

NUMBER	DIRECTION	DISTANCE
L1	N 65°07'58" E	80.00'
L2	N 09°23'50" E	98.54'
L3	N 65°08'02" E	100.00'
L4	N 54°30'50" W	20.26'
L5	S 24°52'02" E	35.17'
L6	S 83°12'59" E	80.00'
L7	S 65°07'35" W	50.00'
L8	N 06°27'04" E	83.31'
L9	N 45°00'00" E	100.00'
L10	N 74°31'00" W	49.63'
L11	N 74°31'07" W	23.57'
L12	S 44°59'52" W	62.17'
L13	S 65°08'36" W	28.50'
L14	S 06°47'03" W	59.26'
L15	N 06°47'03" E	16.08'
L16	N 06°47'03" E	43.18'
L17	N 06°47'03" E	59.26'
L18	S 06°47'03" W	50.33'
L19	S 06°47'03" W	8.93'

NOTE: THE AREA LABELED AS CONSERVATION EASEMENT ON THIS PLAT IS HEREBY DEDICATED TO THE LAKES AT DARE HOMEOWNERS ASSOCIATION AND IS SUBJECT TO ARTICLE VI, SECTION 16 OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS APPLICABLE TO THE LAKES AT DARE.

THE LAKES AT DARE HOMEOWNERS ASSOCIATION COMMON AREA  
 THE LAKES AT DARE - SECTION ONE  
 (P.B. 12, PGS. 141-144)  
 TAX MAP PARCEL  
 25-43-01-000A1  
 ZONE : RR

SUBDIVISION PLAT OF  
**THE LAKES AT DARE**  
 SECTION SIX-A

GRAFTON MAGISTERIAL DISTRICT  
 COUNTY OF YORK, VIRGINIA  
 SCALE : 1" = 100' DATE : 8 JUNE, 2001  
**DAVIS & ASSOCIATES, P.C.**  
 SURVEYORS - PLANNERS  
 3630 GEORGE WASHINGTON  
 MEMORIAL HIGHWAY, STE. G  
 YORKTOWN, VIRGINIA 23693  
 PHONE : (757) 867-8583

