

PROJECT MANAGER: NANCY MARSHALL (757) 956-3266 (Hampton Roads District)
 SURVEYED BY: BOB HARMON, L.S. (757) 925-2662 (Hampton Roads District) (11/13/2012, Updated 10/8/2019)
 DESIGN BY: DAWN HARRIS, E.L.T. (757) 956-3209 (Hampton Roads District) ---
 SUBSURFACE UTILITY BY: JIM INC. (757) 499-1094 (Virginia Beach, VA) (11/25/2019)

RW PLANS

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

REVISED	STATE	ROUTE	STATE PROJECT	SHEET NO.
	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

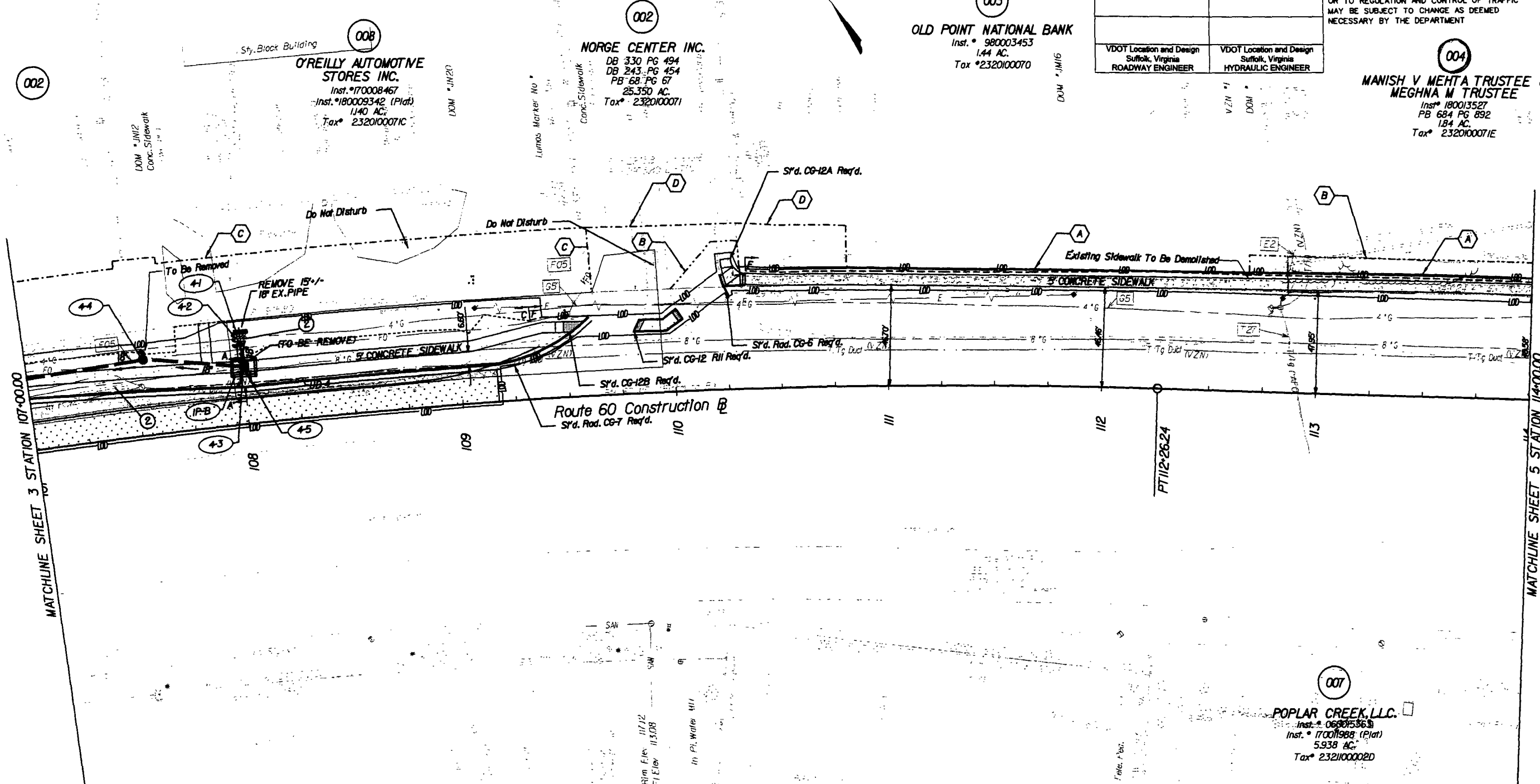
004
**MANISH V MEHTA TRUSTEE &
 MEGHNA M TRUSTEE**
 Inst. # 180013527
 PB 684 PG 892
 1.84 AC.
 Tax # 2320100071E

