

**ORDINANCE NO. 7624-20**

AN ORDINANCE AUTHORIZING AND DIRECTING THE CITY MANAGER TO EXECUTE AND THE CITY CLERK TO ATTEST, ON BEHALF OF THE CITY OF NEWPORT NEWS, VIRGINIA, THOSE TWO DEEDS OF FORTY-YEAR EASEMENT, THE FIRST AT 1400 16<sup>TH</sup> STREET AND THE OTHER AT 61 WALNUT AVENUE FOR THE HAMPTON TRUNK A&B REPLACEMENT JEFFERSON AVENUE TO WALNUT AVENUE PROJECT, BETWEEN THE CITY OF NEWPORT NEWS, VIRGINIA AND HAMPTON ROADS SANITATION DISTRICT AS HEREINAFTER DESCRIBED.

WHEREAS, the Hampton Roads Sanitation District (“HRSD”) is undertaking the Hampton Trunk A&B Jefferson Avenue to Walnut Avenue Project (the”Project”); and

WHEREAS, HRSD is replacing the existing wastewater force main along 16<sup>th</sup> Street to Jefferson Avenue starting near Walnut Avenue going west along Anderson Park; and

WHEREAS, Construction of the Project will start in mid-2020, and the new pipe has been designed and located outside the existing easement in a portion of Anderson Park; and

WHEREAS, the relocation is necessary due to the condition of existing facilities; and

WHEREAS, HRSD has coordinated the Project with the City and with the Department of Parks and Recreation; and

WHEREAS, Council is requested to adopt an ordinance that will grant two twenty-foot easements as further described below.

NOW, THEREFORE BE IT ORDAINED by the Council of the City of Newport News, Virginia:

1. That it hereby authorizes and directs the City Manager to execute and the City Clerk to attest, on behalf of the City of Newport News, Virginia, those certain Deeds of Easement by and between the City of Newport News, Virginia and HRSD; more fully described as:

**DEED Of FORTY YEAR EASEMENT No. 1**

ALL THAT certain lot, tract or parcel of land lying situate and being in the City of Newport News, Virginia, designated and described as: "PROPOSED 20' EASEMENT TO BE ACQUIRED BY HAMPTON ROADS SANITATION DISTRICT AREA=6,064 SQ.FT.OR 0.139 ACRES" as shown on that certain plat entitled: "PLAT SHOWING PROPOSED 20' EASEMENT FOR HAMPTON ROADS SANITATION DISTRICT TO BE ACQUIRED FROM CITY OF NEWPORT NEWS, PROJECT: HAMPTON TRUNK A & B REPLACEMENT JEFFERSON AVENUE TO WALNUT AVENUE CIP – BH

015600”, dated January 10, 2020, made by PRECISION MEASUREMENTS, INC., Surveyorss-GPS-3-D Scanning-GIS-Mappers, which plat is attached hereto, made a part hereof, and to be recorded herewith in the Clerk’s Office of the Circuit Court for the City of Newport News, Virginia, to which reference is hereby made.

**IT BEING** the same property conveyed to the Grantor herein by deed recorded in the aforesaid Clerk’s Office and shown in P.B. A, Pg.91, PID# 314000203, # 1400 16<sup>th</sup> Street and it further being subject to the conditions and provisions listed in the Proposed Deed attached as Exhibit A.

DEED OF FORTY YEAR EASEMENT No. 2

**ALL THAT** certain lot, tract or parcel of land lying situate and being in the City of Newport News, Virginia, designated and described as: "PROPOSED 20' EASEMENT TO BE ACQUIRED BY HAMPTON ROADS SANITATION DISTRICT AREA=5,441 SQ.FT. OR 0.125 ACRES" as shown on that certain plat entitled: "PLAT SHOWING PROPOSED 20' EASEMENT FOR HAMPTON ROADS SANITATION DISTRICT TO BE ACQUIRED FROM CITY OF NEWPORT NEWS, PROJECT: HAMPTON TRUNK A & B REPLACEMENT JEFFERSON AVENUE TO WALNUT AVENUE CIP – BH 015600”, dated January 10, 2020, made by PRECISION MEASUREMENTS, INC., Surveyorss-GPS-3-D Scanning-GIS-Mappers, which plat is attached hereto, made a part hereof, and to be recorded herewith in the Clerk’s Office of the Circuit Court for the City of Newport News, Virginia, to which reference is hereby made.

