

190008558

SUBDIVISION PLAT  
**PARCEL 21-C**

BEING PARCEL ID #3824300021C

JAMESTOWN DISTRICT JAMES CITY COUNTY VIRGINIA  
DATE: 05/03/2019 SCALE: 1"=50' JOB # 14-290

CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C1	263.00'	32.13'	32.11'	N 39°12'08" W	7°00'00"

LINE	BEARING	DISTANCE
L1	N 39°56'18" W	12.68'
L2	N 50°56'33" W	43.12'
L3	N 59°27'04" W	39.98'
L4	N 25°51'34" W	50.23'
L5	N 35°07'25" W	16.10'
L6	N 54°39'14" W	17.82'
L7	N 74°55'44" W	17.38'
L8	N 32°40'23" W	16.97'
L9	N 04°06'58" E	14.93'
L10	N 13°03'42" W	14.93'
L11	N 21°39'02" W	21.72'
L12	N 33°24'00" W	20.36'
L13	N 56°42'04" W	20.03'
L14	N 80°40'13" W	21.50'
L15	S 86°54'46" W	3.53'

**LandTech Resources, Inc.**  
Engineering & Surveying Consultants  
3925 Midlands Road, Williamsburg, Virginia 23188  
Phone: (757) 565-1677 Fax: (757) 565-0782  
web: landtechresources.com

SHEET 2 OF 2

**JCC S-18-2018**

JAMES CITY COUNTY  
INSTRUMENT #140019317

COMMONWEALTH OF VIRGINIA  
PARCEL I.D. #3910100152  
EASTERN STATE HOSPITAL  
4601 IRONBOUND ROAD  
ZONED: PL N/F

REMAINDER AREA #2

PROPOSED LOT 21-C-2  
56,536 S.F.  
1.2979 AC.

PROPOSED LOT LINE

PROPOSED LOT 21-C  
134,132 S.F.  
3.0792 AC.

DISCOVERY PARK BLVD.  
(74' PUBLIC R/W)

EX. 5'x20' UTILITY ESMT  
(INST. #150011747)

5' COA UTILITY ESMT  
INST. #140005280

5' PEDESTRIAN ACCOMMODATION EASEMENT  
INST. #140019317

10'x80' PUBLIC TURN AROUND EASEMENT  
INST. #140019317

5' COA UTILITY EASEMENT  
INST. #140019317

N/F  
NEW TOWN ASSOCIATES, LLC  
INSTR. #160020570  
PARCEL I.D. #3824300021D  
5499 DISCOVERY PARK BLVD  
ZONED: MU

30' PRIVATE UTILITY EASEMENT  
INST. #160020570

N/F  
BRUJON, LLC  
INSTR. #140005562  
PARCEL I.D. #3824300021B  
5425 DISCOVERY PARK BLVD  
ZONED: MU

EXISTING PARCEL I.D. #3824300021C  
DPP WEST LLC  
190,668 S.F.±  
4.3774 AC.±

PROPOSED 20' PRIVATE DRAINAGE EASEMENT TO BENEFIT LOT 21-C & 21-C-2

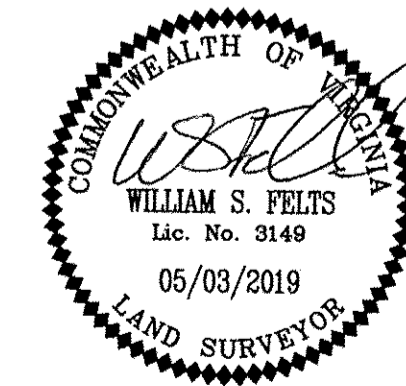
PROPOSED LOT LINE

EXISTING CONSERVATION ESMT  
INST. #140005288

EX. WETLANDS  
INST. #140005288

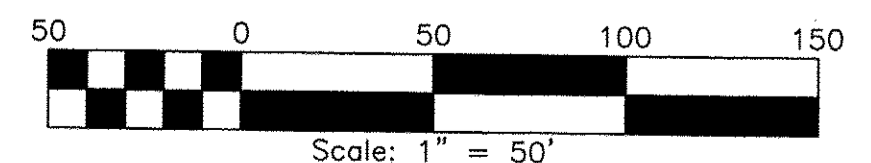
N/F  
NEW TOWN ASSOCIATES, LLC  
PARCEL I.D. #3824300021A  
PARCEL 21-A  
NEW TOWN, SECTION 3 & 6  
ZONED: MU

N/F  
NEW TOWN ASSOCIATES, LLC  
PARCEL I.D. #3820100014  
4400 CASEY BLVD  
REMAINDER AREA  
NEW TOWN, SECTION 7 & 8  
ZONED: MU



City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
June 13, 2019  
at 1:20 AM/PM PB PG  
Document # 190008558  
MONA A. FOLEY, CLERK  
*Mona A. Foley*, Clerk

2 Large/Small Plat(s) Recorded  
herewith as # 190008558



PEDESTRIAN ESMT CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C2	9.01'	10.00'	51°38'04"	S 21°32'23" W	8.71'