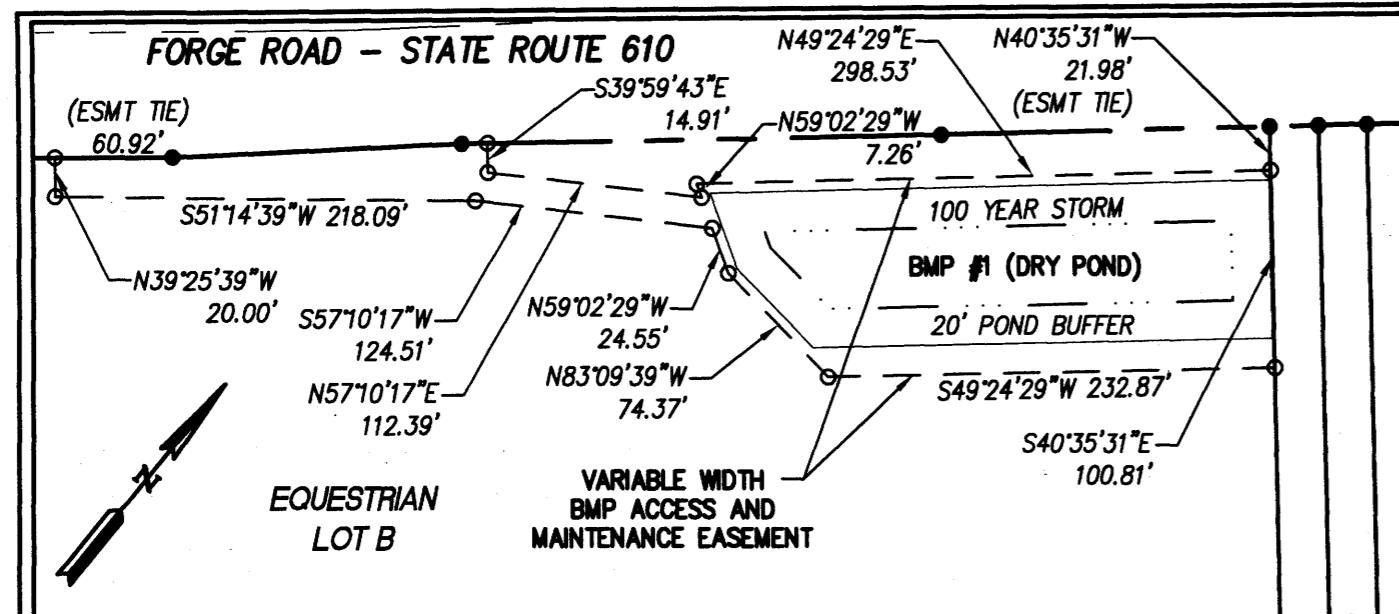
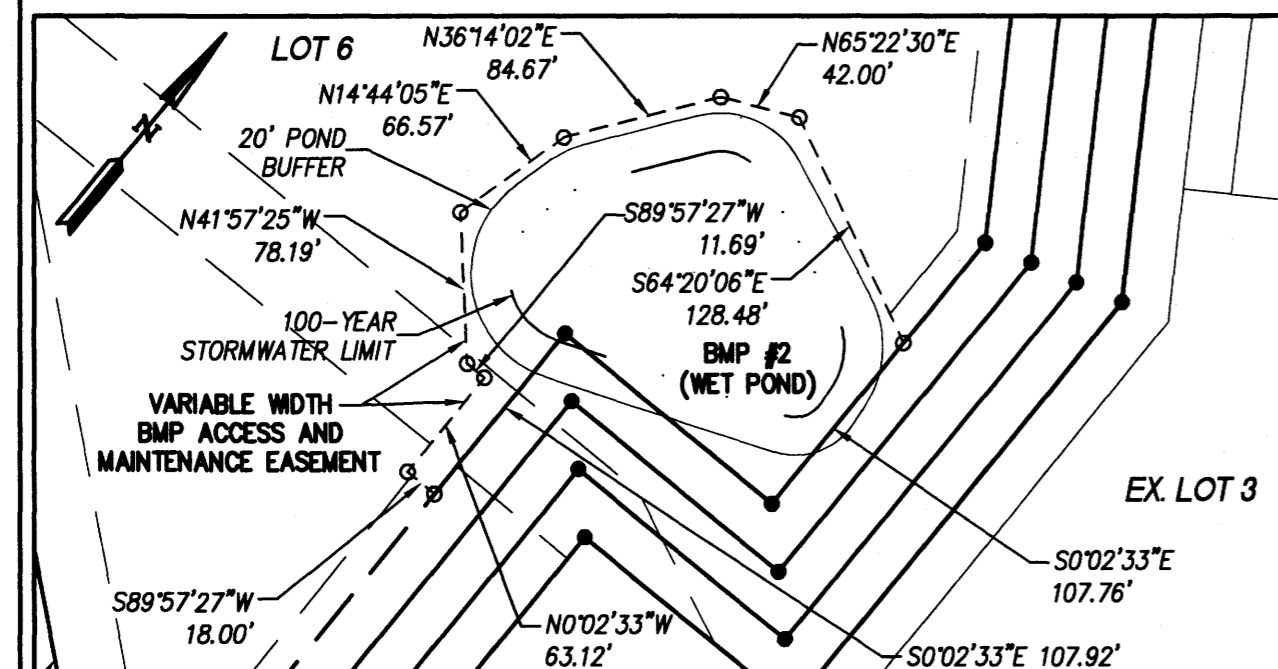


