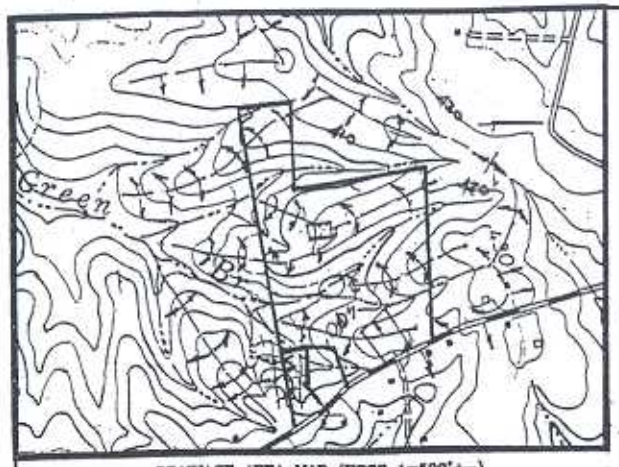


DRAINAGE AREA MAP (USGS 1=500'+-)

1909 MAP DATED 1955 & 1956 1927 NORTH AMERICAN DATUM

DRAINAGE AREA

DRAINAGE OF THE TWO NEW LOTS = 8.5 AC.
DRAINAGE AREA OF THE RESIDUE = 32 AC.
TOTAL DRAINAGE AREA = 38 AC.

LOT SUMMARY

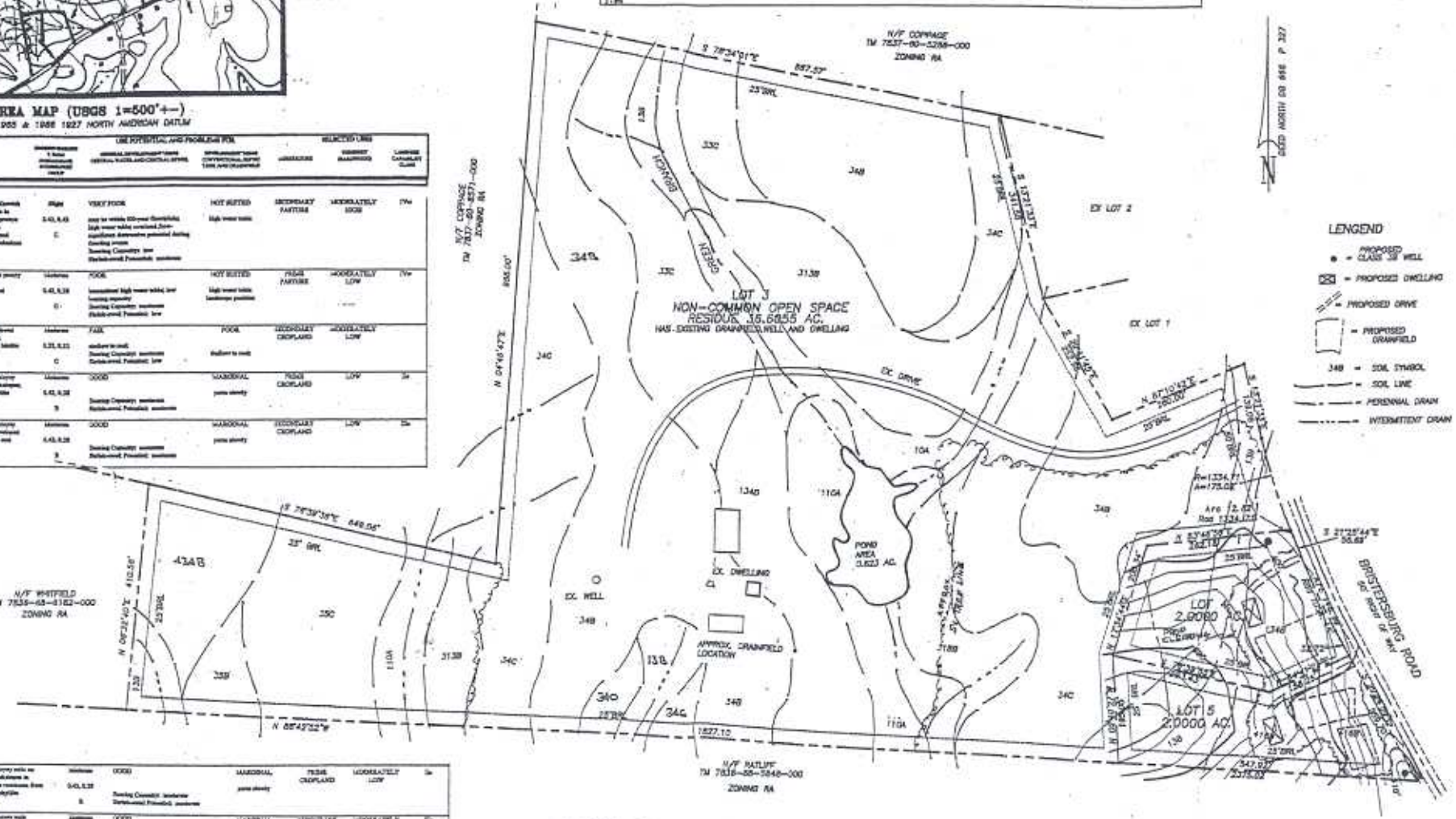
LOT AREA 4.0000 AC.
RESIDUE 36.6055 AC.
TOTAL 40.6055 AC.

