

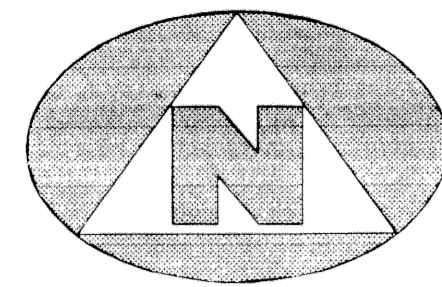
MARCH

1995

SARATOGA AT ROYAL PALM PLAT II

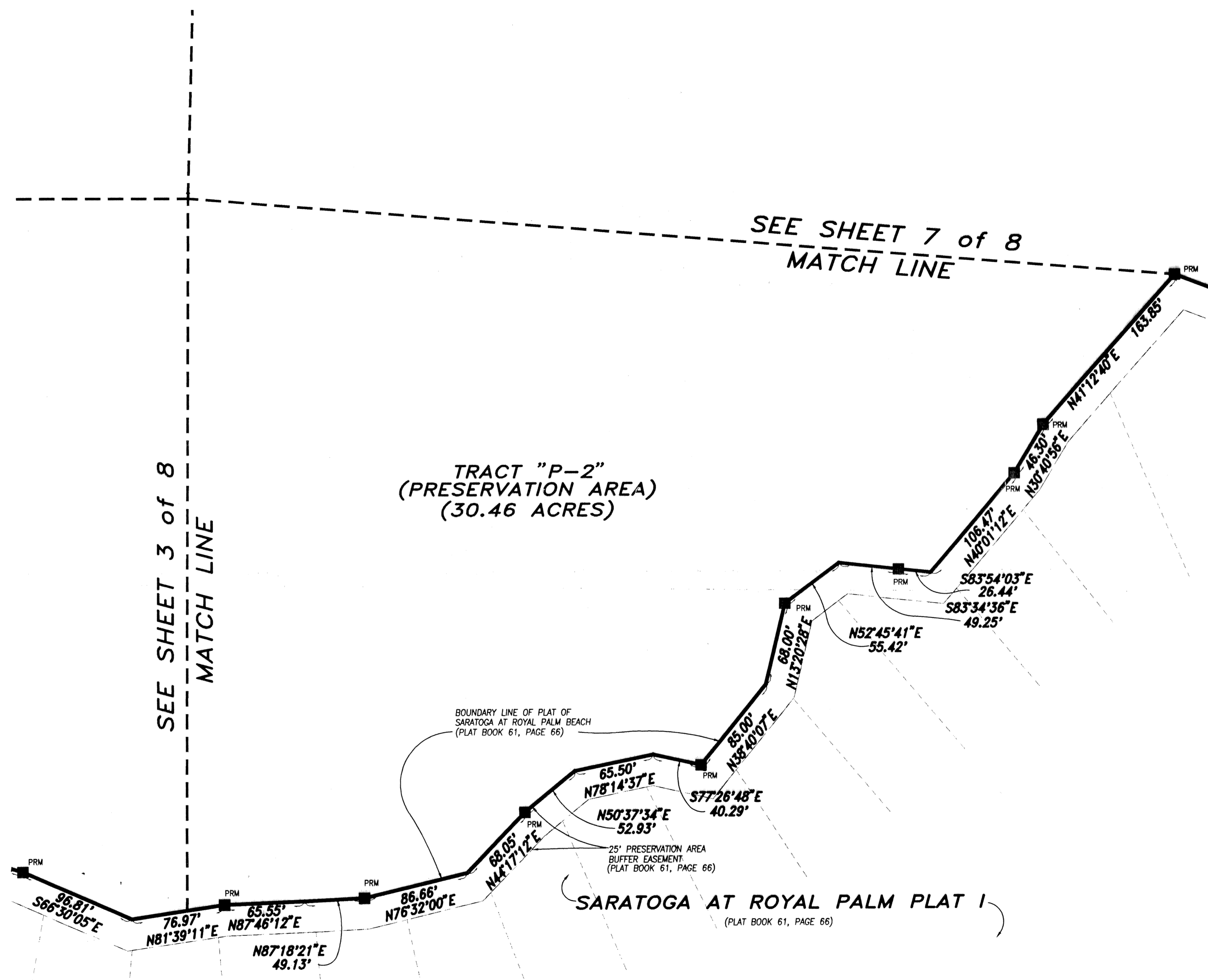
SHEET 8 of 8

154



0 25' 50' 100'
GRAPHIC SCALE
(IN FEET)

(A PART OF ROYAL PALM HOMES P.U.D.)
LYING AND BEING IN SECTION 15, TOWNSHIP 43 SOUTH, RANGE 41 EAST, VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA,
BEING A RE-PLAT OF A PORTION OF HAWTHORN SUBDIVISION, AS RECORDED IN PLAT BOOK 30, PAGE 104, PUBLIC RECORDS, PALM BEACH COUNTY, FLORIDA