**IT BEING** the same property conveyed to the Grantor herein by deed recorded in the aforesaid Clerk’s Office and shown in P.B. A, Pg.91, H.D.B. 24, Pg.192, PID# 308030201, #61 Walnut Avenue and it further being subject to the conditions and provisions listed in the Proposed Deed attached as Exhibit B.

2. That a copy of the said Deeds of Easement are attached hereto as Exhibits A and B and made a part hereof.

3. The City Manager is authorized to execute the deeds of easement with the City Clerk to attest, and the City Attorney to approve as to form, together with any further documents necessary to conclude the Project.

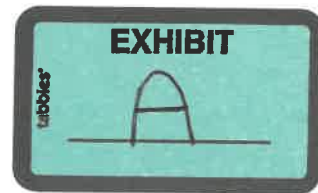
PASSED BY THE COUNCIL OF THE CITY OF NEWPORT NEWS ON MAY 26, 2020

Mabel Washington Jenkins, MMC  
City Clerk

McKinley L. Price, DDS  
Mayor

A true copy, teste:

City Clerk



Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

632320v2 (03-03-2020)

**PREPARED BY AND RETURN TO:**  
**Conway H. Sheild, III (VSB # 06893)**  
**Jones, Blechman, Woltz & Kelly, P.C.**  
**701 Town Center Drive, Suite 800**  
**Newport News, Va. 23606**

**Tax ID: 314000203**

### **DEED OF FORTY-YEAR EASEMENT**

THIS DEED OF FORTY-YEAR EASEMENT, Made this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by and between **CITY OF NEWPORT NEWS, VIRGINIA**, a municipal corporation of the Commonwealth of Virginia, **GRANTOR**, (whether one or more) and **HAMPTON ROADS SANITATION DISTRICT**, a political subdivision of the Commonwealth of Virginia, **GRANTEE**, whose mailing address is: P.O. Box 5911, Virginia Beach, Virginia, 23471-0911.

### **WITNESSETH:**

That for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration, receipt of which is hereby acknowledged, **GRANTOR** does hereby grant and convey. For a period of forty (40) years from the date hereof, with **SPECIAL WARRANTY OF TITLE**, unto **GRANTEE**, its successors and assigns, forever, the right, privilege, and easement hereinafter described, for the purpose of laying, erecting, constructing, operating, and maintaining underground wastewater and/or water reuse force mains and/or gravity mains together with above and/or below ground equipment, accessories, and appurtenances thereto, hereinafter called "facilities," on the lands of the **GRANTOR**, said Easement (the "Easement") being further described as follows:

**ALL THAT** certain lot, tract or parcel of land lying situate and being in the City of Newport News, Virginia, designated and described as:  
**"PROPOSED 20' EASEMENT TO BE ACQUIRED BY HAMPTON**

Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

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ROADS SANITATION DISTRICT AREA=6,064 SQ.FT.OR 0.139  
ACRES" as shown on that certain plat entitled: "PLAT SHOWING  
PROPOSED 20' EASEMENT FOR HAMPTON . ROADS  
SANITATION DISTRICT TO BE ACQUIRED FROM CITY OF  
NEWPORT NEWS, PROJECT: HAMPTON TRUNK A & B  
REPLACEMENT JEFFERSON AVENUE TO WALNUT AVENUE  
CIP - BH 015600", dated January 10, 2020, made by PRECISION  
MEASUREMENTS, INC., Surveyorss-GPS-3-D Scanning-GIS-  
Mappers, which plat is attached hereto, made a part hereof, and to be  
recorded herewith in the Clerk's Office of the Circuit Court for the City  
of Newport News, Virginia, to which reference is hereby made.

**IT BEING** the same property conveyed to the Grantor herein by deed  
recorded in the aforesaid Clerk's Office and shown in P.B. A, Pg.91,  
PID# 314000203, # 1400 16<sup>th</sup> Street.

This easement is subject to the following conditions and provisions:

A. The facilities existing or constructed on or under the Easement shall remain the property of **GRANTEE**. **GRANTEE** shall have the right to inspect, rebuild, remove, repair, improve, and make such changes, alterations, additions to or extensions of its facilities within the boundaries of said right of way as are consistent with the purpose expressed herein. All construction, maintenance, equipment and facilities shall comply with all applicable laws, ordinances, codes and regulations.

