

Parcel C

Site Area Breakdown	Acres
Net Development Area	325.59
Recreation Pod	5.25
Entrance / Spine Road	12.55
Misc. Open Space	30.00
Perimeter Landscape Buffers	34.97
Lakes	169.61
Proposed R/W Dedication	20.24
Commercial Pod #2	23.710
Private Recreation	26.533
Total Gross Development Area	648.45

Open Space - Parcel C

	Acres
Lake Tracts (Exterior)	127.57
Lake Tracts (Interior)	42.05
Recreation Pod	5.25
Private Recreation Pod	26.533
Misc. Open Space	30.00
Perimeter Landscape Buffers	34.97
Total Provided	266.36

R/W Dedication

	Acres
Orange Blvd.	6.039
180th Avenue North	6.070
190th Street North	8.135
Total	20.244

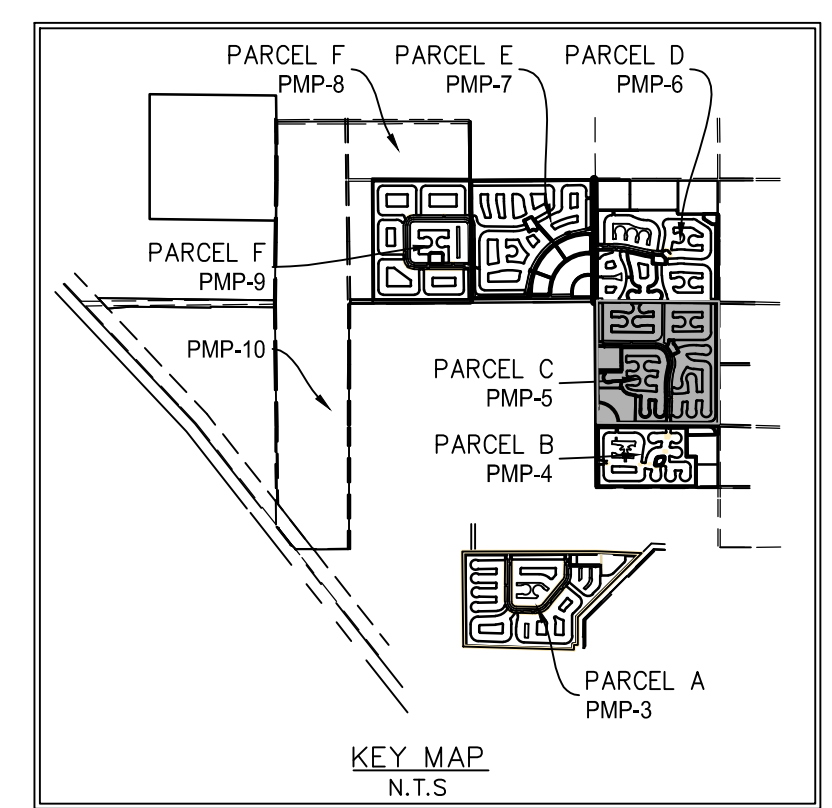
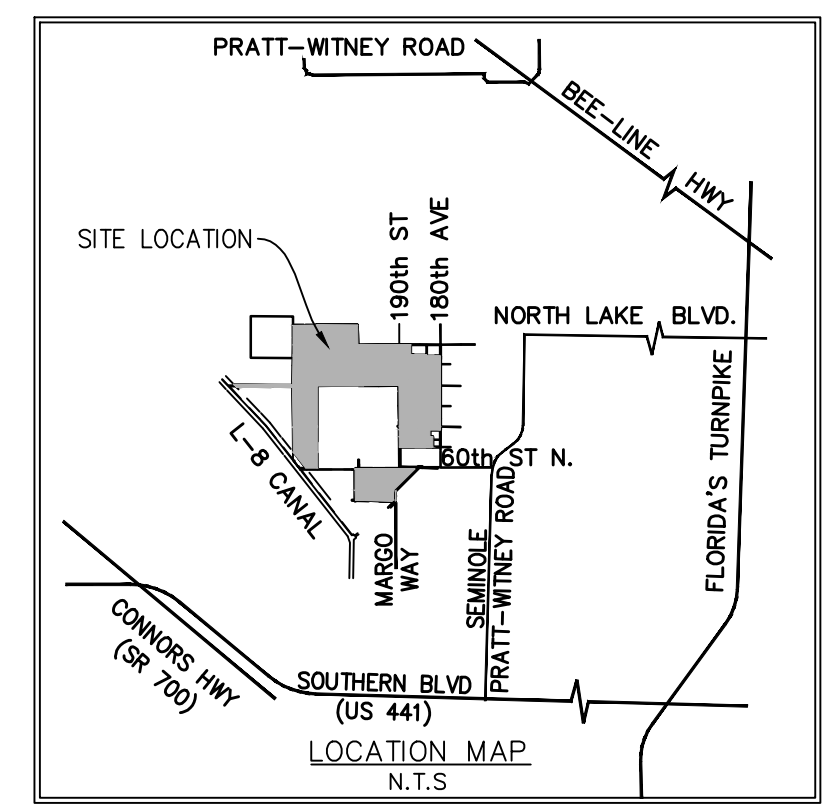
Recreation Required (.006 per unit) x 865