SEE SHEET 3 of 8
MATCH LINE

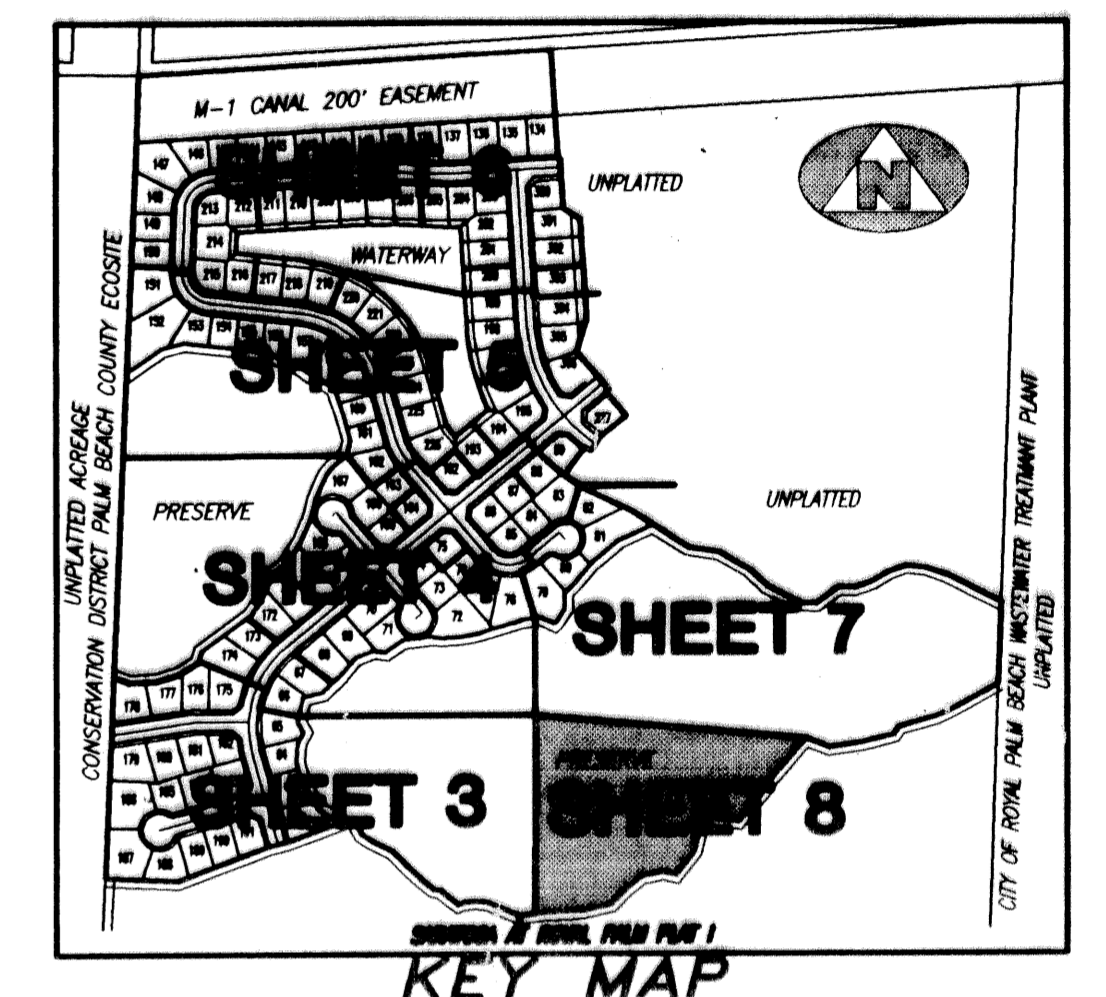
SEE SHEET 7 of 8
MATCH LINE

TRACT "P-2"
(PRESERVATION AREA)
(30.46 ACRES)

BOUNDARY LINE OF PLAT OF
SARATOGA AT ROYAL PALM BEACH
(PLAT BOOK 61, PAGE 66)

SARATOGA AT ROYAL PALM PLAT I
(PLAT BOOK 61, PAGE 66)

25' PRESERVATION AREA
BUFFER EASEMENT
(PLAT BOOK 61, PAGE 66)



SURVEYOR'S NOTE:
A WAIVER OF THE 80 FOOT LOT WIDTH REQUIREMENT AT THE 25 FOOT FRONT SETBACK LINE HAS BEEN APPROVED BY THE VILLAGE OF ROYAL PALM BEACH FOR THE FOLLOWING LOTS SHOWN ON THIS RECORD PLAT:

LOT NUMBER	LOT WIDTH AT 25 FOOT SETBACK
77	62.10'
78	70.58'
82	60.67'
83	68.99'
146	70.58'
147	70.58'
152	70.58'
177	71.80'
178	69.34'
179	65.70'

- SURVEYOR'S NOTES AND LEGEND:
- BEARINGS SHOWN OR STATED HEREON, ARE BASED ON, OR ARE RELATIVE TO AN ASSUMED BEARING OF SOUTH 02°25'19" WEST ALONG THE WEST LINE OF "HAWTHORN SUBDIVISION", PLAT BOOK 30, PAGE 104.
