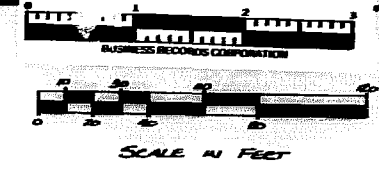


**DEVELOPMENT NOTES**

TOTAL LOT AREA - 25,843.00 OR 0.59 ACRES  
 COMMON AREA - 56,410.0 OR 1.29 ACRES  
 TOTAL AREA SECTION 4 - 82,253.0 OR 1.89 ACRES

**CURVE DATA**

A	B	C
Δ = 41°58'50"	Δ = 28°30'00"	Δ = 30°16'07"
R = 75.00'	R = 190.00'	R = 75.00'
L = 54.95'	L = 90.51'	L = 39.62'
T = 28.77'	T = 48.25'	T = 20.28'
C = 53.75'	C = 93.64'	C = 39.16'
CB = N59°22'22"E	CB = N66°06'47"E	CB = S55°24'14"E



**STATE OF VIRGINIA**

I, DAVID W. OTEY, A NOTARY PUBLIC DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAME(S) IS (ARE) SIGNED TO THE WRITING BELOW HAS (HAVE) KNOWN THE SAME BEFORE ME IN MY COUNTY AFORESAID.  
 GIVEN UNDER MY HAND THIS 9 DAY OF SEPTEMBER 1986  
 SIGNED David W. Otey  
 MY COMMISSION EXPIRES 7/27/87

**OWNER'S CONSENT:**  
 THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S):  
Ronald T. Curtis, Custom Builders, Inc.  
by Ronald T. Curtis, President

**CERTIFICATE OF APPROVAL:**  
 THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED WITH EXISTING REGULATIONS AND MAY BE COMMITTED TO RECORD.  
Rod T. Peak DATE Oct 22, 1986  
 N/A DATE  
 N/A DATE

**SURVEYOR'S CERTIFICATE:**  
 I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT ALL THE REQUIREMENTS FOR THE PLATTING OF SUBDIVISIONS IN THE CITY OF WILLIAMSBURG HAVE BEEN COMPLIED WITH.  
 ALSO, THAT THIS PLAT IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS AND SURVEYORS AND REGISTERED LAND SURVEY ARCHITECTS.  
 GIVEN UNDER MY HAND THIS 17th DAY OF APRIL 1985



PREPARED BY  
**SPEARMAN & ASSOC., INC. - LAND SURVEYING**  
 P.O. BOX 1244  
 WILLIAMSBURG, VIRGINIA

22 Oct 1986  
 D. B. Miller



- NO PARKING SHALL BE CLOSER THAN 10' TO ANY EXTERIOR PROPERTY LINE OF THE PLANNED UNIT DEVELOPMENT.
- ALL BUILDINGS SHOWN HEREON, EXCEPT APPURTENANCES WHICH MAY NOT EXTEND BEYOND LOT LINES, SHALL BE NO LARGER THAN 28' x 36'.
- NO LOTS SHOWN HEREON SHALL BE CLOSER THAN 20' (FEET) TO ANY EXTERIOR PROPERTY LINE OF THE PLANNED UNIT DEVELOPMENT (PUD) (EXCEPT AS SHOWN).
- APPURTENANCES AS PERMITTED IN THIS PLANNED UNIT DEVELOPMENT SHALL BE LIMITED TO UNENCLOSED PORCHES (NO SCREEN ENCLOSURES), CHIMNEYS, STEPS, DECKS, AIR CONDITIONAL EQUIPMENT, STORAGE SHEDS & FENCES 6' OR LESS IN HEIGHT.
- ALL MECHANICAL EQUIPMENT TO BE SCREENED AND EXCESSIVE TO BE APPROVED BY B.A.C.
- GARAGE SPACES SHOWN ARE HEREBY ASSIGNED TO LIKE NUMBERED UNITS (SEE COVENANTS)

PROPERTY IS ZONED RESIDENCE "C" PUD.  
**NOTES: THE FOLLOWING REQUIREMENTS ARE IN ACCORDANCE WITH CITY OF WILLIAMSBURG ORDINANCE 0377.**

- THE TOTAL LIVING AREA (EXCLUDING BASEMENTS, IN ALL OF WHICH BEDROOMS ARE PROHIBITED) OF A STRUCTURE SHALL NOT EXCEED TWICE THE AMOUNT OF THE GROUND LIVING AREA INDICATED HEREON (10000/LOT)
- NO STRUCTURE SHALL EXCEED (2) TWO STORIES OR 35' IN HEIGHT.
- ALL UTILITIES ARE TO BE RIT UNDERGROUND.
- ALL COMMON AREAS MAY BE USED FOR UTILITY SERVICE CONNECTIONS AS NEEDED.
- A 5' EASEMENT ON BOTH SIDES OF SENEER & WATER MAIN LINES (AS INSTALLED) IS HEREBY DEDICATED TO THE CITY OF WILLIAMSBURG FOR OPERATION & MAINTENANCE.
- EXTERIOR BOUNDARY DATA IS PER A SURVEY BY REVINGOLDS & MILLER IN PG 25, PG 34.

**SOURCE OF TITLE:**  
 TITLE TO THE LAND SHOWN HEREON WAS GRANTED BY DEED DATED MAY 5, 1981 FROM SAMUEL T. POWELL AND ROBERT T. WALKER, TRUSTEES AND RECORDED IN DEED BOOK 60, PAGE 453 AT THE WILLIAMSBURG/JAMES CITY COUNTY COURTHOUSE AS REQUIRED BY LAW

**NOTE:** ALL LOT LINES ARE EITHER PERPENDICULAR OR PARALLEL TO EACH OTHER IN EACH LOT AND/OR EACH CONNECTED LOT 3:10 p.m.

**SUBDIVISION PLAT**  
 OF A  
**PLANNED UNIT DEVELOPMENT**  
 KNOWN AS  
**COUNSELOR'S CLOSE**  
**SECTION 4**  
 DEVELOPED BY  
**COUNSELOR'S CLOSE ASSOCIATES**  
 LOCATED  
**WILLIAMSBURG, VIRGINIA**

SCALE: 1"=40'  
 DATE: APRIL 17, 1985  
 REV'D: MAY 10, 1985  
 REV'D: SEPT. 6, 1986  
 J.O. # 2145  
 F.B. "F"