

N/F  
HIGHGROVE HOMEOWNERS  
ASSOCIATION, INC.  
1202 CHEESEMAN ROAD  
T.M. #11-26-00-000A  
GPIN: G13D-3393-1235  
INSTR. #080022269  
ZONED R13

- EASEMENT LEGEND:**
- ① 5'x10' WATERLINE EASEMENT (TYPICAL) TO BE DEDICATED TO THE CITY OF NEWPORT NEWS.
  - ② 5'x15' WATERLINE EASEMENT (TYPICAL) TO BE DEDICATED TO THE CITY OF NEWPORT NEWS.
  - ③ 15' DRAINAGE EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION (TYPICAL)
  - ④ 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY.
  - ⑤ 10' DRAINAGE EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION (TYPICAL)
  - ⑥ VARIABLE WIDTH DRAINAGE EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION.
  - ⑦ VARIABLE WIDTH SIGHT EASEMENT HEREBY CONVEYED TO YORK COUNTY. (HATCHED AREA)

- ⑧ 10' RESTRICTED ACCESS EASEMENT HEREBY CONVEYED TO YORK COUNTY.
- ⑨ 20' ACCESS EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION
- ⑩ 10' UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY.
- ⑪ 6' DRAINAGE EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION
- ⑫ 20' PEDESTRIAN EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION
- ⑬ 20' UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY.
- ⑭ VARIABLE WIDTH BMP MAINTENANCE AND ACCESS EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION.
- ⑮ 25' PRIVATE DRAINAGE AND BMP ACCESS EASEMENT HEREBY CONVEYED TO THE CARRINGTON MEADOWS HOMEOWNERS ASSOCIATION.
- ⑯ 10'x15' WATERLINE EASEMENT TO BE DEDICATED TO THE CITY OF NEWPORT NEWS.
- ⑰ 45' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY (SEE SHEET 3)

BRUTON DISTRICT YORK COUNTY VIRGINIA

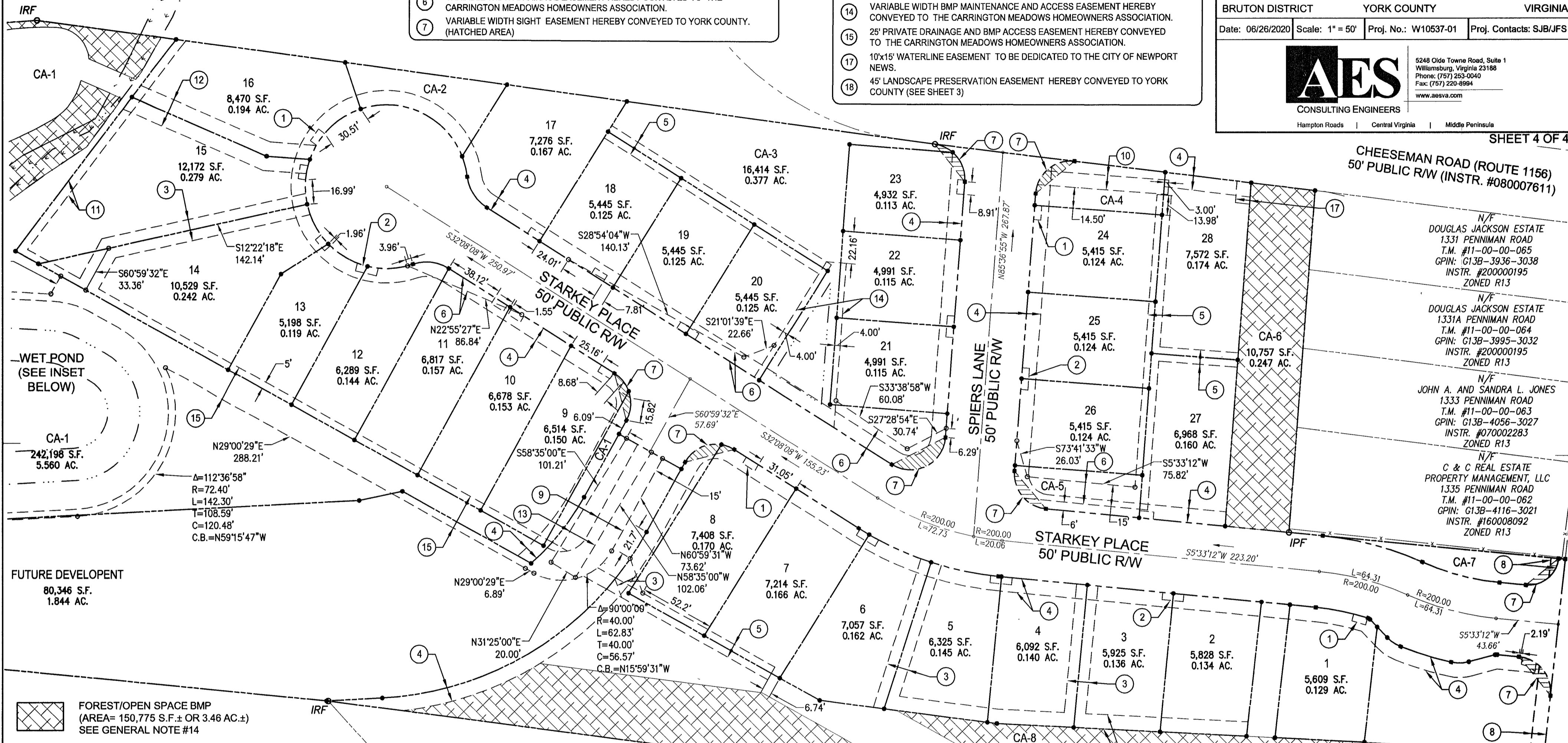
Date: 06/26/2020 Scale: 1" = 50' Proj. No.: W10537-01 Proj. Contacts: SJB/JFS

