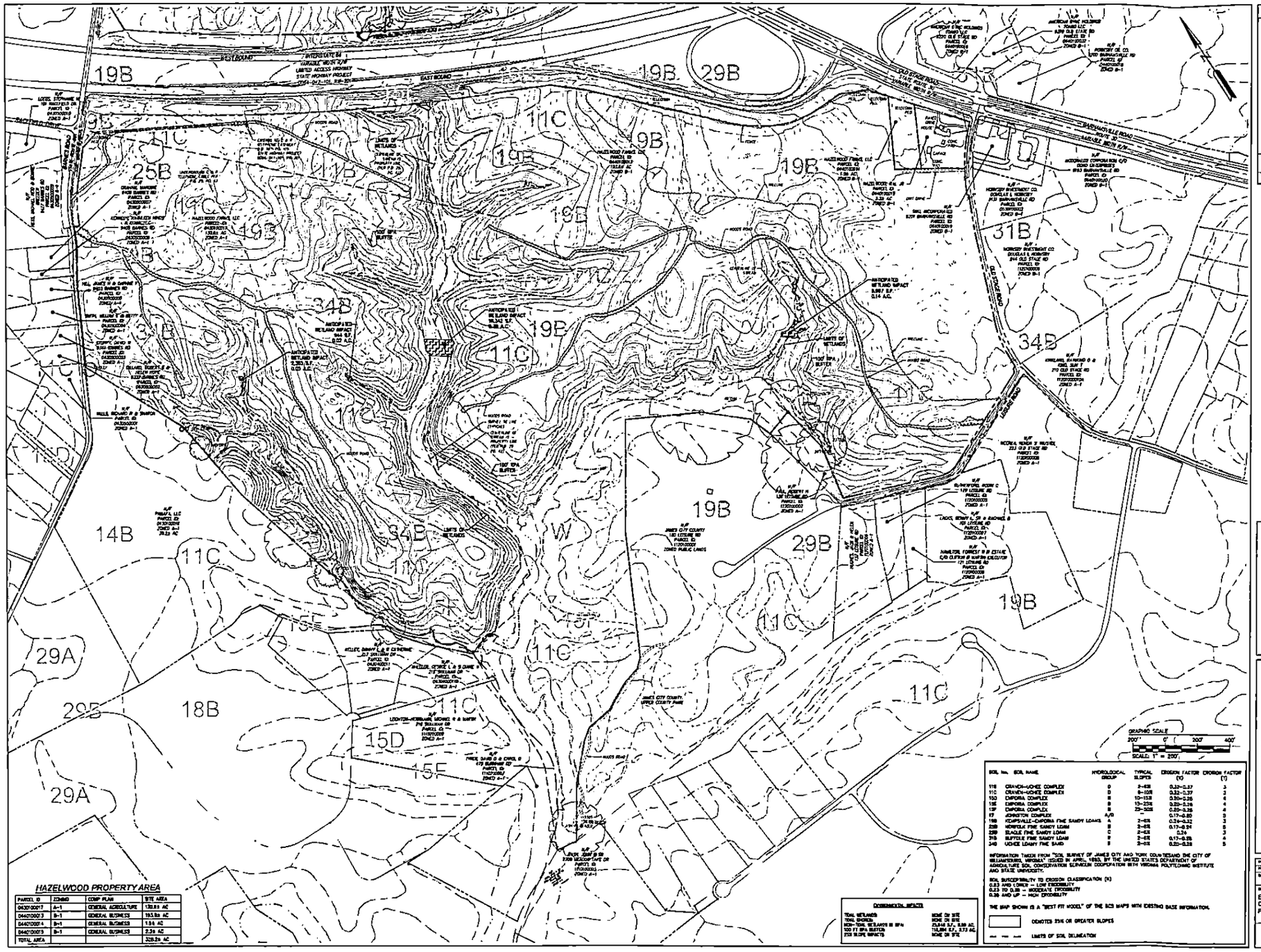

HAZELWOOD PROPERTY AREA

PARCEL ID	ZONING	COMP PLAN	SITE AREA
0430100017	A-1	GENERAL AGRICULTURE	130.8± AC
0440100013	B-1	GENERAL BUSINESS	193.8± AC
0440100014	B-1	GENERAL BUSINESS	1.9± AC
0440100015	B-1	GENERAL BUSINESS	2.3± AC
TOTAL AREA			328.2± AC

SOIL No.	SOIL NAME	HYDROLOGICAL GROUP	TYPICAL SLOPES	EROSION FACTOR (K)	EROSION FACTOR (T)
11B	CRAVEN-UCHEE COMPLEX	D	2-6%	0.32-0.37	3
11C	CRAVEN-UCHEE COMPLEX	D	6-10%	0.32-0.37	3
15D	EMPORIA COMPLEX	B	10-15%	0.20-0.25	4
15E	EMPORIA COMPLEX	B	15-25%	0.20-0.25	4
15F	EMPORIA COMPLEX	B	25-50%	0.20-0.25	4
17	JOHNSTON COMPLEX	A/D		0.17-0.20	5
19B	KEMPSVILLE-EMPORIA FINE SANDY LOAMS	A	2-6%	0.24-0.32	3
25B	NORFOLK FINE SANDY LOAM	B	2-6%	0.17-0.24	5
29B	SLAGLE FINE SANDY LOAM	C	2-6%	0.24	3
31B	BUFFALO FINE SANDY LOAM	B	2-6%	0.17-0.28	4
34B	UCHEE LOAMY FINE SAND	B	2-6%	0.20-0.28	5

INFORMATION TAKEN FROM "SOIL SURVEY OF JAMES CITY AND YORK COUNTIES AND THE CITY OF WILLIAMSBURG, VIRGINIA" ISSUED IN APRIL, 1985, BY THE UNITED STATES DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE IN COOPERATION WITH VIRGINIA POLYTECHNIC INSTITUTE AND STATE UNIVERSITY.

SOIL SUSCEPTIBILITY TO EROSION CLASSIFICATION (K)
0.03 AND LOWER – LOW ERODIBILITY
0.23 TO 0.38 – MODERATE ERODIBILITY
0.38 AND UP – HIGH ERODIBILITY

THE MAP SHOWN IS A "BEST FIT MODEL" OF THE SCS MAPS WITH EXISTING BASE INFORMATION.

DENOTES 25% OR GREATER SLOPES

LIMITS OF SOIL DELINEATION

DIVERSION IMPACTS	
TOTAL WETLANDS	NONE ON SITE
TOTAL SHORES	NONE ON SITE
NON-TOTAL WETLANDS IN BPA	23,848 S.F., 0.80 AC.
100 FT BPA BUFFER	115,884 S.F., 2.73 AC.
250 SLOPE IMPACTS	NONE ON SITE

AES CONSULTING ENGINEERS

MASTER PLAN FOR
REZONING OF ENTERPRISE CENTER
AT
HAZELWOOD FARMS

Project Number: 1113254F
Scale: 1"=200'
Date: 07/10
Sheet Title: EXISTING CONDITIONS PLAN
Sheet Number: MP-2