SOIL REPORT SOURCE

PRELIMINARY SOILS INFORMATION VIA A TYPE I SOIL MAP (ORIGINAL SCALE 1"= 400') AND REPORT FROM FAUQUIER COUNTY SOIL SCIENTIST OFFICE DATED NOV. 13, 2002.

13B** Buffalo Variant loam 1-7%	Very deep, well drained, moderate-coarse textured soils on strongly sloping backslopes; developed in residuum from phyllite and meta-sandstone gravel.	Moderate 0.42, 0.52 3	GOOD Seeing Capacity: moderate Rehabilitation Potential: low	GOOD	FEASIBLE CROPLAND	LOW	
13C** Buffalo Variant loam 7-15%	Very deep, well drained, moderate-coarse textured soils on strongly sloping backslopes; developed in residuum from phyllite and meta-sandstone gravel.	High 0.42, 0.52 3	FAIR steep slopes Seeing Capacity: moderate Rehabilitation Potential: low	MARGINAL Steep slopes	FEASIBLE PASTURE	LOW	
33B** Somerville Variant silt loam 1-7%	Very deep, moderately well drained, moderate-coarse textured loamy soils on footslopes, heads of drainageways and benches; developed in local wash and residuum from metabasalt and basalt gravel.	Moderate 0.42, 0.52 3	FAIR High water table Seeing Capacity: moderate Rehabilitation Potential: low	POOR High water table	FEASIBLE CROPLAND	MODERATELY LOW	
34B** Manassas-Elk Variant silt loam 1-7%	Very deep, well drained, moderately-coarse textured soils on terraces, alluvial fans, and footslopes; developed in recent colluvium and local wash from mixed rock materials.	Moderate 0.37, 0.52 3	GOOD Seeing Capacity: moderate Rehabilitation Potential: low	MARGINAL Landscape position	FEASIBLE CROPLAND	MODERATELY LOW	
40B** Yellowhouse Variant loam 1-7%	Very deep, moderately well drained, moderate-red clayey soils on footslopes and gently sloping backslopes; developed in residuum from metabasalt, basalt and meta-sandstone gravel.	Moderate 0.42, 0.52 3	FAIR Seeing Capacity: moderate Rehabilitation Potential: moderate	POOR High water table	FEASIBLE CROPLAND	LOW	

