

**Policy 4-5-f.2.** In accordance with Policy 4.5-f.2. The project shall provide a minimum of 66.67% of the gross site acreage in open space uses (Required Open Space). A minimum of 50% of the gross site acreage shall be in the form of Exterior Open Space. **Policy 4.5-f.3.** A minimum of 33.33% of the gross site acreage shall be provided in one large contiguous open space land area.

Gross Land Area	Gross Land Area (Less Public R/W Dedication of 82.10 Acres) *	Required O.S. (66.67%)	% of Gross Acreage (Less Public R/W Dedication)	Required Exterior O.S. (50%) (Including Large Contiguous O.S. Parcel)	% of Gross Acreage (Less Public R/W Dedication)	Required Large Contiguous O.S. Parcel (33.33%) (O.S. Pod #1 & O.S. Pod #2)	% of Gross Acreage (Less Public R/W Dedication)
4871.57	4789.47	3193.14	66.67%	2394.74	50.00%	1596.33	33.33%
<b>Provided</b>		<b>3207.50</b>	<b>66.97%</b>	<b>2683.95</b>	<b>56.04%</b>	<b>1707.93</b>	<b>35.66%</b>

\* 4789.47 is the Area used to calculate the Required O.S., Required Exterior O.S. and Required Large Contiguous O.S.

Required Open Space	Acres	% of Gross Acreage (Less Public R/W Dedication)
Gross Development Area (Less Public R/W Dedication) x 66.67%	3193.14	66.67%
<b>Total Open Space Required</b>	<b>3207.50</b>	<b>66.97%</b>
Lakes (External)	634.37	
Lakes (Internal)	257.58	
O.S. in Interior Spine Roads	36.45	
Perimeter Buffers	203.28	
Misc. Internal O.S.	171.67	
Recreation Pods	57.84	
Civic Pods	136.89	
Large Open Space Pod	1707.93	
Small O.S. Tract (near MO Canal)	1.49	
<b>Total Provided</b>	<b>3207.50</b>	<b>66.97%</b>

Required Exterior Open Space	Acres	% of Gross Acreage (Less Public R/W Dedication)
Gross Development Area (Less Public R/W Dedication) x 50%	2394.74	50.00%
<b>Total Exterior Open Space Required</b>	<b>2683.95</b>	<b>56.04%</b>
Lakes (External)	634.37	
Perimeter Buffers	203.28	
Civic Pods	136.89	
Required Large Open Space Pod	1707.93	
Small O.S. Tract (near MO Canal)	1.49	
<b>Total Exterior O.S.</b>	<b>2683.95</b>	<b>56.04%</b>

Open Space - Pod A	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	125.48	125.48
Lake Tracts (Interior)	33.36	
Recreation Pod (4.94 Acres Net)	5.54	
Misc. Open Space	44.79	
Perimeter Landscape Buffers	35.75	35.75
Civic Pod #1	12.20	12.20
O.S. Easement Area	1.49	1.49
O.S. in Interior Spine Road	7.23	
<b>Total Provided</b>	<b>265.84</b>	<b>174.92</b>

Open Space - Pod B	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	81.35	81.35
Lake Tracts (Interior)	6.09	
Recreation Pod (2.34 Acres Net)	2.54	
Misc. Open Space	10.97	
Perimeter Landscape Buffers	20.65	20.65
Civic Pod #2	10.72	10.72
O.S. in Interior Spine Road	2.70	
<b>Total Provided</b>	<b>135.02</b>	<b>112.72</b>

Open Space - Pod C	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	127.57	127.57
Lake Tracts (Interior)	42.04	
Recreation Pod (5.22 Acres Net)	6.15	
Private Recreation Pod	26.53	
Misc. Open Space	34.00	
Perimeter Landscape Buffers	34.97	34.97
O.S. in Interior Spine Road	7.06	
<b>Total Provided</b>	<b>278.32</b>	<b>162.54</b>

Open Space - Pod D	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	104.58	104.58
Lake Tracts (Interior)	42.24	
Recreation Pod (4.22 Acres Net)	4.86	
Misc. Open Space	24.61	
Perimeter Landscape Buffers	24.52	24.52
Civic Pod #3	5.57	5.57
Civic Pod #4	43.48	43.48
O.S. in Interior Spine Road	3.35	
<b>Total Provided</b>	<b>253.21</b>	<b>178.15</b>

