

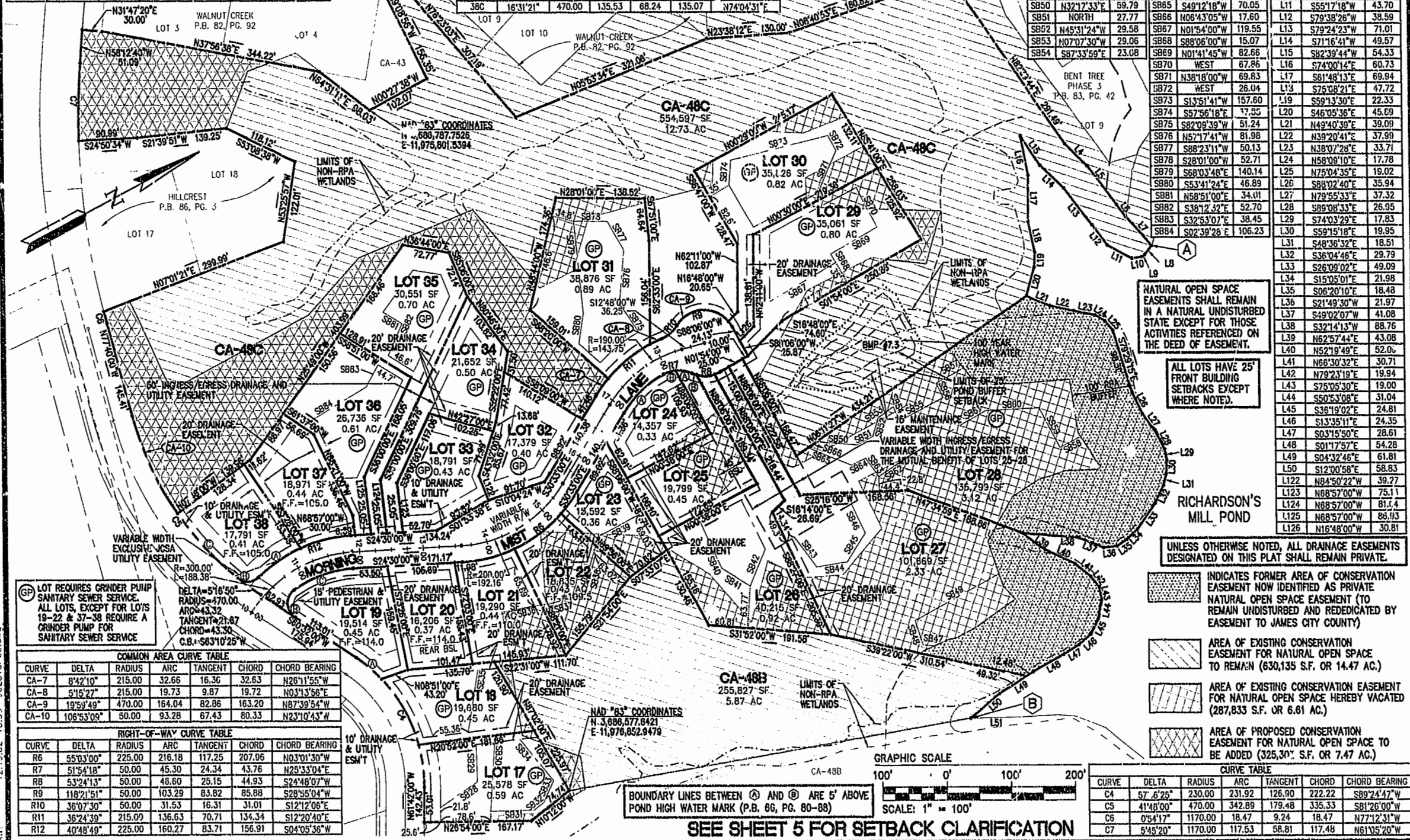
LOT NO.	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
17	16'07"56"	230.00	84.78	32.00	64.55	N69°45'58"W
18	28°53'18"	230.00	115.97	59.24	114.74	S87°43'26"W
19A	12°45'11"	230.00	51.19	25.70	51.09	S66°54'10"W
19B	111°30'37"	25.00	48.66	36.72	41.33	S63°42'42"E
19C	32°27'23"	175.00	99.13	59.94	97.81	S08°16'18"W
21	21°24'17"	225.00	84.06	42.52	83.57	N13°47'51"E
22	23°12'22"	225.00	91.13	46.20	90.51	N08°30'28"W
23	10°26'21"	225.00	40.89	20.55	40.94	N25°19'49"W
24A	30°08'55"	165.00	86.82	44.44	85.82	N15°28'33"W
24B	22°26'13"	50.00	19.58	9.92	19.46	N10°49'02"E