 - IN THOSE INSTANCES WHERE UTILITY/DRAINAGE STRUCTURES ARE CONSTRUCTED IN CONFLICT WITH THE PLATTED CONTROL POINTS (P.C.P.) POSITION, STRADDLERS MONUMENTED AS PERMANENT CONTROL POINTS WILL BE SET TO REFERENCE THE PLATTED P.C.P. POSITION.
 - LINES INTERSECTING CURVES ARE NON RADIAL UNLESS OTHERWISE NOTED.
 - SQ. FT. DENOTES SQUARE FEET
 - C/L DENOTES A CENTERLINE
 - W.M.E. DENOTES WATERWAY MAINTENANCE EASEMENT
 - PRM DENOTES A SET #2424 PERMANENT REFERENCE MONUMENT (P.R.M.)
 - PCP DENOTES A SET #2424 PERMANENT CONTROL POINT (P.C.P.)

This instrument was prepared by Wm. R. Van Campen, R.L.S., in and for the offices of Bench Mark Land Surveying & Mapping, Inc., 4152 West Blue Heron Boulevard, Suite 121, Riviera Beach, Florida

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RECORD PLAT
SARATOGA AT ROYAL PALM
PLAT II

DWN	DJM	FB	DATE 03/01/95	WO.# P15
CKD	FILE P15-A.dwg	SCALE 1" = 50'	SHEET 8 OF 8	

Saratoga at Royal Palm Plat II
SUBDIVISION * Royal Palm Plat II
BOOK 74 PAGE 154
FLOOD MAP *
QUAD *
SE *
PUD NAME V/RP/B