Harnett COUNTY NORTH CAROLINA

strong roots • new growth

CentralPermitting@Harnett.org
(910) 893-7525 ext:1
420 McKinney Pkwy (physical)
PO Box 65 (mailing)
Lillington, NC 27546

RESIDENTIAL BUILDING APPLICATION

Site Address: 188 Mels Meadows Dr., Fuquay Varina, NC 27526 **PIN:** 0645-25-5890.000

Owner: Sibelius Forest LLC, Britt Nylund **Phone:** 201-317-3793 **Email:** bnylund02@gmail.com

Description of Proposed Work: Garage addition & renovation to existing home **Total Job Cost:** $120,000

GENERAL CONTRACTOR INFORMATION

* Must be owner or licensed contractor. Address, company name & phone must match information on license.

Britt Nylund, Homeowner
General Contractor's Company Name

201-317-3793
Phone

188 Mels Meadows Drive, Fuquay Varina, NC 27526
Address

bnylund02@gmail.com
Email

License #

ELECTRICAL CONTRACTOR INFORMATION

Description of Work: Install additional electric for addition Service Size: _____ Amps T-Pole: YES ☐ NO ☐

Britt Nylund, Homeowner
Electrical Contractor's Company Name

Phone

Address

Email

License #

MECHANICAL/HVAC CONTRACTOR INFORMATION

Description of Work: Add additional air flow & condenser for expanded 1st floor of home; move smaller existing system to service 2nd floor

Britt Nylund, Homeowner
Mechanical Contractor's Company Name

Phone

Address

Email

License #

PLUMBING CONTRACTOR INFORMATION

Description of Work: Remove existing plumbing from bathroom to be relocated & install new plumbing for new bathrooms # of Fixtures: 7

Britt Nylund, Homeowner
Plumbing Contractor's Company Name

Phone

Address

Email

License #

INSULATION CONTRACTOR INFORMATION

Britt Nylund, Homeowner
Insulation Contractor's Company Name

Phone

APPLICATION CONTINUES ON BACK

Harnett COUNTY NORTH CAROLINA

I hereby certify that I have the authority to complete this application, that the application is correct and that the construction will conform to the regulations in the Building, Electrical, Plumbing and Mechanical codes and in the Harnett County Zoning Ordinance. I state the information on the aforementioned contractors is correct as it is known to me and that **by signing below I have obtained all subcontractors permission to obtain these permits** and if **any** changes occur including listed contractors, site plan, number of bedrooms, building and trade plans, Environmental Health permit changes or proposed use changes, I certify it is my responsibility to notify the Harnett County Central Permitting Department of all changes.

EXPIRED PERMIT FEES - 6 months to 2 years re-issue fee is $150.00. After 2 years re-issue fee is as per current fee schedule.

Signature of Owner/Contractor/Officer of Corporation — Date 8/4/25

Affidavit for Worker's Compensation N.C.G.S. 87-14

The undersigned applicant being the:

_____ General Contractor __X__ Owner _____ Officer/Agent of the Contractor or Owner

Does hereby confirm under penalties of perjury that the person(s), firm(s) or corporation(s) performing the work set forth in the permit:

_____ Has 3 or more employees and has obtained workers' compensation insurance to cover them,

_____ Has 1 or more subcontractors and has obtained workers' compensation insurance to cover them,

_____ Has 1 or more subcontractors who has their own policy of workers' compensation insurance covering themselves,

__X__ Has no more than 2 employees and no subcontractors,

While working on the project for which this permit is sought and it is understood that the Central Permitting Department issuing the permit may require certificates of workers' compensation insurance coverage from any person, firm, or corporation carrying out the work prior to issuance of the permit or at any time during the permitted work.

Signature of Owner/Contractor/Officer of Corporation — Date 8/4/25

BUILDER SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT TIME OF CONSTRUCTION.

ALL CONSTRUCTION SHALL CONFORM TO THE 2018 EDITION OF THE NC STATE BUILDING CODE.