**AES**  
CONSULTING ENGINEERS

5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23186  
Phone: (757) 253-0040  
Fax: (757) 220-8984  
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Hampton Roads | Central Virginia | Middle Peninsula

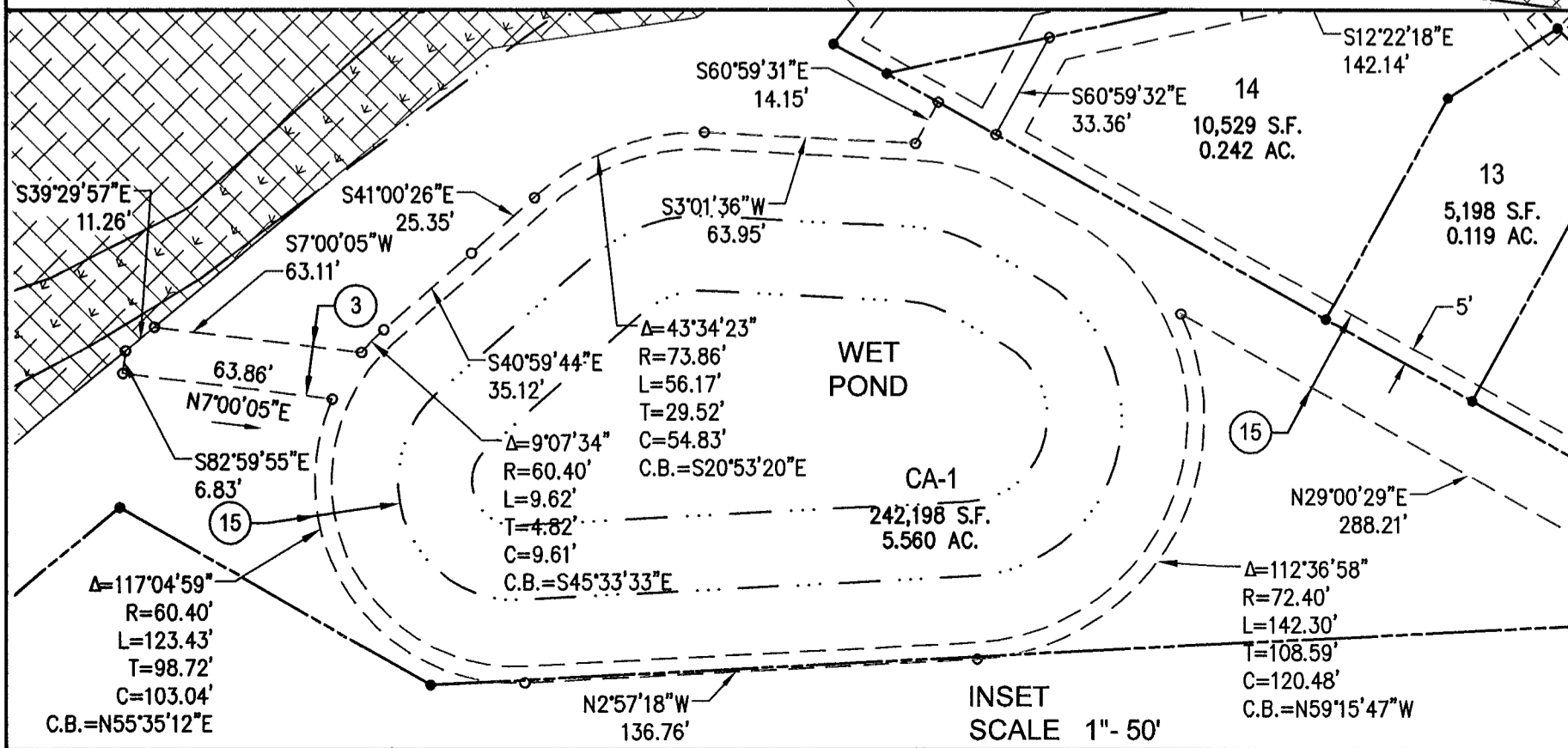
SHEET 4 OF 4



WET POND  
(SEE INSET BELOW)

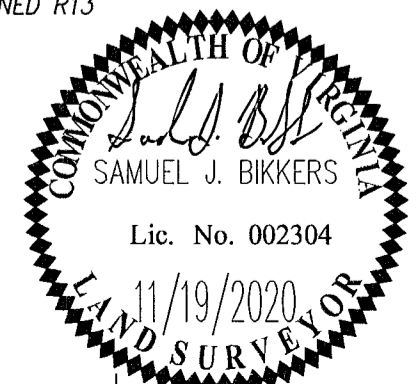
FUTURE DEVELOPMENT  
80,346 S.F.  
1.844 AC.

FOREST/OPEN SPACE BMP  
(AREA = 150,775 S.F. ± OR 3.46 AC. ±)  
SEE GENERAL NOTE #14



N/F MARY ETTA HIGGINS ETALS  
1339LL PENNIMAN ROAD  
T.M. #11-00-00-053  
GPIN: G13B-4332-2574  
D.B. 188, PG. 649  
ZONED R13

N/F ANNA JONES ESTATE  
T.M. #11-00-00-050  
GPIN: G13D-4456-2447  
D.B. 53, PG. 14  
ZONED R13



YORK COUNTY  
GEODETIC CONTROL MERIDIAN  
STATION #035

VIRGINIA STATE PLANE SOUTH NAD83

N/F ROSCOE REDCROSS, JR  
1349 PENNIMAN ROAD  
GPIN: G13B-4386-2881  
T.M. #11-00-00-060  
INSTR. NO 000000079 (MILL)  
D.B. 64, PG. 485  
ZONED R13

STATE OF VIRGINIA  
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THE 29<sup>th</sup> DAY OF March, 2021

THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 210005958

TESTE: Debra M. Holt, Jr. CLERK

APPROVED:  
BY YORK COUNTY BOARD OF SUPERVISORS

BY: Shawn Kasul PLAT APPROVING AGENT

DATE: MARCH 24, 2021

NOTE: THE PURPOSE OF THIS SHEET IS TO SHOW NEW EASEMENTS (PRIVATE OR PUBLIC) SEE SHEETS 2 AND 3 FOR EXISTING EASEMENTS