

PLAT NO. 9A
EASTPOINTE SUBDIVISION

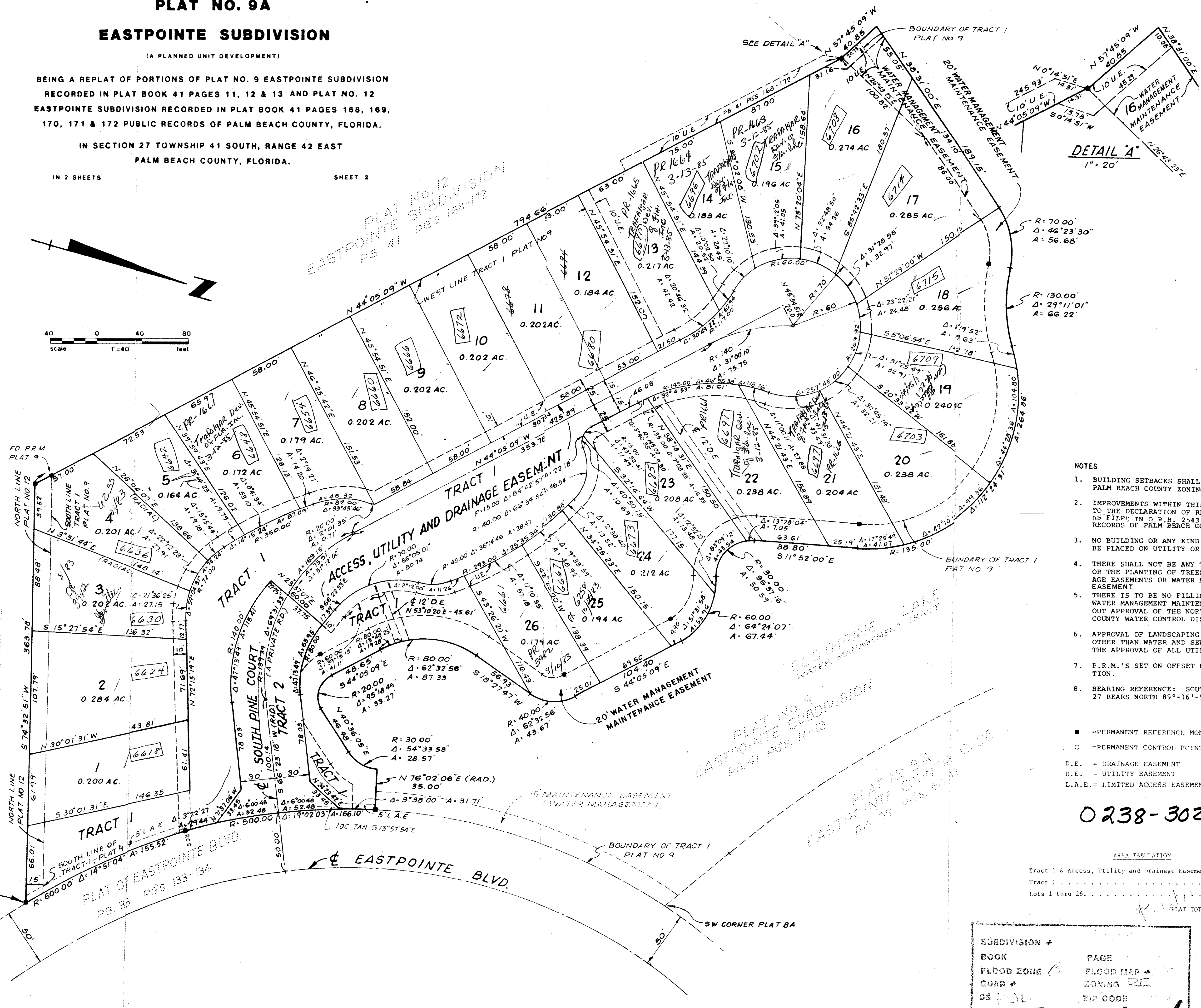
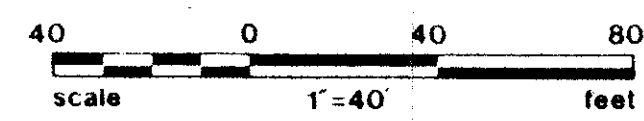
(A PLANNED UNIT DEVELOPMENT)