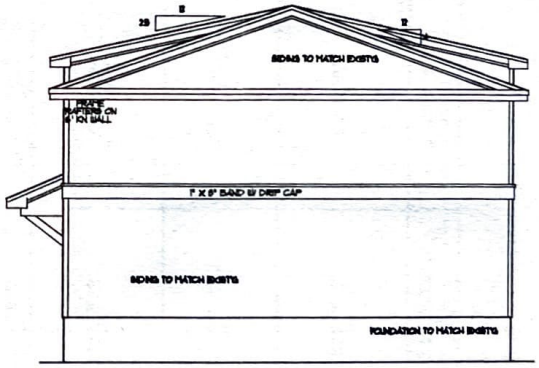
CODES GOVERN OVER DRAWINGS.

DIMENSIONS GOVERN OVER SCALE.

VERIFY ALL MECHANICAL REQUIREMENTS BEFORE FRAMING.

YUNCANNON DESIGNS DOES NOT ASSUME LIABILITY FOR ANY DEVIATION OF OR CONSTRUCTION METHODS OF THESE PLANS.

FRONT ELEVATION
SCALE 1/4" = 1'-0"



SIDE ELEVATION
SCALE 1/4" = 1'-0"

Britt Nyland
192 Mole Meadows Drive
Rocky Varina, NC

YUNCANNON DESIGNS
CUSTOM HOME PLANS
ROCKY VARINA, NC - (910) 431-7374

DRAWN BY : URV
CHK'D BY : URV
DATE: 09/14/23
REVISIONS :

SHEET
A-1

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GENERAL FRAMING NOTES:

1. THIS PLAN DESIGNED IN ACCORDANCE WITH NC RESIDENTIAL CODE, 2018 EDITION.
2. GLAZING AREAS SHOWN ON THESE DESIGN DRAWINGS DO NOT EXCEED 15% OF THE GROSS AREA OF THE EXTERIOR WALLS. THIS STRUCTURE MEETS THE REQUIREMENTS OF N1102.1, RESIDENTIAL BUILDING, TYPE A-1.
3. WALL CLADDING IS DESIGNED FOR A 24.1 PSF OR GREATER POSITIVE/NEGATIVE PRESSURE.
4. ALL WALLS, FLOORS AND CEILINGS SHALL BE INSULATED IN ACCORDANCE WITH PART IV, ENERGY CONSERVATION, CHAPTER 11, ENERGY EFFICIENCY OF THE CODE FOR ZONE 7 (TABLE N1102.1)
5. DESIGN CRITERIA

DESIGN CRITERIA	DEAD	LIVE
PRIMARY FLOOR	10 PSF	40 PSF
SECONDARY FLOOR	10 PSF	40 PSF
SLEEPING AREAS	10 PSF	30 PSF
ATTIC	10 PSF	20 PSF
ROOF	10 PSF	20 PSF
WIND	120 MPH	

DEFLECTION LIMITS (LIVE LOAD ONLY) FLOOR - L/360, ROOF - L/240

6. ALL HEADERS IN LOAD BEARING WALLS SHALL BE DOUBLE 2X10.
7. ALL WALLS ARE 2X4 @ 16" O.C. UNLESS OTHERWISE NOTED.
8. FLOOR INSULATION = R-19, EXTERIOR = R-15 AND CEILING = R-38.
9. PROVIDE DOUBLE FLOOR JOISTS OR TRUSS UNDER WALLS ABOVE.

R602.7.5 SUPPORTS FOR HEADERS:

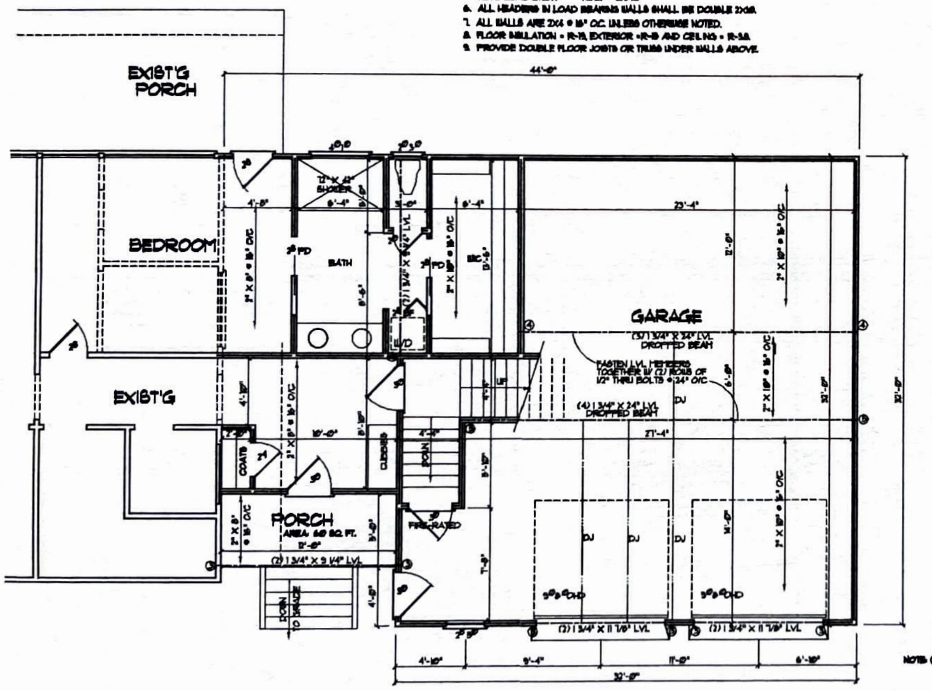
HEADERS SHALL BE SUPPORTED ON EACH END WITH ONE OR MORE JACK STUDS OR WITH APPROVED FRAMING ANCHORS IN ACCORDANCE WITH TABLE R602.7(1) OR R602.7(2). THE FULL-HEIGHT STUD ADJACENT TO EACH END OF THE HEADER SHALL BE END NAILED TO EACH END OF THE HEADER WITH FOUR-16D NAILS (3.5 INCHES X 0.135 INCHES). THE MINIMUM NUMBER OF FULL-HEIGHT STUDS AT EACH END OF A HEADER SHALL BE IN ACCORDANCE WITH TABLE R602.7.5.

TABLE R602.7.5
MINIMUM NUMBER OF FULL-HEIGHT STUDS AT EACH END OF HEADERS IN EXTERIOR WALLS

HEADER SPAN	MAXIMUM STUD SPACING (INCHES) PER TABLE R602.3(5) 16	24
LESS THAN/EQUAL TO 3'	1	1
4'	2	1
8'	3	2
12'	5	3
16'	6	4

BRACED WALL NOTES:

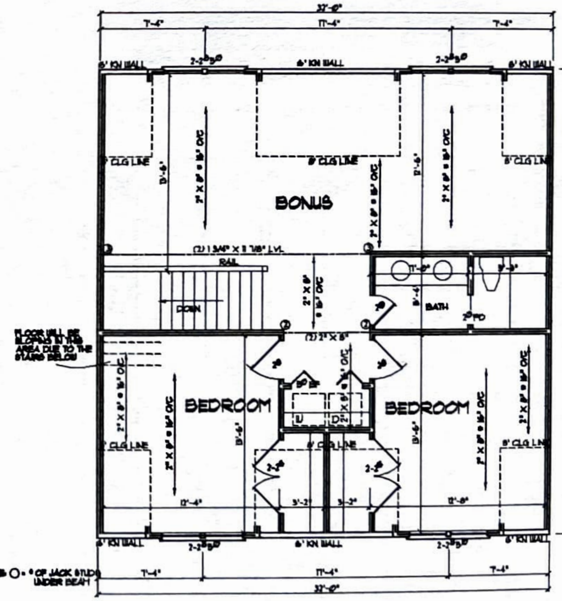
1. BRACED WALLS ARE REQUIRED PER SECTION R602.10.1 2018 NCRC RESIDENTIAL CODE.
2. THE EXTERIOR WALL STRUCTURE SHALL BE CONTINUOUSLY SHEATHED, FULL HEIGHT WITH MIN. THICKNESS 7/16" OSB. THESE WALLS SHALL BE CONSTRUCTED IN CONFORMANCE TO TYPE CS-WSP DETAILS.
3. BASIS OF DESIGN FOR INTERIOR BRACE WALLS IS GYPSUM BOARD METHOD AS DETAILED PER CODE TABLE R602.10.2.
4. SPECIAL BRACING DETAILS ARE ILLUSTRATED IN THE CODE AND ALLOWED WHERE WALLS DO NOT MEET THE MINIMUM REQUIREMENTS FOR SUPPORT. REFER TO GARAGE OPENING, PORTAL FRAMING DETAILS.



