

VICINITY MAP  
SCALE: 1"=2000'

**OWNER'S CONSENT**

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

June W Green 8-21-19  
JUNE W. GREEN - CO-TRUSTEE  
OF THE WALLACE C. AND JUNE W. GREEN  
REVOCABLE TRUST; DATED: JUNE 18, 2007

Wallace C. Green, Jr. 8/21/19  
WALLACE C. GREEN, JR. - CO-TRUSTEE  
OF THE WALLACE C. AND JUNE W. GREEN  
REVOCABLE TRUST; DATED: JUNE 18, 2007

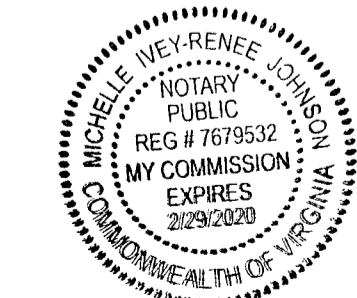
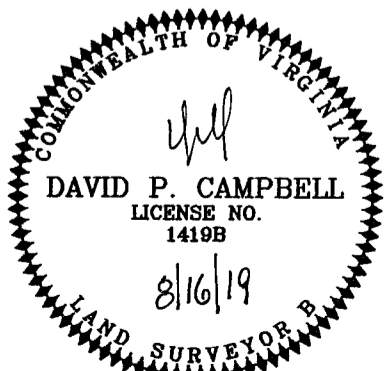
**SURVEYOR'S CERTIFICATE**

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE COUNTY OF YORK, VIRGINIA HAVE BEEN COMPLIED WITH, INCLUDING A BOUNDARY SURVEY CLOSURE OF NOT LESS THAN 1' / 20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF WILLIAM C. GREEN, JUNE W. GREEN AND WALLACE C. GREEN, JR., CO-TRUSTEES OF THE WALLACE C. AND JUNE W. GREEN REVOCABLE TRUST U/T/D THIS 18th DAY OF JUNE, 2007, AND WAS ACQUIRED FROM WALLACE C. GREEN, SR. AND JUNE W. GREEN, HUSBAND AND WIFE, BY DEED OF GIFT DATED JUNE 9, 2011 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF YORK COUNTY-POQUOSON, VIRGINIA ON JUNE 29, 2011 AS INSTRUMENT No.110009727.

I CERTIFY THAT THE IRON RODS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE SEPTEMBER 30, 2017.

David P. Campbell 8/16/19  
DAVID P. CAMPBELL 1419B  
DATE



Michelle Ivey-Renee Johnson 7679532  
NOTARY PUBLIC

**OWNER NOTARY (FOR WALLACE C. GREEN, JR., CO-TRUSTEE)**  
STATE OF VIRGINIA  
CITY / COUNTY York TO WIT:  
I, Michelle Ivey-Renee Johnson, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FORGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.  
GIVEN UNDER MY HAND THIS 21st DAY OF August, 2019  
MY COMMISSION EXPIRES: 02-29-2020

**OWNER NOTARY (FOR JUNE W. GREEN, CO-TRUSTEE)**

STATE OF VIRGINIA  
CITY / COUNTY York TO WIT:  
I, Michelle Ivey-Renee Johnson, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FORGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.  
GIVEN UNDER MY HAND THIS 21st DAY OF August, 2019  
MY COMMISSION EXPIRES: 02-29-2020

Michelle Ivey-Renee Johnson 7679532  
NOTARY PUBLIC

**LOT STATISTICS**

|                                       | LOT 2A            | LOT 2B            |
|---------------------------------------|-------------------|-------------------|
| TOTAL LOT AREA                        | 1.9916 AC.±       | 1.3004 AC.±       |
| AREA ABOVE 4' CONTOUR                 | 1.6081 AC.± - 81% | 1.0046 AC.± - 77% |
| UNDEVELOPABLE AREA (BELOW 4' CONTOUR) | 0.3837 AC.± - 19% | 0.2957 AC.± - 23% |
| AREA WITHIN RMA (DEVELOPABLE)         | 0.9612 AC.± - 48% | 0.3736 AC.± - 29% |
| AREA WITHIN RPA                       | 1.0308 AC.± - 52% | 0.9267 AC.± - 71% |

**CHESAPEAKE BAY NOTES:**

A PORTION OF THIS SUBDIVISION LIES WITHIN THE RESOURCE PROTECTION AREA AND THE REMAINDER IS LOCATED WITHIN THE RESOURCE MANAGEMENT AREA.

ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9VAC-10-20-10) AND CHAPTER 23.2 OF THE YORK COUNTY CODE.

