

PLAT OF SUBDIVISION
WHITTAKER'S MILL
SINGLE FAMILY DETACHED HOMES
SECTION 2, PHASE 1

BRUTON DISTRICT COUNTY OF YORK VIRGINIA
Date: 04-11-17 Scale: 1"=50' Proj. No.: 7804-08 Proj. Contacts: TRS/SCL

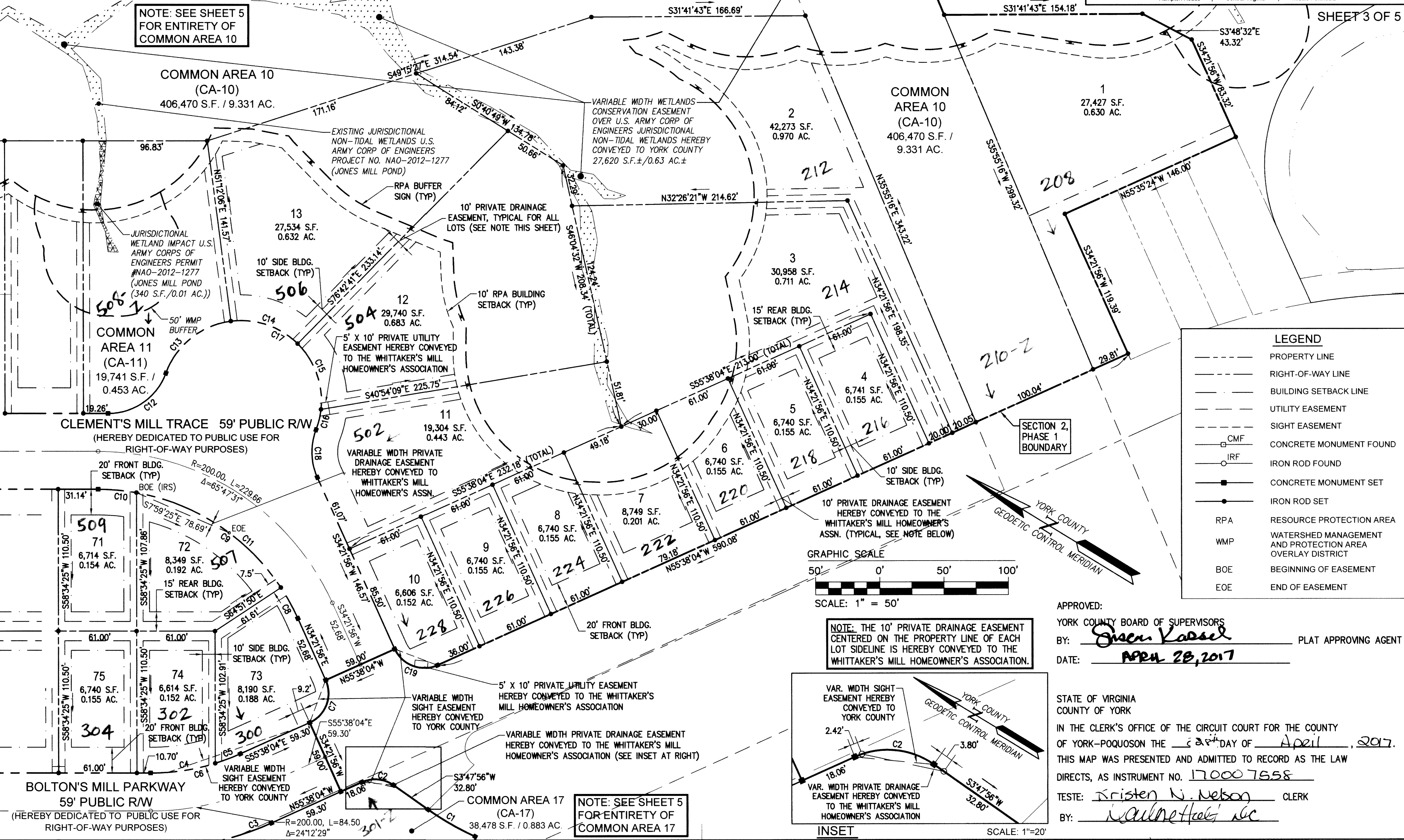
AES
CONSULTING ENGINEERS
Hampton Roads | Central Virginia | Middle Peninsula
5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
Phone: (757) 253-0040
Fax: (757) 220-8894
www.aesva.com

