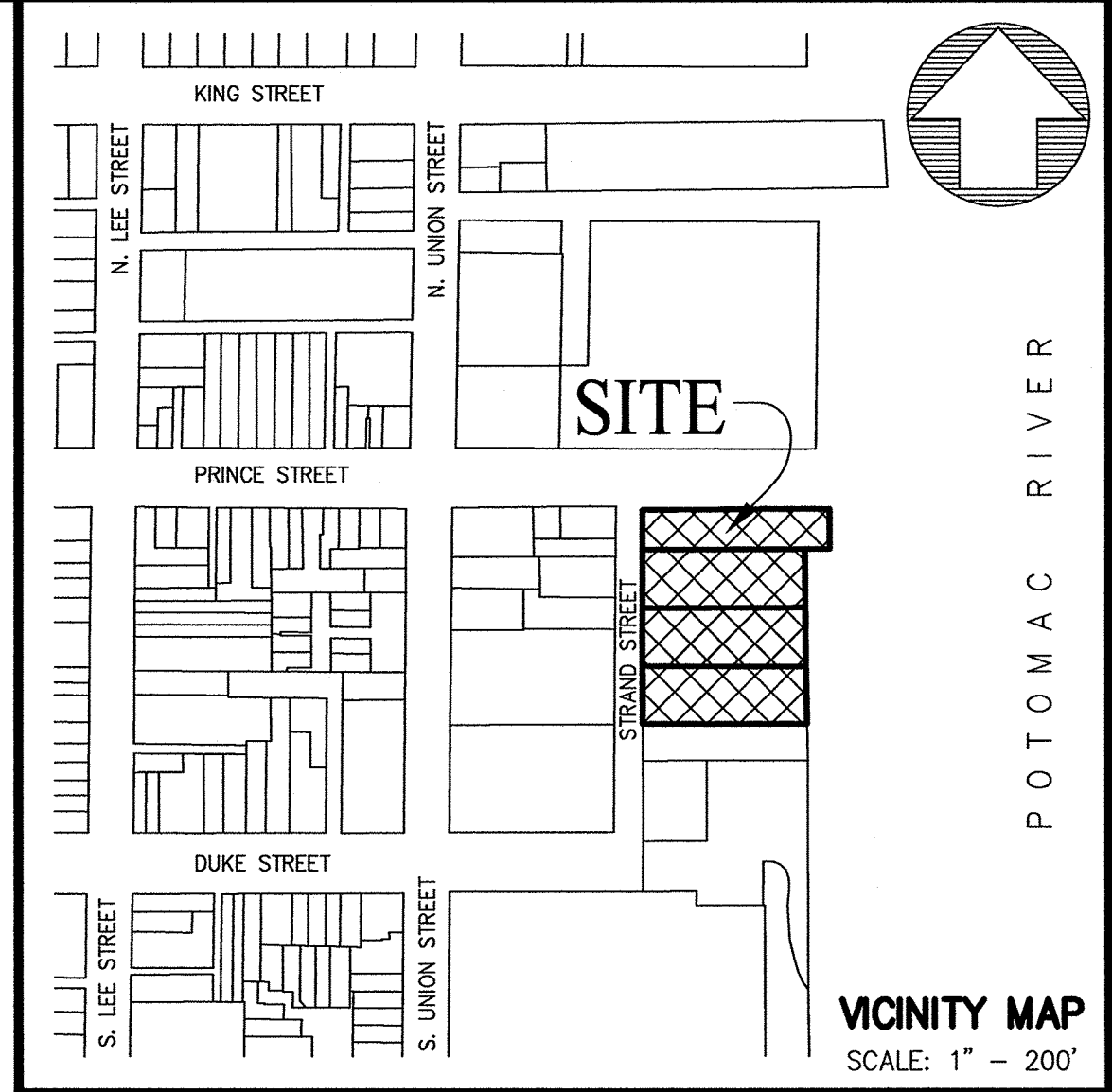


**GENERAL NOTES:**

- THE PROPERTIES SHOWN HEREON ARE IDENTIFIED AS TAX PARCELS 075.03-03-11 (#0 PRINCE STREET), 075.03-03-12 (#200 STRAND STREET), 075.03-03-15 (#204 STRAND STREET), AND 075.03-03-16 (#208 STRAND STREET) AND ARE ZONED W-1.  
OWNER OF RECORD:  
CITY OF ALEXANDRIA  
#301 KING STREET  
ALEXANDRIA, VA 22314
- TITLE REPORT PROVIDED BY STEWART TITLE AND ESCROW, INC., FILE NO. 1400515 AND NO. 1400514 ISSUED ON APRIL 16, 2014 AND FILE NO. 1400769 AND NO. 1400770 ISSUED ON MAY 23, 2014 AND HAS BEEN INCORPORATED INTO THIS SURVEY.
- PLAT IS SUBJECT TO RESTRICTIONS OF RECORD.
- TOTAL AREA OF RESUBDIVISION = 43,858 S.F. (1.00684 AC.)
- BOUNDARY INFORMATION SHOWN HEREON IS BASED ON A FIELD RUN BOUNDARY SURVEY PREPARED BY CHARLES P. JOHNSON AND ASSOCIATES AND IS REFERENCED TO VIRGINIA STATE GRID NORTH (NAD83).
- THE PROPERTIES SHOWN HEREON ARE PART OF THE PROPERTIES ACQUIRED BY THE CITY OF ALEXANDRIA BY THE FOLLOWING FOUR (4) INSTRUMENTS:  
