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WESTLAKE - POD P

AMENITY CENTER

PALM BEACH COUNTY, FL

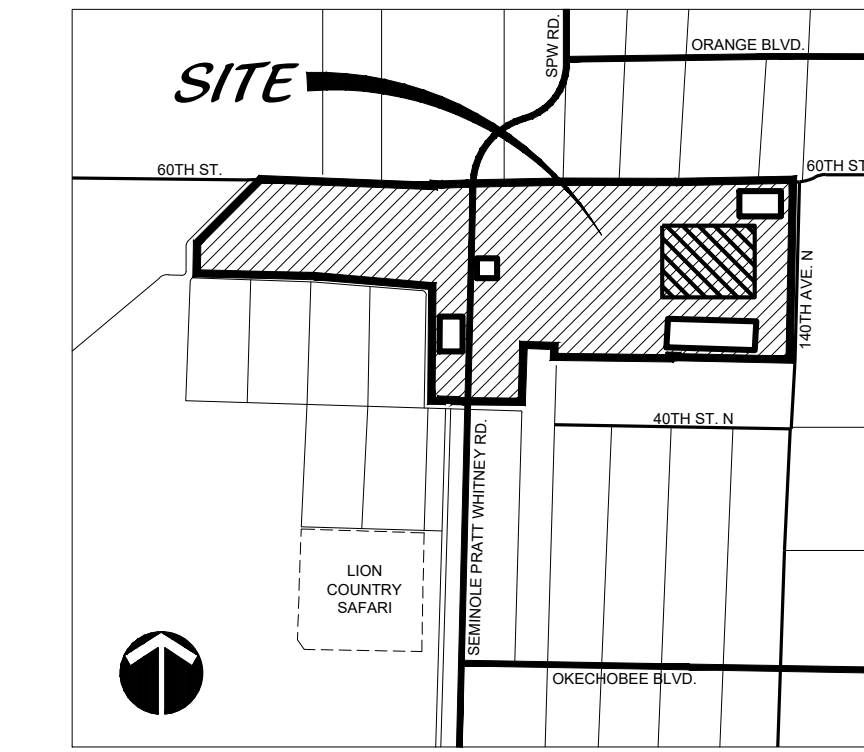
PAVING LEGEND

- C1
- C2
- C3

SPECIFICATIONS

- C1 SHELLOCK ATLANTIC SERIES PAVERS, 24" X 24" X 1-5/8" & 16" X 16" X 1-5/8" PATTERN, IVORY, 8" X 12" X 1-5/8" BANDING
- C2 SHELLOCK ATLANTIC SERIES PAVERS, 8" X 8" X 1-5/8" & 4" X 4" X 1-5/8" PATTERN, IVORY, 8" X 4" X 1-5/8" BANDING
- C3 4" CONCRETE PAVING WITH REINFORCING AS REQUIRED PER STRUCTURAL ENGINEER

LOCATION MAP



SITE DATA

NAME OF APPLICATION (FPA NAME)	CRESSWIND PALM BEACH
APPLICATION NUMBER	SPR-2019-02
CH PROJECT NUMBER	18-1002
LAST RCZ APPROVAL DATE	10/22/2014
LAST CITY OF WLMASTER PLAN APPROVAL DATE	4/1/2020
TOR#	TOR# 2014-1546, R-2014-1647, R-2014-1648, ORDINANCE 2014-030
MFA#	MFA# 2015-01, MFA# 2017-01, MAP 2018-01, MPA 2018-02, MPA 2019-01, MPA 2019-02, MPA 2020-01
RESOLUTION NUMBERS	
FUTURE LAND USE DESIGNATION	RESIDENTIAL R-2
EXISTING ZONING DISTRICT	R-2
WESTLAND OVERLAY SECTION TOWNSHIP RANGE	NONE
PROPERTY CONTROL NUMBER(S)	77-40-43-01-14-019-0000
EXISTING USE	VACANT PLATTED RECREATION PARCEL
APPROVED USE	RESIDENTIAL-RECREATION PARCEL
RECREATION PARCEL SITE AREA	290,087 SF 6.66 AC

BUILDING LOT COVERAGE	18,231 SF
CLUBHOUSE	13,728 SF
CLUBHOUSE BUILDING FOOTPRINT	4,503 SF
CLUBHOUSE COVERED PORCHES	5,203 SF
ACCESSORY STRUCTURES	856 SF
MAIL KIOSK	1,720 SF
PAVILION BUILDING	1,500 SF
POOLSIDE CABANAS @ 300 SF	1,187 SF
SPORTS COURT SHADE STRUCTURES	
TOTAL	23,494 SF

