

# PLAT OF SUBDIVISION WALLER MILL HEIGHTS PHASE 1A AND PHASE 1B

BRUTON DISTRICT  
YORK COUNTY, VIRGINIA

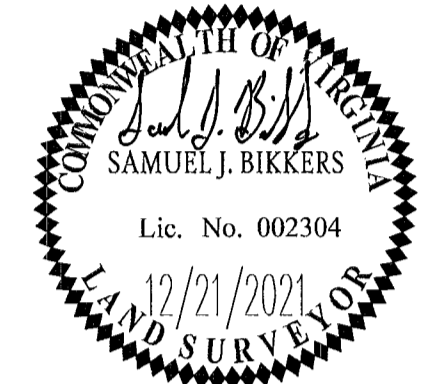
Date: 12/21/21 Scale: 1"=50' Proj. No.: 9654-05 Proj. Contacts: PET/SJB



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Hampton Roads | Central Virginia | Middle Peninsula

SHEET 5 OF 8



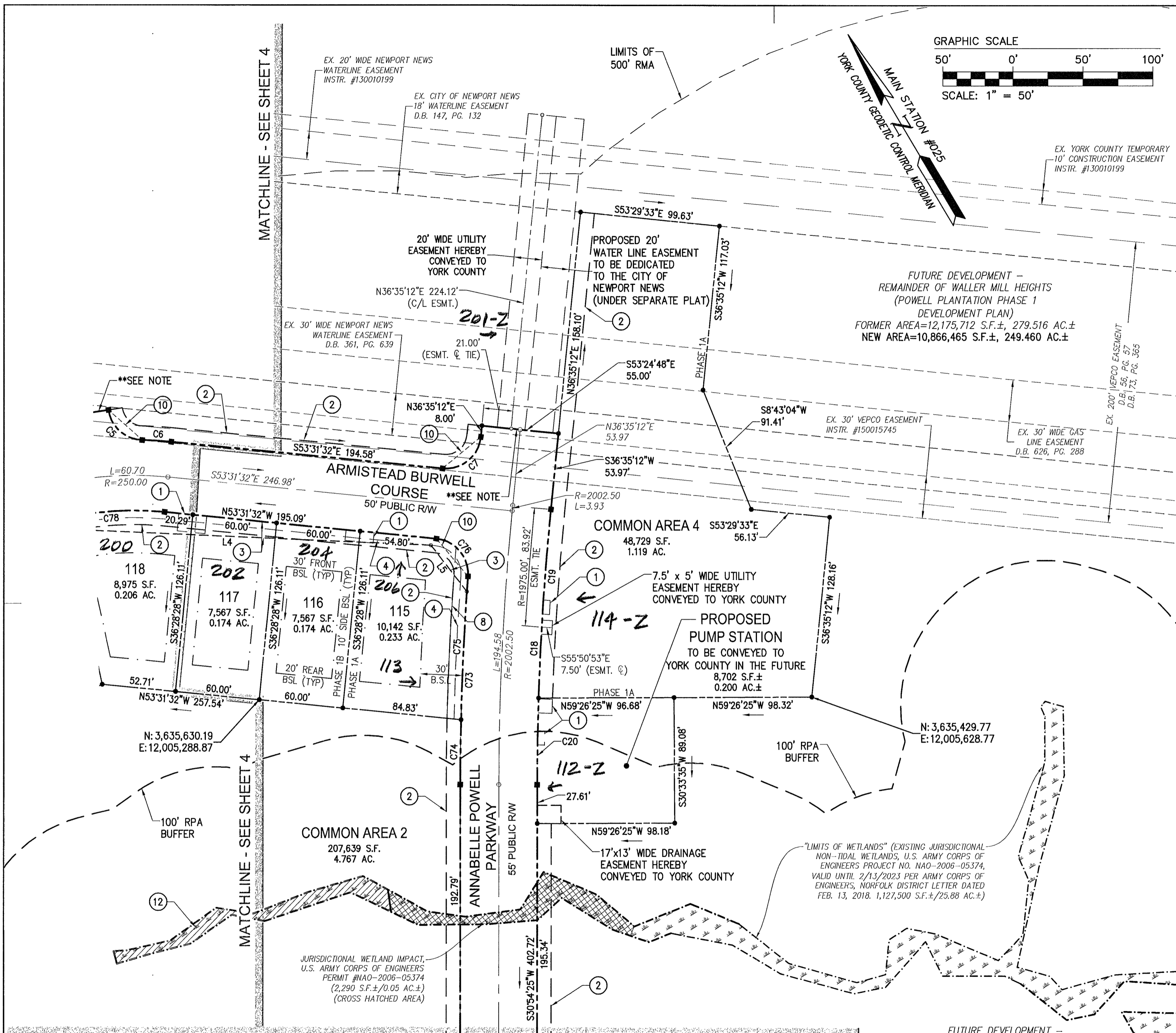
SEE SHEET 8 FOR SURVEY LEGEND AND CURVE AND LINE TABLES.

### EASEMENT LEGEND

- ① VARIABLE WIDTH WATERLINE EASEMENT TO BE DEDICATED TO THE CITY OF NEWPORT NEWS
- ② 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ③ VARIABLE WIDTH DRAINAGE EASEMENT HEREBY DEDICATED TO PUBLIC USE
- ④ 5' WIDE UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY AND PEDESTRIAN ACCESS EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑤ 20' WIDE DRAINAGE EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑥ 15' WIDE DRAINAGE EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑦ 10' WIDE DRAINAGE EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑧ 10' RESTRICTED ACCESS EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑨ 5' WIDE SHARED UTILITY EASEMENT TO BE DEDICATED TO THE CITY OF WILLIAMSBURG.  
5' WIDE SHARED UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY.  
5' WIDE PEDESTRIAN ACCESS EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑩ VARIABLE WIDTH SIGHT EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑪ 5' WIDE DRAINAGE EASEMENT HEREBY CONVEYED TO THE WALLER MILL HEIGHTS HOMEOWNERS ASSOCIATION
- ⑫ VARIABLE WIDTH WETLANDS CONSERVATION EASEMENT OVER U.S. ARMY CORPS OF ENGINEERS JURISDICTIONAL NON-TIDAL WETLANDS HEREBY CONVEYED TO YORK COUNTY (AREA= 1,806 S.F.±/0.041 AC.±)

APPROVED:  
BY YORK COUNTY BOARD OF SUPERVISORS  
BY: Susan Kassel PLAT APPROVING AGENT  
DATE: 9/2/22

STATE OF VIRGINIA  
COUNTY OF YORK  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THE 6<sup>th</sup> DAY OF September, 2022  
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 220015299  
TESTE: Kristen N. Nelson CLERK  
BY: Waelne Uttecht, oe



FUTURE DEVELOPMENT -  
REMAINDER OF WALLER MILL HEIGHTS  
(POWELL PLANTATION PHASE 1  
DEVELOPMENT PLAN)  
FORMER AREA=12,175,712 S.F.±, 279,516 AC.±  
NEW AREA=10,866,465 S.F.±, 249,460 AC.±

\*\*NOTE:  
THIS RIGHT-OF-WAY IS PLATTED  
WITH THE INTENT OF BEING EXTENDED AND  
CONTINUED IN ORDER TO PROVIDE INGRESS  
AND EGRESS TO AND FROM FUTURE  
SUBDIVISIONS OR ADJACENT PROPERTY.

S:\1038566405-Ryan Thomas\Survey\Plat\Phase 1\AES\1038566405-1.dwg, 9/17/2022 1:08:32 PM, tmm, aes