003
OLD POINT NATIONAL BANK
 Inst. # 980003453
 1.44 AC.
 Tax # 2320100070

002
NORGE CENTER INC.
 DB 330 PG 494
 DB 243 PG 454
 PB 68 PG 67
 25.350 AC.
 Tax # 2320100071

008
**O'REILLY AUTOMOTIVE
 STORES INC.**
 Inst. # 170008467
 Inst. # 180009342 (Plat)
 1.140 AC.
 Tax # 2320100071C

007
POPLAR CREEK, LLC.
 Inst. # 063015363
 Inst. # 17001988 (Plat)
 5.938 AC.
 Tax # 232100002D



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

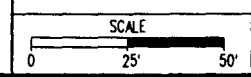
- A** PROPOSED RIGHT OF WAY LINE
- B** PROPOSED TEMPORARY CONSTRUCTION EASEMENT
- C** VARIABLE WIDTH PERMANENT STANDARD UTILITY EASEMENT REQUIRED FOR DOMINION ENERGY AND VDOT UTILITY EASEMENT
- D** VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

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.	2BK11
E&S Legend	2



PROJECT	BW00-047-103	SHEET NO.	4
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Mehta, Manish V; TR Instrument No. 210016779 08/17/2021 State Hwy Plat Book 11 PG 31

PROJECT MANAGER: NANCY MARSHALL (757) 956-3266 (Hampton Roads District)
 SURVEYED BY: BOB HARMON, L.S. (757) 925-2662 (Hampton Roads District) (11/13/2012, Updated 10/8/2019)
 DESIGN BY: DAWN HARRIS, E.L.T. (757) 956-3209 (Hampton Roads District)
 SUBSURFACE UTILITY BY: JMT, INC. (757) 499-0294 (Virginia Beach, VA) (12/25/2019)

Utility Owners:
 SEE SHEET 3

004
**MANISH V MEHTA TRUSTEE &
 MEGHNA M TRUSTEE**
 Inst. # 180013527
 PB .684 PG 892
 3.84 AC.
 Tax # 2320100071E

007
POPLAR CREEK, LLC.
 Inst. # 080015363
 Inst. # 17001988 (Plat)
 5.936 AC.
 Tax # 232160002D

005
**BOARD OF TRUSTEES OF OUR SAVIOUR'S
 EVANGELICAL LUTHERAN CHURCH**
 Inst. # 150014475
 Inst. # 160002058 (Plat)
 DB .45 PG 5
 4.11 AC.
 Tax # 2320100064

