

RESOLUTION DR-26-09

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA TO APPROVE A PRELIMINARY DEVELOPMENT PLAN FOR CHESNUT TOWNHOMES FOR UP TO 72 SINGLE FAMILY LOTS IN THE R-1B ZONING DISTRICT WITH A FUTURE LAND USE DESIGNATION OF MEDIUM DENSITY RESIDENTIAL ON APPROXIMATELY 10.04 ACRES LOCATED AT 5872 SW 79TH WAY ON TAX PARCEL NUMBERS 07053-001-000 AND 07053-000-000

WHEREAS, pursuant to Unified Land Development Code Section 402.44, the Alachua County Board of County Commissioners considered this Preliminary Development Plan at its regular meeting of April 28, 2026;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY, FLORIDA:

Preliminary Development Plan Application DR25-000061, a request by eda, Inc., agent for J&W Parker Properties for a 72-lot subdivision with single family attached lots on approximately 10.04 acres located at 5872 SW 79th Way on Tax Parcel numbers 07053-001-000 and 07053-000-000 as shown in Exhibit A is hereby found to be consistent with the approved Comprehensive Plan and Unified Land Development Code with bases per the Staff Report and is hereby approved.

DULY ADOPTED in regular session this 28th Day of April, 2026

BOARD OF COUNTY COMMISSIONERS OF
ALACHUA COUNTY, FLORIDA

By: _____

Ken Cornell, Chair

ATTEST:

J.K. "Jess" Irby, Esq.

(SEAL)

APPROVED AS TO FORM

Alachua County Attorney

DEPARTMENT APPROVAL

AS TO CORRECTNESS

Department of Growth Management

Authorized Designee

Exhibit A

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN SECTION 29, TOWNSHIP 10 SOUTH, RANGE 19 EAST, INSIDE THE ARREDONDO GRANT, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF CHESNUT VILLAGE - PHASE I, A SUBDIVISION AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 34, PAGES 58 AND 59 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND ALSO BEING A POINT ON THE SOUTH LINE OF VALWOOD UNIT NO. 3, A SUBDIVISION AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK "K", PAGE 93 OF SAID PUBLIC RECORDS; THENCE NORTH $88^{\circ}52'12''$ EAST, ALONG SAID SOUTH LINE OF VALWOOD UNIT NO. 3, A DISTANCE OF 659.23 FEET TO THE SOUTHEAST CORNER OF SAID VALWOOD UNIT NO. 3, AND ALSO BEING THE NORTHEAST CORNER OF THE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 5087, PAGE 963 OF SAID PUBLIC RECORDS; THENCE SOUTH $00^{\circ}56'08''$ EAST, A DISTANCE OF 665.53 FEET TO THE SOUTHEAST CORNER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 5087, PAGE 963, AND ALSO BEING A POINT ON THE NORTH LINE OF CHESNUT VILLAGE - PHASE II, A SUBDIVISION AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGES 74 THROUGH 76 OF SAID PUBLIC RECORDS; THENCE SOUTH $89^{\circ}19'41''$ WEST, ALONG SAID NORTH LINE OF CHESNUT VILLAGE - PHASE II, A DISTANCE OF 233.54 FEET; THENCE SOUTH $89^{\circ}21'37''$ WEST, ALONG SAID NORTH LINE OF CHESNUT VILLAGE - PHASE II, A DISTANCE OF 426.74; THENCE NORTH $00^{\circ}50'39''$ WEST, ALONG SAID NORTH LINE OF CHESNUT VILLAGE - PHASE II AND CONTINUING ALONG THE EAST LINE OF SAID CHESNUT VILLAGE - PHASE I, A DISTANCE OF 660.02 FEET TO THE POINT OF BEGINNING.

CONTAINING 10.04 ACRES, MORE OR LESS.

