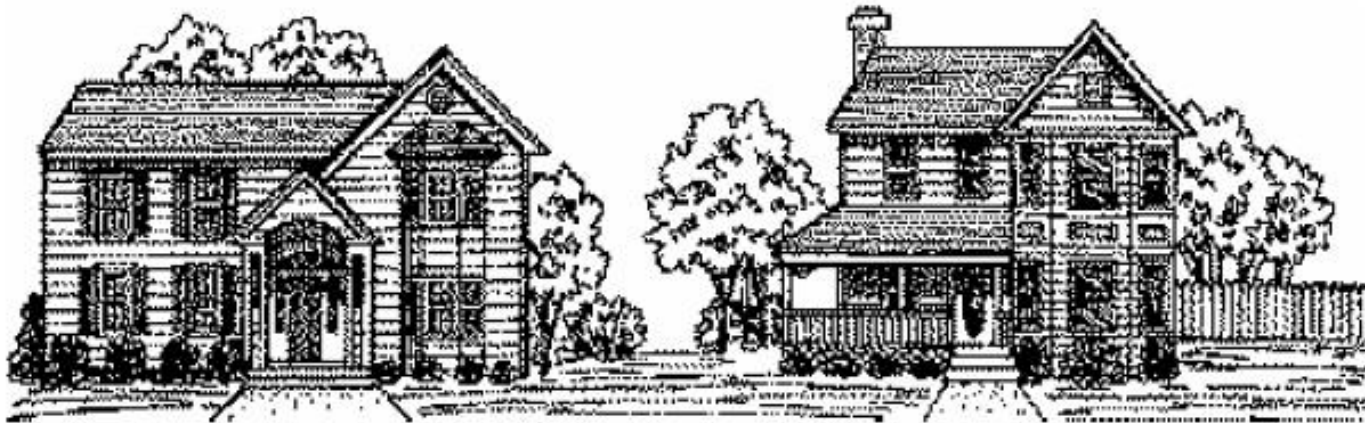




Henrico County  
2013

# Recorded Single-Family Subdivisions



County of Henrico Planning Department  
May 2016

## METHODOLOGY FOR THE 2013 RECORDED SINGLE-FAMILY SUBDIVISION REPORT

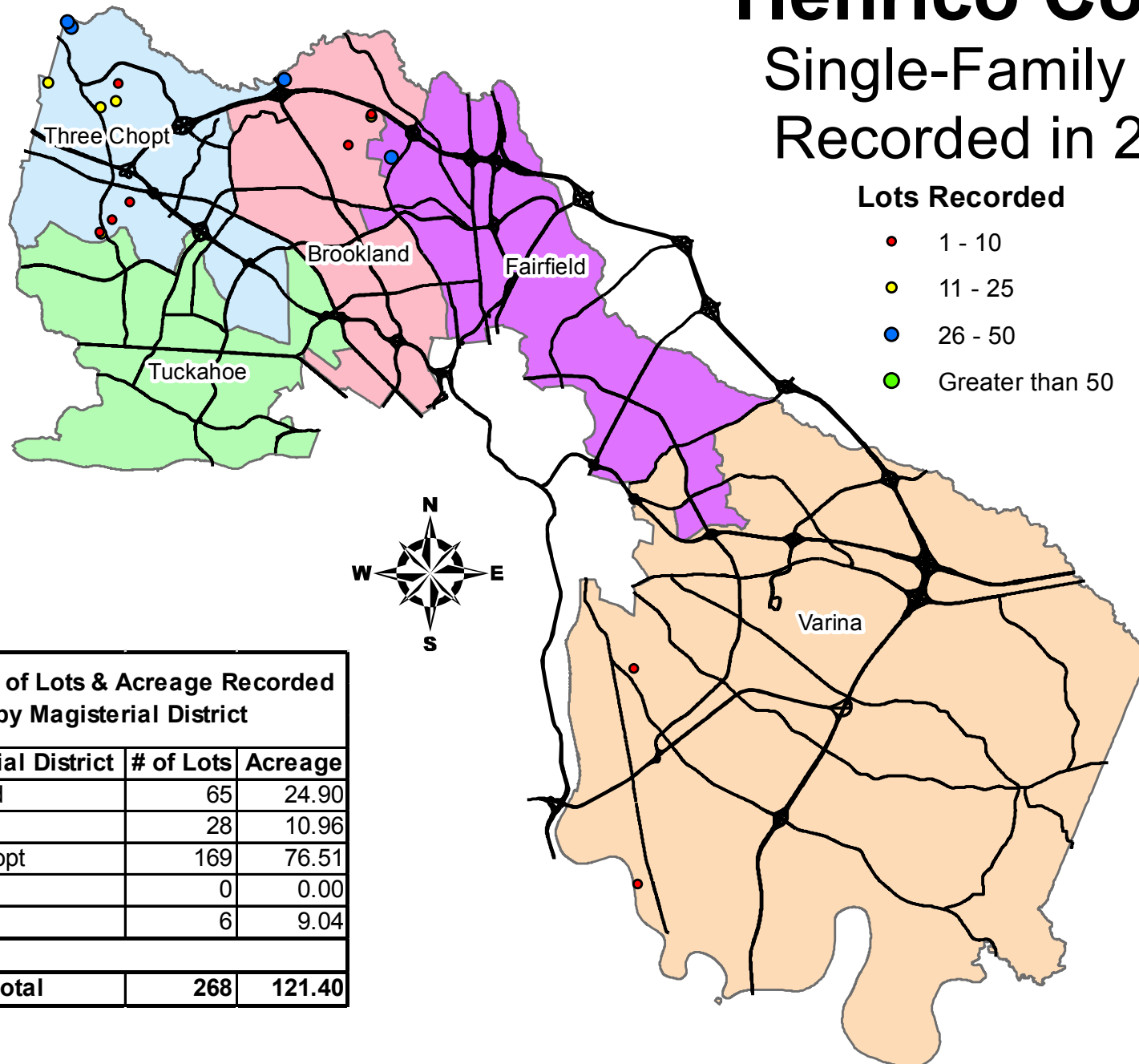
The *Recorded Single-Family Subdivision Report*, compiled annually by the Henrico County Planning Department, lists single-family subdivisions by Magisterial District. The units and acreage recorded in the report account for all lots and acreage approved for each section of the subdivisions as recorded with the record of deeds in the Circuit Court Clerk's Office. The report only accounts for new single-family lots, and does not include lot line adjustments, corrected plats, or resubdivisions that do not create additional lots.