Open Space - Pod E	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	79.95	79.95
Lake Tracts (Interior)	81.15	
Recreation Pod (5.19 Acres Net)	5.99	
Misc. Open Space	23.09	
Perimeter Landscape Buffers	46.91	46.91
Civic Pod #5	15.46	15.46
Civic Pod #6	22.64	22.64
Civic Pod #7	26.82	26.82
O.S. in Interior Spine Roads	7.79	
<b>Total Provided</b>	<b>309.80</b>	<b>191.78</b>

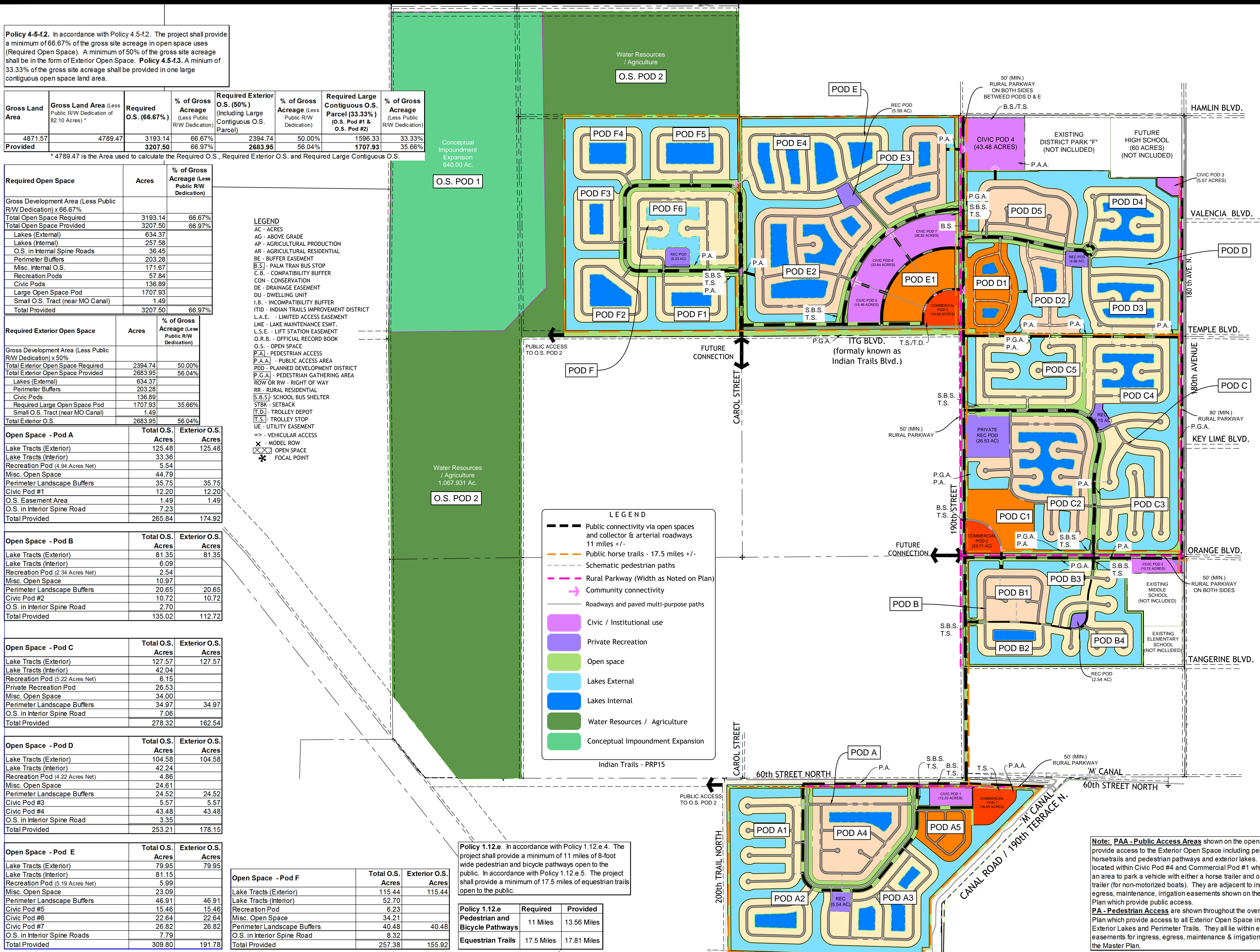
Open Space - Pod F	Total O.S. Acres	Exterior O.S. Acres
Lake Tracts (Exterior)	115.44	115.44
Lake Tracts (Interior)	52.70	
Recreation Pod	6.23	
Misc. Open Space	34.21	
Perimeter Landscape Buffers	40.48	40.48
O.S. in Interior Spine Road	8.32	
<b>Total Provided</b>	<b>257.38</b>	<b>155.92</b>

