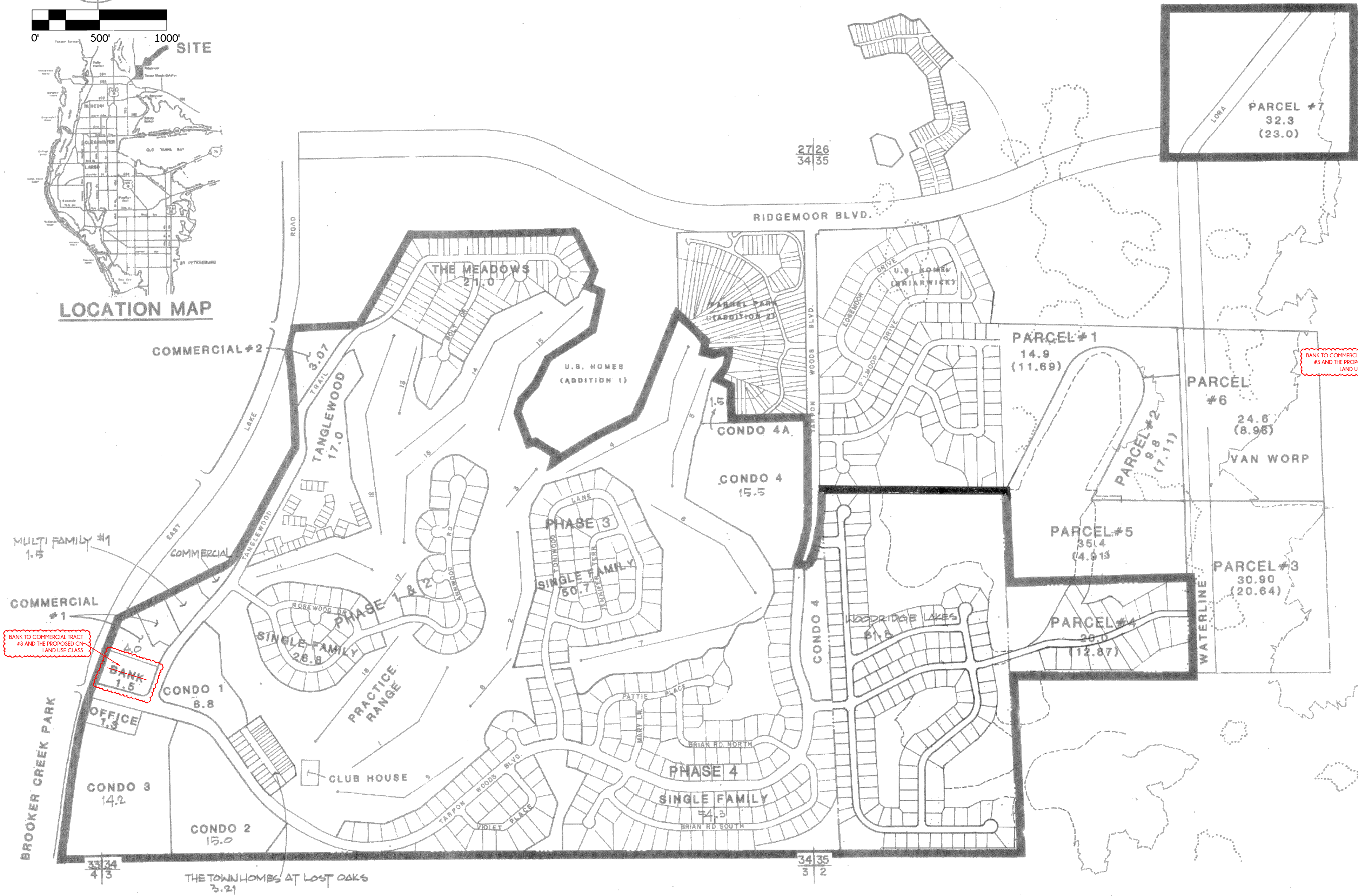
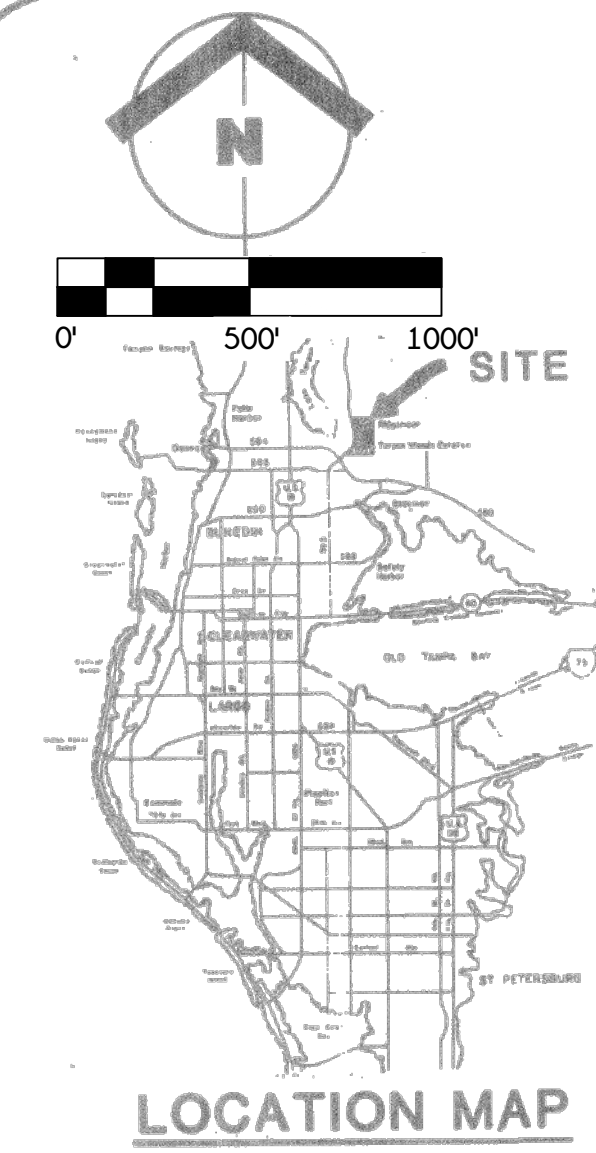