B. Any disturbance of the premises by the **GRANTEE** or its contractor will be restored by the **GRANTEE** as nearly as practicable. This includes paving, fences, backfilling of trenches, grass, reseeding, replacing or replanting landscaping, and removal of trash or debris. Landscaping will be replaced with immature trees, shrubs, and ground cover.

C. **GRANTEE** shall have the right to trim, cut and remove trees, shrubbery or other obstructions which interfere with or threaten the efficient and safe operation, construction and maintenance of said facilities. All trees and limbs cut by **GRANTEE** shall remain the property of **GRANTOR**. All brush, branches, and other debris resulting from any cutting, trimming, or clearing of said right of way shall be removed from lands of **GRANTOR** for disposal.

D. **GRANTEE** shall have the right of ingress to and egress from said

Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

Easement over the lands of **GRANTOR**. **GRANTEE** shall exercise such right in such manner as shall not occasion injury and inconvenience to **GRANTOR**. **GRANTEE** shall at **GRANTOR'S** election pay for or repair any injury to any of **GRANTOR'S** land, structures, roads, fences and other improvements caused by **GRANTEE**, its employees, agents or contractors.

E. **GRANTOR**, its successors and assigns, may use said Easement for any purpose not inconsistent with the rights hereby granted, provided such use does not interfere with the safe and efficient construction, operation or maintenance of said facilities, and further provided that such use is not inconsistent with any laws, ordinances or codes pertaining to the construction, operation or maintenance of said facilities. **GRANTOR** shall not place any permanent improvements within the easement without permission of **GRANTEE**, or its successors, including but not limited to houses, buildings, pools, sheds, signs, or similar permanent structures, such permission not to be unreasonably withheld. **GRANTOR** may install fences, driveways, pavement and landscaping (trees and shrubs shall be varieties that will not exceed 20 feet tall at maturity).

F. It is understood and agreed that the consideration paid to the **GRANTOR** in connection herewith constitutes payment in full for the property hereby conveyed and for damages, if any, to the residue or other property of the **GRANTOR** resulting from the project and use made of the property conveyed.

G. Notwithstanding the above, should the property on which the aforesaid easement lies be subdivided, then the access rights to the easement as above enumerated shall be along the publicly dedicated streets within the said subdivision as far as practical, and then the access shall be on subdivided lots within the subdivision which shall efficiently provide access for the purposes of the **GRANTEE** as herein enumerated.

*(Reminder of page intentionally left blank - Signature Page follows)*

Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

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WITNESS the following signature and seal all as of the day and year first above  
written.

CITY OF NEWPORT NEWS, VIRGINIA

By: \_\_\_\_\_ (SEAL)

Title: City Manager

ATTEST:

BY: \_\_\_\_\_

APPROVED AS TO FORM:

BY: \_\_\_\_\_  
City Attorney's Office

COMMONWEALTH OF VIRGINIA  
CITY/COUNTY OF \_\_\_\_\_, to-wit:

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_,  
2020 by \_\_\_\_\_ (Name) \_\_\_\_\_ (Title) of the  
City of Newport News, Virginia.

My commission expires: \_\_\_\_\_

\_\_\_\_\_  
Notary Public (Registration No: \_\_\_\_\_)



VICINITY MAP  
SCALE 1" = 2,000'

**AREA TABLE**

PARCEL AREA PER TAX RECORDS	SQUARE FT.	ACRES
PROPOSED 20' EASEMENT TO BE ACQUIRED	6,064	0.139
RESIDUAL PARCEL AREA		18.400

**CURVE TABLE**

CURVE	ADIUS	ARC LENGTH	TANGENT	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	636.37'	156.90'	78.85'	14°07'35"	N 67°25'25" E	156.50'

- NOTES:**
1. THIS PLAN WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT. DOES NOT SHOW ANY PHYSICAL IMPROVEMENTS, AND MAY NOT REFLECT ALL EASEMENTS OR RESTRICTIONS THAT AFFECT THE PROPERTY.
  2. PROPERTY LINE AND RIGHT-OF-WAY INFORMATION IS BASED ON PLATS, DEEDS OF RECORD AND ACTUAL FIELD MEASUREMENTS.
  3. THIS PLAN IS FOR EASEMENT ACQUISITION PURPOSES ONLY AND IS NOT INTENDED TO REPRESENT A BOUNDARY SURVEY NOR A SUBDIVISION OF LAND.
  4. EASEMENTS SHALL BE ACQUIRED BY DEED.

