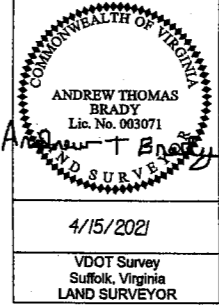


RIGHT OF WAY PLAN SHEET
SHOWING PROPERTY FOR
COMMONWEALTH OF VIRGINIA

James City County, Virginia
Scale 1" = 25'
Surveyed By Andrew T. Brady, L.S.
April 13, 2020



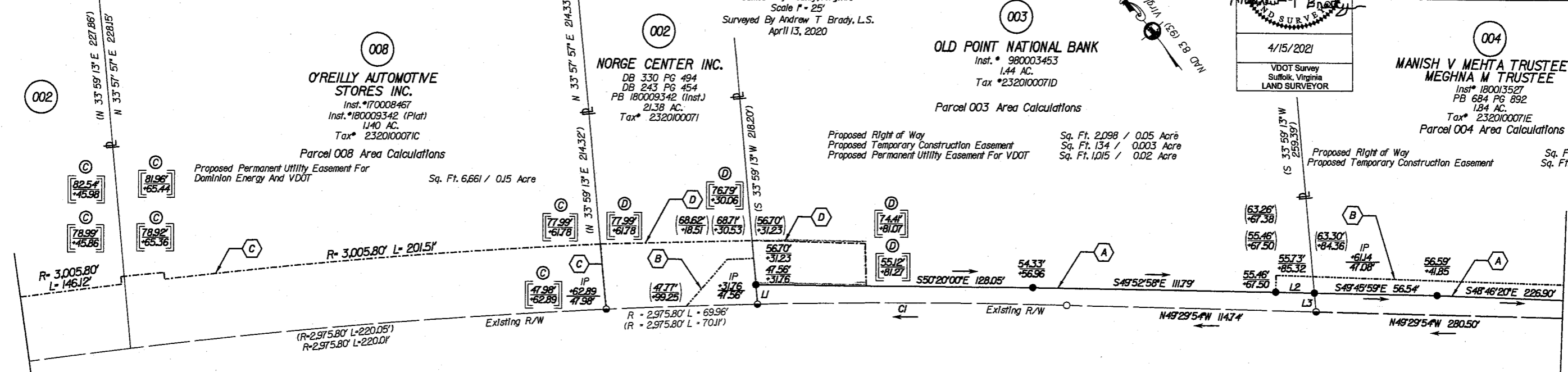
REVISED	STATE	ROUTE	PROJECT	SHEET NO.
11/20/20 4/15/21	VA.	60	BW00-047-103 R-201, C-501	4RW

Parcel 002 Area Calculations
Proposed Temporary Construction Easement Sq. Ft. 476 / 0.01 Acre
Proposed Permanent Utility Easement For Dominion Energy And VDOT Sq. Ft. 8,414 / 0.19 Acre
Proposed Permanent Utility Easement For VDOT Sq. Ft. 2,062 / 0.05 Acre

Parcel 008 Area Calculations
Proposed Permanent Utility Easement For Dominion Energy And VDOT Sq. Ft. 6,661 / 0.15 Acre

Parcel 003 Area Calculations
Proposed Right of Way Sq. Ft. 2,098 / 0.05 Acre
Proposed Temporary Construction Easement Sq. Ft. 134 / 0.003 Acre
Proposed Permanent Utility Easement For VDOT Sq. Ft. 1,015 / 0.02 Acre

Parcel 004 Area Calculations
Proposed Right of Way Sq. Ft. 2,185 / 0.05 Acre
Proposed Temporary Construction Easement Sq. Ft. 2,095 / 0.05 Acre



Route 60 Construction

Curve RTE60BL3
PI = 106+82.63
DELTA = 20° 48' 25.25" (RT)
D = 1° 53' 22"
T = 555.81'
L = 1,099.42'
R = 3,032.30'
PC = 101+26.82
PT = 112+26.24

**N/F
KTP DEVELOPMENT LLC**
Inst. # 060015359
Inst. # 060013607 (Plat)
14.348 AC.
Tax # 232100001C

LINE TABLE

LINE	BEARING	DISTANCE
L1	N34°01'10"E	9.15'
L2	S49°45'59"E	17.82'
L3	S33°54'04"W	8.72'

CURVE TABLE

CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	02°45'07" (LT)	2,975.80'	142.92'	N 50°45'21"W	142.91'