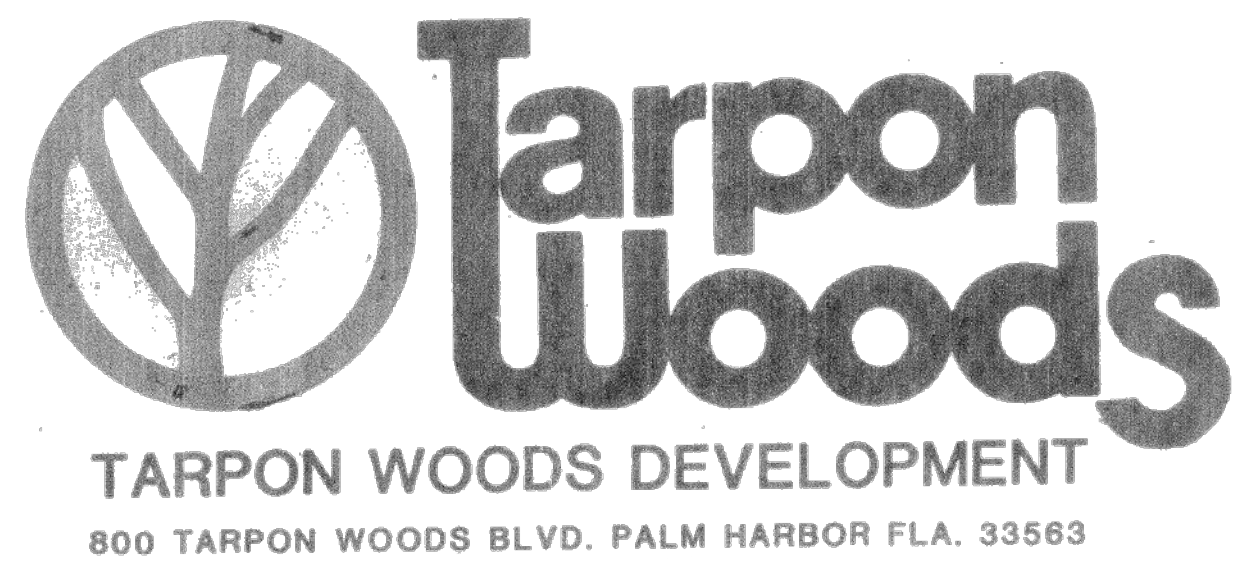