The data used to create the reports is derived from Henrico County's Planning Department records of recorded subdivisions. This information is documented by the Henrico County Planning Department after the final plat is recorded in the Circuit Court Clerk's Office.

For more information contact the Planning Department at (804) 501-4602.

# Henrico County

## Single-Family Lots Recorded in 2013



Number of Lots & Acreage Recorded by Magisterial District		
Magisterial District	# of Lots	Acreage
Brookland	65	24.90
Fairfield	28	10.96
Three Chopt	169	76.51
Tuckahoe	0	0.00
Varina	6	9.04
<b>County Total</b>	<b>268</b>	<b>121.40</b>



# 2013 Recorded Subdivisions

<i>Subdivision</i>	<i>Section</i>	<i>Lot(s)</i>	<i>Acreage in Lots</i>	<i>AVG Lot</i>	<i>Zoning</i>	<i>Case #</i>	<i>Parcel Number</i>	<i>Recorded</i>
<b>Brookland</b>								
Laurel Glen Warren Rd & Lakewood Rd	E	2	0.8810	0.4405	R-2		768-766-9657	4 /9 /2013
Ridgewood Park Old Washington Hwy	1	2	1.3410	0.6705	R-2A		771-770-7430	7 /25/2013
Ridgewood Park Old Washington Hwy & Ridgewood Park Court	2	16	13.3730	0.8358	R-2A		771-770-8008	12/23/2013
The Cottages at Hunton Park Hunton Park Blvd & Hunton Park Ln	1	45	9.3000	0.2067	R-5AC	C-28C-10	761-774-1857	8 /12/2013
<b>Summary for Brookland (4 Subdivisions)</b>								
<b>Sum</b>		<b>65</b>	<b>24.8950</b>	<b>0.3830</b>				
<b>Fairfield</b>								
Woodman Glen Wooman Hills Ct & Servo Dr	1	28	10.9590	0.3914	R-3C	C-8C-12	774-765-2410	7 /26/2013
<b>Summary for Fairfield (1 detail record)</b>								
<b>Sum</b>		<b>28</b>	<b>10.9590</b>	<b>0.3914</b>				

<i>Subdivision</i>	<i>Section</i>	<i>Lot(s)</i>	<i>Acreege in Lots</i>	<i>AVG Lot</i>	<i>Zoning</i>	<i>Case #</i>	<i>Parcel Number</i>	<i>Recorded</i>
<b>Three Chopt</b>								
Ashdown at Grey Oaks Grey Oaks Park Dr & Grey Oaks Park Rd	1	5	2.2500	0.45	R-2AC	C-15C-03, C-30C-05	740-774-8907	9 /19/2013
Barrington West Oak Point Ln	4	1	1.3670	1.367	R-3		740-757-1953	6 /21/2013
Clay Crest Old Pump Rd & Thaddeus Dr	1	11	4.3120	0.392	R-3C	C-16C-12, C-34C-12	738-755-8480	5 /23/2013
Clay Crest Thaddeus Dr	2	3	1.2080	0.4027	R-3C	C-34C-02, C-16C-12	738-756-6501	6 /24/2013
Ellington at Wyndham Pouncey Tract Rd & Wyndham West Dr	2	40	12.9680	0.3242	R-3C	C-2C-08	735-780-2089	4 /9 /2013
Ellington at Wyndham Wyndham West Dr & Lynwood Dr	3	16	4.8460	0.3029	R-3C	C-2C-08	734-781-9430	12/6 /2013
Ellington Woods at Wyndham Wyndham West Dr		29	10.6000	0.3655	R-3C	C-2C-08	734-781-9430	12/13/2013
Englewood Barrington Dr & Three Chopt Rd	2	4	2.1160	0.529	R-2C, R-5C	C-71C-03, C-18C-02, C-7C-90	742-759-3266	3 /1 /2013
Estates at Grey Oaks Grey Oaks Park Ln & Grey Oaks Estates Way	3	19	6.6700	0.3511	R-2AC	C-15C-03, C-25C-05	740-771-6295	8 /22/2013
Reserve at Pouncey Tract Pouncey Tract Rd & Aldenbrook Way	1	16	3.2340	0.2021	R-5AC	C-49C-06	738-771-7318	11/1 /2013
Westin Estates Westin Estates Dr & Axe Handle Ln	1	25	26.9420	1.0777	A-1		732-774-4015	1 /22/2013