ACAD: PID# 314000203.dwg

PLAT SHOWING PROPOSED 20' EASEMENT FOR  
**HAMPTON ROADS SANITATION DISTRICT**  
 TO BE ACQUIRED FROM  
**CITY OF NEWPORT NEWS**  
 PROJECT: HAMPTON TRUNK A & B REPLACEMENT  
 JEFFERSON AVENUE TO WALNUT AVENUE  
 CIP - BH015600

DATE: 01/10/2020 SCALE: 1" = 30'  
**PRECISION MEASUREMENTS, INC.**  
 SURVEYORS • GPS • 3-D SCANNING • GIS • MAPPERS  
 VIRGINIA BEACH - RICHMOND - NEWPORT NEWS - CHANTILLY, VIRGINIA  
 11835 CANYON BLVD, SUITE 8-103  
 NEWPORT NEWS, VIRGINIA 23606  
 TEL: (757) 585-7570



SHEET 1 OF 2

ACAD: PID# 314000203.dwg



**HATCH LEGEND:**

DEMOTES PROPOSED 20' EASEMENT  
TO BE ACQUIRED BY  
HAMPTON ROADS SANITATION DISTRICT

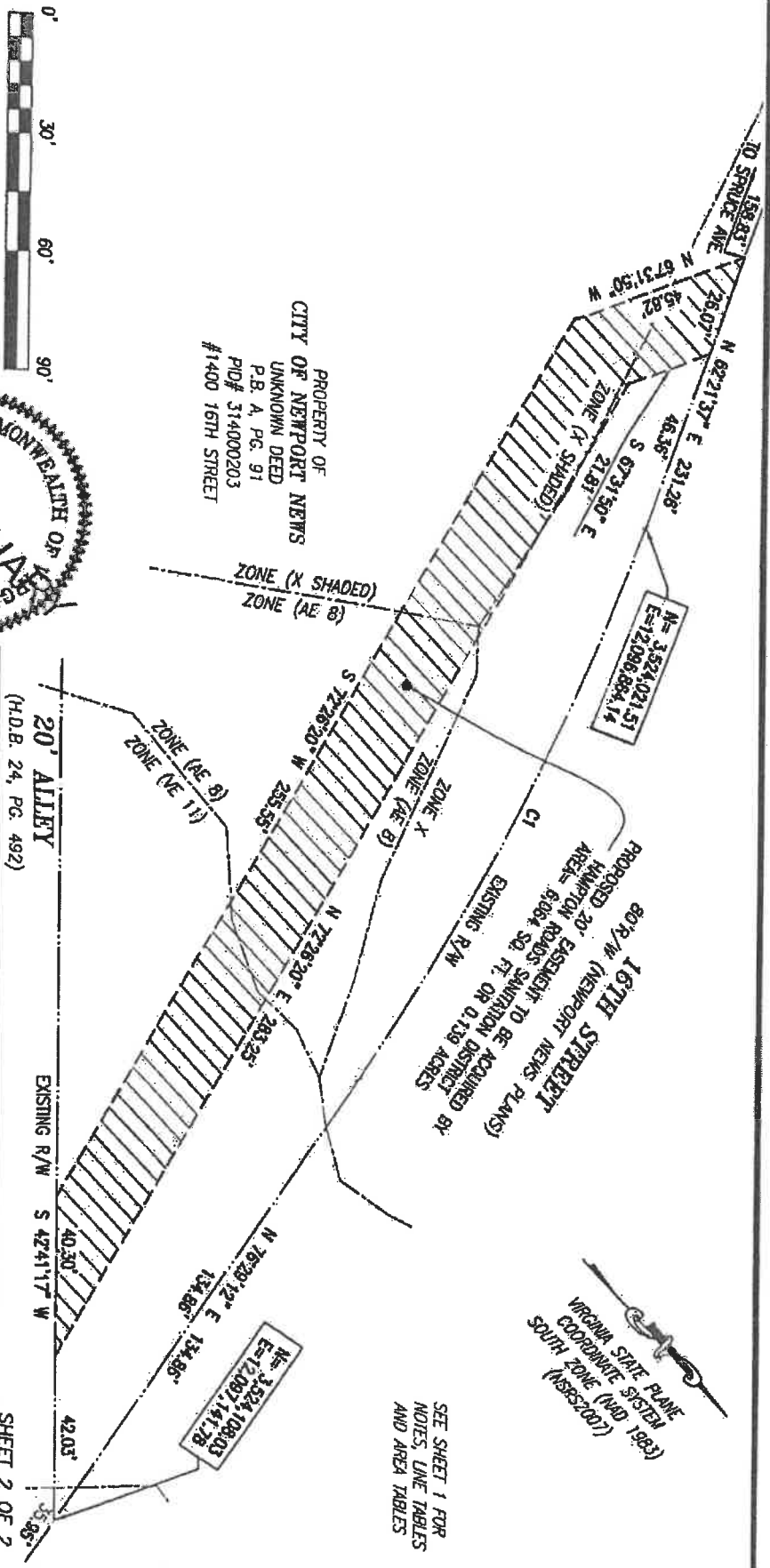


**20' ALLEY**  
(H.D.B. 24, PG. 492)

PLAT SHOWING PROPOSED 20' EASEMENT FOR  
HAMPTON ROADS SANITATION DISTRICT  
TO BE ACQUIRED FROM  
CITY OF NEWPORT NEWS  
PROJECT: HAMPTON TRUNK A & B REPLACEMENT  
JEFFERSON AVENUE TO WALNUT AVENUE  
CIP - BH015500

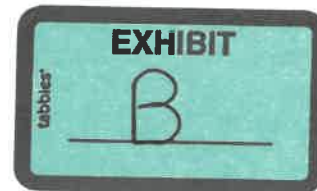
DATE: 01/10/2020 SCALE: 1" = 30'

**PRECISION MEASUREMENTS, INC.**  
SURVEYORS • GPS • 3-D SCANNING • GIS • MAPPERS  
VIRGINIA BENCH-RICHMOND-NEWPORT NEWS-CHARLITTY, VIRGINIA  
11835 CANYON BLVD, SUITE B-103  
NEWPORT NEWS, VIRGINIA 23606  
TEL: (757) 595-7570



SEE SHEET 1 FOR  
NOTES, LINE TABLES  
AND AREA TABLES





Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

632323v2(0303-2020)

**PREPARED BY AND RETURN TO:**  
**Conway H. Sheild, III (VSB # 06893)**  
**Jones, Blechman, Woltz & Kelly, P.C.**  
**701 Town Center Drive, Suite 800**  
**Newport News, Va. 23606**

**Tax ID: 308030201**

**DEED OF FORTY-YEAR EASEMENT**

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**WITNESSETH:**

