

160012218

OWNER'S CERTIFICATION

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

7/5/16 DATE NAME Amber M. Turner

CERTIFICATE OF NOTARIZATION:

COMMONWEALTH OF VIRGINIA CITY/COUNTY OF James City

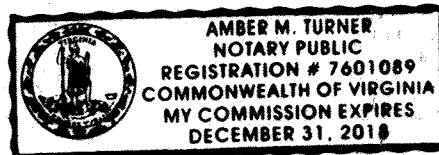
I, Amber M. Turner A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.

GIVEN UNTO MY HAND THIS 5th DAY OF July, 2016.

Amber M. Turner NOTARY PUBLIC SIGNATURE

MY COMMISSION EXPIRES: 12/31/2018

NOTARY REGISTRATION NUMBER: 7601089



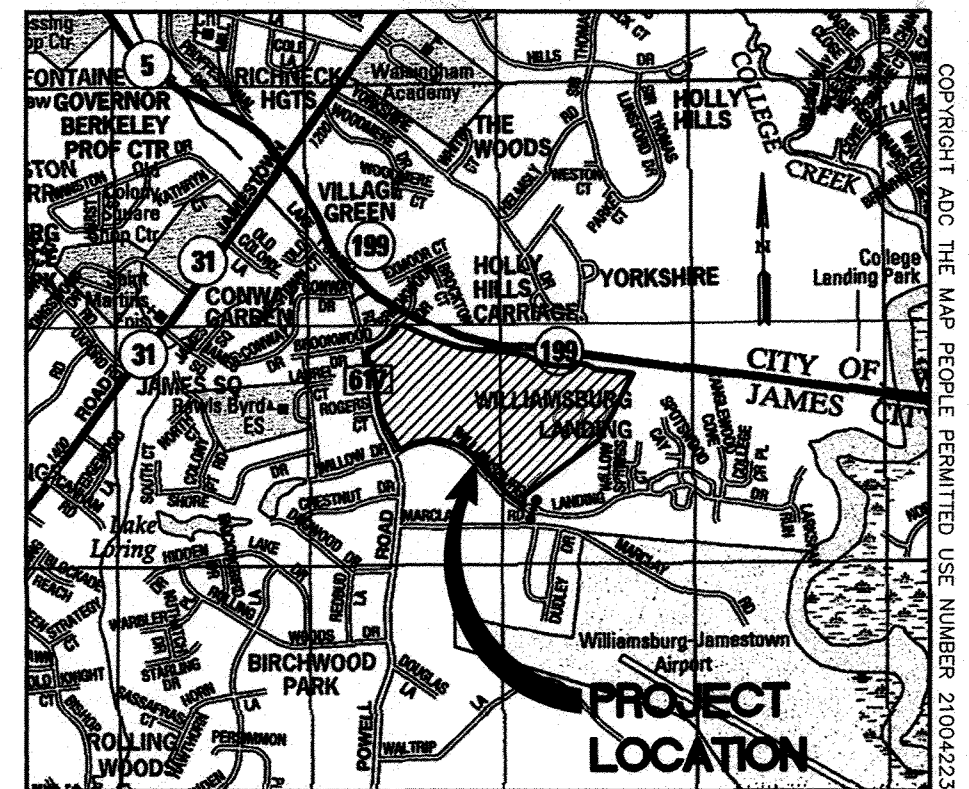
CERTIFICATE OF APPROVAL

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

7/6/16 DATE M. DeKorrell AGENT FOR JAMES CITY SERVICE AUTHORITY

GENERAL NOTES

- 1. PROPERTY IS ZONED MULTIFAMILY RESIDENTIAL, R-5, (WITH PROFFERS) (Z-0002-2008)(SUP-0018-2008).
2. THIS PLAT IS BASED UPON RECORD AND OTHER AVAILABLE INFORMATION AND DOES NOT REPRESENT A CURRENT FIELD BOUNDARY SURVEY.
3. PROPERTY SHOWN HEREON IS A PORTION OF TAX MAP PARCEL NO. 4820100003, 5560 WILLIAMSBURG LANDING DRIVE, WILLIAMSBURG, VIRGINIA 23185.
4. THE PURPOSE OF THIS PLAT IS FOR THE DEDICATION AND EXTINGUISHMENT OF PORTIONS OF JCSA EASEMENTS BETWEEN JCSA AND WILLIAMSBURG LANDING, INC.
5. EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER.
6. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.



