

PLAT SHOWING  
 CONSERVATION EASEMENTS  
 LOCATED WITHIN  
**COLONY PINES OF YORK  
 SUBDIVISION, SECTION ONE**  
 NELSON MAGISTERIAL DISTRICT  
 COUNTY OF YORK, VIRGINIA

DATE: 09/09/02    SHEET 2 OF 4    SCALE: 1" = 40'  
 PROJECT NO: 30801.00    DRAWN BY: MDC

**VHB** Vanasse Hangen Brustlin, Inc.  
 Transportation Land Development Environmental Services  
 11832 Rock Landing Drive, Suite 203  
 Newport News, Virginia 23606-4231  
 (757) 873-3386 • FAX (757) 873-0757



PROPOSED 15' LANDSCAPE PRESERVATION EASEMENT C1  
 PROPOSED INDEPENDENCE BLVD. (90' R/W)

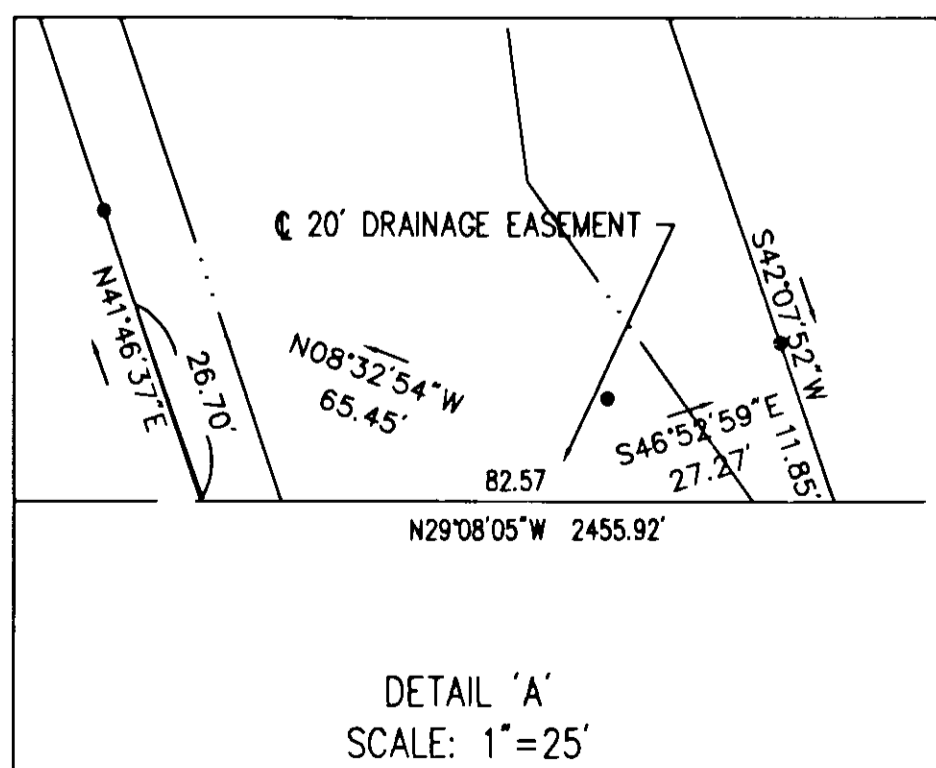
FUTURE DEVELOPEMENT

PROPOSED COLONY PINES OF YORK SECTION 1

CONSERVATION EASEMENT AREA 1  
 1.133 ACRES

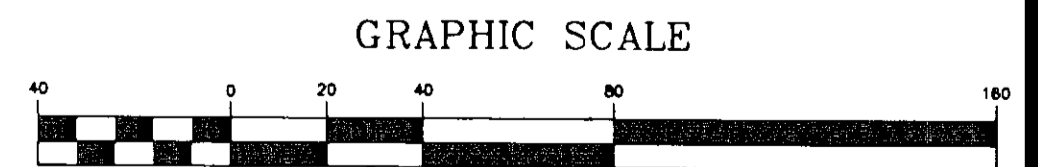
LINE TABLE		
LINE	LENGTH	BEARING
L18	46.95	N42°34'02"E
L19	38.97	N44°16'16"E
L20	84.24	N41°08'24"E
L21	26.87	N37°55'13"E
L22	23.49	N38°48'11"E
L23	47.82	N37°19'54"E
L24	40.24	N38°44'48"E
L25	95.82	N42°55'11"E
L26	38.55	N52°39'23"E
L27	67.19	N54°52'50"E
L28	52.58	N54°02'43"E
L29	52.71	N62°10'58"E
L30	50.19	S63°46'13"W
L31	45.77	S64°49'03"W
L32	120.46	S50°10'16"W
L33	37.26	S38°10'10"W
L34	83.01	S40°36'29"W
L35	28.13	S40°32'03"W
L36	32.19	S41°17'26"W
L37	120.60	S40°47'38"W
L38	106.02	S42°07'52"W
L39	23.63	N46°52'59"W

CURVE TABLE					
CURVE	RADIUS	ARC LENGTH	TANGENT	CHORD	CHORD BEARING
C1	1710.00	87.85	43.93	87.84	S22°15'36"E



PLAT INSTRUMENT # 020025737

20' DRAINAGE EASEMENT RESERVED FOR THE BENEFIT OF THE COLONY PINES HOMEOWNERS ASSOCIATION (SEE DETAIL A)



18th December 02  
 Lisa Brogden DC