



Town of Erwin
Zoning Application & Permit
Planning & Inspections Department

Permit #
26-047

Rev Sep2014

Each application should be submitted with an attached plot/site plan with the proposed use/structure showing lot shape, existing and proposed buildings, parking and loading areas, access drives and front, rear, and side yard dimensions.

Name of Applicant	Sanchez + Son Construction LLC	Property Owner	Compro Properties LLC
Home Address	3222 Dove tree Ln	Home Address	1000 N Main St - #102
City, State, Zip	Raleigh NC 27610	City, State, Zip	Fuquay Varina NC 27526
Telephone	919-896-1444	Telephone	919-745-7020
Email	SSconstrnc@gmail.com	Email	Office@comproproperties.com

Address of Proposed Property	407 W D St Erwin NC 28339		
Parcel Identification Number(s) (PIN)	0597-42-9813.000	Estimated Project Cost	\$58,000
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.			
Description of any proposed improvements to the building or property	General updates, cabinets, paint, flooring, roof, Electrical finishes, plumbing finishes, drywall work, finish 2nd bathroom.		
What was the Previous Use of the subject property?	Residential		
Does the Property Access DOT road?	Yes		
Number of dwelling/structures on the property already	2	Property/Parcel size	.23 Acres
Floodplain SFHA	Yes ☒ No	Watershed	Yes ☒ No
		Wetlands	Yes ☒ No
MUST circle one that applies to property			
Existing/Proposed Septic System		Or	
Existing/Proposed County/City Sewer			

Owner/Applicant Must Read and Sign

The undersigned property owner, or duly authorized agent/representative thereof certifies that this application and the forgoing answers, statements, and other information herewith submitted are in all respects true and correct to the best of their knowledge and belief. The undersigning party understands that any incorrect information submitted may result in the revocation of this application. Upon issuance of this permit, the undersigning party agrees to conform to all applicable town ordinances, zoning regulations, and the laws of the State of North Carolina regulating such work and to the specifications of plans herein submitted. The undersigning party authorizes the Town of Erwin to review this request and conduct a site inspection to ensure compliance to this application as approved.

<u>Erika Sedgwick</u>	<u>[Signature]</u>	<u>9/5/25</u>
Print Name	Signature of Owner or Representative	Date

For Office Use

Zoning District	CMV	Existing Nonconforming Uses or Features	NO <u>NO</u>
Front Yard Setback	15 ft	Other Permits Required	☐ Conditional Use ☒ Building ☐ Fire Marshal ☐ Other
Side Yard Setback	8 ft	Requires Town Zoning Inspection(s)	☐ Foundation ☐ Prior to C. of O.
Rear Yard Setback	15 ft	Zoning Permit Status	☒ Approved ☐ Denied
		Fee Paid: <u>WAIVED</u>	Date Paid: <u>NO</u> Staff Initials: <u>OME</u>

Comments	NO expansion of sqft. Interior remodels
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Signature of Town Representative: <u>[Signature]</u>	Date Approved/Denied: <u>9/10/25</u>
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Tracts parcel from Hamlet County