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#02029397

NEW KENT COUNTY

N/F CHARLES D. COATS D.B. 337, PG. 502 T.M. (5-1)(1-1)

N/F EDITH BELL HAZELWOOD W.B. 4, PG. 13 W.B. 20, PG. 702 T.M. (4-2)(1-14)

PORTION OF PARCEL A
STONEHOUSE DEVELOPMENT COMPANY LLC
T. M. (4-4) (1-24)
DOCUMENT #99-0026872
(D.B. 778, PG. 810)
(P.B. 63, PG. 89-97)
(P.B. 66, PG. 80)
83.21 ACRES ± OR
3,624,630 S. F.

PROPERTY LINE IS ALONG CENTERLINE OF WARE CREEK

APPROXIMATE LIMITS OF 100' RPA BUFFER

50' PERIMETER BUFFER (FROM PROPERTY LINE)

APPROXIMATE LIMITS OF RPA WETLANDS AS DELINEATED BY LANDMARK DESIGN GROUP

SURVEY TIE-LINE (PROPERTY LINE IS ALONG CENTERLINE OF WARE CREEK) P.B. 66, PG. 80

LIMITS OF 100-YEAR WATER SURFACE P.B. 70, PG. 90

VARIABLE WIDTH DRAINAGE ACCESS AND MAINTENANCE EASEMENT P.B. 70, PG. 90

EX. CONSERVATION EASEMENT P.B. 67, PG. 45-49 P.B. 82, PG. 90-91

LIMITS OF WETLANDS AS DELINEATED BY LANDMARK DESIGN GROUP

APPROXIMATE LIMITS OF 100-YEAR WATER SURFACE ELEVATION

50' BUFFER FROM THE R. OF THE TRADITIONS GOLF CLUB AT STONEHOUSE LLC

BMP MAINTENANCE AND ACCESS EASEMENT P.B. 78, PG. 30 & 31

TEMPORARY JCSA UTILITY EASEMENT P.B. 78, PG. 30 & 31

TEMPORARY INGRESS/EGRESS EASEMENT P.B. 78, PG. 30 & 31

N/F THE TRADITIONS GOLF CLUB AT STONEHOUSE LLC DOCUMENT #010010551 (P.B. 66, PG. 80)

SECTION IV-C LAUREL RIDGE PHASE 2 P.B. 70, PG. 90-93

SECTION V-B BENT TREE PHASE 1 P.B. 78, PG. 30 & 31

SECTION V-B BENT TREE PHASE 3 P.B. 83, PG. 42

SECTION V-B BENT TREE PHASE 3 P.B. 83, PG. 42

RIDGE DR. LONG WOOD DR. SAPLING DR. WINDY BRANCH DR. SPLITWOOD ROAD

CA-17 CA-19 CA-40 CA-39 CA-42 CA 41 LS

NEW KENT COUNTY

VICINITY MAP
SCALE: 1" = 1000'

VIRGINIA STATE PLAIN COORDINATE SYSTEM (SOUTH ZONE "NAD" 83)

GRAPHIC SCALE
200' 0' 200' 400'
SCALE: 1" = 200'

