

VICINITY MAP SCALE: 1" = 1,000'

THIS PLAT OF SUBDIVISION, INCLUDING THE PRIVATE DRAINAGE EASEMENTS, IS WITH FREE CONSENT AND IS IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

Joelyn Washington 11-07-23
 JOCELYN WASHINGTON DATE

STATE OF VIRGINIA
 CITY OF NEWPORT NEWS
 I, Kristina Ballard, A NOTARY PUBLIC IN AND FOR THE CITY AND STATE AFORESAID. DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID, GIVEN UNDER MY HAND THIS 7th DAY OF November, 2023.
 MY COMMISSION EXPIRES: 5-31-25

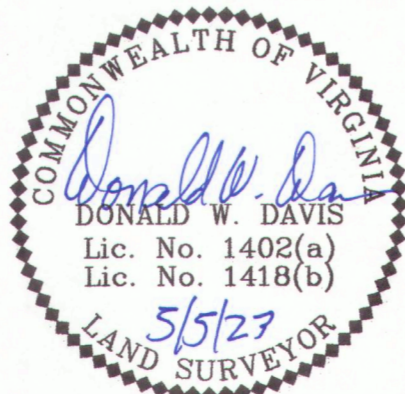


Kristina Ballard
 NOTARY PUBLIC

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE CITY OF NEWPORT NEWS, VIRGINIA HAVE BEEN COMPLIED WITH AND THE SURVEY AND PLAT ARE CORRECT, INCLUDING AN ACCURACY OF NOT LESS THAN 1'/20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION PLAT IS IN THE NAME OF JOCELYN WASHINGTON AND WAS ACQUIRED FROM BRIAN O. DOLAN, SPECIAL COMMISSIONER, AND GEORGIA DAY, LEANORA D. MILLER, QUEEN ESTER CARR, CHRISTINA DAY, PAUL D. DAY, KIM HIGHSMITH A/K/A KIMBERLY DAY, LORI BISHOP, JUANITA DAY, CLYDE ETTER, FLORENCE K. ETTER, JOHN ETTER, III, GEORGE R. ETTER, AND MORILE YOUNG, BY DEED DATED JULY 12, 2018 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF NEWPORT NEWS, VIRGINIA IN INSTRUMENT #180009136 ON JULY 16, 2018 AND ADDITIONALLY DULY RECORDED IN THE CLERK'S OFFICE OF THE YORK-POQUOSON, VIRGINIA CIRCUIT COURT IN INSTRUMENT #180013283 ON JULY 17, 2018.

Donald W. Davis
 DONALD W. DAVIS - LAND SURVEYOR



- REFERENCES**
- DEED BOOK 696, PAGE 54
 - NN INSTRUMENT #180009136
 - YC INSTRUMENT #180013283

GENERAL NOTES:

- PROPERTY ADDRESS: 532 LULA CARTER ROAD NEWPORT NEWS, VA 23603
- PROPERTY OWNER INFORMATION:
 JOCELYN WASHINGTON
 (NEWPORT NEWS INSTRUMENT #180009136)
 (YORK COUNTY INSTRUMENT #180013283)
- NEWPORT NEWS PARCEL ID: 006000106
 YORK COUNTY GPIN: M10D-2941-2482
- YIELD: 2 LOTS
- NEWPORT NEWS ZONING REQUIREMENTS (ZONE R2 - SINGLE FAMILY):
BUILDING SETBACKS:
 FRONT: 35' (FEET)
 REAR: 20' (FEET)
 SIDE: 10% OF LOT WIDTH (NO MORE THAN 12' REQ.)
 MIN. LOT WIDTH: INTERIOR LOT: 90' (FEET)
 MIN. LOT AREA: 12,000 SQ. FT
- YORK COUNTY ZONING REQUIREMENTS (ZONE R13 - HIGH DENSITY SINGLE FAMILY):
BUILDING SETBACKS:
 FRONT: 30' (FEET)
 REAR: 25' (FEET)
 SIDE: 12.5' (FEET)
 MIN. LOT WIDTH: 90' (FEET)
 MIN. LOT AREA: 13,500 SQ. FT
- ALL LOTS HAVE ACCESS TO CITY WATER, PROVIDED BY NEWPORT NEWS WATERWORKS, AND CITY SEWER.
- PROPERTY SHOWN HEREON IS LOCATED IN ZONE X AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 510103 (CITY OF NEWPORT NEWS), MAP NUMBER 5101030033D, EFFECTIVE DATE: DEC. 9, 2014 AND COMMUNITY NUMBER 510182 (COUNTY OF YORK), MAP NUMBER 51199C0108D, EFFECTIVE DATE JAN. 16, 2015.
- PROPERTY IS NOT SUBJECT TO CHESAPEAKE BAY PRESERVATION AREAS.
- LEGAL DESCRIPTION: PARCEL A AS SHOWN ON "PLAT SHOWING THE DIVISION OF PART OF THE MARY E. DAY ESTATE, STANLEY DISTRICT, NEWPORT NEWS, VIRGINIA & YORK COUNTY, VIRGINIA" P.B. 696, PG. 54.
- THIS SUBDIVISION PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. PROPERTY MAY BE SUBJECT TO ADDITIONAL EASEMENTS AND SERVITUDES OF RECORD.
- THIS PLAT IS BASED ON A CURRENT FIELD SURVEY BY DAVIS AND ASSOCIATES, P.C. OR A COMPILATION FROM DEEDS, PLATS, SURVEYS BY OTHERS, OR COMBINATION THEREOF.
- BEARINGS SHOWN HEREON ARE BASED ON THE CITY OF NEWPORT NEWS GEODETIC CONTROL SYSTEM AS SET IN THE FIELD BY THE CITY OF NEWPORT NEWS ENGINEERING DEPARTMENT ON MAY 8, 2023.

