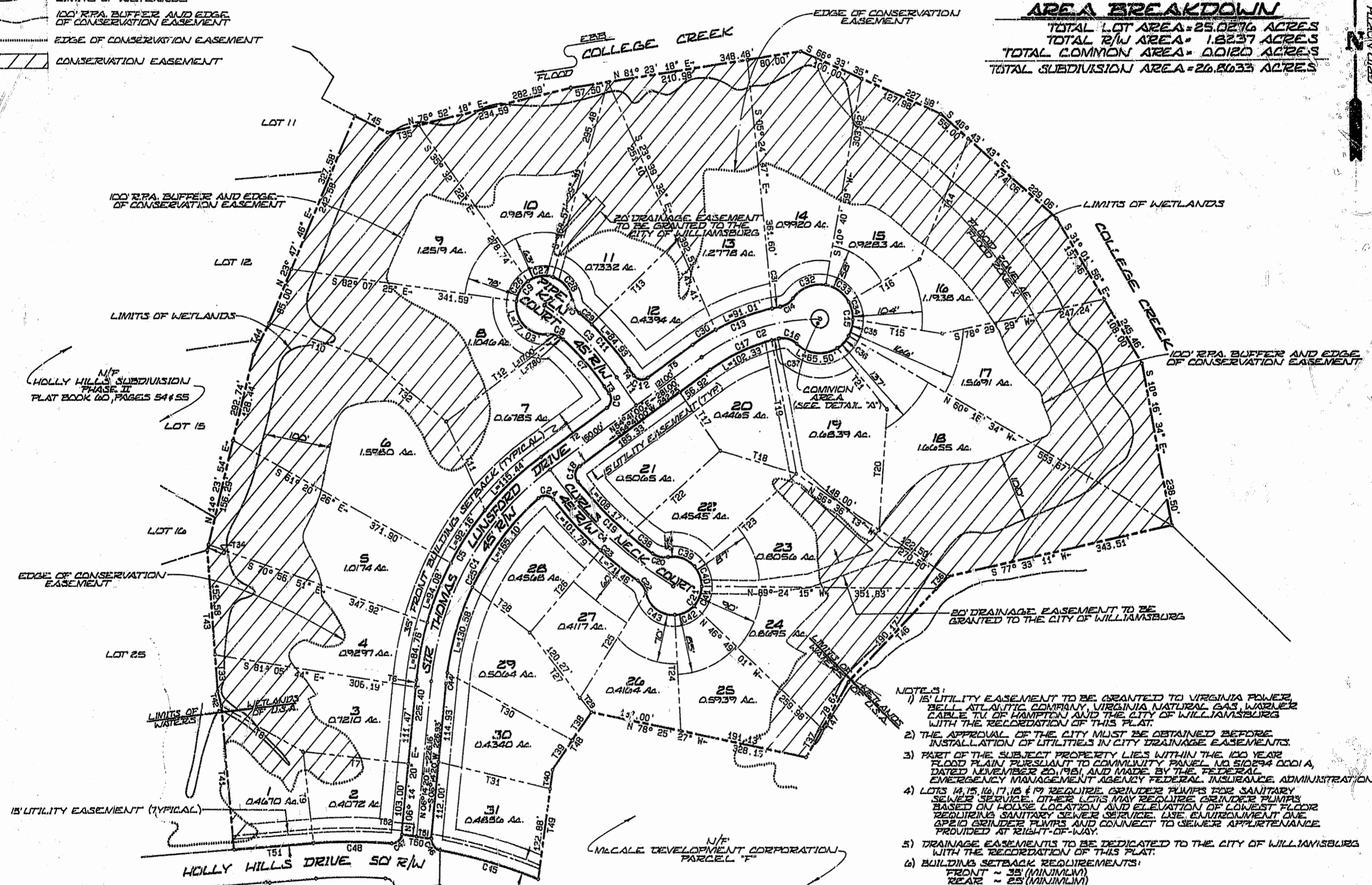


- EASEMENT LEGEND**
- DRAINAGE EASEMENT
 - UTILITY EASEMENT
 - BUILDING SETBACK
 - LIMITS OF WETLANDS
 - 100' R.P.A. BUFFER AND EDGE OF CONSERVATION EASEMENT
 - EDGE OF CONSERVATION EASEMENT
 - CONSERVATION EASEMENT

AREA BREAKDOWN
 TOTAL LOT AREA = 25.0276 ACRES
 TOTAL R/W AREA = 1.8237 ACRES
 TOTAL COMMON AREA = 0.0120 ACRES
 TOTAL SUBDIVISION AREA = 26.8633 ACRES



- NOTES:**
- 1) 15' UTILITY EASEMENT TO BE GRANTED TO VIRGINIA POWER, BELL ATLANTIC COMPANY, VIRGINIA NATURAL GAS, WARNER CABLE TV OF HAMPTON AND THE CITY OF WILLIAMSBURG WITH THE RECORDATION OF THIS PLAT.
 - 2) THE APPROVAL OF THE CITY MUST BE OBTAINED BEFORE INSTALLATION OF UTILITIES IN CITY DRAINAGE EASEMENTS.
 - 3) PART OF THE SUBJECT PROPERTY LIES WITHIN THE 100 YEAR FLOOD PLAIN PURSUANT TO COMMUNITY PANEL NO. 510294 0001 A, DATED NOVEMBER 20, 1981, AND MADE BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION.
 - 4) LOTS 14, 15, 16, 17, 18 & 19 REQUIRE GRINDER PUMPS FOR SANITARY SEWER SERVICE. OTHER LOTS MAY REQUIRE GRINDER PUMPS BASED ON HOUSE LOCATION AND ELEVATION OF LOWEST FLOOR REQUIRING SANITARY SEWER SERVICE. USE ENVIRONMENT ONE (E1) OR GRINDER PUMPS AND CONNECT TO SEWER APPURTENANCE PROVIDED AT RIGHT OF WAY.
 - 5) DRAINAGE EASEMENTS TO BE DEDICATED TO THE CITY OF WILLIAMSBURG WITH THE RECORDATION OF THIS PLAT.
 - 6) BUILDING SETBACK REQUIREMENTS:
 FRONT ~ 35' (MINIMUM)
 REAR ~ 25' (MINIMUM)
 SIDE ~ 15' (MINIMUM)

PLAT OF
HOLLY HILLS
 PHASE III
 BEING A SUBDIVISION OF PROPERTY OF
McCALE DEVELOPMENT CORPORATION
 CITY OF WILLIAMSBURG, VIRGINIA
 DATE: MAY 30, 1996
 SHEET 2 OF 2 SCALE: 1"=100'

PREPARED BY
LANGLEY & McDONALD, P.C.
 ENGINEERS, PLANNERS, SURVEYORS
 LANDSCAPE ARCHITECTS & ENVIRONMENTAL CONSULTANTS
 VIRGINIA BEACH - WILLIAMSBURG, VA.

Recorded *2nd* day of October 1996
 O.B. No. *181*
Walter Steward

N/P
 HOLLY HILLS SUBDIVISION
 PHASE III
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