



Initial Application Date: _____

Application # _____

CU# _____

COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION
Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 ext:2 Fax: (910) 893-2793 www.harnett.org/permits

****A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) & SITE PLAN ARE REQUIRED WHEN SUBMITTING A LAND USE APPLICATION****

LANDOWNER: Joyce Coleman Mailing Address: 60 Clearview Ct
City: Sanford State: NC Zip: 27332 Contact No: 864-901-3721 Email: luckylady_jac@bellsouth.net

APPLICANT*: Jon Hart Mailing Address: 3408 Lee Ave
City: Sanford State: NC Zip: 27332 Contact No: 919-777-0999 Email: sharoncoe@jahartconstruction.com

*Please fill out applicant information if different than landowner

ADDRESS: 60 Clearview Ct, Sanford, NC 27332 PIN: 9585-65-9859.000

Zoning: RA-20R Flood: _____ Watershed: _____ Deed Book / Page: _____

Setbacks - Front: 35 Back: 150 Side: 28 Corner: 50 As per HOA

PROPOSED USE:

SFD: (Size _____ x _____) # Bedrooms: _____ # Baths: _____ Basement(w/wo bath): _____ Garage: _____ Deck: _____ Crawl Space: _____ Slab: _____ Slab: _____
TOTAL HTD SQ FT _____ **GARAGE SQ FT** _____ (Is the bonus room finished? () yes () no w/ a closet? () yes () no (if yes add in with # bedrooms)

Modular: (Size _____ x _____) # Bedrooms _____ # Baths _____ Basement (w/wo bath) _____ Garage: _____ Site Built Deck: _____ On Frame _____ Off Frame _____
TOTAL HTD SQ FT _____ (Is the second floor finished? () yes () no Any other site built additions? () yes () no

Manufactured Home: _____ SW _____ DW _____ TW (Size _____ x _____) # Bedrooms: _____ Garage: _____ (site built? _____) Deck: _____ (site built? _____)

Duplex: (Size _____ x _____) No. Buildings: _____ No. Bedrooms Per Unit: _____ **TOTAL HTD SQ FT** _____

Home Occupation: # Rooms: _____ Use: _____ Hours of Operation: _____ #Employees: _____

Addition/Accessory/Other: (Size _____ x _____) Use: bed, bath, and office space Closets in addition? (x) yes () no
TOTAL HTD SQ FT 878 **GARAGE** 147 x 10'4" 3C

Water Supply: _____ County X Existing Well _____ New Well (# of dwellings using well _____) ***Must have operable water before final**

Sewage Supply: _____ New Septic Tank _____ Expansion _____ Relocation _____ Existing Septic Tank _____ X County Sewer

(Complete Environmental Health Checklist on other side of application if Septic)

Does owner of this tract of land, own land that contains a manufactured home within five hundred feet (500') of tract listed above? () yes (x) no

Does the property contain any easements whether underground or overhead () yes (x) no

Structures (existing or proposed): Single family dwellings: 1 Manufactured Homes: _____ Other (specify): _____

If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information is provided.

[Signature]
Signature of Owner or Owner's Agent

7-19-21
Date

*****It is the owner/applicants responsibility to provide the county with any applicable information about the subject property, including but not limited to: boundary information, house location, underground or overhead easements, etc. The county or its employees are not responsible for any incorrect or missing information that is contained within these applications.*****

This application expires 6 months from the initial date if permits have not been issued*

APPLICATION CONTINUES ON BACK

strong roots • new growth

Lakeside Manor

At Carolina Lakes

APPLICATION FOR APPROVAL OF ARCHITECTURAL IMPROVEMENT, MODIFICATION OR VARIANCE

Date: 7-14-21

Homeowner(s) Name: SCOTT D. COLEMAN

Homeowner(s) Address: 60 CLEARVIEW CT

Telephone Number(s): h) _____ w) 910-908-0751 m) 931-538-8765 or pls call Mom

Date Submitted: 7-14-21 Hand carried Date Received by HOA: 7/14/2021 @ 864-901-3721

Joyce Coleman

REQUEST FOR: Preliminary Approval Final Approval

In accordance with the Carolina Lakes Property Owners at Lakeside Manor, Inc. Declaration of Covenants, Conditions and Restrictions, I request your consent to make the following changes, alterations, renovations, additions and/or removals to my property.