	Acres
Rec Required - Pod C	5.19
Rec Provided - Pod C (Gross)	5.25
Rec Provided - Private	26.53
Total Rec Provided	31.78
Max Building Height	35 Feet
Max No. Stories	2 Stories

Parcel C

Lake No.	Acres
13	56.14
14	15.63
15	15.54
16	26.83
17	8.11
18	7.61
19	24.54
20	15.21
Total	169.61

Parcel C	Acres	Units	Type	Density
Pod C-1	36.587	65	ZLL	5.33
Pod C-2	113.64	130	Townhomes	5.33
Pod C-3	82.45	265	ZLL	2.33
Pod C-4	72.305	157	SF	1.90
Pod C-5	69.619	135	SF	1.94
Total		865		



- LEGEND**
- AC - ACRES
 - AG - ABOVE GRADE
 - AP - AGRICULTURAL PRODUCTION
 - AR - AGRICULTURAL RESIDENTIAL
 - BE - BUFFER EASEMENT
 - C.B. - COMPATIBILITY BUFFER
 - CON - CONSERVATION
 - DE - DRAINAGE EASEMENT
 - DU - DWELLING UNIT
 - I.B. - INCOMPATIBILITY BUFFER
 - ITID - INDIAN TRAILS IMPROVEMENT DISTRICT
 - L.A.E. - LIMITED ACCESS EASEMENT
 - LME - LAKE MAINTENANCE ESMT.
 - L.S.E. - LIFT STATION EASEMENT
 - X - MODEL ROW
 - O.R.B. - OFFICIAL RECORD BOOK
 - O.S. - OPEN SPACE
 - P.A. - PEDESTRIAN ACCESS
 - <=> - PEDESTRIAN ACCESS
 - PDD - PLANNED DEVELOPMENT DISTRICT
 - P.G.A. - PEDESTRIAN GATHERING AREA
 - Q - PEDESTRIAN GATHERING AREA
 - ROW OR R/W - RIGHT OF WAY
 - RR - RURAL RESIDENTIAL
 - S.B.S. - SCHOOL BUS SHELTER
 - STBK - SETBACK
 - T.D. - TROLLEY DEPOT
 - T.S. - TROLLEY STOP
 - UE - UTILITY EASEMENT
 - => - VEHICULAR ACCESS
 - [B.S.] - PALM TRAM BUS STOP
 - [X] - OPEN SPACE
 - * - FOCAL POINT

Amendments:

Zoning Stamps:

PALM BEACH WEST ASSOCIATES I, LLLP
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 954-753-1730

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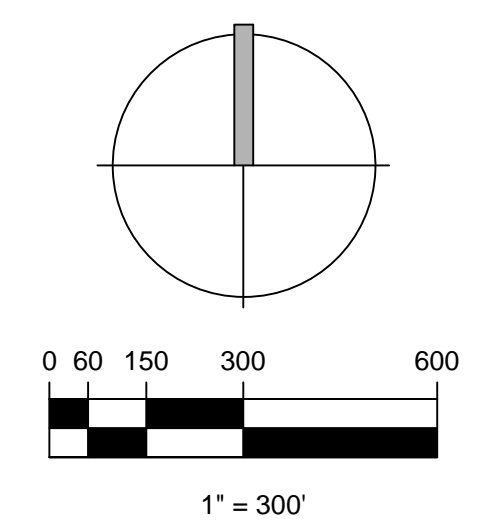
PLANNERS
 Urban Design Kilday Studio S.
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Project:
INDIAN TRAILS GROVE - PUD

Palm Beach County, Florida
 Sheet title:
PRELIMINARY Master Plan - Parcel C

Date:
2015-07-15

Revisions:
 2015-09-28 Resubmittal
 2016-01-25 Resubmittal
 2016-02-22 Resubmittal
 2016-05-23 Resubmittal



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