

SUBDIVISION PLAT OF  
**RUNNING MAN**  
**SECTION NINE - B**  
 BETHEL MAGISTERIAL DISTRICT  
 COUNTY OF YORK, VIRGINIA  
 SCALE : 1" = 100' DATE : 12 DECEMBER 2001  
**DAVIS & ASSOCIATES, P.C.**  
 SURVEYORS - PLANNERS  
 3630 GEORGE WASHINGTON  
 MEMORIAL HIGHWAY - SUITE "G"  
 YORKTOWN, VIRGINIA 23693

0 50 100 200  
 GRAPHIC SCALE  
 SHEET 1 OF 3

**NOTES:**

1. THE PROPERTY SHOWN HEREON IS LOCATED IN ZONE X (AREAS OUTSIDE 500 YEAR FLOOD PLAIN), X (AREAS BETWEEN 100 YEAR FLOOD PLAIN AND 500 YEAR FLOOD PLAIN) & AE (EL.=9') AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 510182 0043 B, EFFECTIVE DATE : DECEMBER 16, 1988.
2. PART OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA. PART OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE MANAGEMENT AREA.
3. MINIMUM BUILDING SETBACK REQUIREMENTS (VESTED):  
 FRONT : 30' (FEET)  
 SIDE : 10' (FEET)  
 REAR : 25' (FEET)
4. TAX MAP PARCEL # : 37-18-9B-1
5. PROPERTY SHOWN HEREON IS ZONED R20 (SINGLE FAMILY RESIDENTIAL DISTRICT), BUT IS VESTED TO PREVIOUS R17 REGULATIONS (MINIMUM LOT AREA OF 17,500 S.F., MINIMUM LOT WIDTH OF 100 FT.).
6. GPIN# : V02A-1107-4510
7. ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (VR-173-02-01) AND SECTION 24.1-372 OF THE YORK COUNTY ZONING ORDINANCE.
8. ALL STREETS ARE HEREBY DEDICATED FOR PUBLIC USE.
9. SIGHT EASEMENTS AT EACH STREET INTERSECTION AS SHOWN ON THIS PLAT, ARE HEREBY CONVEYED TO YORK COUNTY, PURSUANT TO THE PROVISIONS OF SECTION 20.5-101, YORK COUNTY CODE. NO SIGN, PLANTING, STRUCTURES OR OTHER OBSTRUCTIONS WHICH OBSCURE OR IMPEDE SIGHT LINES BETWEEN THREE (3) FEET AND SIX (6) FEET IN HEIGHT SHALL BE ALLOWED WITHIN THESE EASEMENT AREAS. THE COUNTY SHALL HAVE THE RIGHT AT ANY TIME TO ENTER INTO THE SIGHT EASEMENT AREAS TO REMOVE ANY OBJECT, MATERIAL OR ANY OTHER OBSTRUCTION THAT HINDERS CLEAR SIGHT ACROSS THE AREA.
10. THE RECORDATION OF THIS PLAT SHALL OPERATE TO TRANSFER, IN FEE SIMPLE, TO THE COUNTY OF YORK SUCH PORTION OF THE PREMISES PLATTED AS IS ON THE PLAT SET APART FOR STREETS, ALLEYS OR OTHER PUBLIC USE AND TO TRANSFER TO THE COUNTY OF YORK ANY EASEMENT INDICATED ON THE PLAT FOR DRAINAGE AND/OR SANITARY SEWER TO CREATE A PUBLIC RIGHT-OF-PASSAGE OVER THE SAME, UNLESS OTHERWISE NOTED ON THIS PLAT.
11. DRAINAGE AND UTILITY EASEMENTS CONVEYED TO THE COUNTY BY RECORDATION OF THIS PLAT SHALL BE EXCLUSIVE TO THE COUNTY, UNLESS OTHERWISE NOTED. CONVEYANCE OF SUCH EASEMENTS TO THE COUNTY ALSO INCLUDE (i) THE RIGHT OF INGRESS AND EGRESS OVER THE OWNERS LAND ADJACENT TO THE EASEMENT AS NECESSARY TO INSPECT, MAINTAIN AND OPERATE THE COUNTY'S FACILITIES WITHIN THE EASEMENT AND (ii) THE RIGHT OF THE COUNTY TO ASSIGN TO OTHERS FROM TIME TO TIME THE RIGHT TO LOCATE FACILITIES THEREIN SERVING THE PUBLIC, INCLUDING, BUT NOT LIMITED TO, WATER, ELECTRIC, TELEPHONE, COMMUNICATIONS, AND GAS UTILITY FACILITIES.