1.) INSTRUMENT NO. 060005239; 2.) 060005240; 3.) \_\_\_\_\_; AND 4.) \_\_\_\_\_, AMONG THE LAND RECORDS OF THE CITY OF ALEXANDRIA.
- THE SUBJECT PROPERTIES SHOWN HEREON LIE IN ZONE "AE - BASE FLOOD ELEVATION DETERMINED", SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 0.2% ANNUAL CHANCE FLOOD AS SHOWN ON THE FLOOD INSURANCE RATE MAP, MAP NUMBER 5155190041E, REVISED JUNE 16, 2011.
- RESOURCE PROTECTION AREA (RPA) AS SHOWN HEREON:  
IS BASED ON THE CITY OF ALEXANDRIA ZONING ORDINANCE, SECTION 13-105(B)(4) AND BEING "A BUFFER AREA OF 100 FEET AS MEASURED FROM THE TOP OF BANK ADJACENT TO TIDAL SHORES"
- THE UNDERSIGNED HAS NOT BEEN ADVISED OF ANY GRAVES LOCATED ON THE SUBJECT PROPERTY.
- TREE SIZE AND SPECIES PROVIDED BY THE CITY OF ALEXANDRIA ARBORIST.

<b>APPROVED</b>	
CITY PLANNING COMMISSION ALEXANDRIA, VA	
DATE _____	CHAIRMAN _____
DATE _____	DIRECTOR OF PLANNING _____
PUBLIC IMPROVEMENT BOND(S) APPROVED	
DATE _____	DIRECTOR T.&E.S. _____

