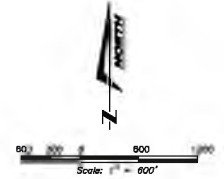


# WHISPERING HILLS

## MASTER DEVELOPMENT PLAN

### LEESBURG, FLORIDA



**COMMERCIAL TRACT SUMMARY**

TRACT	FLOOR AREA (SQ. FT.)	DESCRIPTION	ACRES
1	120,000	COMMERCIAL	11.23
2	120,000	MEDICAL / OFFICE	10.17
3	20,000	MEDICAL / OFFICE	1.89
4	10,000	PRO-SHOP / CLUBHOUSE	0.92
5	81,000	HOTEL SITE	7.30
6	20,000	COMMERCIAL / OFFICE	3.25
7	80,000	TOWN CENTER / COMMERCIAL	7.31
<b>TOTAL</b>	<b>451,000</b>		<b>43.87</b>

**LAND AREAS**

DESCRIPTION	ACRES ±	%
COMMERCIAL	43.87	4.0%
RESIDENTIAL	623.27	57.4%
NET DEVELOPABLE	667.14	61.4%
WETLAND	203.69	18.8%
OPEN SPACE / RECREATION / RETENTION	215.22	19.8%
<b>TOTAL LAND AREA</b>	<b>1086.05</b>	<b>100.0%</b>

**RESIDENTIAL TRACT SUMMARY**

TRACT	SINGLE FAMILY LOTS	LOT SIZE	MULTI FAMILY UNITS / A/F	ACRES
A	41	70' x 135'		17.75
B	94	50' x 120'		24.11
C	211	50' x 120'		48.80
D	150	50' x 120'		33.61
E	215	50' x 120'		53.58
F	79	70' x 140'		12.88
G	137	50' x 120'		20.85
H	187	50' x 120'		38.61
I	171	50' x 120'		20.85
J	153	50' x 120'		37.38
K	302	50' x 120'		74.75
L	225	50' x 120'		58.70
M	488	50' x 120'		114.66
N		250 (A/F)		50.79
O		160 (M/F)		13.14
P		60 (M/F)		3.29
Q		170 (M/F)		11.56
<b>TOTAL</b>	<b>2302</b>		<b>640</b>	<b>623.27</b>

**RESIDENTIAL UNIT SUMMARY**

SINGLE FAMILY LOTS	2302
MULTI FAMILY UNITS	640
<b>TOTAL RESIDENTIAL UNITS</b>	<b>2942</b>

**TRACT N:**  
EQUESTRIAN RIDING CENTER ON  
10+ ACRES WITH RIDING TRAILS  
THROUGHOUT THE DEVELOPMENT.

**ECON**

REGISTERED PROFESSIONAL ENGINEER  
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• SURVEYING AND MAPPING SERVICES - LR 3454  
• PROFESSIONAL ENGINEERING SERVICES - CA32563

**SHEET 01**