PARKING DATA	RATE	REQUIRED	PROVIDED
CLUBHOUSE	1/3000 SF	65	13
STANDARD SPACES		32	
GOLF CART SPACES		100	
TOTAL		167	13
HANDICAP (INCLUDED IN PARKING TOTAL)		3	5
BIKE RACKS (15% OF REQUIRED PARKING)		10	12
LOADING 12' X 30'		N/A	1
FAR FLOOR AREA RATIO		0.063	

AREA CALCULATIONS	SQ FT	AC	PERCENT
BUILDINGS LOT COVERAGE	23,494	0.54	8.10%
CLUBHOUSE (BUILDING FOOTPRINT)	4,503 SF		
CLUBHOUSE COVERED PORCHES	5,203 SF		
ACCESSORY STRUCTURES	856 SF		
MAIL KIOSK	1,720 SF		
PAVILION BUILDING	1,500 SF		
POOLSIDE CABANAS	1,187 SF		
SPORTS COURT SHADE STRUCTURES			
VEHICULAR USE AREA	33,742	0.77	11.63%
SIDEWALKS AND PLAZAS	64,942	1.49	22.39%
POOL, SPA AND POOL DECK	14,500	0.33	5.03%
COURTS (PHASE 1)	26,900	0.61	9.27%
COURTS (FUTURE)	17,408	0.40	6.00%
DOGS PARK	12,492	0.28	4.31%
TOTAL	88,444	2.03	30.46%
TOTAL	290,087	6.66	100.00%

OPEN SPACE CALCULATIONS	SQ FT	AC	PERCENT
PERVIOUS	10,492	0.24	3.61%
DOG PARK	12,492	0.28	4.31%
GREEN SPACE	88,444	2.03	30.46%
SUB-TOTAL	111,478	2.55	39.38%

IMPERVIOUS	SQ FT	AC	PERCENT
BUILDINGS LOT COVERAGE	23,494	0.54	8.10%
CLUBHOUSE (BUILDING FOOTPRINT)	4,503 SF		
CLUBHOUSE COVERED PORCHES	5,203 SF		
ACCESSORY STRUCTURES	856 SF		
MAIL KIOSK	1,720 SF		
PAVILION BUILDING	1,500 SF		
POOLSIDE CABANAS	1,187 SF		
SPORTS COURT SHADE STRUCTURES			
VEHICULAR USE AREA	33,742	0.77	11.63%
SIDEWALKS AND PLAZAS	64,942	1.49	22.39%
POOL, SPA AND POOL DECK	14,500	0.33	5.03%
COURTS (PHASE 1)	26,900	0.61	9.27%
COURTS (FUTURE)	17,408	0.40	6.00%
TOTAL	161,161	3.68	56.96%
SUB-TOTAL	290,087	6.66	100.00%

*1. NOTE: WAIVER REQUESTED LDR CHAPTER 8, SECTION 8 (A). SEE JUSTIFICATION STATEMENT
NOTE: SITE PLAN BASED ON RECORDED PLAN OF RECORD PREPARED BY CAULFIELD AND WHEELER

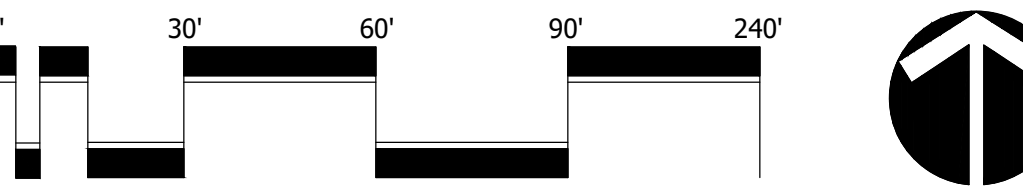
SETBACKS

SETBACKS	FRONT	REAR	WEST SIDE	EAST SIDE	HEIGHTS
CLUBHOUSE	90.1'	136.6'	337.3'	44.8'	30' HT
PAVILION BUILDING	343.7'	65.4'	301.6'	306.3'	17' HT
MAIL KIOSK	82.1'	397'	210.2'	303'	17' HT
TENNIS/PICKLEBALL COURTS SHADE STRUCTURE	148.3'	307.6'	86.4'	347.5'	10' HT EAVE
POOL SIDE CABANAS	251.3'	38.3'	344.3'	34.8'	10' HT
BOCCIE/HORSESHOE COURTS SHADE STRUCTURE	203'	133.9'	207'	337.4'	8' HT EAVE

LEGEND

- ADA AMERICAN DISABILITIES ACT
- LB LANDSCAPE BUFFER
- R RADIUS
- SB SETBACK
- SW SIDEWALK
- TYP TYPICAL
- ADA SIGN
- STOP SIGN
- BOLLARD LIGHT
- PATH LIGHT
- PARKING LOT LIGHT
- SPORTS COURT LIGHT

Site Plan



Scale: 1" = 30'-0" North

