

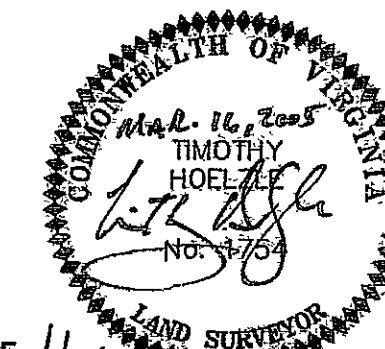
PLAT OF SURVEY FOR THE WESTERN VIRGINIA WATER AUTHORITY

COMBINING A (58.1958 AC.) TRACT AND A (33.0943 AC.) TRACT WITH
LOTS 1-18, BLOCK 1; LOTS 1-2 & 12-19, BLOCK 2;
LOTS 1-32, BLOCK 4; LOTS 1-8 & 14-21, BLOCK 5;
AND THE VACATION OF STREETS, ALLEYS
VACATED BY ORDINANCE #36978-022205
HEREON CREATING

**LOT A-1 (105.5979 AC.) &
LOT A-2 (1.2757 AC.)**
AND DEDICATING
(1.8248 AC.)

FOR PUBLIC STREET PURPOSES
SITUATED ALONG BENNINGTON ST., S.E. &
THE ROANOKE RIVER
ROANOKE, VIRGINIA

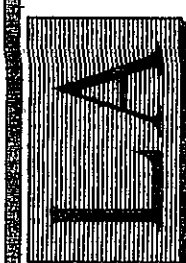
NOTES:
1. SEE SHEET 1 OF 5 FOR CURVE TABLE.



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ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA



DATE: MARCH 16, 2005
COMM. NO.: 04-066 SCALE: 1" = 80'
CADD FILE: F:\2004\04066\SUR\04066FP-SHEET3.DWG
SHEET 3 OF 5

TAX #4330301
WESTERN VIRGINIA WATER AUTHORITY
REGIONAL WASTEWATER TREATMENT PLANT
TRACTS A, B, C, D AND E
INSTRUMENT #050001916

**LOT A-1
105.5979 AC.
(SEE SHEET 4 & 5)**

**LOT A-2
1.2757 AC.
(SEE SHEET 4 & 5)**

**RIGHT-OF-WAY
DEDICATION
1.8248 AC.**

**DEDICATION OF 1.8248 AC. RIGHT-OF-WAY
FOR PUBLIC STREET PURPOSES**

NEW R/W DEDICATION 1.8248 AC.

LINE	BEARING	DISTANCE
54-R7	S 56°00'46" E	175.86'
R7-R8	N 58°25'35" W	4.65'
R8-R9	N 84°50'19" W	212.54' CHD.
R9-R10	S 67°38'35" W	256.03'
R10-R11	S 16°38'02" W	56.84' CHD.
R11-R12	S 49°46'24" E	122.14' CHD.
R12-R3	S 19°15'14" W	0.49'
60-61	N 70°43'46" W	100.00'
61-62	N 72°17'04" W	39.58'
62-63	N 70°54'00" W	123.84'
63-64	N 18°51'57" E	3.78'
64-65	N 71°08'03" W	8.00'
65-66	S 18°51'57" W	3.75'
66-67	N 70°54'00" W	68.06'
67-68	N 19°06'00" E	21.43'
68-69	N 69°53'35" W	27.55'
69-70	N 17°08'33" W	4.17'
70-71	N 19°47'48" W	79.97' CHD.
71-72	N 19°59'10" E	29.25'
72-73	N 24°12'03" W	10.79'
73-74	S 65°26'57" W	10.00'
74-75	S 25°24'07" W	13.12'
75-76	N 33°02'07" W	271.49' CHD.
76-77	N 24°42'00" W	87.86'
77-R1	S 83°21'00" E	48.83'
R1-R2	S 40°13'11" E	143.47'
R2-R3	S 33°17'01" E	322.28'
R3-R4	N 56°42'59" E	98.65'
R4-R5	S 53°16'09" E	49.06'
R5-R6	N 67°38'35" E	283.67'
R6-54	N 77°04'32" E	95.65' CHD.

GRAPHIC SCALE



(IN FEET)
1 inch = 80 ft.

1.8248 AC. DEDICATED FOR PUBLIC STREET PURPOSES.

BENNINGTON STREET, S.E.
(R/W VARIES)

CARLISLE AVENUE, S.E.
(R/W VARIES)

BROWNLEE AVENUE, S.E.
(30' R/W)

UNDERHILL AVENUE, S.E.
(40' R/W)

APPROXIMATE LOCATION OF
F.E.M.A. 100 YEAR FLOODPLAIN

APPROXIMATE LOCATION OF
F.E.M.A. 100 YEAR FLOODPLAIN

VA STATE PLANE COORDINATE SYSTEM
SOUTH ZONE (1983)

ZONE 18°
ZONE 2°
(SHADED)

F.E.M.A. FLOODWAY
ZONE 18°

APPROXIMATE LOCATION OF
F.E.M.A. FLOODWAY

TAX #4340101
WESTERN VIRGINIA
WATER AUTHORITY
INSTRUMENT #050001916

COMMONWEALTH OF VIRGINIA
MARCH 16, 2005
TIMOTHY HOELKE
No. 14754
LAND SURVEYOR