**PRIMARY U.S. GEODETIC CONTROL MONUMENTS**

- (113) - COORDINATES--U.S.SURVEY FEET--  
12089215.600(E), 3575481.740(N)
- (116) - COORDINATES--U.S.SURVEY FEET--  
12090222.083(E), 3572675.182(N)

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES IF ANY.

*Thomas T. Thompson* DATE: 24 May 2002  
 THOMAS T. THOMPSON -MANAGER-RUNNINGMAN  
 DEVELOPMENT COMPANY FOUR, L.L.C., A VIRGINIA  
 LIMITED LIABILITY COMPANY

*Lawrence G. Cumming* DATE: 5/28/2002  
 TRUSTEE-LAWRENCE G. CUMMING  
 (DATED: MAY 21, 2002-INSTRUMENT #020009091)

NOTARY PUBLIC FOR OWNERS  
 STATE OF VIRGINIA TO WIT:  
 I, Linda Ellis, A NOTARY PUBLIC IN  
 AND FOR THE City OF Hampton DO  
 HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS  
 WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING  
 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN  
 MY JURISDICTION AFORESAID. GIVEN UNDER MY  
 HAND THIS 28 DAY OF May, 2002  
*Linda Ellis*  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 1/31/2006

NOTARY PUBLIC FOR TRUSTEE(LAWRENCE G. CUMMING)  
 STATE OF VIRGINIA TO WIT:  
 I, Connie A. Sobieski, A NOTARY PUBLIC IN  
 AND FOR THE City OF Hampton DO  
 HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS  
 WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING  
 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN  
 MY JURISDICTION AFORESAID. GIVEN UNDER MY  
 HAND THIS 28 DAY OF May, 2002  
*Connie A. Sobieski*  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 9/30/2003

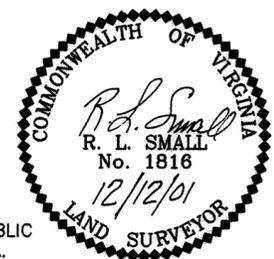


- S Y M B O L S -

- DENOTES MINIMUM BUILDING SETBACK LINE
- DENOTES IRON PIPE FOUND
- DENOTES IRON PIPES TO BE SET AT ALL PROPERTY LINE JUNCTURES
- DENOTES CONCRETE MONUMENT FOUND
- DENOTES CONCRETE MONUMENT TO BE SET
- RPA DENOTES RESOURCE PROTECTION AREA
- RMA DENOTES RESOURCE MANAGEMENT AREA

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE COUNTY OF YORK, VIRGINIA HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1' / 20,000'. THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF: RUNNING MAN DEVELOPMENT COMPANY FOUR, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM RUNNING MAN LIMITED PARTNERSHIP, A VIRGINIA A LIMITED PARTNERSHIP, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, BY DEED DATED MAY 21, 2002 AND DULY RECORDED AS INSTRUMENT # 020009090

I CERTIFY THAT MONUMENTS AND IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE 2 JULY 2002.  
*R. L. Small* DATE: 12/12/01  
 R. L. SMALL



LOT AREA : 16.3285 ACRES  
 R/W AREA : 2.2551 ACRES  
 TOTAL SUBDIVIDED AREA : 18.5836 ACRES

UTILITY NOTES:  
 WATER : EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS, VA.  
 SEWER : EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY COUNTY OF YORK, VA.

**A P P R O V E D**  
 YORK COUNTY BOARD OF SUPERVISORS

BY: *Al Maddalena*  
 PLAT APPROVING AGENT

DATE: 7/22/02

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 25 DAY OF JULY 2002, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # 020009090 1:41 pm

TESTE: *Lynn S. Jenkins*  
 CLERK

BY: *Natalie C. Owen, P.C.*