

GENERAL NOTES

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN IN P.B. 7, PG. 41.
2. ELEVATIONS SHOWN HEREON ARE IN FEET AND ARE GPS DERIVED (NAVD88).
3. WETLANDS, IF ANY, WERE NOT RESEARCHED OR LOCATED FOR THIS PLAT.
4. THIS FIRM MADE NO ATTEMPT TO LOCATE UNDERGROUND UTILITIES.
5. PARCEL LIES IN F.I.R.M. ZONE "X" ACCORDING TO COMMUNITY PANEL #51095C0139D, DATED DECEMBER 16, 2015.
6. LOT SERVED BY PUBLIC WATER AND SEWER.
7. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDINGS SHOWN HEREON.
8. TOPOGRAPHIC DATA AS SHOWN IS BASED ON A CURRENT FIELD SURVEY.
9. CONTRACTOR SHALL DETERMINE EXACT FINISHED FLOOR ELEVATION AFTER EXCAVATION.
10. PROPOSED RESIDENCE SHOWN BASED OFF OF PLANS PROVIDED BY CLIENT. ALL DIMENSIONS TO BE CONFIRMED BY CONTRACTOR PRIOR TO CONSTRUCTION.

EROSION & SEDIMENT CONTROL NOTES

ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE "VIRGINIA EROSIONS AND SEDIMENT CONTROL HANDBOOK 1992 THIRD EDITION". THE CONTRACTOR SHALL BE THOROUGHLY FAMILIAR WITH ALL APPLICABLE MEASURES CONTAINED THEREIN WHICH MAY BE PERTINENT TO THIS PROJECT.

SITE INFORMATION

317 INDIAN SPRINGS ROAD / LOT 47
PARCEL ID: 2413.885.853
TOTAL AREA: 7,699 S.F. / 0.18 AC.
IMPERVIOUS AREA: 2,404 S.F. / 0.055 AC.
DISTURBED AREA: 7,050 S.F. / 0.162 AC.
ZONING DISTRICT: RS-2
EXISTING SITE IS PARTLY WOODED AS SHOWN

206 INDIAN SPRINGS ROAD / LOT 48
PARCEL ID: 2413.919.909
TOTAL AREA: 8,357 S.F. / 0.19 AC.
IMPERVIOUS AREA: 2,235 S.F. / 0.051 AC.
DISTURBED AREA: 7,484 S.F. / 0.172 AC.
ZONING DISTRICT: RS-2
EXISTING SITE IS PARTLY WOODED AS SHOWN

BUILDING SETBACK (SBL)

SHOWN PER RS-2 ZONING
FRONT: 35'
REAR: 25'
SIDE: 15'

EXISTING ADDRESS:

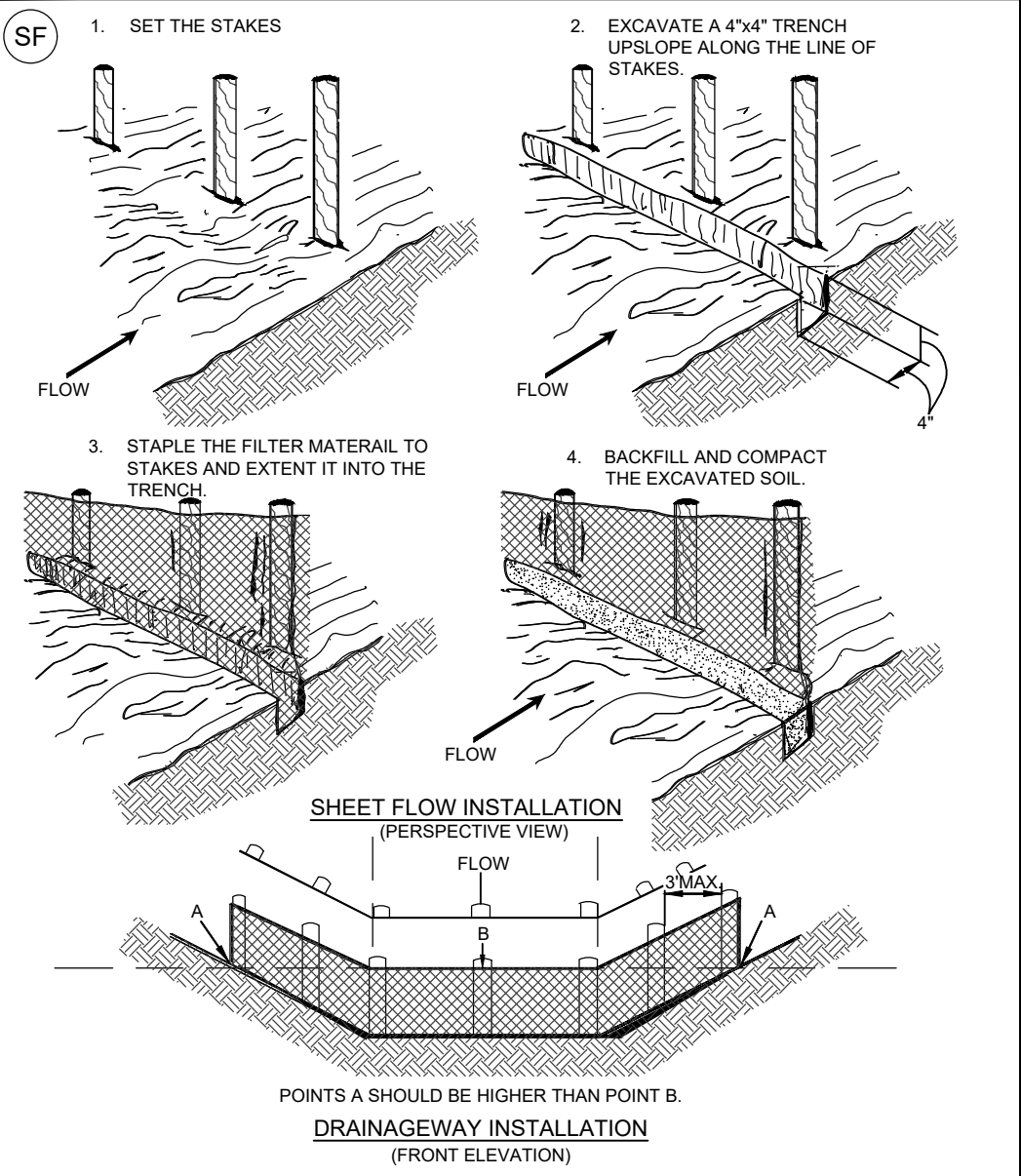
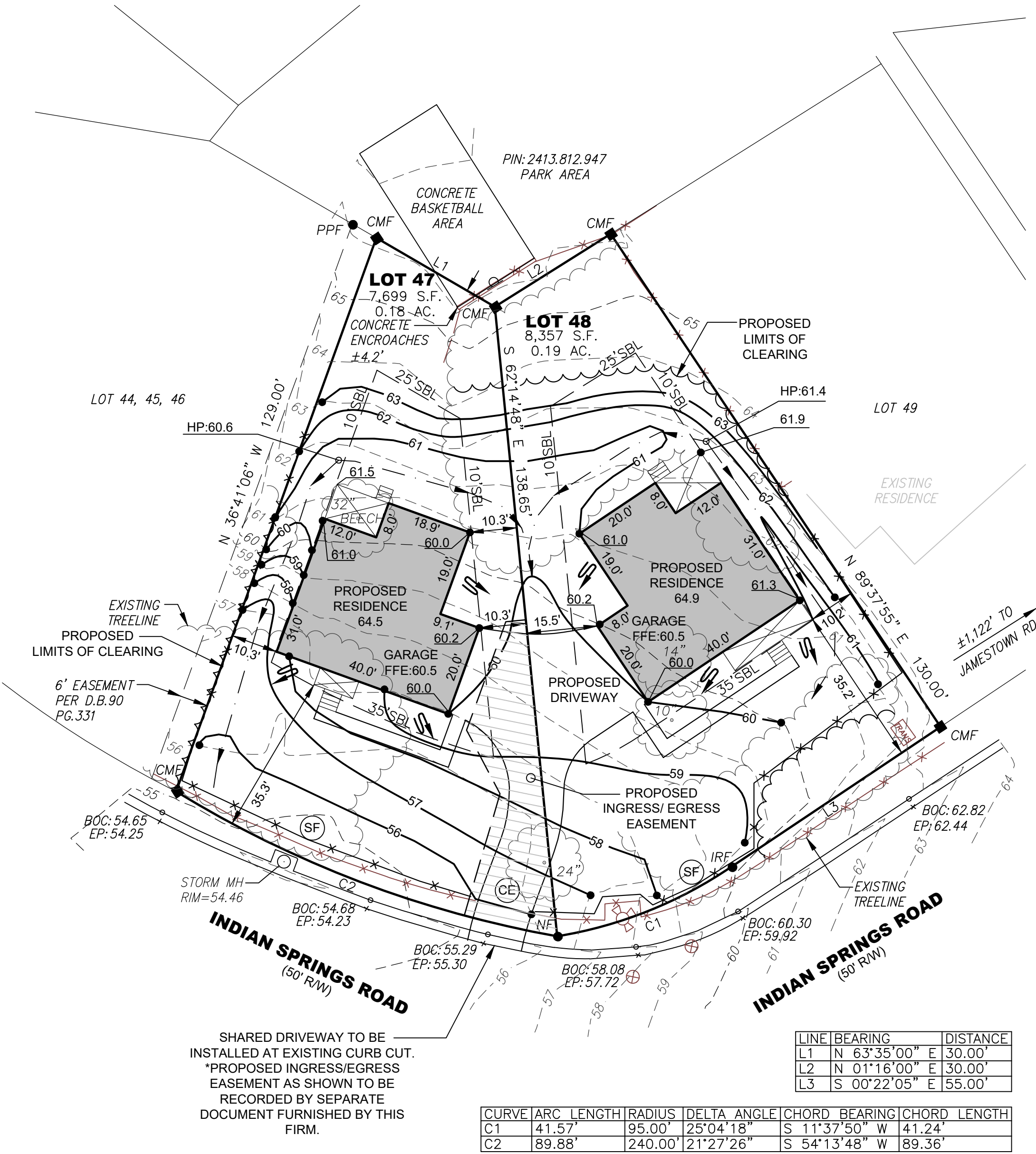
206 & 317 INDIAN SPRINGS ROAD
CITY OF WILLIAMSBURG, VIRGINIA