RW PLANS

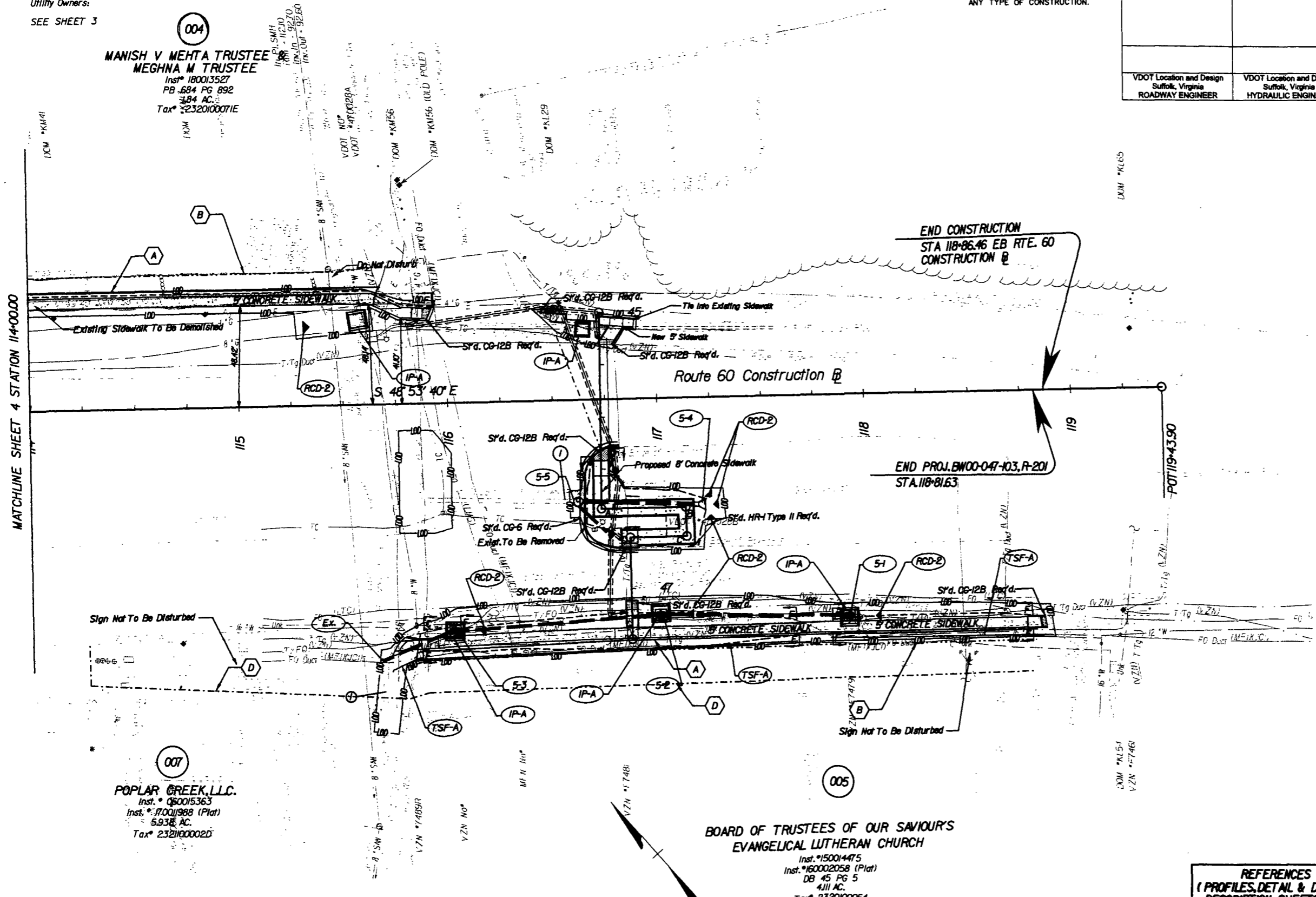
THESE PLANS ARE UNFINISHED
 AND ARE NOT TO BE USED FOR
 ANY TYPE OF CONSTRUCTION.

REVISED	STATE	ROUTE	STATE	PROJECT	SHEET NO.
	VA.	60		BW00-047-103 R-201, C-501	5

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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MATCHLINE SHEET 4 STATION 114+00.00



INCIDENTAL LEGEND

- DENOTES CONSTRUCTION LIMITS IN CUTS
- 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
- DENOTES EXIST'G. STRUCTURE AND PIPE TO BE CLEANED OUT.
- DENOTES EXIST'G. STRUCTURE AND PIPE TO BE REMOVED.

LINE LEGEND

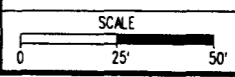
- PROPOSED RIGHT OF WAY LINE
- PROPOSED TEMPORARY CONSTRUCTION EASEMENT
- VARIABLE WIDTH PERMANENT STANDARD UTILITY EASEMENT REQUIRED FOR DOMINION ENERGY AND VDOT UTILITY EASEMENT
- VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

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	5A
Drainage Descr.	2B(1)
E&S Legend	2

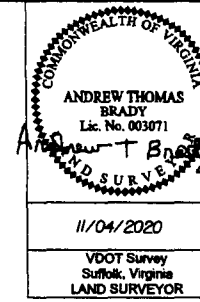


PROJECT	BW00-047-103	SHEET NO.	5
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Mehta, Manish v; TR Instrument No. 210016779 08/17/2021 State Highway Plat Book 11 Pg 32

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.
	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