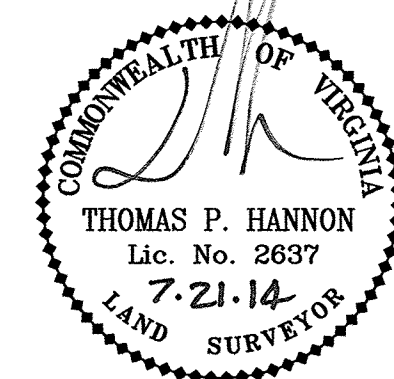


**TREE TABLE**

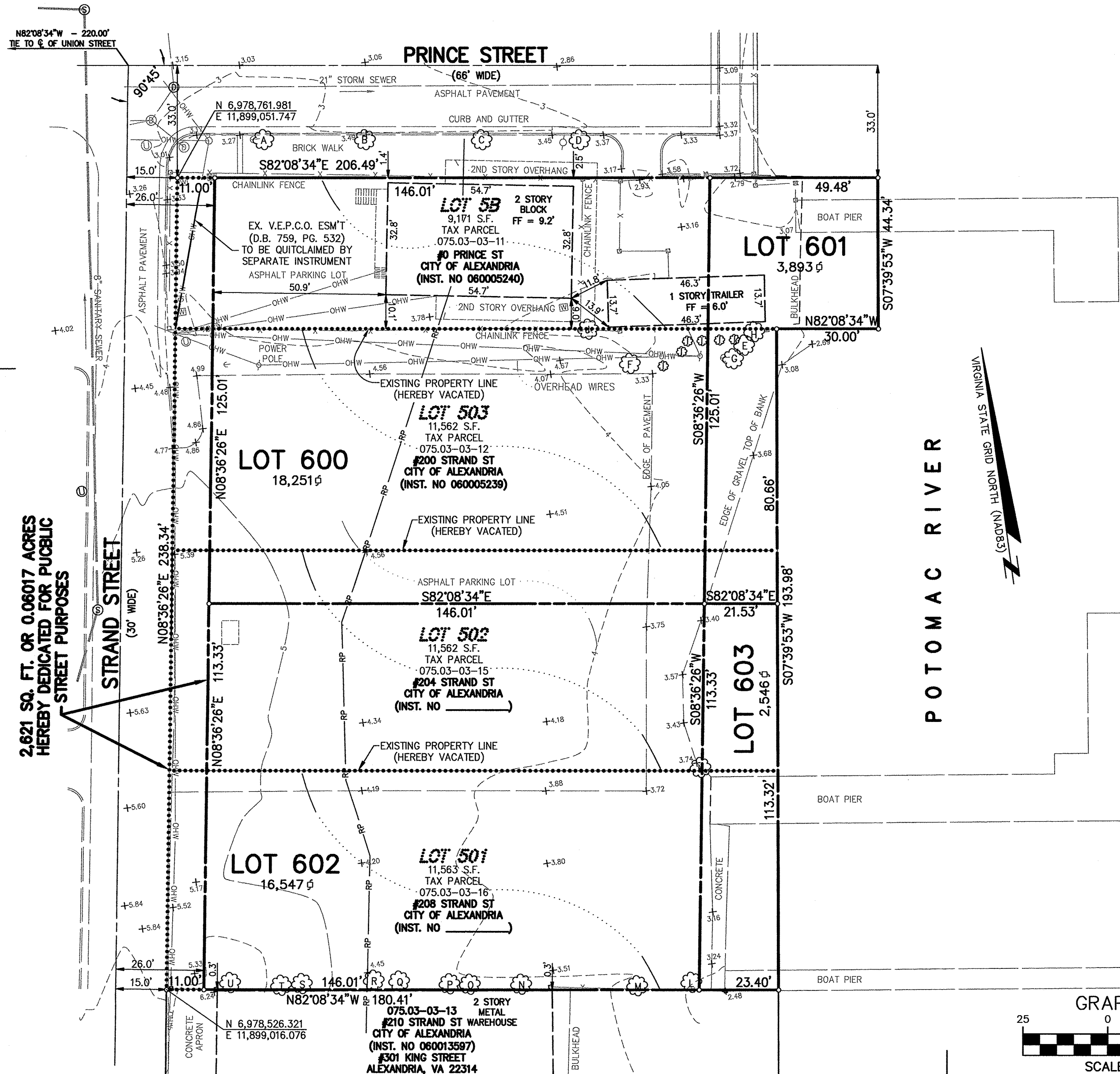
- A - 6" CRABAPPLE 10' ±
- B - 4" CRABAPPLE 20' ±
- C - 8" LONDON PLANE 8' ±
- D - 4" CRABAPPLE 10' ±
- E - 19" SOUTHERN CATALPA 25' ±
- F - 18" SILVER MAPLE 25' ±
- G - 10" SOUTHERN CATALPA 30' ±
- H - 6" SILVER MAPLE 15' ±
- I - < 6" NELLIE STEVENS HOLLY 8' ±
- J - 10" FRAXINUS 25' ±
- K - 12" ELM 20' ±
- L - 9" MAPLE 20' ±
- M - 21" ELM 20' ±
- N - 17" OAK 25' ±
- O - 7" MAPLE 25' ±
- P - 18" OAK 25' ±
- Q - 5" MAPLE 20' ±
- R - 12" OAK 25' ±
- S - 16" OAK 25' ±
- T - 18" MAPLE 25' ±
- U - 18" OAK 25' ±