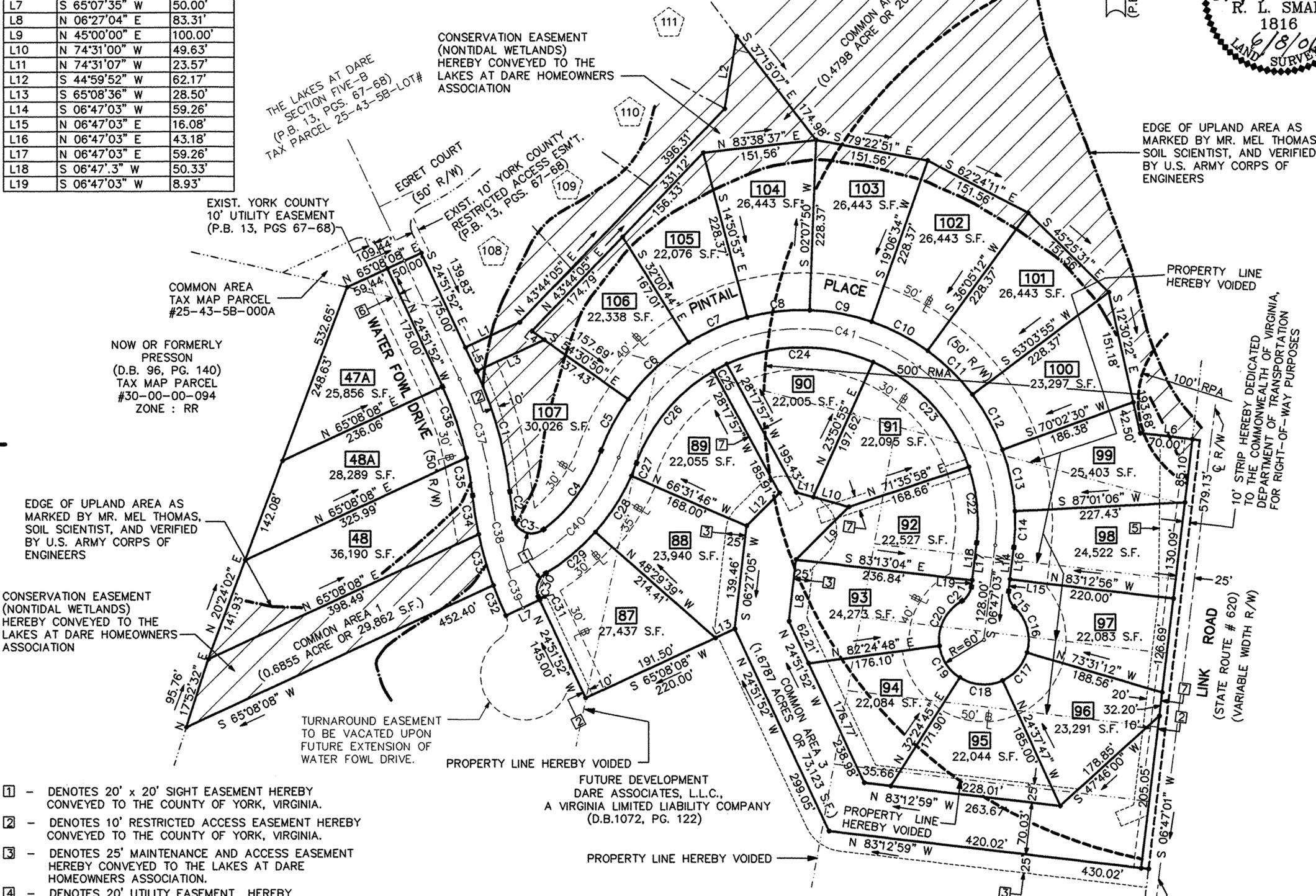


0' 50' 100' 200'

GRAPHIC SCALE  
 SHEET 2 OF 2

**- SYMBOLS -**

- DENOTES MINIMUM BUILDING SETBACK LINE
- DENOTES DRAINAGE EASEMENT HEREBY CONVEYED TO COUNTY OF YORK
- DENOTES UTILITY EASEMENT HEREBY CONVEYED TO COUNTY OF YORK
- DENOTES RESOURCE PROTECTION AREA
- DENOTES RESOURCE MANAGEMENT AREA
- DENOTES IRON ROD FOUND
- DENOTES IRON RODS TO BE SET AT ALL PROPERTY LINE JUNCTURES
- DENOTES CONCRETE MONUMENT FOUND
- DENOTES CONCRETE MONUMENT TO BE SET
- DENOTES CONSERVATION EASEMENT (NONTIDAL WETLANDS) HEREBY CONVEYED TO THE LAKES AT DARE HOMEOWNERS ASSOCIATION



- 1 - DENOTES 20' x 20' SIGHT EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.
- 2 - DENOTES 10' RESTRICTED ACCESS EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.
- 3 - DENOTES 25' MAINTENANCE AND ACCESS EASEMENT HEREBY CONVEYED TO THE LAKES AT DARE HOMEOWNERS ASSOCIATION.
- 4 - DENOTES 20' UTILITY EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.
- 5 - DENOTES VARIABLE WIDTH DRAINAGE EASEMENT 10' FROM CENTER OF STORM SEWER LINE HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.
- 6 - DENOTES 10' UTILITY EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.
- 7 - DENOTES 20' DRAINAGE EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK, VIRGINIA.

NOTE: ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATION (VR-173-02-01) AND SECTION 24.1-372 OF THE YORK COUNTY ZONING ORDINANCE.

NOTE: 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 OTHER OBSTRUCTION THAT HINDERS CLEAR SIGHT ACROSS THE AREA.

NOTE: PROPERTY SHOWN HEREON IS ZONED RR (RURAL RESIDENTIAL)

NOTE: PRINCIPAL BUILDING SETBACK LINES ARE -  
 FRONT - 30'  
 SIDE - 10' MINIMUM  
 REAR - 25'

**APPROVED**  
 YORK COUNTY BOARD OF SUPERVISORS

BY: Al Maddalena  
 PLAT APPROVING AGENT

DATE: 11/28/01

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 30 DAY OF Nov, 2001, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT 2001-01967 As Instr. #01001967

TESTE: Lynn S. Jenkins  
 CLERK

BY: Natalie C. Owens, P.C.