008
O'REILLY AUTOMOTIVE STORES INC.
Inst. #170008467
Inst. #180009342 (Plat)
1.140 AC.
Tax # 2320100071C

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

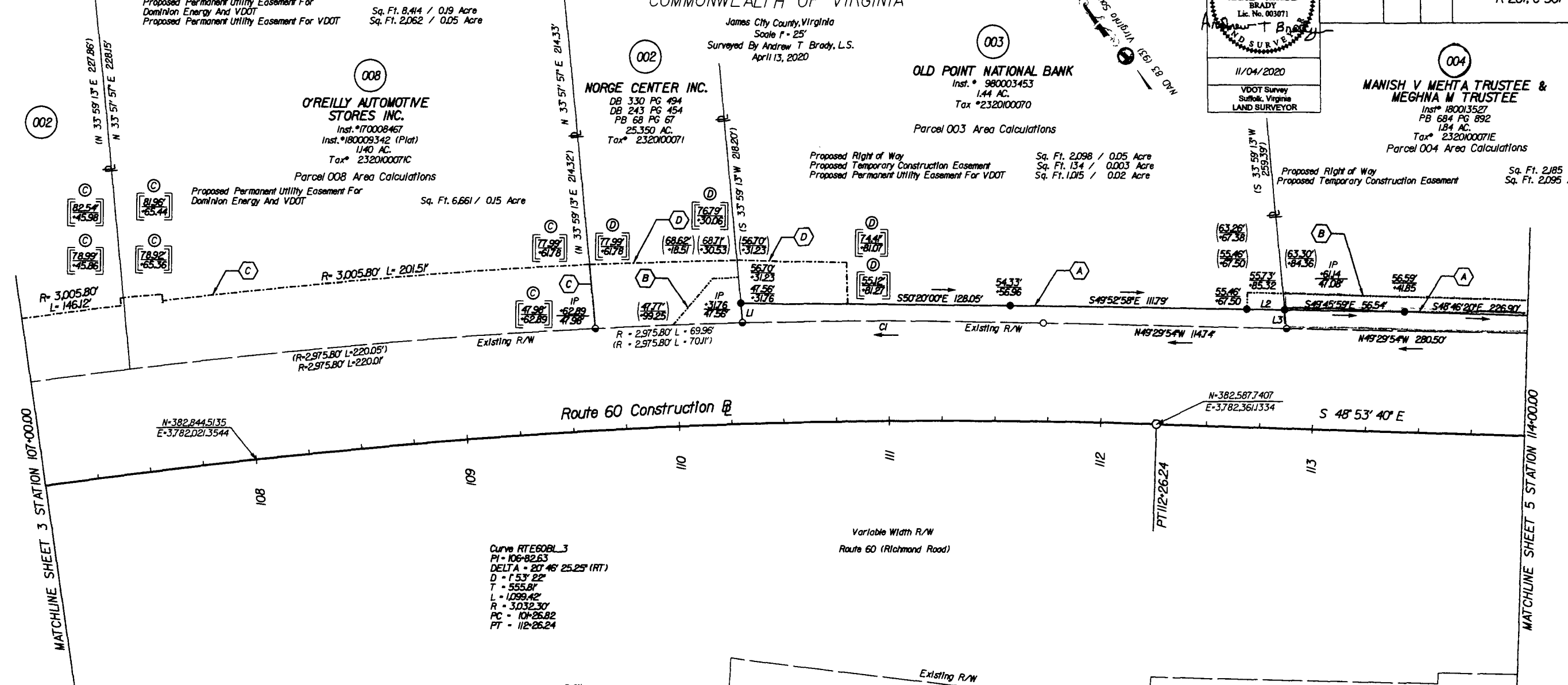
002
NORGE CENTER INC.
DB 330 PG 494
DB 243 PG 454
PB 68 PG 67
25,350 AC.
Tax # 2320100071

003
OLD POINT NATIONAL BANK
Inst. # 980003453
1.44 AC.
Tax # 2320100070

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

004
MANISH V MEHTA TRUSTEE & MEGHNA M TRUSTEE
Inst. #180013527
PB 684 PG 892
1.84 AC.
Tax # 2320100071E

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°46'25.25" (RT)
D = 1°53'22"
T = 555.81'
L = 1099.42'
R = 3,032.30'
PC = 104+26.82
PT = 112+26.24