That for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration, receipt of which is hereby acknowledged, **GRANTOR** does hereby grant and convey. For a period of forty (40) years from the date hereof, with **SPECIAL WARRANTY OF TITLE**, unto **GRANTEE**, its successors and assigns, forever, the right, privilege, and easement hereinafter described, for the purpose of laying, erecting, constructing, operating, and maintaining underground wastewater and/or water reuse force mains and/or gravity mains together with above and/or below ground equipment, accessories, and appurtenances thereto, hereinafter called "facilities," on the lands of the **GRANTOR**, said Easement (the "Easement") being further described as follows:

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Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

---

ROADS SANITATION DISTRICT AREA=5,441 SQ.FT. OR 0.125  
ACRES" as shown on that certain plat entitled: "PLAT SHOWING  
PROPOSED 20' EASEMENT FOR HAMPTON ROADS  
SANITATION DISTRICT TO BE ACQUIRED FROM CITY OF  
NEWPORT NEWS, PROJECT: HAMPTON TRUNK A & B  
REPLACEMENT JEFFERSON AVENUE TO WALNUT AVENUE  
CIP - BH 015600", dated January 10, 2020, made by PRECISION  
MEASUREMENTS, INC., Surveyorss-GPS-3-D Scanning-GIS-  
Mappers, which plat is attached hereto, made a part hereof, and to be  
recorded herewith in the Clerk's Office of the Circuit Court for the City  
of Newport News, Virginia, to which reference is hereby made.

**IT BEING** the same property conveyed to the Grantor herein by deed  
recorded in the aforesaid Clerk's Office and shown in P.B. A, Pg.91,  
H.D.B. 24, Pg.192, PID# 308030201, #61 Walnut Avenue.