FLOOR PLAN
SCALE: 1/4" = 1'-0"

GARAGE AREA: 571 SQ. FT.
ADDITIONAL HTD AREA: 480 SQ. FT.

NEW WALLS
EXISTING WALLS
EXISTING WALLS TO BE REMOVED



FLOOR PLAN
SCALE: 1/4" = 1'-0"

HEATED AREA: 1004 SQ. FT.

WALL BRACING FOR THE GARAGE DOORS WILL BE DONE USING PFG METHOD IN ACCORDANCE WITH FIGURE 602.10.3.4 OF THE NORTH CAROLINA BUILDING CODE 2018 ED. FOR RESIDENCES.

VERIFY ALL WINDOW SIZES MEET MINIMUM STANDARDS FOR LIGHT, VENTILATION AND EGRESS.

NOTE:
FIELD VERIFY ALL DIMENSIONS

STRUCTURAL EVALUATION BY:

HOWERTON SERVICES, PLLC
3513 CATHEDRAL BELL ROAD RALEIGH, NC 27614
LICENSE P-1716

- ENGINEER'S SEAL APPLIES ONLY TO STRUCTURAL COMPONENTS ON THIS DOCUMENT. SEAL DOES NOT INCLUDE CONSTRUCTION REVIEW, MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES OR SAFETY PRECAUTIONS.
- ANY DEVIATIONS OR DISCREPANCIES ON PLANS ARE TO BE BROUGHT TO IMMEDIATE ATTENTION OF THE ENGINEER. FAILURE TO DO SO WILL VOID ENGINEER'S LIABILITY.
- DO NOT SCALE THESE DRAWINGS – ENGINEERING APPROVAL EXPIRES 08/01/2026

05 15 2025 EDT

YUNCANNON DESIGNS
CUSTOM HOME PLANS
FUQUAY-VARINA, NC

Britt Nylund
192 Mels Meadow Drive
Fuquay Varina, NC

DRAWN BY : LRV
CHK'D BY : LRV
DATE: 05/14/25
REVISIONS :

SHEET
A-2

BUILDER SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT TIME OF CONSTRUCTION.

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CODES GOVERN OVER DRAWINGS.

DIMENSIONS GOVERN OVER SCALE.

VERIFY ALL MECHANICAL REQUIREMENTS BEFORE FRAMING.

YUNCANNON DESIGNS DOES NOT ASSUME LIABILITY FOR ANY DEVIATION OF OR CONSTRUCTION METHODS OF THESE PLANS.

GENERAL FOUNDATION NOTES:

1. THIS PLAN DESIGNED IN ACCORDANCE WITH NC RESIDENTIAL CODE, 2018 EDITION.
2. EXTERIOR WALL FOOTING WHERE NOTED TO BE 16" X 10" 3000 PSI STRUCTURAL CONCRETE UNLESS OTHERWISE NOTED. CONCRETE TO BE PREPARED AND PLACED IN ACCORDANCE WITH ACI 318. FOR FOUNDATION WALL HEIGHT, THICKNESS AND BACKFILL REQUIREMENTS, REFER TO STATE AND LOCAL BUILDING CODES. NOTE: ASSUMED SOIL BEARING CAPACITY=2000 PSF. CONTRACTOR MUST VERIFY CONDITIONS AND CONTACT SOIL ENGINEER IF MARGINAL OR UNSTABLE SOILS ARE ENCOUNTERED.
3. FOOTINGS TO BEAR ON UNDISTURBED EARTH A MIN. OF 12" BELOW ADJACENT FINISH GRADE OR AS OTHERWISE DIRECTED BY LOCAL INSPECTOR.
4. FOUNDATION DRAINAGE SHALL BE IN ACCORDANCE WITH SECTION R405 OF THE CODE "FOUNDATION DRAINAGE".
5. THE FOUNDATION SHALL BE TREATED IN ACCORDANCE W/SECTION R406 OF THE CODE "FOUNDATION WATERPROOFING AND DAMPPROOFING".
6. THIS FOUNDATION DESIGN IS VALID FOR 115 MPH WIND ZONES ONLY.
7. FOUNDATION WALLS SHALL BE 8" BLOCK UNLESS NOTED OTHERWISE.
8. (2) #4 BARS IN FOOTINGS RUN CONTINUOUSLY.