N/F
KTP DEVELOPMENT LLC
Inst. #060015359
Inst. #060013607 (Plat)
14.348 AC.
Tax # 232100000C

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'

- 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

N/F
TRUSTEES OF MT. VERNON METHODIST CHURCH
DB 50 PG 335
DB 7 PG 59
0.951 AC.
Tax # 2320100065

007
POPLAR CREEK, LLC.
Inst. # 060015363
Inst. # 170019888 (Plat)
5.938 AC.
Tax # 232100002D

Parcel 007 Area Calculations
Proposed Permanent Utility Easement For VDOT Sq. Ft. 3,968 / 0.09 Acre

GENERAL NOTES:

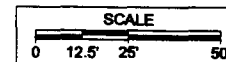
- Plan Sheet Is Intended For Acquisition Only And Does Not Constitute A Boundary Survey.
- Property Line Information Is Based on Highway Plans, Plats And Deeds Of Record. Field Work Was Performed For The Creation Of This Plat.
- Plat Was Prepared Without The Benefit Of A Title Report. Consequently Not 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

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

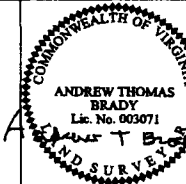


PROJECT: BW00-047-103
SHEET NO.: 4RW

Mehta, Manish V; TR Instrument No. 210016779 08/17/2021 State Hwy Plat Bk 10 Pg 33

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



11/04/2020
VDOT Survey
Staff: Virginia
LAND SURVEYOR

REVISED	STATE	ROUTE	STATE PROJECT	SHEET NO.
	VA.	60	BW00-047-103 R-201, C-501	5RW

LINE LEGEND

- 00.00
00.00--- DEMOTES EXISTING MONUMENTATION AS NOTED
- 00.00
00.00--- DEMOTES PROPOSED R/W
- (---00.00
---00.00) DEMOTES PROPOSED TEMPORARY CONSTRUCTION EASEMENT
- [---00.00
---00.00] DEMOTES PERMANENT UTILITY EASEMENT

LINE TABLE

LINE	BEARING	DISTANCE
L1	S58°04'24"W	6.34'
L2	S47°25'46"W	7.07'
L3	N64°50'04"W	2.62'
L4	N50°37'14"E	9.14'

004
MANISH V MEHTA TRUSTEE & MEGHNA M TRUSTEE
Inst. # 180013527
PB 684 PG 892
1.84 AC.
Tax # 2320100071E

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

N/F
**CATHOLIC DIOCESE OF RICHMOND
C/O ST. OLAF'S CATHOLIC CHURCH**
DB 434 PG 118
PDB 728 PG 187
9.38 AC.
Tax # 2320100016

N-382,407.7583
E-3782,567.4113

S 48° 53' 40" E

Route 60 Construction

N-382,115.9198
E-3782,901.8875

Variable Width R/W
Route 60 (Richmond Road)

ROBECA, LLC
Inst. # 04007130
0.689 AC.
Tax # 23202A0001

007
POPLAR CREEK, LLC.
Inst. # 060015363
Inst. # 170011986 (Plat)
5.938 AC.
Tax # 232100002D

Parcel 007 Area Calculations

Proposed Permanent Utility Easement For VDOT Sq. Ft. 3,968 / 0.09 Acre

005
**BOARD OF TRUSTEES OF OUR SAVIOUR'S
EVANGELICAL LUTHERAN CHURCH**
Inst. # 1150014475
Inst. # 16002058 (Plat)
DB45 PG5
4.11 AC.
Tax # 2320100064

Parcel 005 Area Calculations

Proposed Right of Way Sq. Ft. 2,015 / 0.05 Acre
Proposed Permanent Utility Easement For VDOT Sq. Ft. 5,990 / 0.14 Acre
Proposed Temporary Construction Easement Sq. Ft. 1,495 / 0.03 Acre

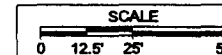
LEGEND

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

INCIDENTAL LEGEND

- A PROPOSED RIGHT OF WAY LINE
- B PROPOSED TEMPORARY CONSTRUCTION EASEMENT
- D VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

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



SCALE	PROJECT	SHEET NO.
0 12.5 25 50'	BW00-047-103	5RW

Mehta, Manish V; TR Instrument NO. 210016779 08/17/2021 State Hwy Plat Book 11 Page 34

4