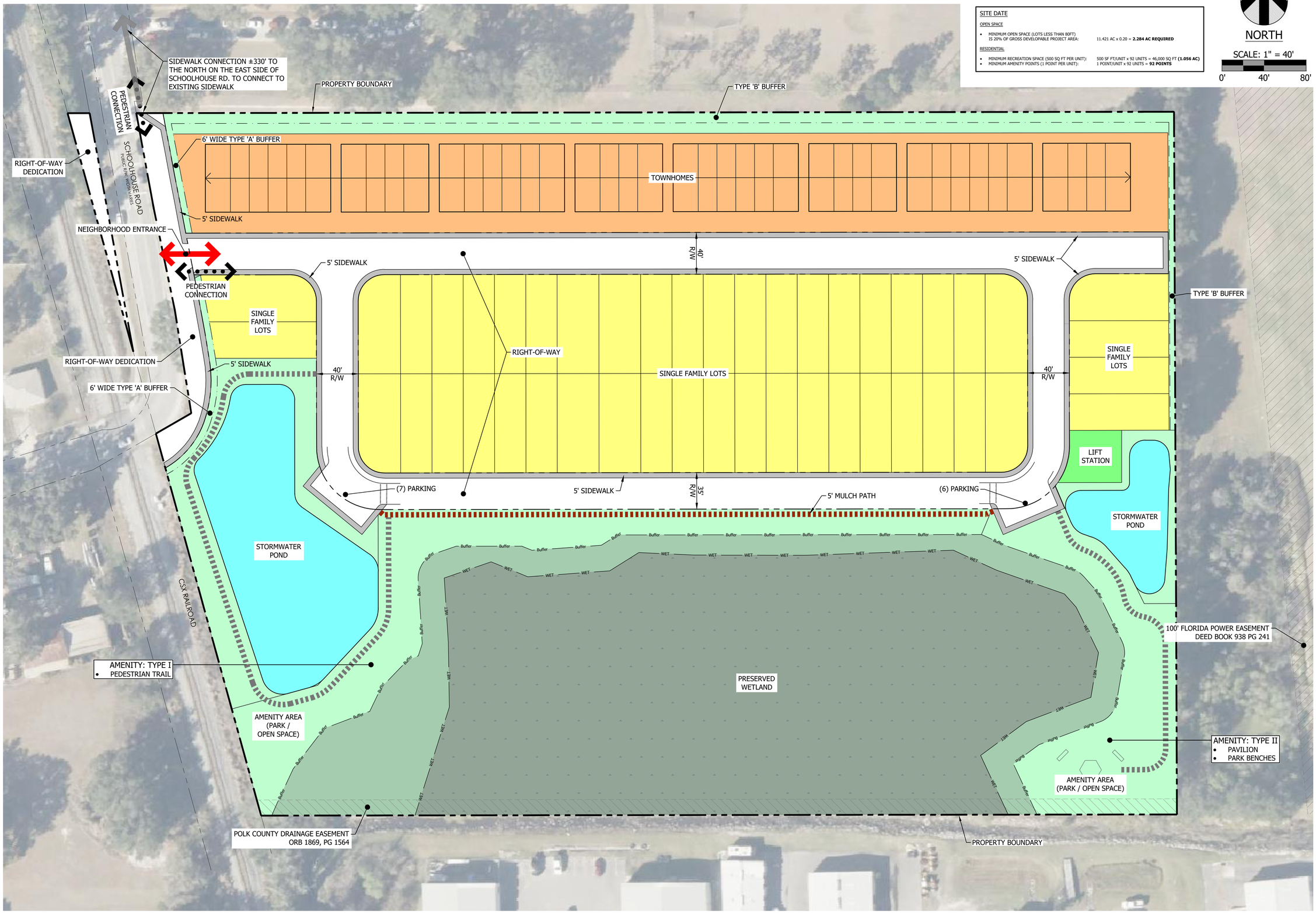

SITE DATE

OPEN SPACE

- MINIMUM OPEN SPACE (LOTS LESS THAN 80FT) IS 20% OF GROSS DEVELOPABLE PROJECT AREA: 11.421 AC x 0.20 = **2.284 AC REQUIRED**

RESIDENTIAL

- MINIMUM RECREATION SPACE (500 SQ FT PER UNIT): 500 SF FT/UNIT x 92 UNITS = 46,000 SQ FT **(1.056 AC)**
- MINIMUM AMENITY POINTS (1 POINT PER UNIT): 1 POINT/UNIT x 92 UNITS = **92 POINTS**

REVISION BLOCK

NO.	DATE	DESCRIPTION

This item has been digitally signed and sealed by SANTOS MEDINA, III P.E. on the date adjacent to the seal. Signature and date verifiyer are electronic seals.

DESIGNED BY:	DRAWN BY:	CHECKED BY:
SM	DH	SM

SANTOS MEDINA, III, P.E.
STATE OF FLORIDA
PROFESSIONAL ENGINEER
LICENSE NO. 74539

06/09/2026

NOT VALID UNLESS PHYSICALLY SIGNED AND ELECTRONICALLY SEALED AND SEALED

SLOAN Engineering Group
159 SOUTH WOODLAWN AVENUE, BARTOW, FL 33830
PHONE: (863) 800-3046 - FAX: (863) 800-1159
REGISTRY #28247

CLIENT: MAS DEVELOPMENT

PROJECT: HIGHLANDS CROSSINGS

PD OPEN SPACE & AMENITY PLAN

940 SCHOOLHOUSE RD, LAKELAND FLORIDA 33813

PROJECT NO.	SHEET
3001	C300

X:\Engineering\3001-MAS Development-Schoolhouse Road\cad\3001 - Base PD.dwg, C300-PDAmenity, 6/9/2026 8:47:39 AM, dharper, 1:1