**Summary for Three Chopt (11 Subdivisions)**

<b>Sum</b>	<b>169</b>	<b>76.5130</b>	<b>0.4527</b>
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<i>Subdivision</i>	<i>Section</i>	<i>Lot(s)</i>	<i>Acreage in Lots</i>	<i>AVG Lot</i>	<i>Zoning</i>	<i>Case #</i>	<i>Parcel Number</i>	<i>Recorded</i>
<b>Varina</b>								
Battery Hill Gardens Battery Hill Rd	1	4	8.4600	2.1150	R-2A		804-676-2364	7 /29/2013
North James Estates Fallon Ln & Van Ness Pl	2	2	0.5760	0.288	R-3, B-1C	C-22C-10	803-702-7680	7 /22/2013
<b>Summary for Varina (2 Subdivisions)</b>								
<b>Sum</b>		<b>6</b>	<b>9.0360</b>	<b>1.5060</b>				
<b>Grand Total</b>		<b>268</b>	<b>121.4030</b>	<b>0.4530</b>				

## *Magisterial District by Year Report*

<i>Year</i>	<i>Magisterial District</i>	<i>Lots</i>	<i>Lot Acreage</i>	<i>Average Lot</i>	<i>ROW Acreage</i>	<i>Open Space Acreage</i>
<i>2009</i>						
	Brookland (3 subdivisions)	19	6.0910	0.3206	0.9610	0.1000
	Three Chopt (1 subdivisions)	1	0.5190	0.519	0.0000	1.8980
	Varina (7 subdivisions)	255	242.7464	0.9519	25.9352	14.0676
<i>Summary for 2009 = 11 subdivisions</i>		275	249.3564	0.9068	26.8962	16.0656
<i>2010</i>						
	Brookland (1 subdivisions)	1	1.4100	1.41	0.0600	0.0000
	Fairfield (3 subdivisions)	24	8.4180	0.3507	1.1290	0.0000
	Three Chopt (5 subdivisions)	96	39.0350	0.4066	6.3060	4.9810
	Varina (5 subdivisions)	116	55.5106	0.4785	8.6304	0.6980
<i>Summary for 2010 = 14 subdivisions</i>		237	104.3736	0.4404	16.1254	5.6790
<i>2011</i>						
	Brookland (3 subdivisions)	37	15.4780	0.4183	2.2390	3.9070
	Fairfield (2 subdivisions)	52	16.6240	0.3197	4.3230	44.0590
	Three Chopt (3 subdivisions)	12	8.9370	0.7448	0.4340	0.0210
	Varina (2 subdivisions)	3	6.6740	2.2247	0.0190	0.0000
<i>Summary for 2011 = 10 subdivisions</i>		104	47.7130	0.4588	7.0150	47.9870

<i>Year</i>	<i>Magisterial District</i>	<i>Lots</i>	<i>Lot Acreage</i>	<i>Average Lot</i>	<i>ROW Acreage</i>	<i>Open Space Acreage</i>
<i>2012</i>						
	Brookland (1 subdivisions)	4	1.9790	0.4947	0.1150	0.0000
	Fairfield (2 subdivisions)	25	6.6300	0.2652	1.1930	1.3120
	Three Chopt (5 subdivisions)	205	57.6160	0.2811	12.9500	24.4740
	Varina (3 subdivisions)	61	22.2390	0.3646	3.7670	0.0000
<i>Summary for 2012 = 11 subdivisions</i>		295	88.4640	0.2999	18.0250	25.7860
<i>2013</i>						
	Brookland (4 subdivisions)	65	24.8950	0.3830	1.0330	4.3880
	Fairfield (1 subdivisions)	28	10.9590	0.3914	1.8320	0.0000
	Three Chopt (11 subdivisions)	169	76.5130	0.4527	16.2550	22.2770
	Varina (2 subdivisions)	6	9.0360	1.5060	0.0000	0.0000
<i>Summary for 2013 = 18 subdivisions</i>		268	121.4030	0.453	19.1200	26.6650
<b><i>Grand Total (2009 - 2013)</i></b>		1,179	611.3100	0.5185	87.1816	122.1826



## Henrico County - Recorded Lots by Magisterial District: 2009 - 2013