This easement is subject to the following conditions and provisions:

A. The facilities existing or constructed on or under the Easement shall remain the property of **GRANTEE**. **GRANTEE** shall have the right to inspect, rebuild, remove, repair, improve, and make such changes, alterations, additions to or extensions of its facilities within the boundaries of said right of way as are consistent with the purpose expressed herein. All construction, maintenance, equipment and facilities shall comply with all applicable laws, ordinances, codes and regulations.

B. Any disturbance of the premises by the **GRANTEE** or its contractor will be restored by the **GRANTEE** as nearly as practicable. This includes paving, fences, backfilling of trenches, grass, reseeded, replacing or replanting landscaping, and removal of trash or debris. Landscaping will be replaced with immature trees, shrubs, and ground cover.

C. **GRANTEE** shall have the right to trim, cut and remove trees, shrubbery or other obstructions which interfere with or threaten the efficient and safe operation, construction and maintenance of said facilities. All trees and limbs cut by **GRANTEE** shall remain the property of **GRANTOR**. All brush, branches, and other debris resulting from any cutting, trimming, or clearing of said right of way shall be removed from lands of **GRANTOR** for disposal.

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Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
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Easement over the lands of **GRANTOR**. **GRANTEE** shall exercise such right in such manner as shall not occasion injury and inconvenience to **GRANTOR**. **GRANTEE** shall at **GRANTOR'S** election pay for or repair any injury to any of **GRANTOR'S** land, structures, roads, fences and other improvements caused by **GRANTEE**, its employees, agents or contractors.

E. **GRANTOR**, its successors and assigns, may use said Easement for any purpose not inconsistent with the rights hereby granted, provided such use does not interfere with the safe and efficient construction, operation or maintenance of said facilities, and further provided that such use is not inconsistent with any laws, ordinances or codes pertaining to the construction, operation or maintenance of said facilities. **GRANTOR** shall not place any permanent improvements within the easement without permission of **GRANTEE**, or its successors, including but not limited to houses, buildings, pools, sheds, signs, or similar permanent structures, such permission not to be unreasonably withheld. **GRANTOR** may install fences, driveways, pavement and landscaping (trees and shrubs shall be varieties that will not exceed 20 feet tall at maturity).

F. It is understood and agreed that the consideration paid to the **GRANTOR** in connection herewith constitutes payment in full for the property hereby conveyed and for damages, if any, to the residue or other property of the **GRANTOR** resulting from the project and use made of the property conveyed.

G. Notwithstanding the above, should the property on which the aforesaid perpetual easement lies be subdivided, then the access rights to the easement as above enumerated shall be along the publicly dedicated streets within the said subdivision as far as practical, and then the access shall be on subdivided lots within the subdivision which shall efficiently provide access for the purposes of the **GRANTEE** as herein enumerated.

*(Reminder of page intentionally left blank – Signature Page follows)*

Deed of Forty-Year Easement - Hampton Trunk A & B Replacement,  
Jefferson Avenue to Walnut Avenue, between HRSD and City of Newport  
News, Virginia

---

WITNESS the following signature and seal all as of the day and year first above  
written.

CITY OF NEWPORT NEWS, VIRGINIA

By: \_\_\_\_\_ (SEAL)

Title: City Manager \_\_\_\_\_

ATTEST:

BY: \_\_\_\_\_

APPROVED AS TO FORM:

BY: \_\_\_\_\_  
City Attorney's Office

COMMONWEALTH OF VIRGINIA  
CITY/COUNTY OF \_\_\_\_\_, to-wit:

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_,  
2020 by \_\_\_\_\_ (Name) \_\_\_\_\_ (Title) of the  
City of Newport News, Virginia.

