

110008250

CERTIFICATION OF SOURCE OF TITLE: WILLIAMSBURG DEVELOPERS, LLC
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY NEW TOWN ASSOCIATES, LLC A VIRGINIA LIMITED LIABILITY COMPANY TO WILLIAMSBURG DEVELOPERS, LLC A VIRGINIA LIMITED LIABILITY COMPANY BY DEED DATED OCTOBER 19, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS DOC.# 040026894.

OWNER'S CERTIFICATION

THE SUBDIVISION SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

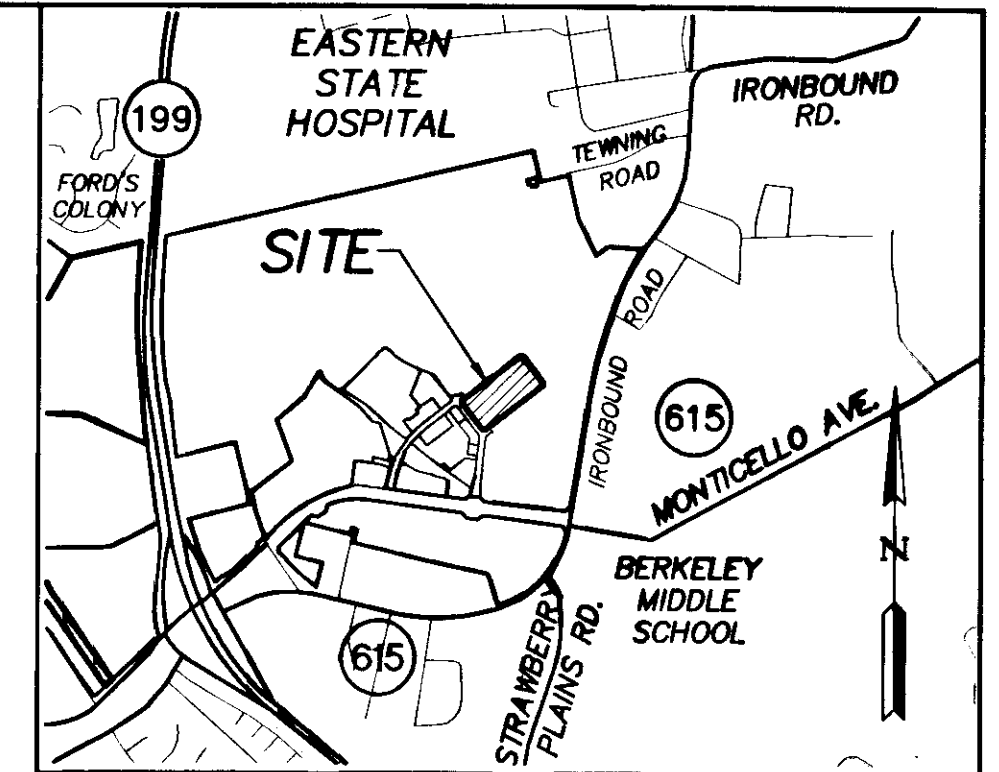
By: Joseph R. Bocanowski
 DATE: 9/30/10
 PRINTED NAME AND TITLE: Joseph R. Bocanowski, Member

CERTIFICATION OF SOURCE OF TITLE: NEW TOWN COMMERCIAL ASSOCIATION
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY NEW TOWN ASSOCIATES, LLC A VIRGINIA LIMITED LIABILITY COMPANY TO NEW TOWN COMMERCIAL ASSOCIATION, A VIRGINIA NON-STOCK CORPORATION BY DEED DATED NOVEMBER 15, 2007 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS DOC.# 070031768.

OWNER'S CERTIFICATION

THE SUBDIVISION SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

By: Lawrence Salzman
 DATE: 10/7/10
 PRINTED NAME AND TITLE: Lawrence Salzman, President



VICINITY MAP
 SCALE 1"=2000'

CERTIFICATE OF NOTARIZATION:

COMMONWEALTH OF VIRGINIA - STATE OF CONNECTICUT
 CITY/COUNTY OF Hartford

I, Jana Dignam A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME ARE SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.

GIVEN UNTO MY HAND THIS 30th DAY OF September, 20 10
Jana Dignam
 NOTARY PUBLIC SIGNATURE

MY COMMISSION EXPIRES: 12/31/10
 NOTARY REGISTRATION NUMBER: _____

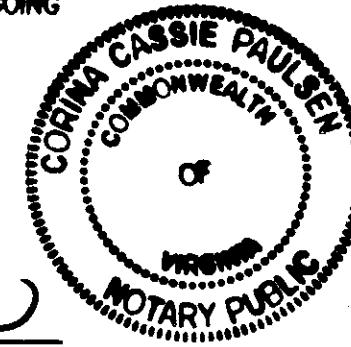
CERTIFICATE OF NOTARIZATION:

COMMONWEALTH OF VIRGINIA
 CITY/COUNTY OF James City

I, Corina Paulsen A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME ARE SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.

