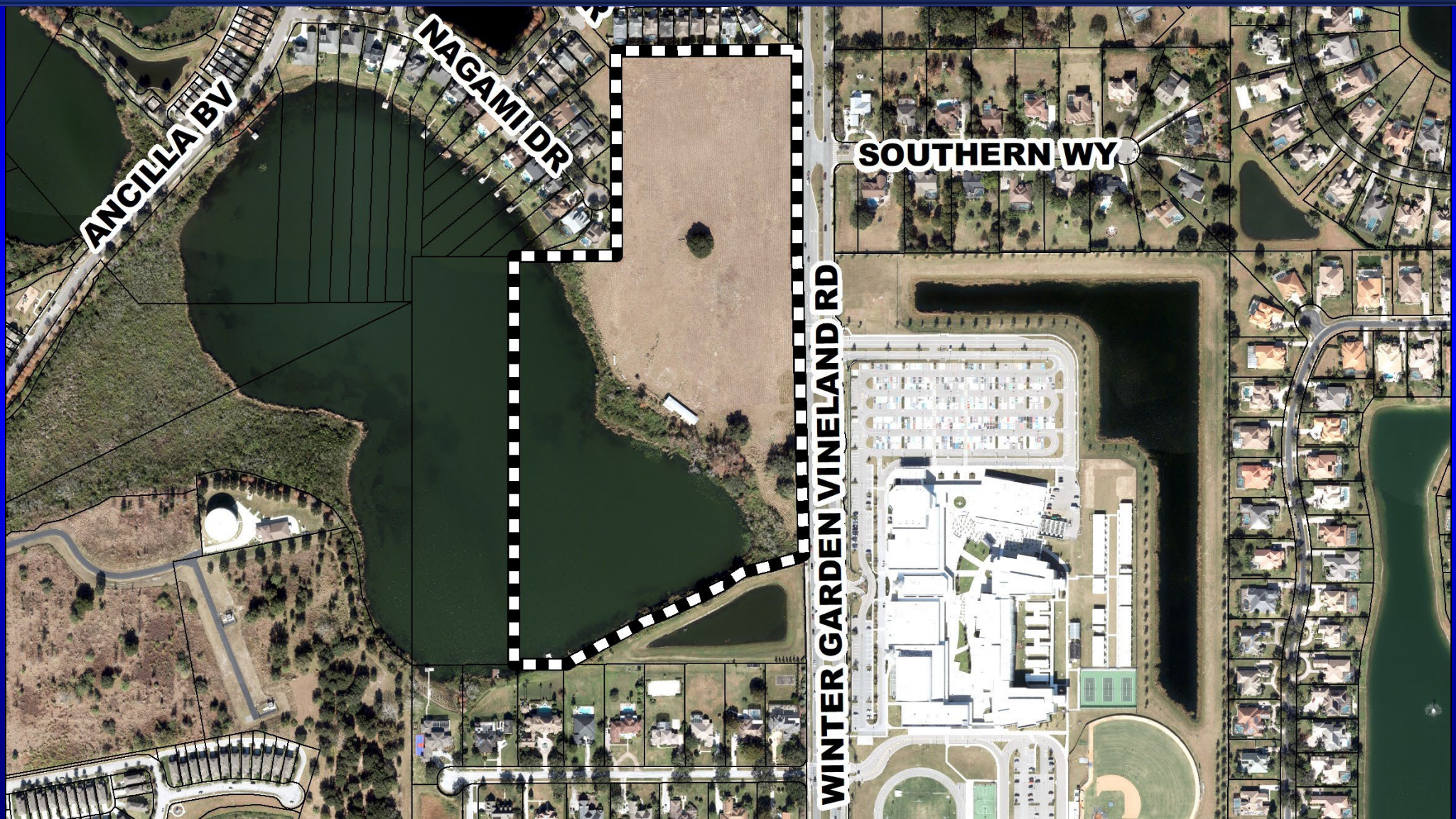
# Selnik Planned Development / Selnik Preliminary Subdivision Plan Zoning Map





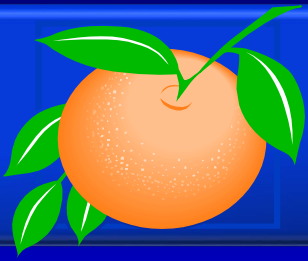


# Selnik Planned Development / Selnik Preliminary Subdivision Plan Aerial Map









# Action Requested

**Make a finding of consistency with the Comprehensive Plan and APPROVE the Selnik PSP dated “Received August 2, 2023”, subject to the conditions listed under the DRC Recommendation in the Staff Report.**

**District 1**

*Board of County Commissioners*

# Public Hearings

**October 24, 2023**