BEING A REPLAT OF PORTIONS OF PLAT NO. 9 EASTPOINTE SUBDIVISION
 RECORDED IN PLAT BOOK 41 PAGES 11, 12 & 13 AND PLAT NO. 12
 EASTPOINTE SUBDIVISION RECORDED IN PLAT BOOK 41 PAGES 168, 169,
 170, 171 & 172 PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

IN SECTION 27 TOWNSHIP 41 SOUTH, RANGE 42 EAST
 PALM BEACH COUNTY, FLORIDA.

IN 2 SHEETS

SHEET 2



DETAIL 'A'
 1" = 20'

NOTES

1. BUILDING SETBACKS SHALL BE AS REQUIRED BY PALM BEACH COUNTY ZONING REGULATIONS.
2. IMPROVEMENTS WITHIN THIS PLAT ARE SUBJECT TO THE DECLARATION OF RESTRICTIVE COVENANTS AS FILED IN O.R.B. 2543 ON PAGE 1230, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
3. NO BUILDING OR ANY KIND OF CONSTRUCTION SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
4. THERE SHALL NOT BE ANY TYPE OF CONSTRUCTION OR THE PLANTING OF TREES OR SHRUBS ON DRAINAGE EASEMENTS OR WATER MANAGEMENT MAINTENANCE EASEMENT.
5. THERE IS TO BE NO FILLING OR GRADING OF THE WATER MANAGEMENT MAINTENANCE EASEMENTS WITHOUT APPROVAL OF THE NORTHERN PALM BEACH COUNTY WATER CONTROL DISTRICT.
6. APPROVAL OF LANDSCAPING ON UTILITY EASEMENTS OTHER THAN WATER AND SEWER SHALL BE ONLY WITH THE APPROVAL OF ALL UTILITIES OCCUPYING SAME.
7. P.R.M.'S SET ON OFFSET DUE TO LAKE CONSTRUCTION.
8. BEARING REFERENCE: SOUTH LINE OF SECTION 27 BEARS NORTH 89°-16'-54" WEST.

- = PERMANENT REFERENCE MONUMENT (P.R.M.) NO. 1552
- = PERMANENT CONTROL POINT (P.C.P.)
- D.E. = DRAINAGE EASEMENT
- U.E. = UTILITY EASEMENT
- L.A.E. = LIMITED ACCESS EASEMENT

0238-302

AREA TABULATION

Tract 1 & Access, Utility and Drainage Easement	1.651 AC.
Tract 2	0.275 AC.
Lots 1 thru 26	5.523 AC.
PLAT TOTAL	7.449 AC.

SUBDIVISION *	
BOOK	PAGE
FLOOD ZONE B	FLOOD MAP *
QUAD *	ZONING RE
SE 100	ZIP CODE
PUD NAME EASTPOINTE	

EASTPOINTE #9A 49/4

4

DRAWING NUMBER
49/4

DRAWING NUMBER

DRAWING NUMBER

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PLAT NO. 12
 EASTPOINTE SUBDIVISION
 PB 41 PGS 168-172

PLAT NO. 9
 EASTPOINTE SUBDIVISION
 PB 41 PGS 11-13

PLAT NO. 8A
 EASTPOINTE SUBDIVISION
 PB 35 PGS 80A

PLAT NO. 12
 EASTPOINTE SUBDIVISION
 PB 41 PGS 168-172

PLAT OF EASTPOINTE BLVD.
 PB 35 PGS 133-134

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 REORDER BY NUMBER 0734R
 RECORDING BY NUMBER 0734R

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