LEGEND

- BASKETBALL HOOP
- WATER VALVE
- FIRE HYDRANT
- TRANSFORMER
- IRF = IRON ROD FOUND
- PPF = IRON PIPE FOUND
- NF = NAIL FOUND
- CMF = CONC. MONUMENT FOUND
- FENCE

NOTE*
WATER METER AND SEWER
CLEAN OUT NOT FOUND AT TIME
OF SURVEY. CONTRACTOR TO
COORDINATE WITH CITY WATER
SERVICES FOR LOCATION AND
CONNECTION.

RECORD MERIDIAN
D.B.90, PG. 331 (PLAT)

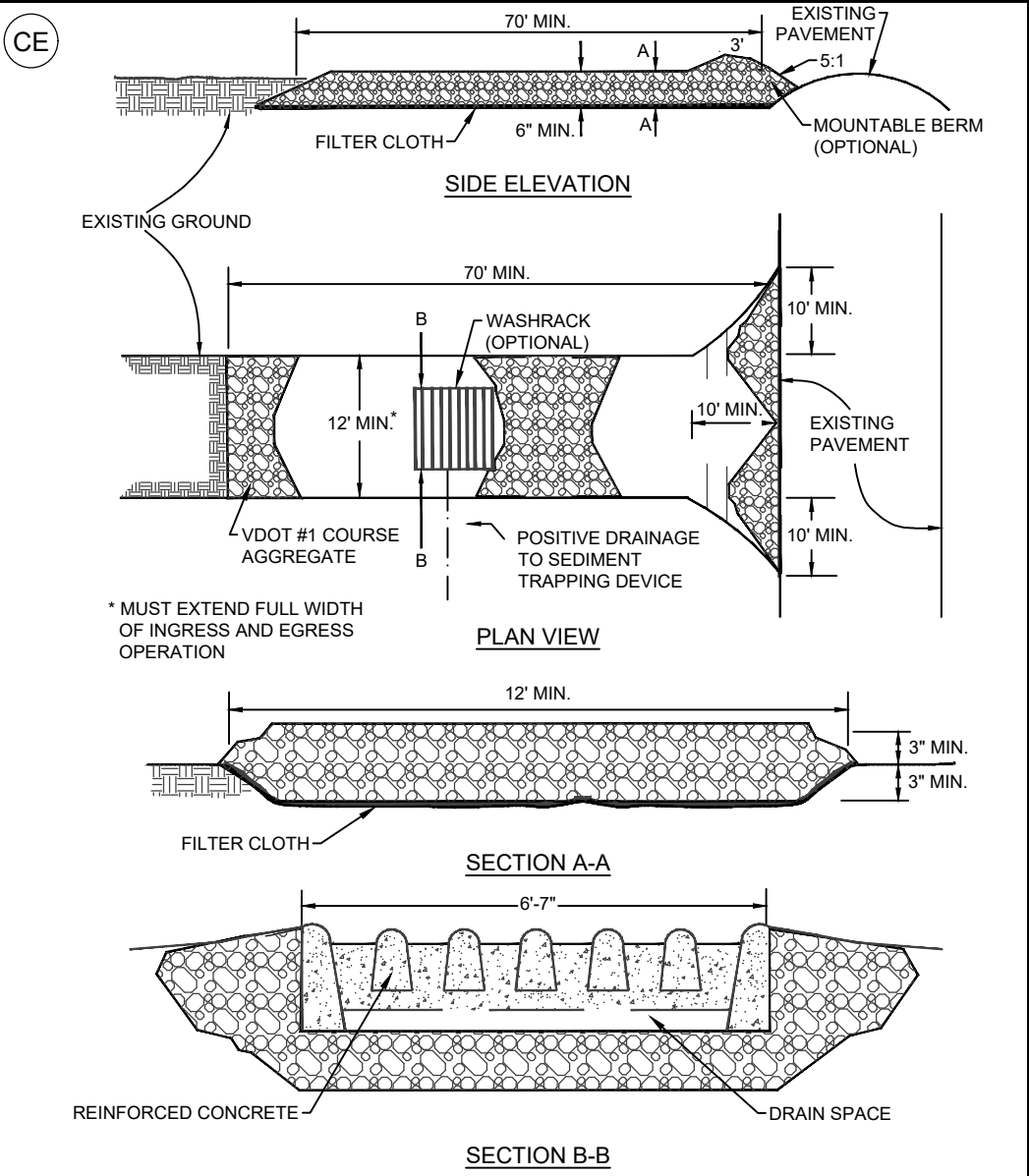


VIRGINIA DEPARTMENT OF ENVIRONMENTAL QUALITY

CONSTRUCTION OF SILT FENCE WITHOUT WIRE SUPPORT

SOURCE: ADAPTED FROM STRAW & FAB. BARRIERS, SHERWOOD & WYANT v1.1

C-PCM-04-2B

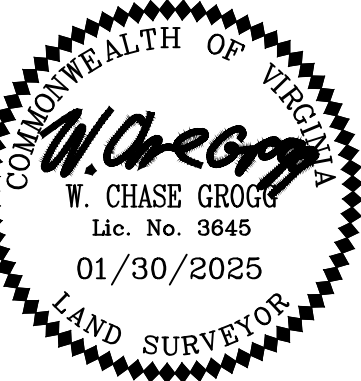


VIRGINIA DEPARTMENT OF ENVIRONMENTAL QUALITY

STONE CONSTRUCTION ENTRANCE

SOURCE: VA. DSWC, MD ESC STDS

C-SCM-03-1



DATE: 01/30/2025
DRAWN BY: AEQ
PROJECT No. 24-513
FILE NAME: 24-513.DWG
REFERENCES:
P.B. 7 PG. 41
D.B. 90 PG. 331

PLOT PLAN OF
LOT 47 AND LOT 48
INDIAN SPRINGS
FOR
BILL MALLORY
CITY OF WILLIAMSBURG
VIRGINIA

NO.	DATE	REVISION / COMMENT / NOTE

ENGINEERING & SURVEYING CONSULTANTS

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