210012972



DETAIL "A"
SCALE: 1"=100'



DETAIL "B"
SCALE: 1"=100'

LINE	BEARING	LENGTH
L1	N18°29'12"W	117.39'
L2	N35°29'06"W	156.90'
L3	N40°30'02"W	351.03'
L4	N49°37'28"E	281.95'
L5	N53°07'10"E	119.78'
L6	N50°34'21"E	122.24'
L7	N48°03'42"E	150.31'
L8	N49°24'29"E	271.48'
L9	N49°24'29"E	171.48'
L10	N49°24'29"E	25.00'
L11	N49°24'29"E	25.00'
L12	N49°24'29"E	25.00'
L13	N49°24'29"E	25.00'
L14	S40°35'31"E	708.01'
L15	S32°57'17"E	861.68'
L16	S0°02'33"E	239.60'

LINE	BEARING	LENGTH
L17	N89°57'27"E	139.13'
L18	N0°02'33"W	715.09'
L19	S45°05'13"W	151.72'
L20	S40°35'31"E	706.34'
L21	S32°57'17"E	852.62'
L22	S0°02'33"E	207.22'
L23	N89°57'27"E	139.13'
L24	N0°02'33"W	729.70'
L25	S40°35'31"E	704.67'
L26	S32°57'17"E	843.57'
L27	S0°02'33"E	174.83'
L28	N89°57'27"E	139.13'
L29	N0°02'33"W	381.28'
L30	S40°35'31"E	703.00'
L31	S32°57'17"E	218.48'

CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	1°06'10"	21553.63'	414.84'	207.43'	414.84'	N50°10'33"E
C2	0°37'49"	22656.60'	249.23'	124.62'	249.23'	N49°43'23"E

J.C.C. COORDINATES
N 3665882.887
E 11967966.488

3690± TO THE INTERSECTION
OF LAKEVIEW DRIVE

N/F
STEPHEN C. CLEMENT (TRUSTEE)
2477 FORGE ROAD
PARCEL ID 1140100008
DOC. NO. 010010755

50' NNW EASEMENT
D.B. 590, PG. 474
(30' AND PARALLEL
TEMPORARY CONSTRUCTION
EASEMENT)

100' RPA
PER COUNTY GIS
(TYP.)

APPROXIMATE LOCATION
200' VEP CO R/W
D.B. 142, PG. 379
(VDOT PROJECT
0610-047-148-M-501
NOT FIELD VERIFIED)

APPROXIMATE LOCATION
50' NNW EASEMENT
D.B. 36, PG. 295
D.B. 142, PG. 375

N/F
CITY OF
NEWPORT NEWS
WATERWORKS
PARCEL ID 2120100001
D.B. 134, PG. 794
PB 29, PG. 21

LIMITS OF WETLANDS
(TAKEN FROM J.C.C. GIS)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

