

SEE SHEET 3 FOR NATURAL OPEN SPACE EASEMENTS #15 AND #16

NOTE: BMP 2-1 SHALL BE CERTIFIED BY A PROFESSIONAL ENGINEER PRIOR TO COMMENCING CONSTRUCTION ON LOTS 190-195 AND CA-4A, TO THE SATISFACTION OF THE DIRECTOR OF ENGINEERING AND RESOURCE PROTECTION.

HATCHED AREA INDICATES UNDISTURBED NATURAL OPEN SPACE EASEMENT #15 DEDICATED TO THE COUNTY OF JAMES CITY

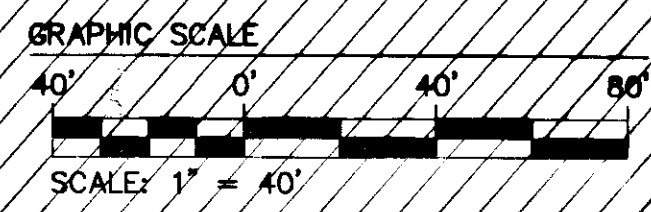
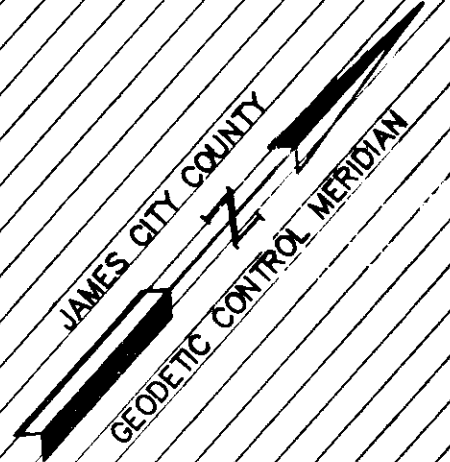
VAR. WIDTH DRAINAGE EASEMENT INSTR. #110010664

BMP 2-1 INSTR. #110010664

SIGN FOR NATURAL OPEN SPACE EASEMENT (TYP)

NATURAL OPEN SPACE EASEMENT #15 (SEE SHEET 3 FOR AREA)

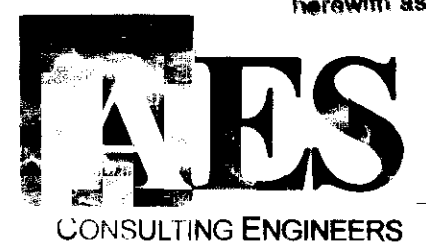
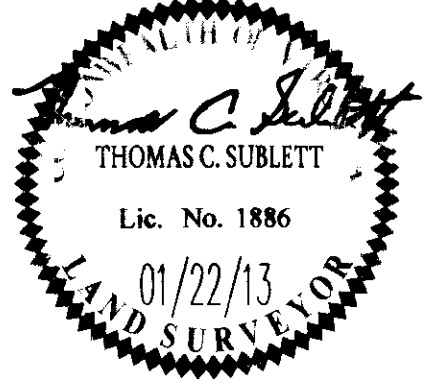
NON-RPA WETLANDS



LOT CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	90°00'00"	25.00'	39.27'	25.00'	35.36'	S3°50'23"W
C2	54°32'31"	25.00'	23.80'	12.89'	22.91'	S21°34'08"W
C3	22°20'19"	67.00'	26.12'	13.23'	25.96'	N9°50'14"E
C4	22°18'46"	67.00'	26.09'	13.21'	25.93'	N12°29'18"W
C5	17°30'55"	67.00'	20.48'	10.32'	20.40'	N32°24'09"W
C6	6°27'47"	279.00'	31.47'	15.75'	31.45'	S37°55'43"E

1	01/22/13	REVISED PER COUNTY COMMENTS	HWP
Rev.	Date	Description	Revised By

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 17 April 2013
 at 11:05 AM/PM, PG. _____
 Document # 130010299
 BETSY B. WOOLRIDGE, CLERK
 Dep. Clerk



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Hampton Roads | Central Virginia | Middle Peninsula

PLAT OF SUBDIVISION
THE SETTLEMENT AT POWHATAN CREEK
 PHASE II
 LOTS 173-182, 190-195 &
 CA-4, CA-4A AND CA-5
 BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: TCS
 Project Number: 9254-08
 Scale: 1"=40'
 Date: 12/20/12
 Sheet Number
2 of 4