

PLAT NO. 7 EASTPOINTE COUNTRY CLUB

(A PLANNED UNIT DEVELOPMENT)
IN SECTION 27, TOWNSHIP 41 SOUTH, RANGE 42 EAST
PALM BEACH COUNTY, FLORIDA
IN 6 SHEETS SHEET NO. 2

NOTES:

THERE SHALL BE NO BUILDINGS OR STRUCTURES PLACED ON UTILITY EASEMENTS.

THERE SHALL NOT BE ANY TYPE OF CONSTRUCTION OR THE PLANTING OF TREES OR SHRUBS ON DRAINAGE EASEMENTS.

BEARING REFERENCE: SOUTH LINE OF SECTION 27 BEARS NORTH 89°-16'-54" WEST.

IMPROVEMENTS WITHIN THIS PLAT ARE SUBJECT TO THE DECLARATION OF RESTRICTIVE COVENANTS AS FILED IN O.R.B. 2543, PAGE 1230, OFFICIAL RECORDS OF PALM BEACH COUNTY.

BUILDING SETBACKS SHALL BE AS REQUIRED BY PALM BEACH COUNTY ZONING REGULATIONS.

AREA OF LOTS BLOCK 6	= 2.884 ACRES
AREA OF LOTS BLOCK 7	= 8.587
AREA OF LOTS BLOCK 8	= 11.556
AREA OF LOTS BLOCK 9	= 3.420
AREA OF LOTS BLOCK 10	= 4.593
AREA OF LOTS BLOCK 11	= 2.352
AREA OF LOTS BLOCK 12	= 4.896
AREA OF TRACT 1	= 8.519
AREA OF RECREATION AREA	= 2.944
AREA OF DRAINAGE EASEMENTS	= 10.278
AREA OF OPEN SPACES	= 5.016
TOTAL AREA	65.045 ACRES

TOTAL DWELLING UNITS (SINGLE FAMILY) = 112

DENSITY = 1.72 UNITS PER ACRE

■ = PERMANENT REFERENCE MONUMENTS (P.R.M.) NO. 1552

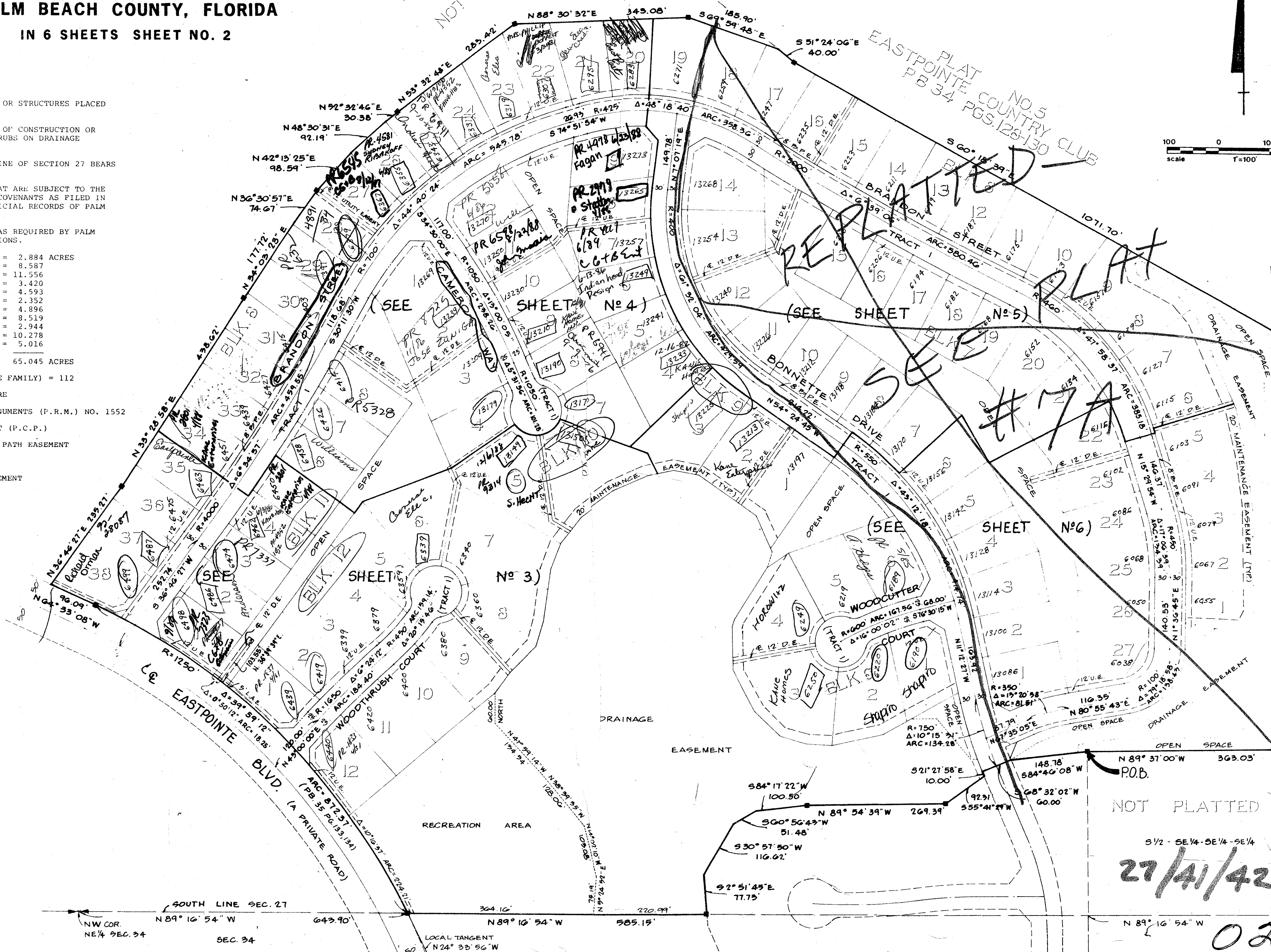
○ = PERMANENT CONTROL POINT (P.C.P.)

B.P.E. = BICYCLE-PEDESTRIAN PATH EASEMENT

D.E. = DRAINAGE EASEMENT

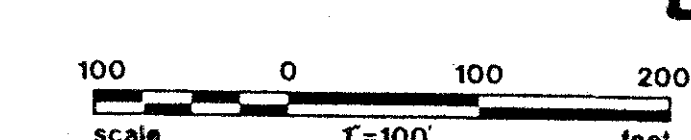
L.A.E. = LIMITED ACCESS EASEMENT

U.E. = UTILITY EASEMENT



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STATE OF FLORIDA
COUNTY OF PALM BEACH
This Plat was filed for record at
this day of _____, 1978.
and duly recorded in Plat Book No.
on page _____
By JOHN B DUNKLE Clerk Circuit Court
D C



EASTPOINTE #7

PLAT NO. 6
EASTPOINTE COUNTRY CLUB

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