SCALE: 1"=2000' LOCATION MAP

2 Large/Small Plat(s) Recorded herewith as # 160012218

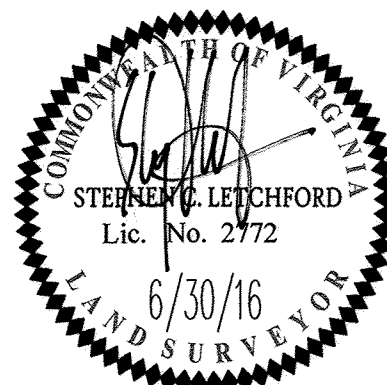
STATE OF VIRGINIA CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 7 DAY OF July, 2016. THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 8:46 AM/PM INSTRUMENT # 160012218. TESTE: Rebecca Cornejo, Dep. Clerk MONA A. FOLEY, CLERK

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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 EASEMENTS WITHIN THE COUNTY.

STEPHEN C. LETCHFORD, L.S. #2772 6/30/16 DATE

Table with 4 columns: Rev., Date, Description, Revised By. Row 1: 1, 4/22/16, REVISED PER JCSA COMMENTS DATED 3/24/16, SCL.

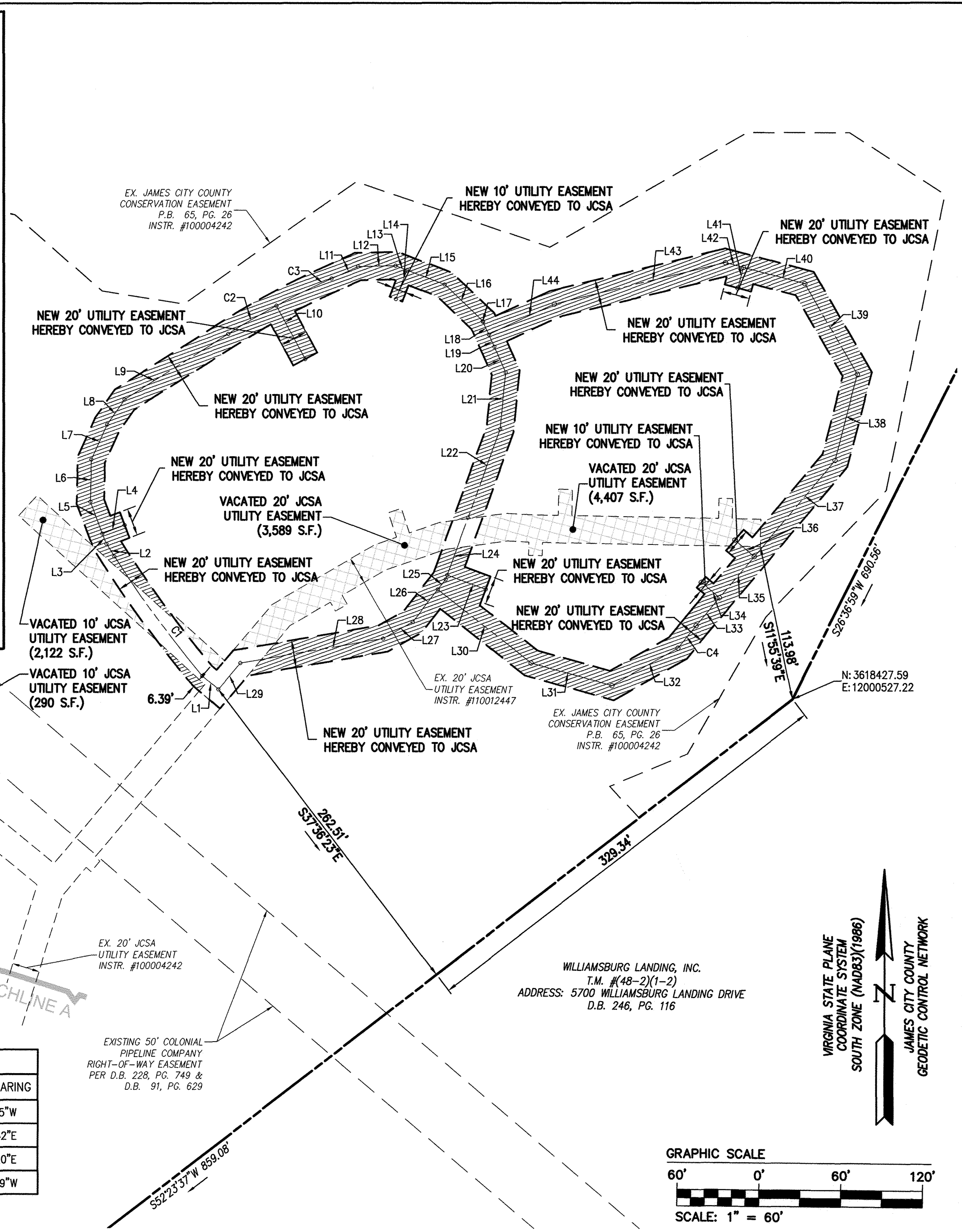
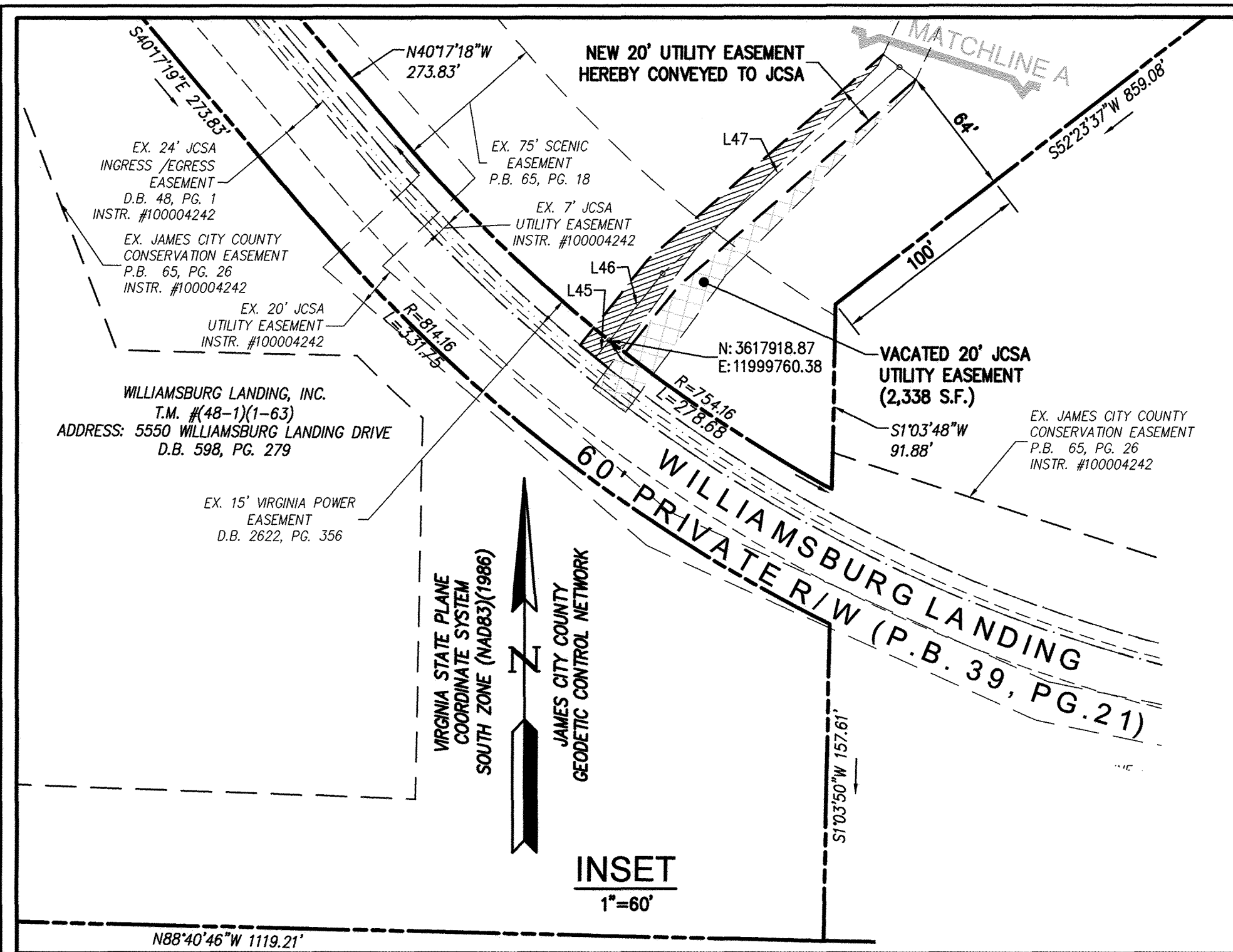