39A Elmington loam 0-2%	Very deep, somewhat poorly drained, yellowish brown loamy soils with high water table in extensive landscapes, along small drainageways and on lateral fans; developed in recent colluvium/alluvium eroded from water and acidic clayey over 20 INCHES; and limestone.	High 0.42, 0.52 C	VERY POOR may be subject 100-year floodplain; high water table contained. Zone equipment demonstrate potential during flooding season. Seeing Capacity: low Rehabilitation Potential: moderate	NOT SUITED High water table	SECONDARY PASTURE	MODERATELY HIGH	IVw
12B Somerville loam 2-7%	Very deep, moderately well to somewhat poorly drained, strong brown, loamy soils in drainageways; developed in alluvium and colluvium from adjacent uplands.	Moderate 0.42, 0.52 C	POOR temporarily high water table; low bearing capacity Seeing Capacity: moderate Rehabilitation Potential: low	NOT SUITED High water table Landscape position	FEASIBLE PASTURE	MODERATELY LOW	IVw
13C** Buffalo silt loam 7-15%	Moderately deep, well drained, moderately-red clay soils on strongly sloping backslopes; developed in residuum from metabasalt and basalt schist, gneiss and phyllite.	Moderate 0.25, 0.32 C	FAIR shallow to rock Seeing Capacity: moderate Rehabilitation Potential: low	POOR shallow to rock	SECONDARY CROPLAND	MODERATELY LOW	
34B Yellowhouse loam 2-7%	Very deep, well drained, yellowish-red clayey soils on moderate and gently sloping backslopes; developed in residuum from metabasalt, basalt schist and meta-sandstone gravel.	Moderate 0.42, 0.52 B	GOOD Seeing Capacity: moderate Rehabilitation Potential: moderate	MARGINAL pores slowly	FEASIBLE CROPLAND	LOW	IIe
34C Yellowhouse loam 7-15%	Very deep, well drained, yellowish-red clayey soils on strongly sloping backslopes; developed in residuum from metabasalt, basalt schist and meta-sandstone gravel.	Moderate 0.42, 0.52 B	GOOD Seeing Capacity: moderate Rehabilitation Potential: moderate	MARGINAL pores slowly	SECONDARY CROPLAND	LOW	IIIe
37B Pedonia silt loam 2-7%	Very deep, well drained, and clayey soils on moderate and gently sloping backslopes in dissected uplands; developed in residuum from metabasalt, phyllite, and phyllite.	Moderate 0.42, 0.52 B	GOOD Seeing Capacity: moderate Rehabilitation Potential: moderate	MARGINAL pores slowly	FEASIBLE CROPLAND	MODERATELY LOW	IIe
37C Pedonia silt loam 7-15%	Very deep, well drained, and clayey soils on strongly sloping backslopes in dissected uplands; developed in residuum from metabasalt, phyllite, and phyllite.	Moderate 0.42, 0.52 B	GOOD Seeing Capacity: moderate Rehabilitation Potential: moderate	MARGINAL pores slowly	SECONDARY CROPLAND	MODERATELY LOW	IIIe
1.5Mc** Manassas Variant silt loam 0-2%	Very deep, poorly drained, gray and yellowish brown, loamy soils with high water table in extensive landscapes, along small drainageways and on alluvial fans; developed in recent colluvium/alluvium eroded from water and acidic clayey over 20 INCHES SOIL.	High 0.42, 0.52 D	VERY POOR may be subject 100-year floodplain; prolonged high water table contained. Zone equipment demonstrate potential during flooding season. Seeing Capacity: low Rehabilitation Potential: high	NOT SUITED High water table	SECONDARY PASTURE	MODERATE	



LENGEND

- PROPOSED CLASS 3B WELL
- PROPOSED DWELLING
- PROPOSED DRIVE
- PROPOSED DRAINFIELD
- 34B = SOIL SYMBOL
- SOIL LINE
- PERENNIAL DRAIN
- INTERMITTENT DRAIN

DRAINAGE NOTES

1) THERE ARE MINIMAL IF ANY EFFECTS TO DOWNSTREAM PROPERTY.
2) IF ANY, SWM/BMP PRACTICES ARE TO BE KEPT TO THE MINIMAL TO KEEP THE INTEGRITY OF THE FOREST AREA.
3) EROSION AND SEDIMENT CONTROL GUIDELINES WILL ADDRESS AT THE TIME OF THE DWELLING CONSTRUCTION.

SHEET 2 OF 3

COMMONWEALTH OF VIRGINIA
JOHN P. FOSTER
No. 1818
LAND SURVEYOR

JOHN P. FOSTER LS
7779 CITATION DRIVE
MARSHALL VIRGINIA 20115
540-364-9729

PRELIMINARY PLAT
PERKINS DIVISION

(OWNER JOSEPH L. & DONETTA J. PERKINS)

CEDAR RUN MAGISTERIAL DISTRICT
FAUQUIER COUNTY, VIRGINIA

REVISIONS

DATED: NOV. 13, 2002
SCALE: 1"= 100'
DRAWN BY: JP
FILE NO.: 0210011