Policy 1.12.e	Required	Provided
<b>Pedestrian and Bicycle Pathways</b>	11 Miles	13.56 Miles
<b>Equestrian Trails</b>	17.5 Miles	17.81 Miles

**Policy 1.12.e.** In accordance with Policy 1.12.e.4. The project shall provide a minimum of 11 miles of 8-foot wide pedestrian and bicycle pathways open to the public. In accordance with Policy 1.12.e.5. The project shall provide a minimum of 17.5 miles of equestrian trails open to the public.

**LEGEND**

- Public connectivity via open spaces and collector & arterial roadways 11 miles +/-
- Public horse trails - 17.5 miles +/-
- Schematic pedestrian paths
- Community connectivity
- Roadways and paved multi-purpose paths
- Civic / Institutional use
- Private Recreation
- Open space
- Lakes External
- Lakes Internal
- Water Resources / Agriculture
- Conceptual Impoundment Expansion



**Note:** PAA - Public Access Areas shown on the open space plan provide access to the Exterior Open Space including perimeter horse trails and pedestrian pathways and exterior lakes. They are located within Civic Pod #4 and Commercial Pod #1 which provide an area to park a vehicle with either a horse trailer and or a boat trailer (for non-motorized boats). They are adjacent to ingress, egress, maintenance, irrigation easements shown on the Master Plan which provide public access.

**PA - Pedestrian Access** are shown throughout the overall Master Plan which provide access to all Exterior Open Space including Exterior Lakes and Perimeter Trails. They all lie within existing easements for ingress, egress, maintenance & irrigation shown on the Master Plan.

**PALM BEACH WEST ASSOCIATES I, LLLP**  
 1600 SAWGRASS CORPORATE PKWY  
 SUITE 400  
 SUNRISE, FLORIDA 33323  
 954-753-1730

**Consultants:**  
**CIVIL ENGINEER**  
 GLH Engineering, LLC  
 1600 Sawgrass Corporate Pkwy  
 Suite 400  
 Sunrise, FL 33323  
 954-753-1730  
**SURVEYOR**  
 Sand and Hills Survey, Inc.  
 8461 Lake Worth Road, Suite 410  
 Lake Worth, FL 33467  
 (561) 209-6048  
**TRAFFIC ENGINEER**  
 Simmons and White  
 2581 Metrocentre Blvd. Suite 3  
 West Palm Beach, FL 33407  
 (561) 478-7848  
**PLANNERS**  
 Urban Design Kilday Studios  
 477 S. Rosemary, Suite 225  
 West Palm Beach, FL 33401  
 (561) 366-1100

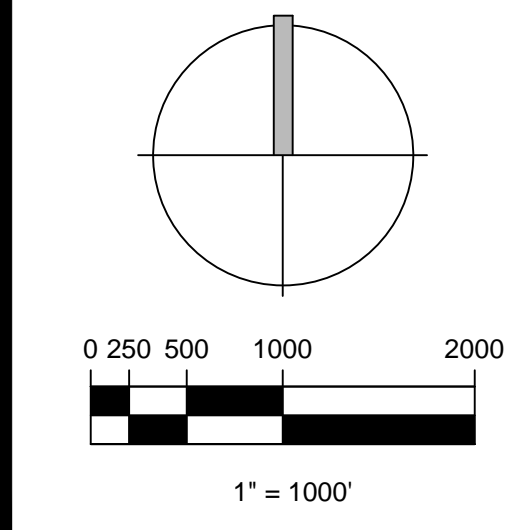
**Project:**  
**INDIAN TRAILS GROVE - PUD**

Palm Beach County, Florida  
 Sheet title:

**Open Space**  
 All

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**Open Space - All**