LEGEND	
	MASTER PLAN LIMITS
	PRESERVATION AREA LIMITS
	WETLAND AREA LIMITS
35.2	TOTAL ACREAGE
(28.1)	USEABLE ACREAGE

TARPON WOODS REVISED MASTER SITE PLAN STATISTICS - 08/28/00

PARCEL	LAND USE CLASS	ZONING DESIGN	UNIT TYPE	BUILDABLE ACRES	WETLAND ACRES	GROSS ACRES	EX UNITS	PROP. UNITS	ZONING	ALLOWABLE UNITS 2.00	1.00	TOTAL UNITS
TARPON WOODS GOLF COURSE	RGS	RPD 5	GOLF	N/A	N/A	126.00			+ NO CHG	N/A	N/A	N/A
COMMERCIAL TRACT #1	CM	RPD 5	COM	N/A	N/A	4.00			+ NO CHG	N/A	N/A	N/A
COMMERCIAL TRACT #2	CM	RPD 5	COM	N/A	N/A	3.07			+ NO CHG	N/A	N/A	N/A
COMMERCIAL TRACT #3	CM	RPD 5	COM	N/A	N/A	1.50			+ NO CHG	N/A	N/A	N/A
CONDO COMPLEX	RPD 5	RPD 5	OFF	N/A	N/A	1.30			+ NO CHG	N/A	N/A	N/A
RIGHT OF WAY PER ANDERSON PLAN	RW	RPD 5	RW	N/A	N/A	54.50			+ NO CHG	N/A	N/A	N/A
PHASE 1 & 2 SINGLE FAMILY	RL	RPD 5	SF	N/A	N/A	28.80	85		+ NO CHG	N/A	N/A	134.00
PHASE 3 SINGLE FAMILY	RS	RPD 5	SF	N/A	N/A	50.70	115		+ NO CHG	N/A	N/A	253.50
PHASE 4 SINGLE FAMILY	RS	RPD 5	SF	N/A	N/A	94.30	140		+ NO CHG	N/A	N/A	271.00
THE MEADOWS	RL	RPD 5	SF-A	N/A	N/A	21.00	80		+ NO CHG	N/A	N/A	100.00
CONDO 1	RL	RPD 5	APT	N/A	N/A	6.80	48		+ NO CHG	N/A	N/A	34.00
CONDO 2	RL	RPD 5	APT	N/A	N/A	15.00	82		+ NO CHG	N/A	N/A	75.00
CONDO 3	RL	RPD 5	APT	N/A	N/A	14.30	80		+ NO CHG	N/A	N/A	71.00
CONDO 4	RS	RPD 5	APT	N/A	N/A	16.50	138		+ NO CHG	N/A	N/A	77.50
CONDO 4A	RS	RPD 5	APT	N/A	N/A	1.50	4		+ NO CHG	N/A	N/A	7.50
TANGLEWOOD	RL	RPD 5	TWNHSE	N/A	N/A	17.00	86		+ NO CHG	N/A	N/A	85.00
CONSERVATION PER ANDERSON PLAN	P	RPD 5	CONS	N/A	N/A	60.52			+ NO CHG	N/A	N/A	N/A
TOWNHOMES AT LOST OAKS	RL	RPD 5	TWNHSE	N/A	N/A	3.21	28		+ NO CHG	N/A	N/A	304
MULTIFAMILY #1	RL	RPD 5	APT	N/A	N/A	1.50	48		+ NO CHG	N/A	N/A	N/A
SUBTOTAL (ORIG. TARPON WOODS 478.4 AC PER ANDERSON)							478.40	876	49	+		2,992.00
WOODRIDGE LAKES	LD/BLD	RPD 12.5	MF	52.80	29.20	81.80	123		+ NO CHG	131.00	29.20	160.70
PARCEL 4	SLD	AE	SF	12.87	7.13	20.00	18		+ RPD 12.5	32.18	7.13	39.37
PARCEL 7	SLD	AE	SF	22.30	10.00	32.30	0		+ RPD 12.5	57.50	12.30	69.80
TOTAL TARPON WOODS (08/28/00)							612.50	1,019	0	+		2,661.8



