

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

BRUTON DISTRICT
YORK COUNTY, VIRGINIA

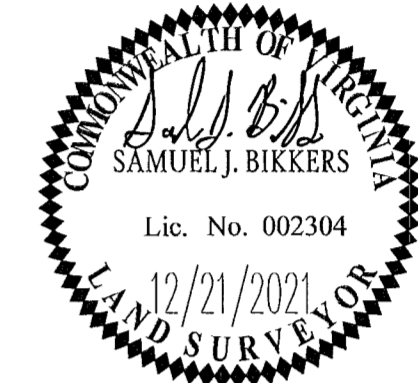
Date: 12/21/21 Scale: 1"=50' Proj. No.: 9654-05 Proj. Contacts: PET/SJB



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Hampton Roads | Central Virginia | Middle Peninsula

SHEET 4 OF 8



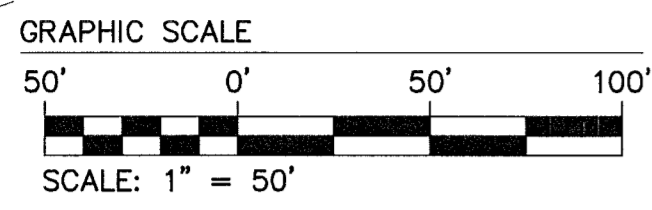
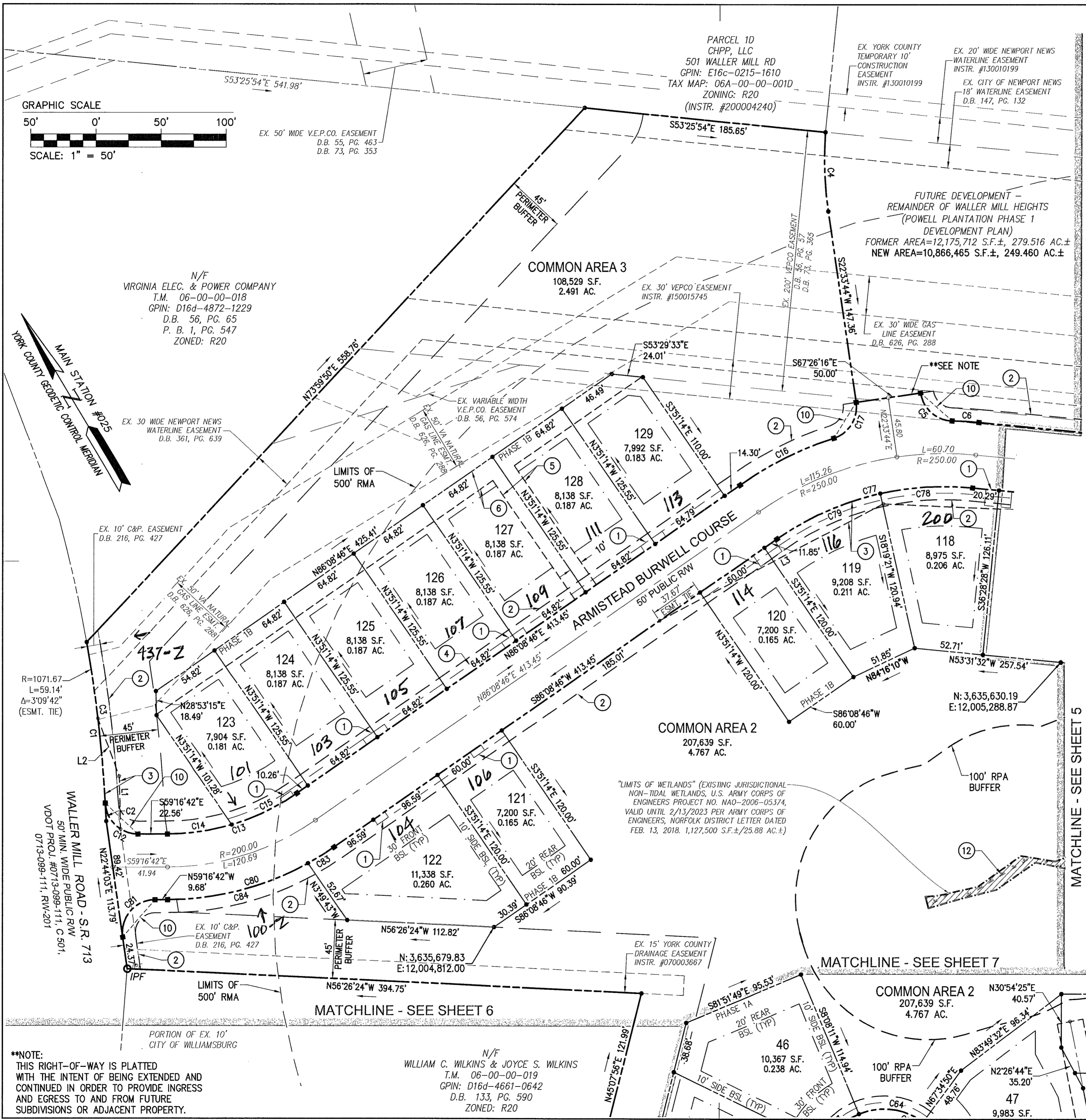
SEE SHEET 8 FOR SURVEY LEGEND AND CURVE AND LINE TABLES.

EASEMENT LEGEND

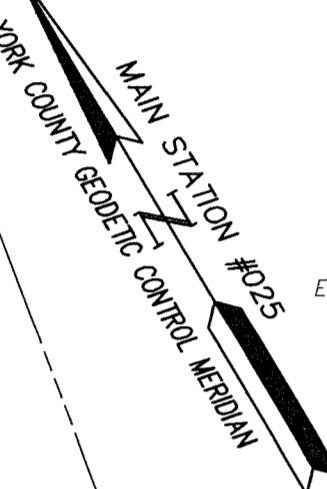
- ① VARIABLE WIDTH WATERLINE EASEMENT TO BE DEDICATED TO THE CITY OF NEWPORT NEWS
- ② 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ③ VARIABLE WIDTH DRAINAGE EASEMENT HEREBY DEDICATED TO PUBLIC USE
- ④ 5' WIDE UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY AND PEDESTRIAN ACCESS 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 Kasek* 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 6th 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: *Debra Littel, Jr*



N/F
VIRGINIA ELEC. & POWER COMPANY
T.M. 06-00-00-018
GPIN: D16d-4872-1229
D.B. 56, PG. 65
P. B. 1, PG. 547
ZONED: R20



R=1071.67
L=59.14'
Δ=3°09'42"
(ESMT. TIE)

WALLER MILL ROAD - S.R. 713
50' MIN. WIDE PUBLIC R/W
VDOT PROJ. #0713-099-111, C 501,
0713-099-111, RW-201

****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.

N/F
WILLIAM C. WILKINS & JOYCE S. WILKINS
T.M. 06-00-00-019
GPIN: D16d-4661-0642
D.B. 133, PG. 590
ZONED: R20

"LIMITS OF WETLANDS" (EXISTING JURISDICTIONAL NON-TIDAL WETLANDS, U.S. ARMY CORPS OF ENGINEERS PROJECT NO. NAO-2006-05374, VALID UNTIL 2/13/2023 PER ARMY CORPS OF ENGINEERS, NORFOLK DISTRICT LETTER DATED FEB. 13, 2018, 1,127,500 S.F.±/25.88 AC.±)

MATCHLINE - SEE SHEET 5

MATCHLINE - SEE SHEET 5

MATCHLINE - SEE SHEET 7

MATCHLINE - SEE SHEET 6