GIVEN UNTO MY HAND THIS 7th DAY OF October, 20 10
Corina Cassie Paulsen
 NOTARY PUBLIC SIGNATURE

MY COMMISSION EXPIRES: 7-31-2012
 NOTARY REGISTRATION NUMBER: 7199694



GENERAL NOTES

- ALL UTILITIES SHALL BE INSTALLED UNDERGROUND.
- UNLESS OTHERWISE NOTED ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- NEW MONUMENTS SHALL BE SET PER THE REQUIREMENTS FOUND IN SECTION 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- PROPERTY IS IN FLOOD ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON COMMUNITY PANEL #510201 0140 C, DATED 8/28/2007 OF THE FLOOD INSURANCE RATE MAPS FOR JAMES CITY COUNTY, VIRGINIA.
- PROPERTIES ARE ALL OF TAX ID NUMBERS 3822400002 AND 3822400005. THE PROPERTY ADDRESS FOR 3822400002 IS 5100 CENTER STREET, WILLIAMSBURG, VA. THE PROPERTY ADDRESS FOR 3822400005 IS 4935 COURTHOUSE STREET, WILLIAMSBURG, VA.
- PROPERTY IS CURRENTLY ZONED "MU"-MIXED USE WITH PROFFERS.
- LOTS TO BE SERVED BY PUBLIC WATER AND SEWER.
- ALL EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
- THE SETBACK REQUIREMENTS ARE DESCRIBED IN THE PROFFERS FOR THE PROPERTY.
- THIS PLAT WAS REVIEWED BY THE NEW TOWN DESIGN REVIEW BOARD ON AUGUST 18, 2010 IN ACCORDANCE WITH THE NEW TOWN PROFFERS.

AREA TABULATION

BLOCK 6 & 7, PARCEL 'A'

OLD AREA	136,987 SF	3.144 AC.
AREA ADDED TO PARCEL 'A'	720 SF	0.017 AC.
TOTAL NEW AREA PARCEL 'A'	137,687 SF	3.161 AC.

BLOCK 6 & 7, PARCEL 'B' SUB-PARCELS:

A-1	15,186 SF	0.349 AC.
B-1	54,552 SF	1.252 AC.
B-2	12,494 SF	0.287 AC.
B-3	24,139 SF	0.554 AC.
B-4	14,965 SF	0.344 AC.
B-5	10,878 SF	0.250 AC.
TOTAL	132,214 SF	3.035 AC.

BLOCK 6 & 7, PARCEL 'B'

OLD AREA	132,934 SF	3.052 AC.
AREA SUBTRACTED FROM PARCEL 'A'	720 SF	0.017 AC.
TOTAL NEW AREA PARCEL 'B'	132,214 SF	3.035 AC.

2 Large/Small Plat(s) Recorded herewith as # 110008250

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

Thomas C. Sublett 8/5/2010
 THOMAS C. SUBLETT, L.S. #1886 DATE

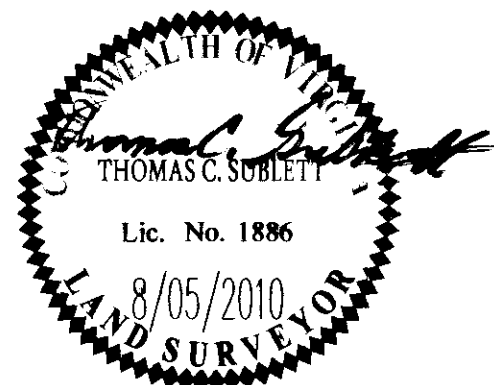
CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

Christy J. Jones 10/20/10
 SUBDIVISION AGENT/OF THE COUNTY OF JAMES CITY DATE

STATE OF VIRGINIA
 CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 14 DAY OF April, 2010
 THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 12:44 AM/PM
 INSTRUMENT # 110008250
 TESTE: Betsy B. Woolridge
 BETSY B. WOOLRIDGE, CLERK
 By Claudia H. Birkholz, Dep. Clerk

Rev.	Date	Description	Revised By
1	9/2/10	REVISED PER COUNTY COMMENTS	JFS



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

PLAT OF SUBDIVISION AND BOUNDARY LINE ADJUSTMENT
 BEING PARCELS 'A' AND 'B'
 OF BLOCK 6 AND BLOCK 7
 NEW TOWN
 OWNED BY NEW TOWN COMMERCIAL ASSOCIATION
 AND WILLIAMSBURG DEVELOPERS, LLC
 BERKELEY DISTRICT COUNTY OF JAMES CITY VIRGINIA

Project Contacts:	REC/TCS
Project Number:	6632-21-11
Scale:	Date:
1"=50'	8/5/2010
Sheet Number	
1 OF 2	