



COUNTY OF YORK
PRIMARY GEODETIC CONTROL NETWORK MONUMENT NO. 43
LOCATION: SEE VICINITY MAP
COORDINATE VALUE(U.S. SURVEY FEET): X-12,052,988.544
Y- 3,609,747.398
ELEVATION OF STATION: 60.08(N.G.V.D.)(1929)

UTILITY NOTES:

WATER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.

SEWER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.

NOTES

1. BASED ON COUNTY MAPPING, A PORTION OF THIS SUBDIVISION LIES WITHIN THE 500' WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT.
2. NONE OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.
3. ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES WITHIN THE WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT SHALL BE SUBJECT TO THE REQUIREMENTS OF SECTION 24.1-376 OF THE YORK COUNTY ZONING ORDINANCE.
4. THE MINIMUM BUILDING SETBACK REQUIREMENTS FOR ZONE R13:
FRONT 30'
SIDE 12.5'
REAR 25'
THE MINIMUM LOT AREA FOR R13 - 13,500 S.F.
MINIMUM LOT WIDTH AT FRONT SETBACK - 90'.

SUBDIVISION OF LOT 1,
BEING THE PROPERTY OF
DANNY LEE BOGGS
(INST. #080005167)
NELSON DISTRICT
COUNTY OF YORK, VIRGINIA
MAY 17, 2010 SCALE: AS SHOWN
CAMPBELL LAND SURVEYING, INC.
P.O. BOX 855
YORKTOWN, VIRGINIA 23692
(757) 890-0837

SHEET 1 OF 2

VICINITY MAP SCALE: 1"=2000'

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S), PROPRIETORS AND TRUSTEES, IF ANY.

Danny Lee Boggs
DANNY LEE BOGGS

04/11/11
DATE

OWNER NOTARY

STATE OF VIRGINIA TO WIT:
CITY/COUNTY YORK
I, DONNA LAGE DAVIS, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FORGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.
GIVE UNDER MY HAND THIS 11 DAY OF April, 2011
MY COMMISSION EXPIRES: August 31, 2014

Donna Lage Davis
NOTARY PUBLIC REG. NO. 270211

ADDRESS: #108 BOUNDARY ROAD
TAX I.D.: 17-00-00-143
G.P.I.N.: N11D-2812-0876
ZONING: R13 (HIGH DENSITY SINGLE FAMILY RESIDENTIAL)
REFERENCES: D.B. 939, PG. 684
F.I.R.M. ZONE: X
F.I.R.M. 51199C0185C, DATED 6/16/09

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE COUNTY OF YORK, VIRGINIA HAVE BEEN COMPLIED WITH, INCLUDING A BOUNDARY SURVEY CLOSURE OF NOT LESS THAN 1'/20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF: DANNY LEE BOGGS AND WAS ACQUIRED FROM JANICE MERLE CADRETTE AND MARTHA LYNNE HARRIS, HEIRS AT LAW OF MERLE HADLOCK, BY DEED DATED FEBRUARY 17, 1997 AND DULY RECORDED ON MARCH 21, 1997 IN DEED BOOK 939, PAGE 684-687.

THE ABOVE DEED IS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA.

I CERTIFY THAT THE IRON RODS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE NOVEMBER 1, 2011.

David P. Campbell
DAVID P. CAMPBELL 1419B DATE 4/11/11

TOTAL AREA OF LOTS = 126,117 S.F. / 2.895 AC.

APPROVED:
David P. Campbell, P.E. 6/23/11
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

REVISED: JULY , 2010

APPROVED

YORK COUNTY BOARD OF SUPERVISORS

BY: Al Maddalena
PLAT APPROVING AGENT

DATE: 6/28/11

STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THIS 28 DAY OF June, 2011, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NUMBER 110009634
9:42am

TESTE: Lynne Mendibur
CLERK

BY: David P. Campbell

2011 JUN 28 AM 9:43