

CRESTWOOD UNIT 3 - PLAT THREE

SITUATE IN SECTION 27, TOWNSHIP 43 SOUTH, RANGE 41 EAST
VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA
NOVEMBER 1995

- SURVEYOR'S NOTES:
- (P.R.M.) INDICATES PERMANENT REFERENCE MONUMENT, "P.L.S. + 2633", UNLESS OTHERWISE NOTED.
 - (P.C.P.) INDICATES PERMANENT CONTROL POINT, "P.L.S. + 2633", UNLESS OTHERWISE NOTED.
 - BEARING BASE: THE EAST BOUNDARY OF THE SOUTHEAST ONE-QUARTER (S.E. 1/4) OF SECTION 27, TOWNSHIP 43 SOUTH, RANGE 41 EAST, IS ASSUMED TO BEAR NORTH 02°02'38" EAST AND ALL OTHER BEARINGS RECITED HEREON ARE RELATIVE THERETO.
 - TERRITORIAL BOUNDARY OF THE VILLAGE OF ROYAL PALM BEACH AS DEFINED BY VILLAGE OF ROYAL PALM BEACH ORDINANCE NO. 468, ADOPTED FEBRUARY 3, 1994.
 - BUILDING SETBACK LINES SHALL BE AS REQUIRED BY THE VILLAGE OF ROYAL PALM BEACH ZONING REGULATIONS.
 - NO BUILDINGS, OR ANY KIND OF CONSTRUCTION, SHALL BE PLACED ON UTILITY OR DRAINAGE EASEMENTS.
 - IN THOSE CASES WHERE EASEMENTS OF DIFFERENT TYPES CROSS OR OTHERWISE COINCIDE, DRAINAGE EASEMENTS SHALL HAVE FIRST PRIORITY, UTILITY EASEMENTS SHALL HAVE SECOND PRIORITY, ACCESS EASEMENTS SHALL HAVE THIRD PRIORITY, AND ALL OTHER EASEMENTS SHALL BE SUBORDINATE TO THESE WITH THEIR PRIORITIES BEING DETERMINED BY USE RIGHTS GRANTED.
 - LANDSCAPING ON UTILITY EASEMENTS SHALL BE ONLY WITH APPROVAL OF ALL UTILITIES OCCUPYING THE SAME.
 - NO STRUCTURES, TREES OR SHRUBS SHALL BE PLACED IN DRAINAGE OR MAINTENANCE EASEMENTS.
 - THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.
 - LOT LINES ARE NON-RADIAL, UNLESS OTHERWISE NOTED.
 - S.F. DENOTES SQUARE FEET.
 - ⊙ DENOTES CENTERLINE.
 - D.E. DENOTES DRAINAGE EASEMENT.
 - U.E. DENOTES UTILITY EASEMENT.
 - R/W DENOTES RIGHT-OF-WAY.
 - ↔ INDICATES LIMITED VEHICULAR ACCESS LINE.

- LIST OF ABBREVIATIONS
- (P.R.M.) INDICATES PERMANENT REFERENCE MONUMENT SET (#2633)
 - (P.C.P.) INDICATES PERMANENT CONTROL POINT SET (#2633)
 - ⊙ CENTERLINE
 - O.R.B. OFFICIAL RECORD BOOK
 - PG. PAGE
 - D.E. DRAINAGE EASEMENT
 - U.E. UTILITY EASEMENT
 - ↔ L.V.A. LIMITED VEHICULAR ACCESS
 - L.M.E. LAKE MAINTENANCE EASEMENT