- GENERAL NOTES:**
- Plan Sheet Is Intended For Acquisition Only And Does Not Constitute A Boundary Survey.
 - Property Line Information Is Based on Highway Plans, Plats And Deeds Of Record. Field Work Was Performed For The Creation Of This Plat.
 - Plat Was Prepared Without The Benefit Of A Title Report. Consequently Not All Encumbrances May Be Depicted.
 - This Plat Was Forwarded Electronically In "Read Only" Format. Any Attempt At Alteration Invalidates The Seal And Signature. An Original Hard Copy Remains On File At The Virginia Department Of Transportation, Hampton Roads District Office.
 - This Survey Datum Based On VDOT Project # BW00-047-103-R201C501, UPC # 17633

- LEGEND**
- Computed Point
 - Monumentation Found (As Noted)
 - RM-2 (5/8" Rebar w/Cap)

NOTE: All Stations And Offsets Are From The Construction Baseline Bearings And Distances In Parenthesis Are Record Data

- INCIDENTAL LEGEND**
- (A) PROPOSED RIGHT OF WAY LINE
 - (B) PROPOSED TEMPORARY CONSTRUCTION EASEMENT
 - (C) VARIABLE WIDTH PERMANENT STANDARD UTILITY EASEMENT REQUIRED FOR DOMINION ENERGY AND VDOT UTILITY EASEMENT
 - (D) VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

- LINE LEGEND**
- 00.00 DENOTES EXISTING MONUMENTATION AS NOTED
 - 00.00' DENOTES PROPOSED R/W
 - 00.00' DENOTES PROPOSED TEMPORARY CONSTRUCTION EASEMENT
 - 00.00' DENOTES PERMANENT UTILITY EASEMENT

SCALE 0 12.5' 25' 50'	PROJECT BW00-047-103	SHEET NO. 4RW
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PROJECT MANAGER: WANCY MARSHALL (757) 956-3266 (Hampton Roads District)
 SURVEYED BY: BOB HARMON, L.S. (757) 925-2662 (Hampton Roads District) (1/13/2012, Updated 10/8/2019)
 DESIGN BY: DAWN HARRIS, E.I.T. (757) 956-3209 (Hampton Roads District)
 SUBSURFACE UTILITY BY: JMT, INC. (757) 499-1094 (Virginia Beach, VA) (1/25/2019)

PAC PLANS

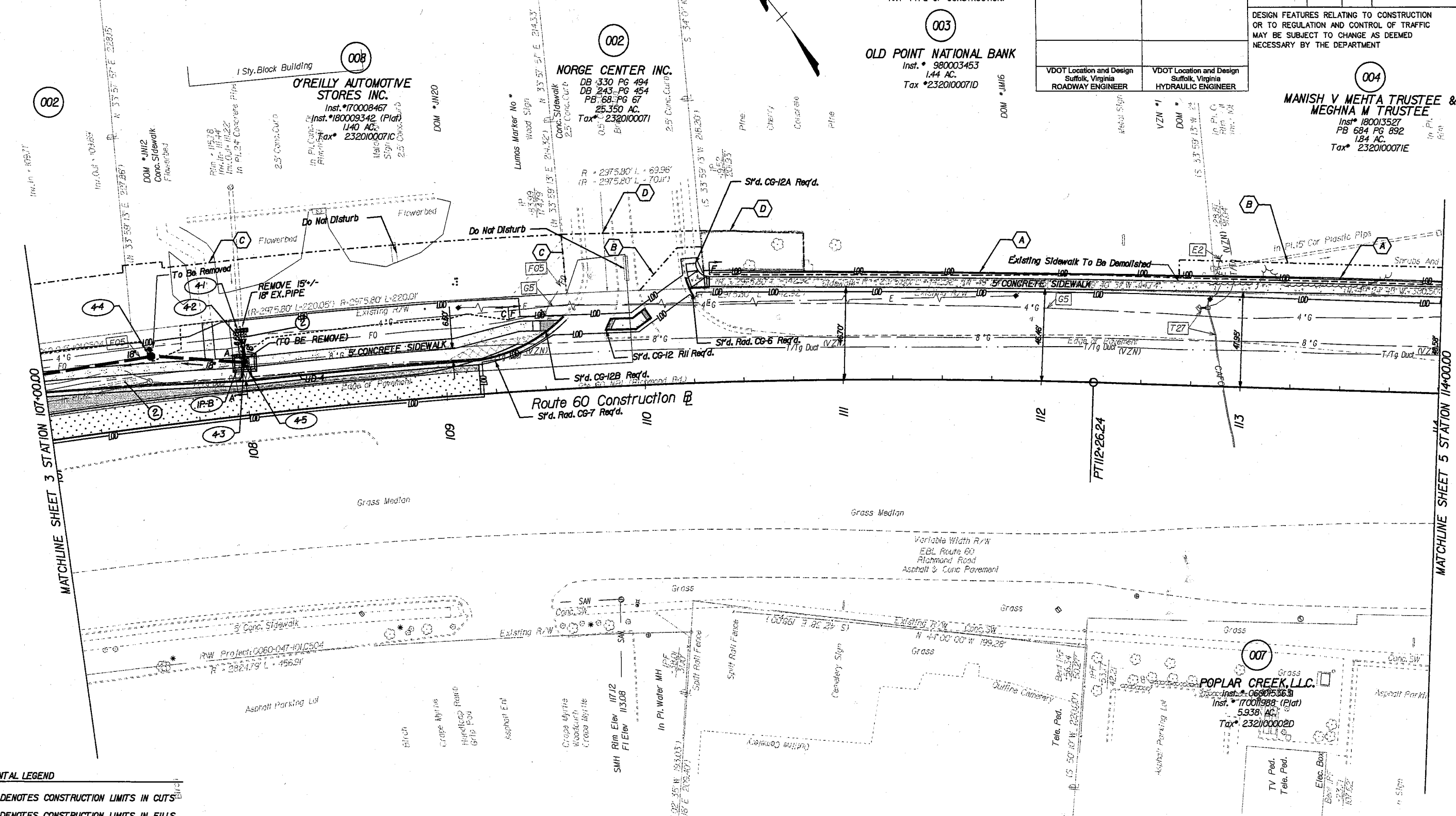
THESE PLANS ARE UNFINISHED AND ARE NOT TO BE USED FOR ANY TYPE OF CONSTRUCTION.

