

THE VILLAGES AT WESTMINSTER

PHASE V, SECTION II

BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

DATE: MARCH 23, 2000 SCALE: 1"=100'

N/F
WARHILL
ASSOCIATES, L.L.C.
DB 809 & PG 636

N/F
WARHILL
ASSOCIATES, L.L.C.
DB 809 & PG 636

MATCH LINE SEE
SHEET 2 FOR CONTINUATION

LIMITS OF
WETLANDS

NATURAL OPEN SPACE EASEMENT
DEDICATED TO THE COUNTY OF
JAMES CITY, VIRGINIA (10.375 ACRES)

PHASE III
PB 70 & PG 64-67

WARHILL
ASSOCIATES, L.L.C.
DB 809 & PG 636

EXISTING MAINTENANCE
EASEMENT
P 70 & PGS 64-67

EXISTING JAMES CITY COUNTY
NATURAL OPEN SPACE EASEMENT
(6.700 ACRES)

50' PERMANENT VIRGINIA NATURAL GAS EASEMENT
(6.794 ACRES)

EXISTING JAMES CITY COUNTY
NATURAL OPEN SPACE EASEMENT
(6.794 ACRES)

PHASE V, SECTION I
PB 77 & PGS 47-50

2380 SF VARIABLE WIDTH
PRIVATE INGRESS/EGRESS
EASEMENT FOR LOT
342 DRIVEWAY

EXISTING JCSA UTILITY
EASEMENT LOCATED IN
R/W TO BE VACATED
WITH RECORDATION
OF THIS PLAT

20' USA/NN
WATERLINE EASEMENT
DB 34 PG 295

30' CITY OF NEWPORT NEWS
WATERLINE EASEMENT
DB 198 PG 1

200' VEPCO R/W
DB 33 PG 228, DB 46 PG 391
DB 79 PG 77
NN WATERLINE EASEMENT
WITHIN VEPCO R/W
DB 83 PG 126, DB 82 PG 112

NATURAL OPEN SPACE EASEMENT
DEDICATED TO THE COUNTY OF
JAMES CITY, VIRGINIA (0.415 ACRES)

N/F
WARHILL
ASSOCIATES, L.L.C.
DB 809 & PG 636

N/F
B.S. SCOTT, III
DB 153 PG 79
PB 32 PG 21
TAX MAP (32-4), PARCEL (1-107)

PROPERTY LINE IS APPROX. CL
OF STANDING WATER AS ESTABLISHED
BY PB 65 & PG 16

FOR SETBACK PURPOSES, ON ALL CORNER LOTS, THE SHORTER
OF THE TWO SIDES SHALL BE CONSIDERED THE FRONT.

SETBACKS:
FRONT 50' FROM CENTERLINE OF ROAD
SIDE 5'
REAR 5'



Rickmond Engineering, Inc.

1643-C Merrimac Trail
Williamsburg VA 23185
(757)229-1776

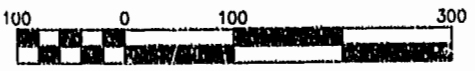
Civil Engineering
Environmental Engineering
Land Surveying

PLAT RECORDED IN
P.B. NO. 78 PAGE 65-68

SHEET 3 OF 4
98161P52.DWG

Williamsburg/James City County
9:11 AM
Recorded 15 day of Oct 2000
DOCUMENT # 000017027
Betsy B. Woolridge, Clerk

N/F
G.C.R., INC.
PB 73 & PGS 62-63



Scale 1" = 100 ft

BETSY B. WOOLRIDGE, CLERK OF CIRCUIT COURT