LOT NO.	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
25A	29°28'05"	50.00	25.72	13.15	25.43	N36°46'11"E
25B	8°58'36"	50.00	7.83	3.92	7.83	N47°00'55"E
26	32°53'24"	50.00	28.70	14.76	28.31	N26°04'55"E
27	11°32'13"	50.00	10.07	5.05	10.05	N03°52'07"E
30	11°28'42"	50.00	10.02	5.03	10.00	N82°21'39"E
31	22°27'02"	215.00	84.24	42.67	83.71	S10°37'19"E
32	41°4'21"	175.00	12.95	6.48	12.94	N28°25'50"W
37	20°47'56"	225.00	81.68	41.29	81.23	S14°06'02"W
38A	20°00'53"	225.00	78.60	39.70	78.20	S08°18'22"E
38B	82°07'39"	25.00	35.83	21.78	32.84	N24°45'01"E
38C	18°31'21"	470.00	135.53	68.24	135.07	N74°04'31"E

LINE	BEARING	LENGTH
SB28	N06°34'17"W	64.93
SB29	N63°50'44"W	56.14
SB30	S58°33'36"E	104.47
SB31	N26°10'38"E	68.00
SB32	N10°12'00"W	18.50
SB33	N37°45'41"W	36.65

LINE	BEARING	LENGTH
SB40	S87°35'19"E	77.77
SB41	N58°50'42"E	52.10
SB42	N39°26'45"W	60.54
SB43	N79°47'01"E	59.09
SB44	N18°31'43"E	47.95
SB45	N29°00'53"W	52.82
SB46	N89°23'30"W	49.01
SB47	S32°54'20"W	17.60
SB48	N81°33'19"W	38.61
SB49	N4°14'33"W	149.59
SB50	N32°17'33"E	59.79
SB51	NORTH	27.77
SB52	N45°31'24"W	29.58
SB53	N07°07'30"W	29.06
SB54	S87°33'59"E	23.08

LINE	BEARING	LENGTH
L1	N53°03'22"W	33.72
L2	N74°31'04"W	33.84
L3	N40°07'52"E	98.41
L4	N71°16'41"E	46.14
L5	N79°24'24"E	74.77
L6	N79°38'26"E	22.62
L7	N75°10'08"E	59.70
L8	S23°42'23"E	18.28
L9	S03°59'14"E	5.73
L10	S18°55'54"W	15.10
L11	S55°17'18"W	43.70
L12	S79°38'28"W	38.59
L13	S79°24'23"W	71.01
L14	S71°16'41"W	49.57
L15	S82°39'44"W	54.33
L16	S74°00'14"E	60.73
L17	S61°48'13"E	69.94
L18	S75°58'21"E	47.72
L19	S59°13'30"E	22.33
L20	S46°05'36"E	45.69
L21	N49°40'39"E	39.00
L22	N39°20'41"E	37.90
L23	N38°01'28"E	33.71
L24	N58°09'10"E	17.78
L25	N75°04'35"E	19.02
L26	N85°02'40"E	35.94
L27	N79°55'33"E	37.32
L28	S89°03'33"E	26.95
L29	S74°03'29"E	17.83
L30	S59°15'18"E	19.95
L31	S48°36'32"E	18.51
L32	S36°04'46"E	29.79
L33	S26°09'02"E	49.09
L34	S15°05'01"E	21.98
L35	S06°20'10"E	18.48
L36	S21°49'30"W	21.97
L37	S49°02'07"W	41.08
L38	S32°14'13"W	88.76
L39	N62°57'44"E	43.08
L40	N52°19'49"E	52.05
L41	N66°30'32"E	30.71
L42	N79°23'19"E	19.94
L43	S75°05'30"E	19.00
L44	S50°33'08"E	31.04
L45	S36°19'02"E	24.81
L46	S13°35'11"E	24.35
L47	S03°15'50"E	28.61
L48	S01°17'57"E	54.28
L49	S04°32'46"E	61.81
L50	S12°00'58"E	58.83
L122	N84°50'22"W	39.77
L123	N88°57'00"W	75.11
L124	N88°57'00"W	81.44
L125	N68°57'00"W	86.03
L126	N16°48'00"W	30.81



