

SUBDIVISION OF
PROPERTY OF JAGE DEVELOPMENT, L.C. &
LAUREOLA ONE, LLC

BRUTON DISTRICT, YORK COUNTY, VIRGINIA
OCTOBER 5, 2008 SCALE 1"=50'

SHEET 2 OF 3

Bury+Partners

ENGINEERING SOLUTIONS
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Williamsburg, Virginia 23188
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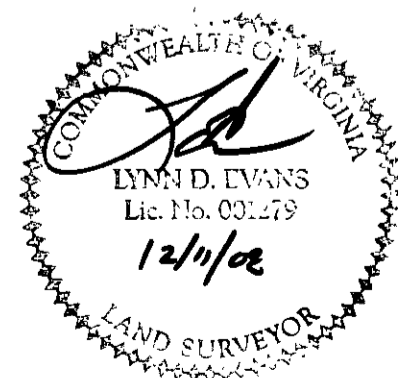
REV. DEC. 8, 2008

NOTES:

- 1) WATER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF WILLIAMSBURG.
- 2) SEWER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY YORK COUNTY.
- 3) THIS PROPERTY APPEARS TO FALL IN ZONE "X" AS SHOWN ON PANEL 0025B OF THE FLOOD INSURANCE RATE MAPS FOR YORK COUNTY VIRGINIA DATED 12-16-88 COMMUNITY NO. 510182.
- 4) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE MAY NOT SHOW ANY EASEMENTS OR RESTRICTIONS THAT MAY AFFECT THE PROPERTY AS SHOWN HEREON.
- 5) THE NORTH MERIDIAN SHOWN IS BASED ON PB 12 PG 240.
- 6) THIS PROPERTY IS CURRENTLY ZONED GB (GENERAL BUSINESS DISTRICT).
- 7) SETBACKS:
FRONT- 45'
REAR- 10'
SIDE- 10'
- 8) AREA:
PARCEL "A"- 180,219 S.F. 4.137 AC.
PARCEL "B" 22,167 S.F. 0.509 AC.
TOTAL AREA- 202,386 S.F. 4.646 AC.
- 9) TM#09-08-00-002A
- 11) GPIN # D15a-1781-2784
- 12) ADDRESS:
201 BYPASS ROAD
- 13) THE PURPOSE OF THIS PLAT IS TO CREATE 2 NEW PARCELS OF LAND.
- 14) THE BOUNDARY SHOWN ON THIS PLAT IS BASED ON A FIELD SURVEY PERFORMED ON OCTOBER 30, 2006
- 15) THE LIMITS OF NATURAL RESOURCES ON THE SUBJECT PROPERTY HAVE NOT BEEN INVENTORIED OR FIELD VERIFIED. ALL FUTURE CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF SECTION 24.1-376 OF THE YORK COUNTY ZONING ORDINANCE (WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT) AND CHAPTER 23.2 OF THE YORK COUNTY CODE (CHESAPEAKE BAY PRESERVATION AREAS).

APPROVED: YORK COUNTY BOARD OF SUPERVISORS

BY: Al Maddalena DATE: 3/16/09
PLAT APPROVING AGENT



STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK
THIS 17th DAY OF MARCH, 2009, THIS MAP WAS PRESENTED AND
ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NO. LR090004830

TESTE: LYNN S. MENDIBUR 2:48 p.m.
CLERK
BY: Valerie D. Ballwin D.C.

2009 MAR 17 PM 2:48