REVISED	STATE	ROUTE	PROJECT	SHEET NO.
4/23/2021	VA.	60	BW00-047-103 R-201, C-501	4

DESIGN FEATURES RELATING TO CONSTRUCTION OR TO REGULATION AND CONTROL OF TRAFFIC MAY BE SUBJECT TO CHANGE AS DEEMED NECESSARY BY THE DEPARTMENT

VDOT Location and Design Suffolk, Virginia ROADWAY ENGINEER	VDOT Location and Design Suffolk, Virginia HYDRAULIC ENGINEER
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004
MANISH V MEHTA TRUSTEE & MEGHNA M TRUSTEE
 Inst. # 180013527
 PB 684 PG 892
 184 AC.
 Tax # 2320100071E



- INCIDENTAL LEGEND**
- C DENOTES CONSTRUCTION LIMITS IN CUTS
 - F DENOTES CONSTRUCTION LIMITS IN FILLS
 - DENOTES AREAS OF PROPOSED CONCRETE SIDEWALK
 - DENOTES AREA OF PAVEMENT TO BE DEMOLISHED
 - DENOTES AREA OF PROPOSED PAVEMENT
 - DENOTES AREA OF RESURFACING
 - DENOTES DRAINAGE STRUCTURE NUMBERS
 - 1 DENOTES EXIST'G. STRUCTURE AND PIPE TO BE CLEANED OUT.
 - 2 DENOTES EXIST'G. STRUCTURE AND PIPE TO BE REMOVED.

- LINE LEGEND**
- A PROPOSED RIGHT OF WAY LINE
 - B PROPOSED TEMPORARY CONSTRUCTION EASEMENT
 - C VARIABLE WIDTH PERMANENT STANDARD UTILITY EASEMENT REQUIRED FOR DOMINION ENERGY AND VDOT UTILITY EASEMENT
 - D VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

- SHEET NOTES:**
- 1) SEE GENERAL NOTES FOR E&S LEGEND.
 - 2) IF EXISTING INCIDENTALS LABELED "DO NOT DISTURB" ARE DISTURBED DURING CONSTRUCTION, IT IS THE CONTRACTOR'S RESPONSIBILITY TO RETURN THEM TO THEIR ORIGINAL STATE.

REFERENCES
 (PROFILES, DETAIL & DRAINAGE DESCRIPTION SHEETS, ETC.)

Mainline Profile	4A
Drainage Descr.	2B(1)
E&S Legend	2

SCALE 0 25' 50'	PROJECT BW00-047-103	SHEET NO. 4
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