

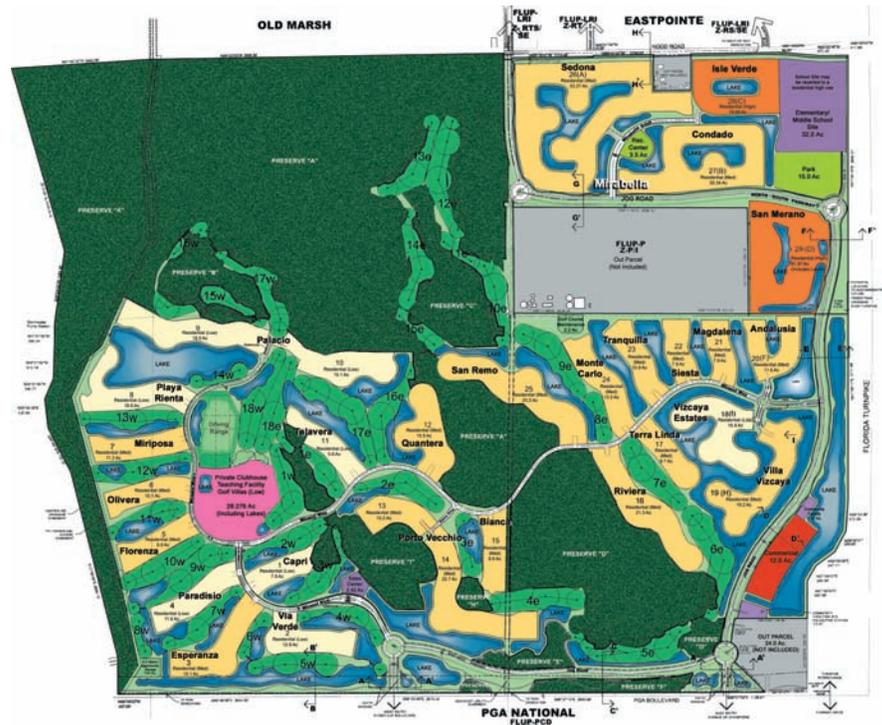
MIRASOL

PALM BEACH GARDENS, FLORIDA

Ingenuity, flexibility and imagination in the design of development parcels within this planned community district were the keys to achieving benefits for both the resident and the public. Mirasol, occasionally home to the coveted PGA tournament - The Honda Classic, is a ± 2,300-acre residential and golf course community located north of PGA National. Bounded by the Florida Turnpike and the Loxahatchee Slough, Mirasol is a magnificent community set among natural preserves, exquisite lakes, and a golf frontage which provides for a feeling of open space.

Selected to redesign the master plan, Urban Design Kilday Studios succeeded in meeting the developer's desire to create an extremely attractive and marketable project which directly impacted the real estate value by an increase of 25 million dollars. Some primary modifications to the plan included privatizing the public golf course, connecting the southwest and central communities to increase access for public safety and emergency services, and easement adjustments. External traffic impacts were reduced and parkway areas were increased as a result of the modifications.

Mirasol integrates championship golf courses and upscale estate homes within upland preserves, a wetland corridor, and native vegetation - protected commodities from conception. In keeping with the 'Old Palm Beach' feel, new designs presented helped amend the architectural style to be more consistent with the Mediterranean/



Mizner style highlighted throughout the community.

A private, gated country club community with 25 diverse villages, world-class golf practice facilities, a 17,000 square-foot fitness center, a 5-mile walking trail, and 15-acre public park complete the plan. In addition to master planning, UDKS also provided professional services for government approvals, site planning, landscape architecture, architectural review, design consultation and signage design.

Client: Taylor Woodrow Communities
Site Area: 2,304.79 acres
Dwelling Unites: 2145
Density: .93 du/ac
Golf Course Architects: Arthur Hills, Tom Fazio