STEPHEN C. LETCHFORD
Lic. No. 2772
04/11/17

SHEET 3 OF 5

CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	10°46'11"	224.50'	42.20'	21.16'	42.14'	S1°35'10"E
C2	59°26'00"	25.00'	25.93'	14.27'	24.79'	N25°55'04"W
C3	24°12'29"	229.50'	96.97'	49.22'	96.25'	S43°31'49"E
C4	17°09'35"	170.50'	51.06'	25.72'	50.87'	S40°00'23"E
C5	7°02'54"	170.50'	20.97'	10.50'	20.96'	S52°06'37"E
C6	24°12'29"	170.50'	72.04'	36.56'	71.50'	S43°31'49"E
C7	90°00'00"	25.00'	39.27'	25.00'	35.36'	N79°21'56"E
C8	9°13'47"	170.50'	27.47'	13.76'	27.44'	N29°45'03"E
C9	46°28'28"	170.50'	138.30'	73.21'	134.54'	N1°53'56"E
C10	10°05'17"	170.50'	30.02'	15.05'	29.98'	N26°22'57"W

CURVE TABLE						
CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C11	65°47'31"	170.50'	195.78'	110.28'	185.20'	N1°28'11"E
C12	69°52'25"	48.00'	58.54'	33.53'	54.98'	S66°21'48"E
C13	62°30'06"	62.50'	68.18'	37.93'	64.85'	S70°02'57"E
C14	52°05'13"	62.50'	56.82'	30.54'	54.88'	S12°45'17"E
C15	51°33'09"	62.50'	56.23'	30.18'	54.36'	S39°03'54"W
C16	14°59'18"	62.50'	16.35'	8.22'	16.30'	S72°20'07"W
C17	181°07'46"	62.50'	197.58'	6340.88'	124.99'	S10°44'07"E
C18	45°27'50"	48.00'	38.09'	20.11'	37.10'	S57°05'51"W
C19	90°00'00"	25.00'	39.27'	25.00'	35.36'	S10°38'04"E

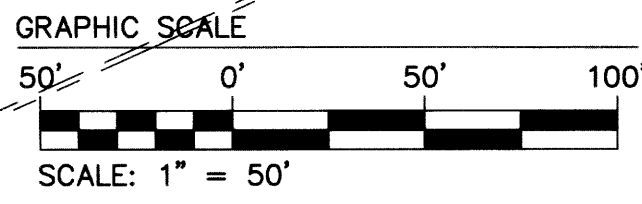


NOTE: SEE SHEET 5 FOR ENTIRETY OF COMMON AREA 10

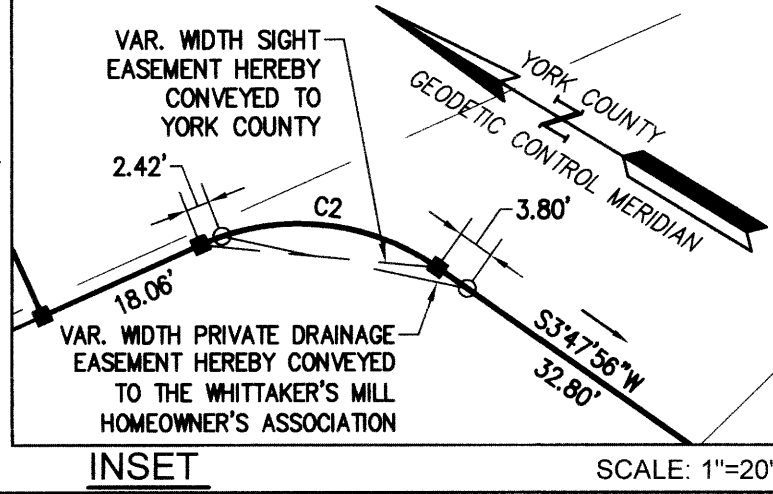
NOTE: SEE SHEET 5 FOR ENTIRETY OF COMMON AREA 17

LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- BUILDING SETBACK LINE
- UTILITY EASEMENT
- SIGHT EASEMENT
- CMF CONCRETE MONUMENT FOUND
- IRF IRON ROD FOUND
- CONCRETE MONUMENT SET
- IRON ROD SET
- RPA RESOURCE PROTECTION AREA
- WMP WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT
- BOE BEGINNING OF EASEMENT
- EOE END OF EASEMENT



NOTE: THE 10' PRIVATE DRAINAGE EASEMENT CENTERED ON THE PROPERTY LINE OF EACH LOT SIDELINE IS HEREBY CONVEYED TO THE WHITTAKER'S MILL HOMEOWNER'S ASSOCIATION.



APPROVED: YORK COUNTY BOARD OF SUPERVISORS
BY: Susan Kassel PLAT APPROVING AGENT
DATE: APRIL 28, 2017

STATE OF VIRGINIA COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 28 DAY OF April, 2017.
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 170007558
TESTE: Kristen N. Nelson CLERK
BY: Walter H. ...