LOT REQUIRES GRINDER PUMP SANITARY SEWER SERVICE. ALL LOTS, EXCEPT FOR LOTS 19-22 & 37-38 REQUIRE A GRINDER PUMP FOR SANITARY SEWER SERVICE

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
CA-7	8°42'10"	215.00	32.66	16.36	32.63	N26°11'55"W
CA-8	5°15'27"	215.00	19.73	9.87	19.72	N03°13'56"E
CA-9	19°59'49"	470.00	164.04	82.86	163.20	N87°39'54"W
CA-10	106°53'09"	50.00	93.28	67.43	80.33	N23°10'43"W

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
R6	55°03'00"	225.00	216.18	117.25	207.06	N03°01'30"W
R7	51°54'18"	50.00	45.30	24.34	43.76	N25°33'04"E
R8	53°24'13"	50.00	48.60	25.15	44.93	S24°48'07"W
R9	118°21'51"	50.00	103.29	83.82	85.88	S28°55'04"W
R10	36°07'30"	50.00	31.53	16.31	31.01	S12°12'08"E
R11	36°24'39"	215.00	136.63	70.71	134.34	S12°20'40"E
R12	40°48'49"	225.00	160.27	83.71	156.91	S04°05'36"W

NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.

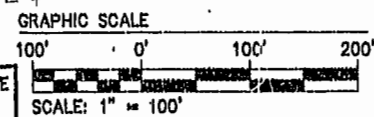
ALL LOTS HAVE 25' FRONT BUILDING SETBACKS EXCEPT WHERE NOTED.

UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.

- INDICATES FORMER AREA OF CONSERVATION EASEMENT NOW IDENTIFIED AS PRIVATE NATURAL OPEN SPACE EASEMENT (TO REMAIN UNDISTURBED AND REDEDICATED BY EASEMENT TO JAMES CITY COUNTY)
- AREA OF EXISTING CONSERVATION EASEMENT FOR NATURAL OPEN SPACE TO REMAIN (630,135 S.F. OR 14.47 AC.)
- AREA OF EXISTING CONSERVATION EASEMENT FOR NATURAL OPEN SPACE HEREBY VACATED (287,833 S.F. OR 6.61 AC.)
- AREA OF PROPOSED CONSERVATION EASEMENT FOR NATURAL OPEN SPACE TO BE ADDED (325,302 S.F. OR 7.47 AC.)

BOUNDARY LINES BETWEEN (A) AND (B) ARE 5' ABOVE POND HIGH WATER MARK (P.B. 66, PG. 80-88)

SEE SHEET 5 FOR SETBACK CLARIFICATION



CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C4	57°6'25"	230.00	231.92	126.90	222.22	S89°24'42"W
C5	41°48'00"	470.00	342.89	179.48	335.33	S81°26'00"W
C6	0°54'17"	1170.00	18.47	9.24	18.47	N77°12'31"W
C7	5°45'20"	1170.00	117.53	58.81	117.48	N61°05'20"W



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040 Fax (757) 220-8994

PLAT OF SUBDIVISION
SECTION VI-A 'RICHARDSON'S MILL' SECTION 2
AT STONEHOUSE
FOR
STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
STONEHOUSE
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA



City of Williamsburg & County of James City	Circuit Court: This PLAT was recorded on	
	23 January 2007	
	at 11:37 AM/PM PG. 26-33	
	DOCUMENT # 030002234	
	BETSY B. WOOLRIDGE, CLERK	
	Dep. Clerk	
2 12/10/02	REVISED BUILDING SETBACKS	VMB
1 11/15/02	REVISED PER JCC COMMENT LETTER DATED 11/5/02	VMB
No. DATE	REVISION / COMMENT / NOTE	BY

Designed	Drawn
VMB/RDS	AWT
Scale	Date
1"=100'	10/1/02
Project No.	9028-13
Drawing No.	3 OF 5