170019223

VILLAGE AT CANDLE STATION PHASE 3 (INSTR. #160015234)

WICKS ROAD VARIABLE WIDTH PRIVATE R/W (INSTR. #150021481)

VILLAGE AT CANDLE STATION PHASE 2 (INSTR. #150021481)

OPEN SPACE No.4

Δ=12°54'43"
R=225.00'
L=50.71'
T=25.46'
C=50.60'
C.B.=N34°49'43"E

PHASE 7 (NOT YET RECORDED)

N/F CROSSWALK CHURCH HOLDINGS LLC 7575 RICHMOND ROAD PARCEL ID#2321100001B ZONED MU

EX. PRICKET ROAD (VARIABLE WIDTH PUBLIC R/W) INSTR. #150021481

N28°22'21"E 635.72'

EX. PRICKET ROAD (VARIABLE WIDTH PUBLIC R/W) INSTR. #140014744

SHEET 3

SHEET 4

LUMINARY DRIVE 50' PRIVATE R/W

SCONCE 24' PRIVATE R/W

164 165 166 167 168 169 170 171 172 173 174 175

163 162 161 160 159 158 157 156 155 154 153 152

MULTI-PURPOSE FIELD OPEN SPACE No.1

N61°37'39"W 398.69'

S61°37'39"E 279.00'

LUMINARY DRIVE (INSTR. #140014744)

PHASE 1 (INSTR. #140014744)

REMAINDER PARCEL D

S28°22'21"W 279.00'

PHASE 1A (INSTR. #150018649)

N61°37'39"W 80.00'

S61°37'39"E 20.00'

86.50'

S28°22'21"W

TEALIGHT 40' PRIVATE R/W

TEALIGHT (INSTR. #150018649)

TEALIGHT (INSTR. #140014744)

N/F REBKEE PARTNERS NORGE LLC C/O MID ATLANTIC MANAGEMENT COMPANY 7537 RICHMOND ROAD PARCEL ID#2321100001F ZONED MI

LIMITS OF WETLANDS

℄ STREAM

SURVEY LINE ONLY (℄ STREAM IS PROPERTY LINE)

S28°22'21"W 50.00'

FUTURE DEVELOPMENT

PHASE 1A (INSTR. #150018649)

LUMINARY DRIVE (INSTR. #150018649)

FUTURE DEVELOPMENT

PARCEL F

N/F CANDLE FACTORY BUILDING, LLC 7521 RICHMOND ROAD PARCEL ID#2321100001C ZONED MI/PUD-C

N/F WHISPER RIDGE LLC 341 FARMVILLE LANE TAX MAP #2320100052 DB 817, PG 703 PB 33, PG 24 ZONED A1

N/F FRANKLIN E. WALMSLEY, JR. AND MICHELLE L. WALMSLEY PARCEL ID #2320100056 168 OLD CHURCH ROAD ZONED R2

N/F EARLEY D. AND IRMA A. THOMPSON PARCEL ID #2320100057 160 OLD CHURCH ROAD ZONED R2

N/F EARLEY D. AND IRMA A. THOMPSON PARCEL ID #2320100058 154 OLD CHURCH ROAD ZONED R2

N/F MELVIN BURNELL HAYNES, JR. PARCEL ID #2320100059 148 OLD CHURCH ROAD ZONED R2

N/F SCOTT W. MOWRY PARCEL ID #2320100060 142 OLD CHURCH ROAD ZONED R2

N/F DANIEL D. AND SHARON E. STEWARD PARCEL ID #2320100062A 138 OLD CHURCH ROAD ZONED R2

N/F POPLAR CREEK, LLC 7505 RICHMOND RD. PARCEL ID#2321100002D ZONED MI

LEGEND

●———	ROD SET
----△----	SURVEY TRAVERSE POINT
----------	PROPERTY LINE
————————	RIGHT-OF-WAY LINE
- - - - - -	EASEMENT
RPA	RESOURCE PROTECTION AREA
N/F	NOW / FORMERLY

4 Large/~~Small~~ Plat(s) Recorded herewith as # 170019223

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on 10-3-2017
at 1:19 ~~AM~~/PM, ~~PB~~ PG
Document # 170019223
MONA A. FOLEY, CLERK
Mona A. Foley, Clerk

Rev.	Date	Description	Revised By
1	7/13/17	REVISED PER JCC COMMENTS	JAG

COMMONWEALTH OF VIRGINIA
PRESTON C. JUDSON
Lic. No. 003130
7/13/17
LAND SURVEYOR

AES CONSULTING ENGINEERS
5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
Phone: (757) 253-0040
Fax: (757) 220-8994
www.aesva.com
Hampton Roads | Central Virginia | Middle Peninsula

REF: JCC S-0015-2017

PLAT OF SUBDIVISION
VILLAGE AT CANDLE STATION
PHASE 4, LOTS 152-175
AND OPEN SPACE #1
FOR: CANDLE DEVELOPMENT, LLC

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts:	JAG/PCJ
Project Number:	W10059-00
Scale: 1"=100'	Date: 05/01/17
Sheet Number	2 of 4

S:\AES\W10059\03-Candle Factory Mixed Use\Dwg Sur\Plats\Subdivision Plat-Phase 4-W10059-Ph 4-lots 152-175.dwg, 7/31/2017 8:44:23 AM, HP Designjet 4000 HP-GL2_R16_PS3