THIS SUBDIVISION LIES WITHIN THE RESOURCE PROTECTION AREA AND THE RESOURCE MANAGEMENT AREA. NO ENCROACHMENT INTO THE R.P.A. WILL BE ALLOWED.

THE RESOURCE PROTECTION AREA BOUNDARY SHOWN ON THIS PLAT WAS FIELD VERIFIED BY COUNTY STAFF ON MARCH 22, 2016.

SIGNS WILL NEED TO BE POSTED BY THE DEVELOPER AT THE R.P.A. LINE AT THE PROPERTY LINES, EVERY 100' ALONG THE R.P.A. LINE AND AT MAJOR CHANGES IN DIRECTION OF THE LINE. (SIGNS AVAILABLE FROM YORK COUNTY).

NO LAND IN THIS SUBDIVISION SHALL BE DEVELOPED AND NO STRUCTURE SHALL BE LOCATED, CONSTRUCTED, RECONSTRUCTED, ENLARGED OR STRUCTURALLY ALTERED WITHIN THE FLOOD PLAIN MANAGEMENT AREA EXCEPT IN FULL COMPLIANCE WITH TERMS AND PROVISIONS OF SECTION 24.1-373 OF THE ZONING ORDINANCE.

THE 100-FOOT RESOURCE PROTECTION AREA (RPA) BUFFER IS TO REMAIN UNDISTURBED AND VEGETATED, EXCEPT FOR SUCH MODIFICATION AS MAY BE AUTHORIZED BY SECTION 23.2(d), YORK COUNTY CODE, FOR REASONABLE SIGHT-LINES, ACCESS PATHS, SHORELINE EROSION BEST MANAGEMENT PRACTICES, REMOVAL OF DEAD OR DISEASED TREES OR SHRUBBERY, AND OTHER LISTED MODIFICATIONS.

DEVELOPMENT IN THE RPA IS LIMITED TO WATER DEPENDENT FACILITIES OR REDEVELOPMENT OR AS IS OTHERWISE ALLOWED PURSUANT TO THE TERMS OF SECTION Nos. 23.2-9(f), 23.2-10 OR 23.1-11, YORK COUNTY CODE, OR IS OTHERWISE APPROVED AS A WAIVER UNDER APPLICABLE CODE PROVISIONS.

SUBDIVISION OF THE PROPERTY OF  
**WALLACE C. GREEN, SR. (DECEASED)  
& JUNE W. GREEN  
AND WALLACE C. GREEN, JR.**

BEING LOT 2  
"SUBDIVISION OF THE PROPERTY OF  
WILLIAM A. GREEN ESTATE"  
(INSTRUMENT #110008576)

GRAFTON DISTRICT  
YORK COUNTY, VIRGINIA  
DECEMBER 1, 2016 SCALE: 1"=40'

CAMPBELL LAND SURVEYING, INC.  
P.O. BOX 855  
YORKTOWN, VIRGINIA 23692  
(757) 890-0837

SHEET 1 OF 2

|                           |                            |
|---------------------------|----------------------------|
| NUMBER OF LOTS            | 2                          |
| AREA OF LOTS              | = 3.29± AC.                |
| TOTAL AREA OF SUBDIVISION | = 3.29± AC. / 143,401 S.F. |

**#300 HOLLY POINT ROAD**

OWNER: WALLACE C. GREEN, Sr. (DECEASED) & JUNE W. GREEN AND WALLACE C. GREEN, JR., TRUSTEES  
#410 HOLLY POINT ROAD  
YORKTOWN, VA 23692  
SITE LEGAL: LOT 2, SUBDIVISION OF THE PROPERTY OF WILLIAM A. GREEN ESTATE  
TAX PARCEL ID: 30-00-00-120C  
GPIN: U06b-3061-3004  
ZONING: RR (RURAL RESIDENTIAL)  
DEED REFERENCE: INSTRUMENT NO.110009727, D.B. 270, PG. 260, WF10000010042-00  
PLAT REFERENCES: INSTRUMENT #110008576, D.B. 223, PG. 515-518 & P.B. 8, PG. 195  
F.I.R.M. ZONE: X500, AE (EL=7)  
F.I.R.M. PANEL: 51199C0141D, DATED: JANUARY 16, 2015

**APPROVED**

YORK COUNTY BOARD OF SUPERVISORS

BY: Rosen Kassel  
PLAT APPROVING AGENT

DATE: JANUARY 10, 2020

STATE OF VIRGINIA  
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THIS 14th DAY OF January 2020 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NUMBER 2000009100

**KRISTEN N. NELSON, CLERK**

TESTE: CLERK  
BY: Barbara Hutchison, DC