In January 2021 my mother (77 yrs old) sold her home in SC and moved in with me permanently. She is in desperate need for a master suite on the ground floor of my house to accommodate her reading activity and extensive library. The proposed addition to my home is to accomplish that need and maintain similarity in looks with other nearby homes in our community. We are adding a private bathroom, walk-in closet, significantly expanding bedroom to allow for reading space + library, adding a balcony part of covered porch for sunroom, and expanding existing main pool for front elevation consistency.

We are also adding a small garage for golf cart + shallow garage parking for her vehicle (in existing garage).

Is this an amendment to a previous request? NO If yes, approximate date of previous request? _____

I understand that under the Declaration of Covenants, Conditions and Restrictions, the Covenants Committee will act on this request and provide me with a written response of their decision. I further understand and agree to the following provisions:

- No work or commitment of work will be made by me until I have received written approval from the Association.
- All work will be done at my expense and all future upkeep will remain my expense.
- All work will be done expeditiously once commenced and will be done in a good workman - like manner by myself or a contractor.
- All work will be performed at a time and in a manner to minimize interference and inconvenience to other homeowners.
- I assume all liability and will be responsible for all damage and/or injury, which may result from performance of this work.
- I will be responsible for the conduct of all persons, agents, contractors, and employees who are connected with this work.
- I will be responsible for complying with and will comply with all applicable federal, state and local laws, codes, regulations and requirements in connection with this work, and I will obtain any necessary governmental permits and approvals for the work.
- I understand and agree that the Association, its Board of Directors, or its designated committee's approval of this request shall not be understood as the making of any representation or warranty that the plans, specifications or work comply with any law, code, regulation or governmental requirements.

Lakeside Manor

At Carolina Lakes

- I understand and will comply with the architectural guidelines set forth by the Architectural Committee.
- I understand that a decision by the Committee is not final and the Board of Directors may reverse or modify a decision by the Committee upon the written application of any Owner made to the Board of Directors within ten (10) days after the Committee makes its decision.

The contractor is J.A. Hart Construction Inc

If approved within twenty-one (21) days, the work would start on or about 9-15-21 and would be completed by 4-15-22 *Depending on receipt of building permit.*

** Homeowner will include plans, pictures, material samples, or other, to properly give enough information for the Board to understand the concept being applied for. **

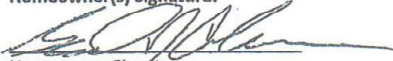
Plans and Specifications for improvements and/or alterations:

Attached

Not Attached

Send requests to: jamie@littleandyoung.net or mail to PO Box 87209, Fayetteville, NC 28304.

Homeowner(s) Signature:


Homeowner Signature

Homeowner Signature

Print Name: SCOTT D. COLEMAN

Print Name: _____

THIS SECTION TO BE COMPLETED BY MEMBER OF
ARCHITECTURAL BOARD OR AUTHORIZED MANAGEMENT REPRESENTATIVE.

APPROVED REJECTED ADDITIONAL DOCUMENTATION NEEDED

Architectural Form Authorized By: Jamie Thomas 

Date: 7/16/2021

per ACC Committee

3.21 Occupancy of unfinished home: No person or persons shall move into or occupy a new residence without a prior written "Final Inspection Form" from the Lakeside Manor Architectural Committee. This approval is given in conjunction with Harnett County's approval and does not supersede the County. (Fine includes denial of approval for future construction.)

3.28 Contractors are required to have the Architectural Committee inspect your construction at the following points:

- a) After the lot and house are staked and trees marked for saving, before clearing the lot.
b) Sellyacks checked after the footers are dug. c) Colors and conformity of design will be checked periodically through construction. Class D violation.

Revised 9.23.2020