MASTER LAND USE PLAN

SUMMARY:

1962	TOTAL UNITS IN MASTER PLAN (2661.8 - 700)
1019	UNITS CURRENTLY ALLOCATED
943	UNITS NOT UTILIZED.

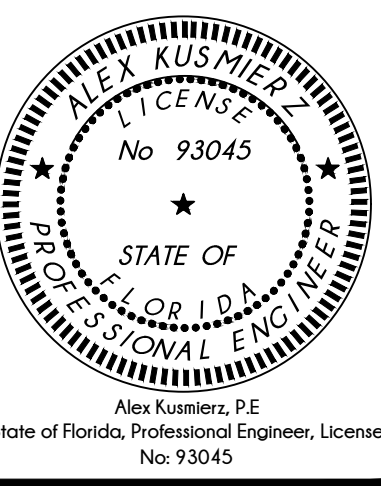
ISSUED FOR PERMITTING	
DATE	04-15-2025
BY	DPH-RACD-XC306 - INITIAL SUBMITTAL

FOR ANY CHANGES
BEFORE YOU DECIDE
SUNSHINE STATE ONE
CALL OF FLORIDA
1-800-432-4770
FOR ANY CHANGES
BEFORE YOU DECIDE
SUNSHINE STATE ONE
CALL OF FLORIDA
1-800-432-4770

PREPARED FOR:
TARPON DEVELOPMENT PROPERTIES LLC
300 BEACH DR. NE #402
ST. PETERSBURG, FLORIDA 33701

TARPON WOODS DEVELOPMENT MASTER PLAN
- MAJOR MODIFICATION
33-27-16-00000-410-0100
2551 TARPON WOODS BLVD.
PALM HARBOR, FLORIDA 34685
PROJECT #: 2025-175

SUNCOAST CIVIL
2818 CYPRESS RIDGE BLVD,
STE 150
WESLEY CHAPEL, FL 33544



MAJOR
MODIFICATION
PLAN

MM-1

DMP-25-01 Conditions added at LPA Meeting

June 11, 2025

Buffer & Screening

E LAKE RD
RIGHT-OF-WAY WIDTH VARIES
ASPHALT

25' BUILDING SETBACK
5' LANDSCAPE BUFFER

PROP. BAIL
OUT LANE

PROP. ADA PARKING
SPOT AND SIGN, TYP.

PROP. PAVEMENT
ARROW, TYP.

PROP. VACUUM
STALL, TYP.

5' LANDSCAPE BUFFER
25' BUILDING SETBACK

TARPON WOODS BLVD
RIGHT-OF-WAY WIDTH: 110'
ASPHALT

20' BUILDING SETBACK
5' LANDSCAPE BUFFER

PROPERTY LINE, TYP.

TANGLEWOOD TRAIL
RIGHT-OF-WAY WIDTH: 80'
ASPHALT

PROP. 6' SIDEWALK

PROP. 6' WALL AGAINST
TANGLEWOOD TRAIL

25' BUILDING SETBACK
10' LANDSCAPE BUFFER

PROP. MIN.
36" HEIGHT
SHRUB, TYP.

PROP. DUMPSTER
LOCATION

PROP. TREE
20' O/C, TYP.

