

Conceptual Impoundment Expansion (CIE) O.S. 640.00 AC

- LEGEND**
- AC - ACRES
 - AG - ABOVE GRADE
 - AP - AGRICULTURAL PRODUCTION
 - AR - AGRICULTURAL RESIDENTIAL
 - BE - BUFFER EASEMENT
 - B.S. - PALM TRAM BUS STOP
 - C.B. - COMPATIBILITY BUFFER
 - CIE - CONCEPTUAL IMPOUNDMENT EXPANSION
 - CON - CONSERVATION
 - DE - DRAINAGE EASEMENT
 - DU - DWELLING UNIT
 - I.B. - INCOMPATIBILITY BUFFER
 - ITID - INDIAN TRAILS IMPROVEMENT DISTRICT
 - L.A.E. - LIMITED ACCESS EASEMENT
 - L.M.E. - LAKE MAINTENANCE ESMT.
 - L.S.E. - LIFT STATION EASEMENT
 - O.R.B. - OFFICIAL RECORD BOOK
 - O.S. - OPEN SPACE
 - P.A. - PEDESTRIAN ACCESS
 - P.A.A. - PUBLIC ACCESS AREA
 - POD - PLANNED DEVELOPMENT DISTRICT
 - P.G.A. - PEDESTRIAN GATHERING AREA
 - ROW OR RW - 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
 - WRA - WATER RESOURCES AGRICULTURE
 - => - VEHICULAR ACCESS
 - X - MODEL ROW
 - - OPEN SPACE
 - * - FOCAL POINT

Site Area Breakdown	Acres
Net Development Area	254.36
Recreation Pod (5.91 Acres Net)	6.23
Entrance / Spine Road	14.32
Misc. Open Space	34.21
Perimeter Landscape Buffers	40.48
Lakes	168.14
Residential Development Area	517.75
Proposed R/W Dedication (Carol Street Extension)	6.10
Total Gross Development Area	523.85

Lake No.	Internal Lakes	Exterior Lakes
46		92.94
47	7.81	
48	14.02	
49		22.50
50	6.04	
51	10.89	
52	13.94	
Total	52.70	115.44

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 (5.91 Acres Net)	6.23	
Misc. Open Space	34.21	
Perimeter Landscape Buffers	40.48	40.48
O.S. in Interior Spine Road	8.32	
Total Provided	257.38	155.92

Pod F	Acres	Units	Type	Density
Pod F-1	42.476	69	SF	1.62
Pod F-2	55.315	77	SF	1.39
Pod F-3	36.609	60	SF	1.64
Pod F-4	47.845	71	SF	1.48
Pod F-5	54.743	80	SF	1.46
Pod F-6	95.111	183	SF	1.92
Total		540		

Recreation Required (.006 per unit) x 540	Acres
Rec Required - Pod F	3.24
Rec Provided - Pod F (Gross)	6.23
Rec Provided - Pod F (Net)	5.91
Max Building Height	35 Feet
Max No. Stories	2 Stories

PALM BEACH WEST ASSOCIATES I, LLLP
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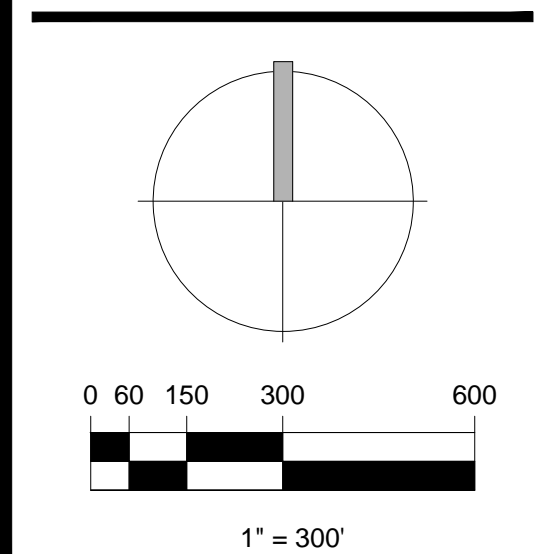
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Project:
INDIAN TRAILS GROVE - PUD

Palm Beach County, Florida
 Sheet title:
PRELIMINARY Master Plan - Pod F

Date:
2015-07-15

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