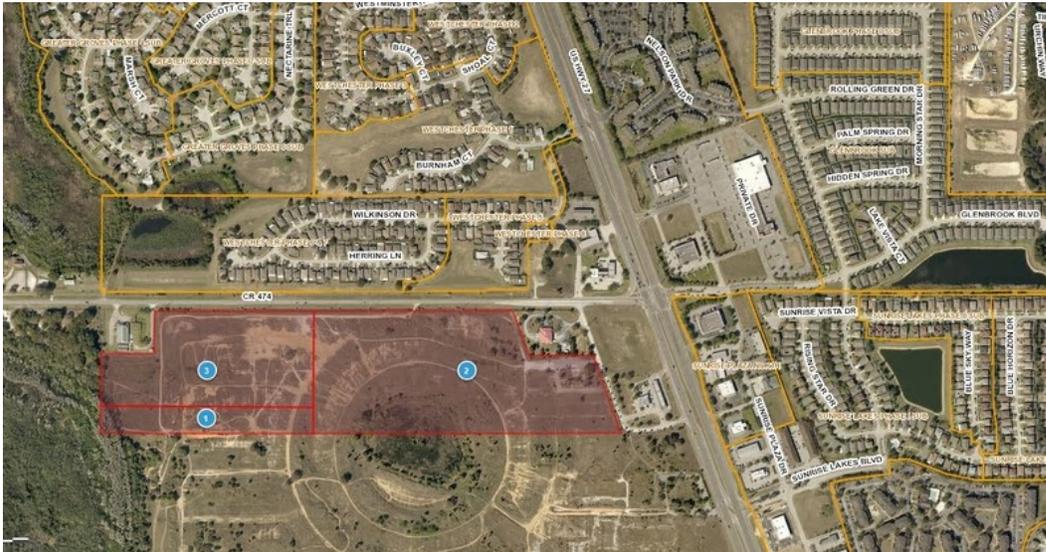


# Park Square Homes planning new subdivision near Cagan Crossings



Camden Park North will be on the red highlighted area, at the southwest corner of U.S. 27 and C.R. 474, next to a Lake County Fire Station. (Lake County)

An Orlando homebuilder that has been branching into hotels, senior living, apartments and short-term vacation rental properties returns to its bread-and-butter with a 148-home development near U.S. Highway 27 and County Road 474.

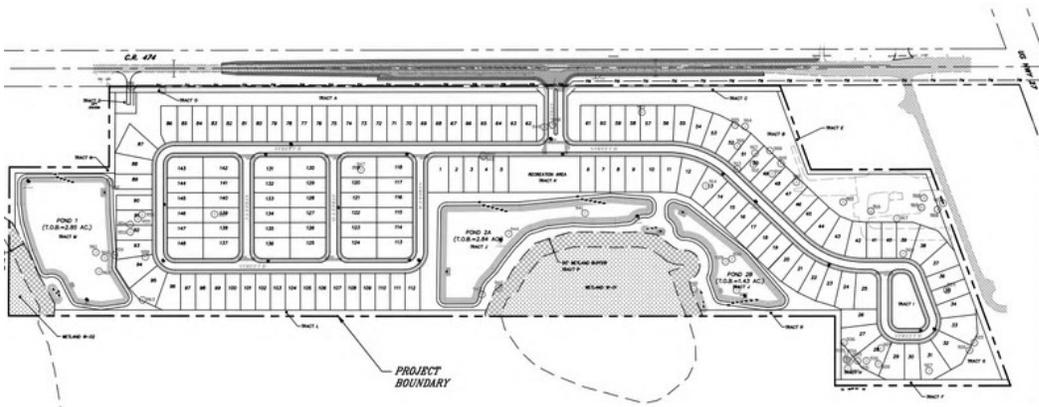
[Park Square Homes](#) in late July filed for environmental permits for a 49-acre project in unincorporated Lake County that will be known as Camden Park North. It will be a single-family home subdivision completed in one construction phase.

“We like the area, we’ve done very well in that area and the property is a great location, a prime asset,” said Scott Johnston, vice president for land development and acquisition for Park Square.

He said the recent success of the Madera Park and Trinity Ridge projects, both Park Square developments in the Four Corners area, signaled that it was time to move on Camden Park North. The property is just north of fast-growing Cagan Crossings, which is

also adding new single-family homes and more apartments. [Pinecrest Academy](#), a new K-8 charter school, opened this month just across Highway 27.

“We’ve been doing really well with our projects out there,” he said. “With Camden, we believe the same thing. The location is amazing.”



The site plan calls for 148 lots. The community would have one main entrance on C.R. 474. (Askey Hughey)

He said it was too early in the planning process to determine size or price range for the new homes. Trinity Ridge, off Highway 27 and Student Drive in Davenport, offers single-family homes ranging from 1,554 square feet to 3,075 square feet with prices starting in the low \$200,000s.

**GG Assets LLC**, a company related to Park Square, is the owner of the property. It acquired the land for \$750,000 in 2012, according to Lake County records. Park Square’s homebuilding division will handle construction.

[Askey Hughey](#) of St. Cloud is the civil engineer. [Atlantic Surveying](#) of Winter Garden surveyed the property, and [Terracon Consultants](#) of Winter Park is the geotechnical engineer. The environmental engineer is [Modica and Associates](#) of Clermont.

Park Square is one of Central Florida’s largest privately-owned homebuilders, producing thousands of homes in Orange, Osceola, Seminole, Lake and Polk counties.

In January, the company introduced a new senior living concept in Kissimmee’s Tapestry master-planned community. The same month, Park Square said it would build a Wood-Spring Suites Hotel on Hickman Drive near Sanford; it is the company’s second Wood-Spring Suites property, with the first built at the Champions Plaza development in Polk County.

Johnston said a Camden Park North groundbreaking should come in six or seven months.

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