AES CONSULTING ENGINEERS 5248 Olde Towne Road, Suite 1 Williamsburg, Virginia 23188 Phone: (757) 253-0040 Fax: (757) 220-8994 www.aesva.com

PLAT OF EASEMENT DEDICATION AND THE VACATION OF PORTIONS OF EXISTING JCSA UTILITY EASEMENTS THROUGH THE LANDS STANDING IN THE NAME OF WILLIAMSBURG LANDING, INC. BEING KNOWN AS THE WOODHAVEN EXPANSION JAMESTOWN DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: SCL Project Number: 8162-05C Scale: AS NOTED Date: 03/8/16 Sheet Number 1 OF 2

S:\0088162-05C-Woodhaven Expansion\Survey\Plat\160012218 Plat of Easement\Woodhaven\_Sheet 1.dwg, 6/30/2016 9:48:36 AM



LINE	BEARING	LENGTH
L1	N49°48'56\"W	15.32'
L2	N32°14'52\"W	10.89'
L3	N20°59'52\"W	8.00'
L4	S69°00'08\"W	17.44'
L5	N20°59'52\"W	24.84'
L6	N1°30'08\"E	30.85'
L7	N24°00'08\"E	28.05'
L8	N35°15'08\"E	22.34'
L9	N57°45'08\"E	89.73'
L10	N28°19'44\"W	44.39'
L11	N65°58'25\"E	21.21'
L12	N88°28'25\"E	27.52'
L13	S69°01'35\"E	9.00'
L14	N20°58'25\"E	22.67'
L15	S69°01'35\"E	29.58'
L16	S46°31'35\"E	38.66'
L17	S24°01'35\"E	0.67'
L18	S24°01'35\"E	10.15'
L19	S24°01'35\"E	9.86'
L20	S24°01'35\"E	20.57'
L21	S5°38'54\"W	41.56'

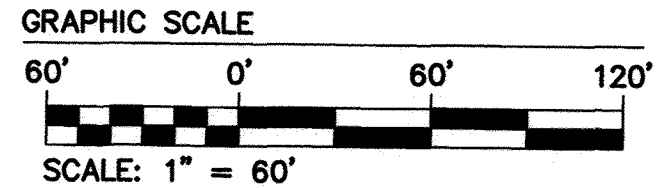
LINE	BEARING	LENGTH
L22	S20°00'55\"W	113.33'
L23	N69°59'05\"W	30.12'
L24	S20°00'55\"W	113.33'
L25	S38°01'40\"W	9.28'
L26	S38°01'40\"W	29.88'
L27	S60°31'40\"W	24.97'
L28	S80°15'53\"W	106.11'
L29	S40°11'04\"W	25.19'
L30	S51°58'20\"E	86.97'
L31	S74°28'20\"E	61.43'
L32	N60°31'40\"E	55.63'
L33	N40°11'53\"E	26.54'
L34	S49°48'07\"E	17.51'
L35	N40°11'53\"E	39.47'
L36	S49°48'07\"E	18.60'
L37	N40°11'53\"E	91.87'
L38	N14°30'33\"E	64.78'
L39	N30°11'53\"W	76.65'
L40	N75°11'53\"W	46.56'
L41	N14°48'07\"E	15.60'
L42	N75°11'53\"W	13.70'

LINE	BEARING	LENGTH
L43	S76°23'27\"W	128.99'
L44	S65°08'47\"W	52.92'
L45	S38°41'00\"W	11.06'
L46	N38°41'37\"E	42.70'
L47	N49°04'10\"E	156.29'

JCSA UTILITY EASEMENT TO BE VACATED  
TOTAL AREA: 12,746 S.F./0.293 AC.

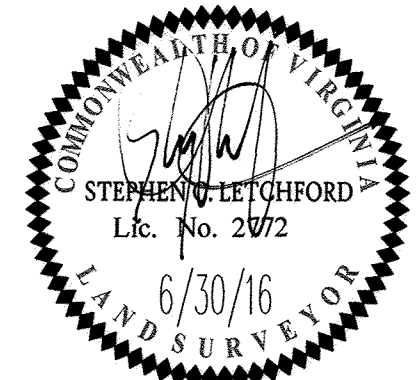
NEW JCSA UTILITY EASEMENT  
TOTAL AREA: 34,328 S.F./0.788 AC.

CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	7°20'02\"	848.34'	108.59'	54.37'	108.52'	N36°31'15\"W
C2	3°55'07\"	600.00'	41.04'	20.53'	41.03'	N59°42'42\"E
C3	4°18'10\"	600.00'	45.06'	22.54'	45.05'	N63°49'20\"E
C4	2°25'49\"	500.00'	21.21'	10.61'	21.21'	S38°58'59\"W



Rev.	Date	Description	Revised By
1	4/22/16	REVISED PER JCSA COMMENTS DATED 3/24/16	SCL

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on 4-9-2016  
at 8:46 AM/PM, PB      PG       
Document # 160012218  
MONA A. FOLEY, CLERK  
*Mona A. Foley*, Clerk



2 Large/Small Plat(s) Recorded  
herewith as # 160012218

5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23188  
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www.aesva.com

Hampton Roads | Central Virginia | Middle Peninsula

PLAT OF EASEMENT DEDICATION AND THE VACATION OF PORTIONS OF EXISTING JCSA UTILITY EASEMENTS THROUGH THE LANDS STANDING IN THE NAME OF **WILLIAMSBURG LANDING, INC.**  
BEING KNOWN AS THE **WOODHAVEN EXPANSION**

JAMESTOWN DISTRICT    JAMES CITY COUNTY    VIRGINIA

Project Contacts:	SCL
Project Number:	8162-05C
Scale:	1"=60'
Date:	03/8/16
Sheet Number	<b>2 OF 2</b>

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