PROP. 5,265 S.F. BUILDING
130' TUNNEL

131.06

47.89

36'

35'

30'

30'

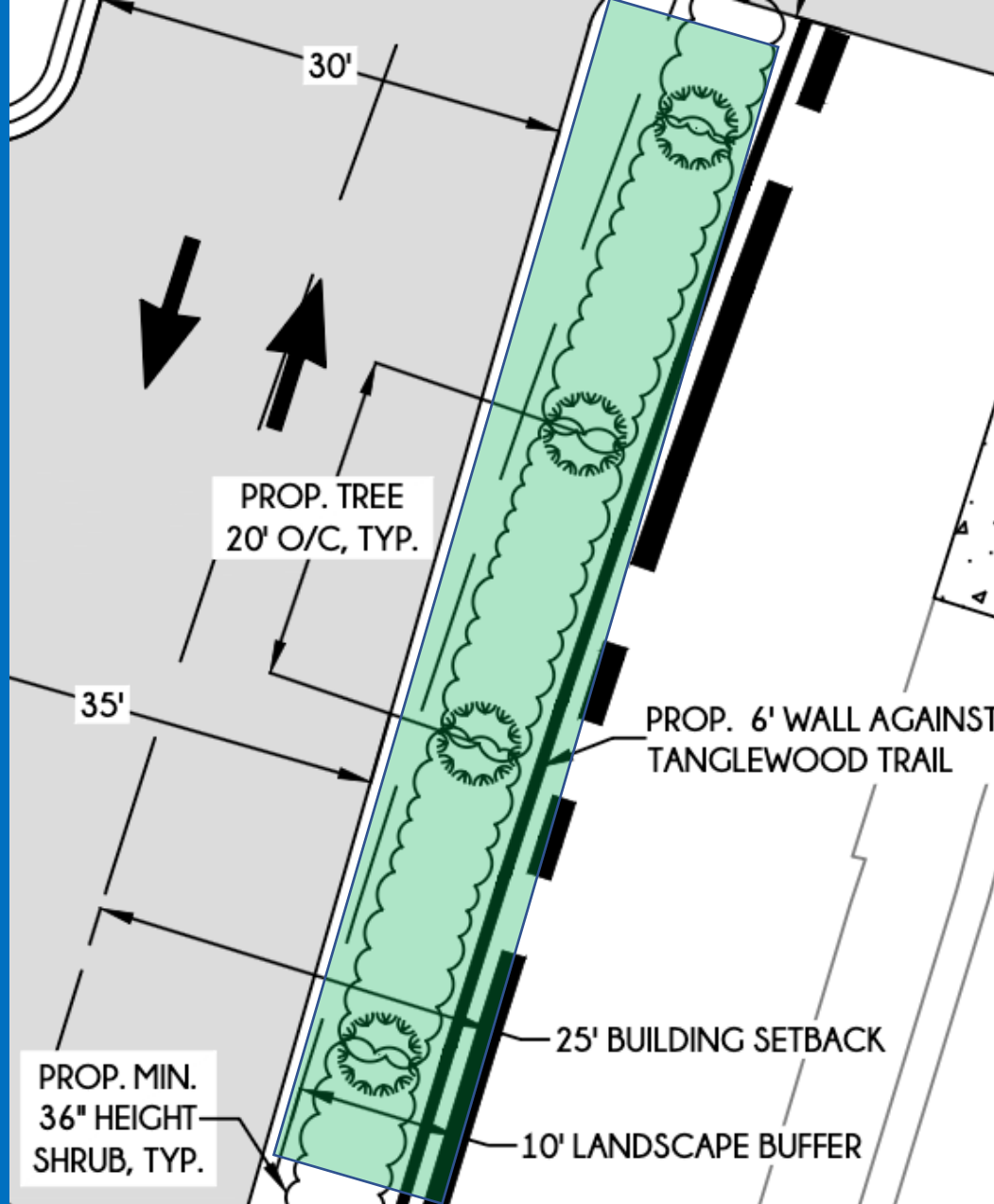
18' TYP.

14' TYP.

9.5'

1.6'

24'



Condition for Buffer & Screening to rear:

- 10' landscape buffer
- 6' wall
- Code required trees 20' on center
- 3'6" shrub line