

EX. 20' STORM AND SANITARY SEWER ESMT  
DB 583 PG 270

VCS 1983 - NORTH ZONE

20' STORM AND SANITARY SEWER EASEMENT  
HEREBY GRANTED

AREA A  
3,452 SQ.FT.

AREA B  
5,436 SQ.FT.

HATCHING SHOWS  
PORTION OF ECHOLS AVENUE  
HEREBY VACATED  
TOTAL AREA: 8,888 SQ.FT. OR 0.2040 AC.

LOT 3849-01-04

LOT 3849-01-05

10' STORM AND SANITARY SEWER EASEMENT  
HEREBY GRANTED

N 6,991,223.793  
E 11,876,869.537

N 6,991,180.375  
E 11,876,894.328

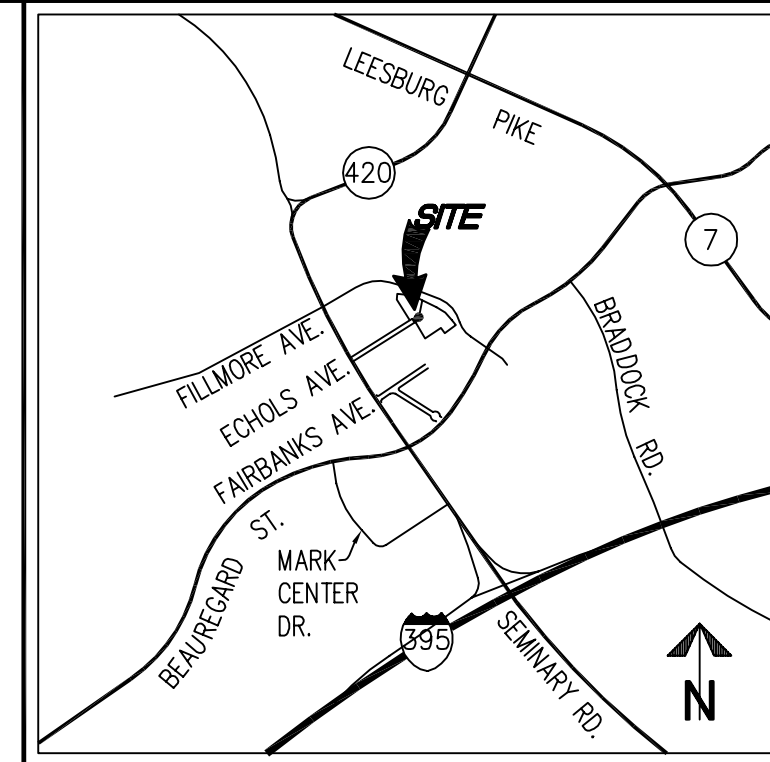
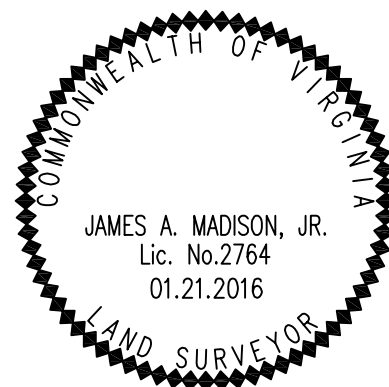
LOT 1, BLOCK 2, SEC 1  
WASHINGTON FORREST

NE PORTION WASHINGTON FORREST  
BLOCK 1, SEC 1

50' PUBLIC RIGHT-OF-WAY WIDTH  
**ECHOLS AVENUE**

**CURVE TABLE**

CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD	CHORD BEARING
C1	50.00'	36.14'	41°24'35"	18.90'	35.36'	N39°34'09"E
C2	50.00'	229.35'	262°49'09"	56.69'	75.00'	S29°43'33"E
C3	50.00'	36.14'	41°24'35"	18.90'	35.36'	S80°58'44"W



**VICINITY MAP** SCALE: 1"=2000'

**NOTES:**

1. THE PROPERTY DELINEATED HEREON APPEARS ON THE CITY OF ALEXANDRIA TAX MAP AS NUMBERS 010.02 AND 011.01.
2. THE PROPERTY IS REFERENCED TO THE VIRGINIA COORDINATE SYSTEM OF 1983, [NAD 83(CORS96)(EPOCH:2002.0000)] AS COMPUTED FROM A FIELD SURVEY THAT TIES THIS SUBDIVISION BOUNDARY TO NOAA/NGS MONUMENT PID NUMBER DH4144; LWX1 STERLING CORS ARP. THE SCALE FACTOR APPLIED TO THE FIELD DISTANCES TO DERIVE THE REFERENCED COORDINATES IS 0.99994906. THE FOOT DEFINITION USED FOR CONVERSION OF THE MONUMENT COORDINATES, AND IN THE PERFORMANCE OF THE FIELD SURVEY, IS THE U.S. SURVEY FOOT.
3. THIS PLAT IS BASED ON THE BOUNDARY SURVEY PERFORMED BY THIS FIRM IN OCTOBER, 2015.

PLAT SHOWING  
**VACATION OF A PORTION OF ECHOLS AVENUE**  
CITY OF ALEXANDRIA, VIRGINIA

**WALTER L. PHILLIPS** INCORPORATED ESTABLISHED 1945  
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 Landscape Architects • Arborists  
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SCALE: 1" = 30'      DATE: JANUARY 21, 2016      SHEET: 1 OF: 1