BOUNDARY LINE TABLE

LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH
L1	N65°27'29"E	69.76'	L45	S40°25'19"W	31.29'
L2	S51°45'49"E	62.59'	L46	S16°51'19"E	23.99'
L3	N88°43'30"E	31.76'	L47	S80°28'46"E	111.34'
L4	N48°01'23"E	55.07'	L48	S66°57'32"E	146.58'
L5	N80°32'59"E	87.20'	L49	S50°51'02"E	245.04'
L6	N59°01'25"E	56.12'	L50	S58°01'24"E	46.30'
L7	N43°52'14"E	30.68'	L51	S69°14'26"E	130.90'
L8	S75°13'44"E	30.26'	L52	S23°18'36"E	43.59'
L9	N78°36'33"E	57.14'	L53	S53°14'58"W	105.89'
L10	S51°05'54"E	57.57'	L54	S37°56'23"W	89.90'
L11	S17°08'54"E	52.67'	L55	S55°47'04"W	154.56'
L12	S04°02'15"W	65.50'	L56	S54°39'00"W	137.27'
L13	S24°47'37"E	55.38'	L57	S70°03'23"W	58.97'
L14	S88°10'03"E	30.25'	L58	S64°58'40"W	90.99'
L15	S33°47'47"E	35.45'	L59	N66°56'11"W	50.16'
L16	S57°41'12"E	33.24'	L60	S38°21'11"W	53.02'
L17	S19°58'01"E	75.89'	L61	N56°26'56"W	116.29'
L18	S58°52'08"E	98.54'	L62	N80°32'58"W	20.25'
L19	S33°58'33"E	54.51'	L63	N86°45'01"W	18.81'
L20	S61°05'51"E	73.99'	L64	N87°54'24"W	93.39'
L21	S27°23'20"E	39.51'	L65	S68°36'24"W	74.78'
L22	S50°01'12"E	30.34'	L66	S83°23'02"W	53.23'
L23	S25°08'24"E	23.66'	L67	S12°45'04"E	61.10'
L24	S47°28'30"E	84.05'	L68	S24°16'48"E	168.43'
L25	S08°20'27"W	77.84'	L69	N27°45'04"W	103.55'
L26	S12°09'35"E	48.09'	L70	S42°47'16"E	28.92'
L27	S54°03'49"E	54.00'	L71	N29°40'54"W	132.80'
L28	S54°09'28"E	36.42'	L72	N09°03'53"W	69.50'
L29	S30°50'08"E	44.45'	L73	N74°28'24"W	65.25'
L30	S73°33'34"E	18.97'	L74	N43°52'16"W	29.52'
L31	N73°25'03"E	24.47'	L75	N09°01'44"E	60.98'
L32	S85°41'15"E	34.97'	L76	N55°05'32"W	63.15'
L33	N50°50'13"E	29.53'	L77	N00°39'05"E	56.05'
L34	S81°45'50"E	35.36'	L78	N40°04'55"W	167.91'
L35	S67°23'29"E	39.90'	L79	N40°21'59"W	137.81'
L36	S85°40'25"E	61.08'	L80	N49°34'59"W	136.86'
L37	S47°34'49"E	57.38'	L81	N33°09'49"W	491.05'
L38	S57°48'47"E	53.42'	L82	N11°18'07"W	80.18'
L39	S37°47'01"E	61.04'	L83	N88°45'46"E	82.00'
L40	S75°37'26"E	44.76'	L84	N29°14'14"W	110.00'
L41	S48°18'22"E	40.97'	L85	N04°44'14"W	148.00'
L42	S81°29'40"E	33.97'	L86	N24°34'07"W	124.10'
L43	S43°06'49"E	61.31'	L87	N24°57'46"E	94.30'
L44	S13°38'13"W	18.11'			

CONSULTING ENGINEERS
5248 Olde Towne Road, Suite 1
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(757) 253-0040
Fax (757) 220-8994

PLAT OF SURVEY
A PARCEL CONTAINING 83.21 ACRES ±
BEING A PORTION OF PARCEL "A" OWNED BY
STONEHOUSE DEVELOPMENT COMPANY LLC

STONEHOUSE

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

COMMONWEALTH OF VIRGINIA
11/22/02
G.T. WILSON, JR.
CERTIFICATE No. 1183
REGISTERED LAND SURVEYOR

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on 9 Dec. 2002
at 12:28 AM/PM. PB. 88 PG. 79
DOCUMENT # 020029397
BETSY B. WOOLRIDGE, CLERK
Clerk

No.	DATE	REVISION / COMMENT / NOTE	BY
1	12/4/02	REVISED TO SHOW 50' BUFFER	VMB

Designed	Drawn
VMB	AWT
Scale	Date
1"=200'	11/22/02
Project No.	
908B	
Drawing No.	
1 OF 1	

12.03.02-14:45 90880p01.dwg AWT