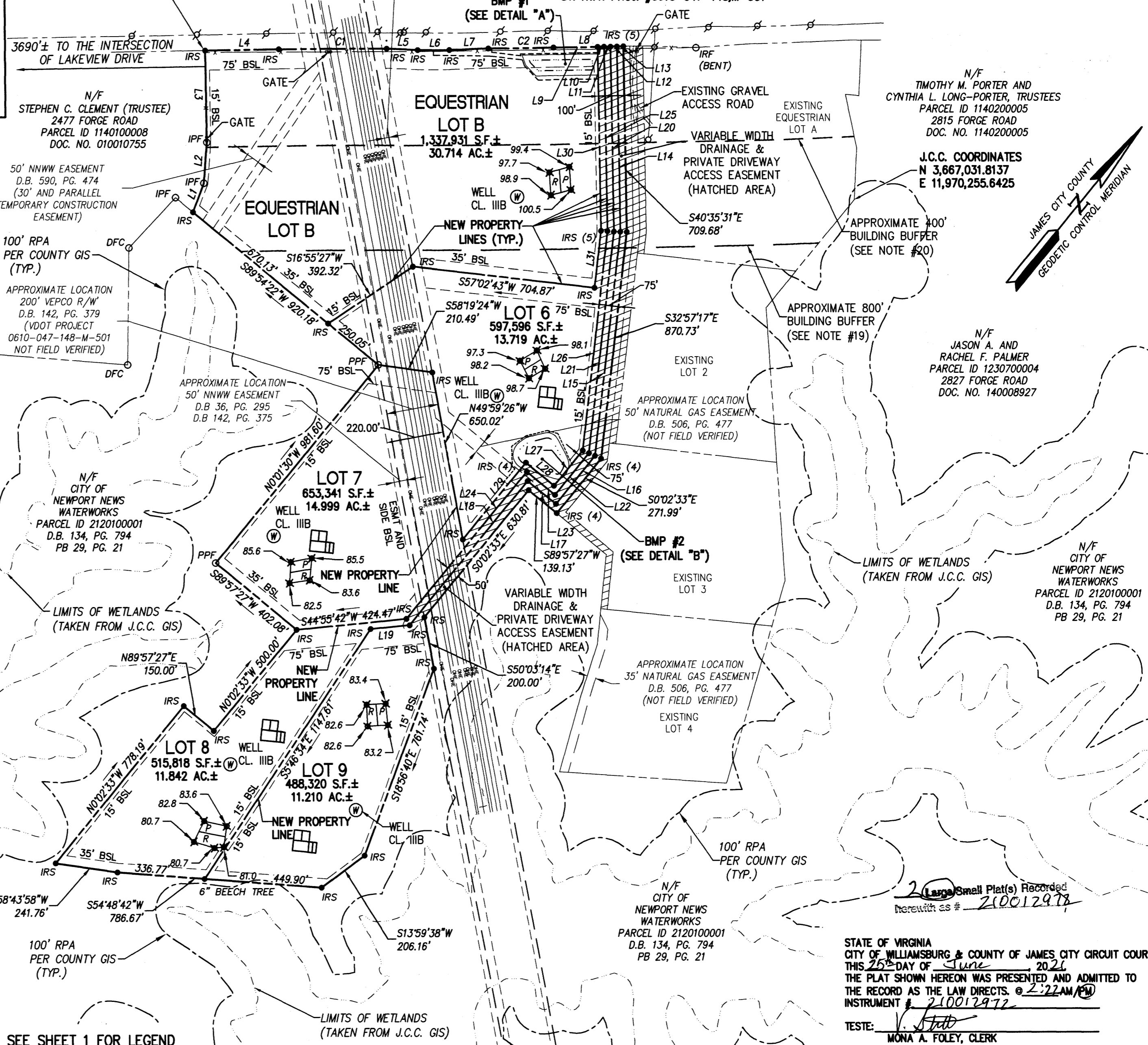
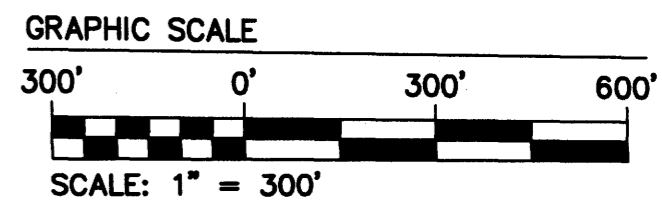
100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

100' RPA
PER COUNTY GIS
(TYP.)

APPROXIMATE LOCATION
CITY OF NEWPORT NEWS
RAW WATERLINE
D.B. 78, PG. 395
(NOT FIELD VERIFIED)

FORGE ROAD - STATE ROUTE #610
(VARIABLE R/W - MIN. WIDTH 60')
ST. HWY. PROJ. #0610-047-148-M-501

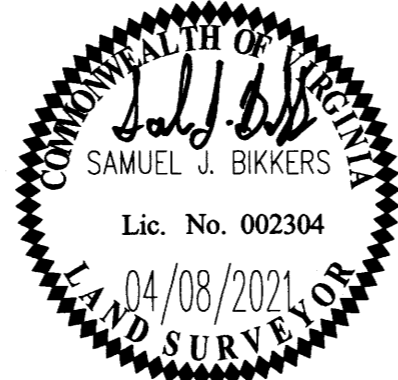


NOTE: SEE SHEET 1 FOR LEGEND

STATE OF VIRGINIA
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT.
THIS 25th DAY OF June 2021
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO
THE RECORD AS THE LAW DIRECTS. @ 2:22AM PM
INSTRUMENT # 210012972
TESTE: *[Signature]*
MONA A. FOLEY, CLERK

S:\JOB\1037202 - Birch Meadows Forge Road\Survey\Plat\Plat\210012972.DWG: 5/20/2021 1:07:58 PM: Ben Bickers

Rev.	Date	Description	Revised By
7	08/18/2020	REVISED PER COUNTY COMMENT	PET
6	07/28/2020	REVISED PER COUNTY COMMENT	JFS
5	06/09/2020	REVISED TITLE OF PLAT PER OWNERS COMMENT AND COUNTY APPROVAL	JFS
4	06/05/2020	REVISED BMP'S PER COUNTY COMMENTS	JFS
3	06/01/2020	REVISED PLAT PER COUNTY COMMENTS DATED MAY 4, 2020 AND MAY 12, 2020	JFS
2	05/15/2020	REVISED PER ATTORNEY COMMENTS	JFS
1	3/10/2020	REVISED PER COUNTY COMMENTS DATED FEBRUARY 3, 2020	JFS



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

WILLOW POND ESTATES PHASE II
PLAT #2
PLAT OF SUBDIVISION OF REMAINDER "A"
FORGE ROAD
CONTAINING 82.484 ACRES±
OWNED BY: FORGE ROAD LLC
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: SJB/JFS
Project Number: W10372-03
Scale: 1" = 300'
Date: 12/16/19
Sheet Number
2 of 2