**SURVEYOR'S CERTIFICATE:**

I HEREBY CERTIFY THAT I HAVE CAREFULLY SURVEYED THE PROPERTY DELINEATED BY THIS PLAT, AND THAT IS CORRECT TO THE BEST OF PROFESSIONAL KNOWLEDGE AND BELIEF; THAT IS A SUBDIVISION OF THE PROPERTIES ACQUIRED BY THE CITY OF ALEXANDRIA BY THE FOLLOWING FOUR (4) INSTRUMENTS: 1.) INSTRUMENT NO. 060005239; 2.) 060005240; 3.) \_\_\_\_\_; AND 4.) \_\_\_\_\_, AMONG THE LAND RECORDS OF THE CITY OF ALEXANDRIA AND IS WITHIN THOSE BOUNDARIES; AND THAT ALL REQUIRED MONUMENTS WILL BE INSTALLED AT A LATER DATE BUT BEFORE COMPLETION OF THE PROJECT.



THOMAS P. HANNON  
LICENSED LAND SURVEYOR  
VA NO. 2637



AREA TABULATION		
LOT	SF	AC
EXISTING LOTS		
5B	9,171	0.21054
501	11,563	0.26545
502	11,562	0.26543
503	11,562	0.26543
	43,858	1.00684
PROPOSED LOTS		
DED	2,621	0.06017
600	18,251	0.41899
601	3,893	0.08937
602	16,547	0.37987
603	2,546	0.05845
	43,858	1.00684

SHEET 1 OF 1  
SUBDIVISION PLAT SHOWING  
**LOTS 600, 601, 602 AND 603**

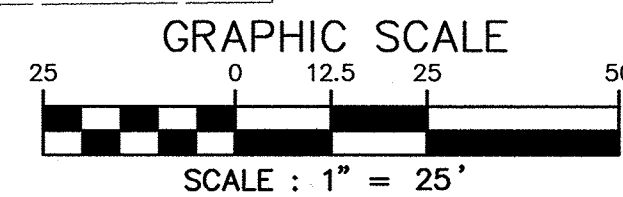
BEING A CONSOLIDATION OF  
TAX PARCEL 075.03-03-11  
TAX PARCEL 075.03-03-12  
TAX PARCEL 075.03-03-15  
TAX PARCEL 075.03-03-16

AND BEING A PORTION OF THE PROPERTY OF  
**THE CITY OF ALEXANDRIA**

INSTRUMENT NO. 060005240  
INSTRUMENT NO. 060005239  
INSTRUMENT NO. \_\_\_\_\_  
INSTRUMENT NO. \_\_\_\_\_

CITY OF ALEXANDRIA, VIRGINIA  
SCALE: 1" = 25' - DATE: MAY, 2014 (Rev 7-21-14)

**CPJ Associates** Charles P. Johnson & Associates, Inc.  
Civil and Environmental Engineers • Planners • Landscape • Architects • Surveyors  
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www.cpj.com • Silver Spring, MD • Gaithersburg, MD • Annapolis, MD • College Park, MD • Frederick, MD • Fairfax, VA



2.621 SQ. FT. OR 0.06017 ACRES  
HEREBY DEDICATED FOR PUBLIC  
STREET PURPOSES

POTOMAC RIVER