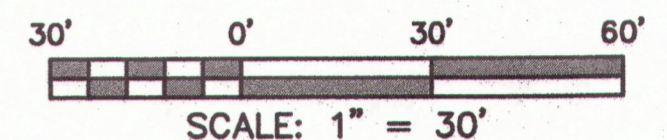
STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT THIS 27th DAY OF November, 2023, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN INSTRUMENT # 2300 16199

TESTE: Kristen N. Nelson
 CLERK
 BY: Laurene M. Halt, ce

APPROVED
 YORK COUNTY BOARD OF SUPERVISORS
 BY: Susan Kassel
 PLAT APPROVING AGENT
 DATE: NOVEMBER 9, 2023

SUBDIVISION PLAT FOR
JOCELYN WASHINGTON
 SUBDIVISION
 BEING JOINTLY IN
 CITY OF NEWPORT NEWS &
 NELSON DISTRICT
 YORK COUNTY, VIRGINIA
 SCALE: 1" = 30' DATE: MAY 5, 2023
SHEET 1 OF 2

DAVIS & ASSOCIATES, P.C.
 SURVEYORS - PLANNERS
 3630 GEORGE WASHINGTON MEMORIAL HIGHWAY - SUITE G
 YORKTOWN, VIRGINIA 23693
 (757)867-8583 (757) 867-8993 (FAX)



- SYMBOLS:**
- DENOTES PIPE FOUND
 - DENOTES IRON ROD SET
 - DENOTES IRON ROD FOUND
 - DENOTES CONC. MONUMENT
 - |— DENOTES MINIMUM BUILDING SETBACK LINES
 - |— DENOTES PROPERTY LINE

STATE OF VIRGINIA
 CITY OF NEWPORT NEWS
 IN THE CLERK'S OFFICE OF THE NEWPORT NEWS CIRCUIT COURT THIS ___ DAY OF _____ 20___, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # _____
 TESTE: _____
 BY: _____ CLERK

RECOMMENDED FOR APPROVAL

ENGINEERING	<u>Shea J</u>	11/13/23
TRANSPORTATION SERVICES		
CIVIL DESIGN	<u>[Signature]</u>	10/13/23
ENVIRONMENTAL SERVICES	<u>[Signature]</u>	11/14/23
CITY ATTORNEY	<u>[Signature]</u>	11/15/2023
CURRENT PLANNING	<u>[Signature]</u>	11/13/2023
ZONING ADMINISTRATOR	<u>[Signature]</u>	11/13/2023
DEVELOPMENT	<u>[Signature]</u>	11/13/2023
REAL ESTATE ASSESSOR	<u>Ok Per J. Blount</u>	11/14/23

APPROVED FOR THE CITY OF NEWPORT NEWS VIRGINIA

Sheila W. McAllister 11/15/2023
 SHEILA W. McALLISTER, AICP
 DIRECTOR OF PLANNING DATE

Alan K. Archer 11/22/2023
 ALAN K. ARCHER
 ACTING CITY MANAGER DATE

APPROVED AS TO FORM

Macon M. Whitson 11/15/2023
 MACON M. WHITSON
 ASSISTANT CITY ATTORNEY DATE