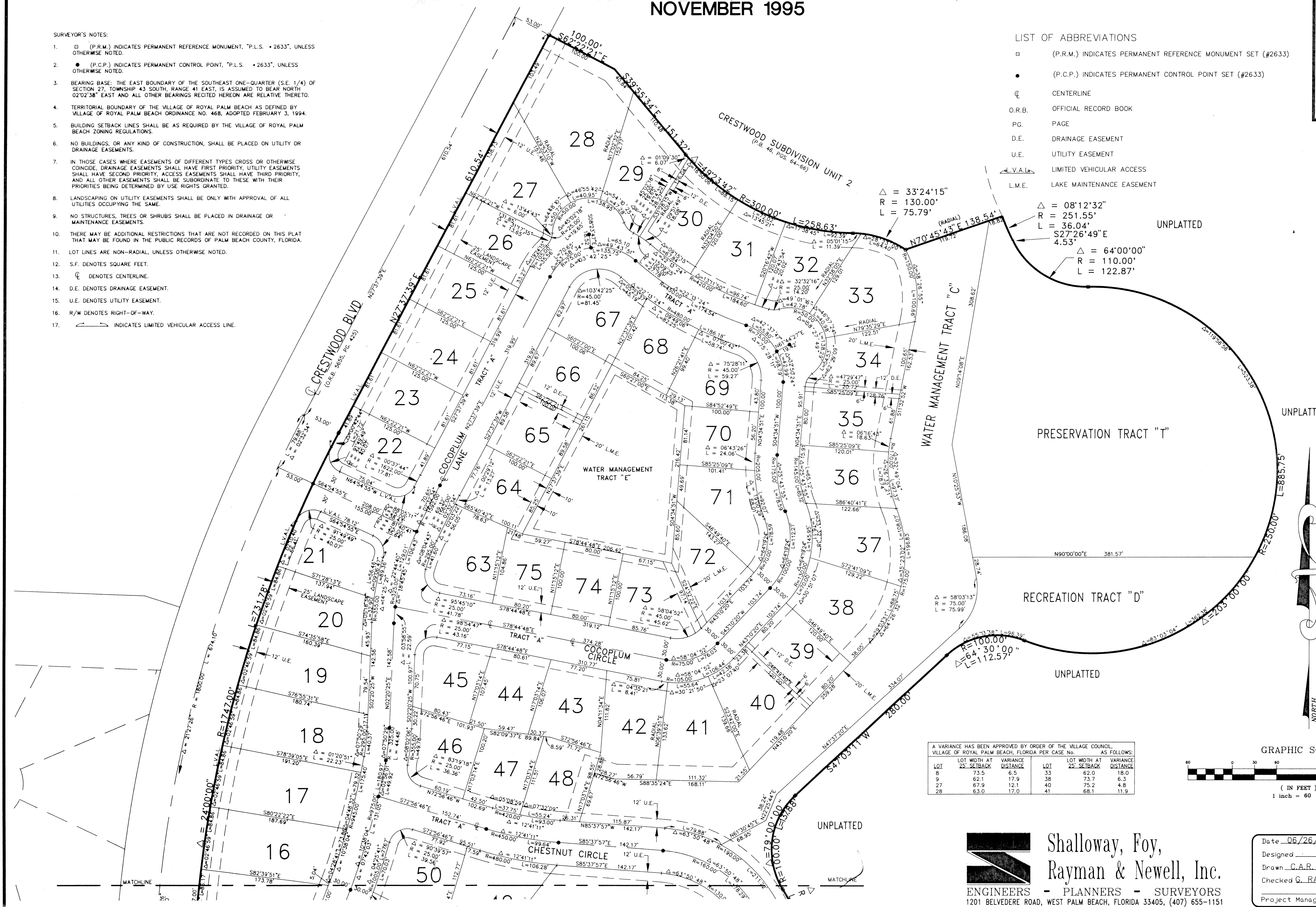
STATE OF FLORIDA }
COUNTY OF PALM BEACH } SS

THIS PLAT WAS FILED FOR RECORD AT _____ DAY OF _____, A.D. 1996 AND DULY RECORDED IN PLAT BOOK _____ AND ON PAGES _____ AND _____.

DOROTHY H. WILKEN, CLERK
CIRCUIT COURT

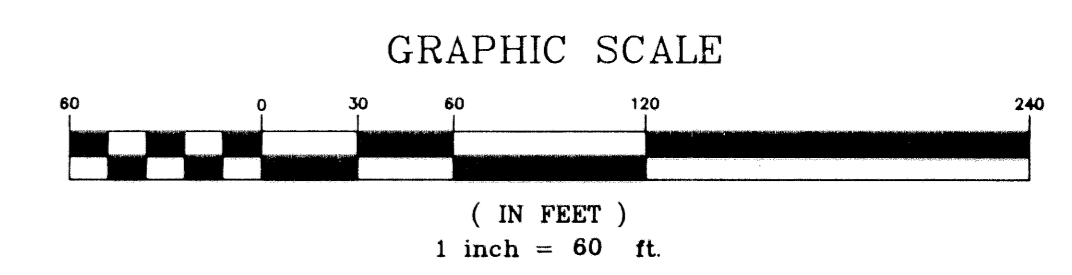
BY: _____ DC

SUBDIVISION *CRESTWOOD*
BOOK 77 PAGE 172
FLOOD ZONE - FLOOD MAP *
QUAD * ZONING -
SE ZIP CODE -
PUD NAME VILLAGE OF ROYAL PALM BEACH TAZ - 884



A VARIANCE HAS BEEN APPROVED BY ORDER OF THE VILLAGE COUNCIL, VILLAGE OF ROYAL PALM BEACH, FLORIDA PER CASE NO. _____ AS FOLLOWS:

LOT	LOT WIDTH AT 25' SETBACK	VARIANCE DISTANCE	LOT	LOT WIDTH AT 25' SETBACK	VARIANCE DISTANCE
8	73.5	6.5	33	62.0	18.0
9	62.1	17.9	38	73.7	6.3
27	67.9	12.1	40	75.2	4.8
28	63.0	17.0	41	68.1	11.9



Shalloway, Foy, Rayman & Newell, Inc.
ENGINEERS - PLANNERS - SURVEYORS
1201 BELVEDERE ROAD, WEST PALM BEACH, FLORIDA 33405, (407) 655-1151

Date 06/26/1995
Designed _____
Drawn C.A.R.
Checked G. RAYMAN
Project Manager _____

Sheet 2/3
JOB NO. 91084C.02