My commission expires: \_\_\_\_\_

\_\_\_\_\_  
Notary Public (Registration No: \_\_\_\_\_)



**AREA TABLE**

PARCEL AREA PER TAX RECORDS	SQUARE FT.	ACRES
PROPOSED 20' EASEMENT TO BE ACQUIRED	5,441	0.125
RESIDUAL PARCEL AREA		41.680

**CURVE TABLE**

CURVE	RADIUS	ARC LENGTH	TANGENT	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	690.38'	407.25'	209.74'	35°47'55"	N 59°35'15" E	401.37'
C2	690.38'	71.60'	35.83'	5°56'32"	N 73°30'56" E	71.57'

- NOTES:**
1. THIS PLAN WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT, DOES NOT SHOW ANY PHYSICAL IMPROVEMENTS, AND MAY NOT REFLECT ALL EASEMENTS OR RESTRICTIONS THAT AFFECT THE PROPERTY.
  2. PROPERTY LINE AND RIGHT-OF-WAY INFORMATION IS BASED ON PLATS, DEEDS OF RECORD AND ACTUAL FIELD MEASUREMENTS.
  3. THIS PLAN IS FOR EASEMENT ACQUISITION PURPOSES ONLY AND IS NOT INTENDED TO REPRESENT A BOUNDARY SURVEY NOR A SUBDIVISION OF LAND.
  4. EASEMENTS SHALL BE ACQUIRED BY DEED.

ACAD: P10# 308030201.dwg

PLAT SHOWING PROPOSED 20' EASEMENT FOR  
**HAMPTON ROADS SANITATION DISTRICT**  
 TO BE ACQUIRED FROM  
**CITY OF NEWPORT NEWS**  
 PROJECT: HAMPTON TRUNK A & B REPLACEMENT  
 JEFFERSON AVENUE TO WALNUT AVENUE  
 CIP - BH015600



DATE: 01/10/2020 SCALE: 1" = 30'  
**PRECISION MEASUREMENTS, INC.**  
 SURVEYORS • GPS • 3-D SCANNING • GIS • MAPPERS  
 VIRGINIA BEACH—RICHMOND—NEWPORT NEWS—QUANTICO, VIRGINIA  
 11835 GANON BLVD. SUITE B-103  
 NEWPORT NEWS, VIRGINIA 23606  
 TEL: (757) 595-7570

**20' ALLEY**

(H.D.B. 24, PG. 492)

EXISTING R/W

N 42°41'17" E

40.30'

35.95'

N = 3524.118, 43  
E = 12,087.176, 73

PROPOSED 20' EASEMENT TO BE ACQUIRED BY  
HAMPTON ROADS SANITATION DISTRICT  
AREA = 5,441 SQ. FT. OR 0.125 ACRES

VIRGINIA STATE PLANE  
COORDINATE SYSTEM  
SOUTH ZONE (NAD 1983)  
(NSRS2002)

SEE SHEET 1 FOR  
NOTES, LINE TABLES  
AND AREA TABLES

PROPERTY OF  
CITY OF NEWPORT NEWS  
UNKNOWN DEED  
P.B. A, PG. 91  
H.D.B. 24, PG. 192  
PID# 308030201  
#61 WALNUT AVENUE

ZONE X  
ZONE (VE11)

**CHESAPEAKE AVENUE**  
80'R/W (H.D.B. 24, PG. 492)

EXISTING R/W

S 42°41'17" W

40.30'

9.06'

40.30'

9.06'

40.30'

9.06'

0' 30' 60' 90'

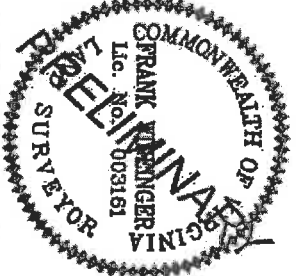
GRAPHIC SCALE

SHEET 2 OF 2

**HATCH LEGEND:**



DENOTES PROPOSED 20' EASEMENT  
TO BE ACQUIRED BY  
HAMPTON ROADS SANITATION DISTRICT



ACAD: PID# 308030201.dwg

PLAT SHOWING PROPOSED 20' EASEMENT FOR  
HAMPTON ROADS SANITATION DISTRICT  
TO BE ACQUIRED FROM  
CITY OF NEWPORT NEWS  
PROJECT: HAMPTON TRUNK A & B REPLACEMENT  
JEFFERSON AVENUE TO WALNUT AVENUE  
CIP - BHD15600

DATE: 01/10/2020 SCALE: 1" = 30'  
**PRECISION MEASUREMENTS, INC.**  
SURVEYORS • GPS • 3-D SCANNING • GIS • MAPPERS  
VIRGINIA, BEACH-RICHMOND-NEWPORT NEWS-QUANTILLY, VIRGINIA  
11835 CANNON BLVD, SUITE B-103  
NEWPORT NEWS, VIRGINIA 23606  
TEL: (757) 595-7370

J.O. 18502