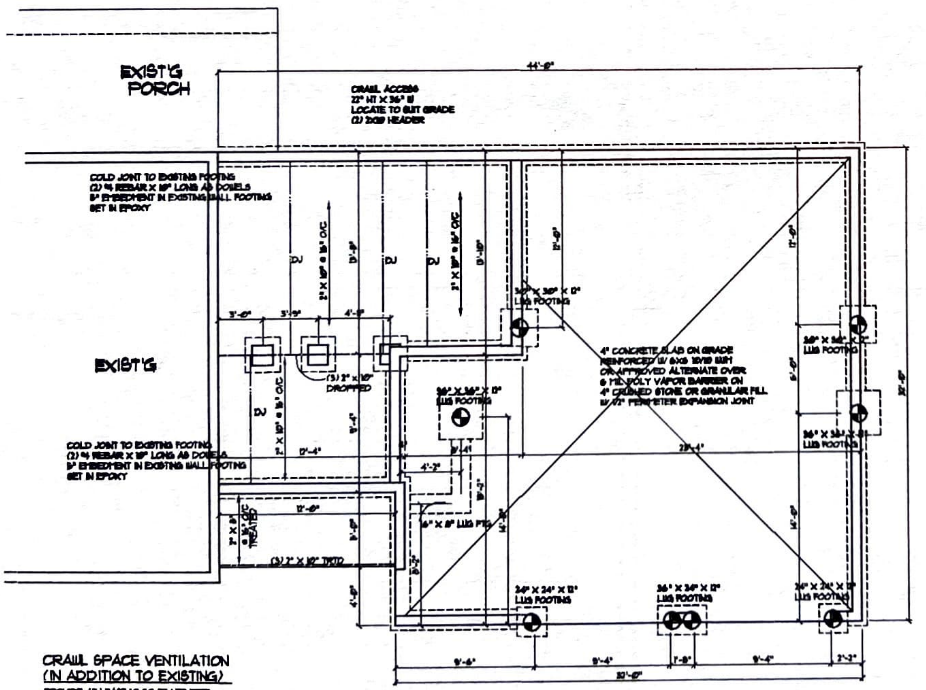
(symbol) INDICATES POINT LOAD ABOVE

GENERAL ROOF NOTES:

1. THIS PLAN DESIGNED IN ACCORDANCE WITH NC RESIDENTIAL CODE, 2018 EDITION.
2. ROOF CLADDING DESIGN VALUES (POSITIVE/NEGATIVE) SHALL BE AS FOLLOWS:
   - 40.3 PSF FOR ROOF PITCHES FROM 0/12 TO 2.25/12
   - 34.3 PSF FOR ROOF PITCHES FROM 2.25/12 TO 7/12
   - 21 PSF FOR ROOF PITCHES FROM 7/12 TO 12/12
3. ALL ROOFING ELEMENTS SHALL MEET THE REQUIREMENTS OF CHAPTER 8 OF THE CODE.
4. ALL LUMBER SHALL BE #2 SPF OR BETTER. RAFTERS MAY BE FINGER JOINTED PER NATIONAL DESIGN SPECIFICATIONS FOR WOOD CONSTRUCTION, AND MUST HAVE THE STRUCTURAL CERTIFICATION STAMPED ON THE MEMBER.
5. RAFTER SIZES, SPANS AND SPACING SHALL NOT EXCEED THE FOLLOWING:

SIZE	2X6	2X8	2X10
SPACING 12" O.C.	14'-9"	19'-6"	24'-10"
SPACING 16" O.C.	13'-3"	17'-3"	22'-3"

6. ALL RAFTERS TO BE 2X8 @ 16" O.C. #2 SPF UNLESS NOTED OTHERWISE.
7. 2-2X10 HIPS MAY BE SPLICED WITH A MIN. 6'-0" OVERLAP.
8. PROVIDE DOUBLE RAFTER EACH SIDE OF DORMERS WITH DOUBLE HEADER.
9. ATTACH VAULTED RAFTERS WITH HURRICANE CLIP SIMPSON "H-3" OR EQUIVALENT. PROVIDE DOUBLE OPPOSING RAFTERS WHERE NOTED.
10. 2X8 RAFTERS @ CATHEDRAL OR VAULTED CEILINGS TO BE FURRED DOWN 2" OR USE 2X10 RAFTERS FOR INSULATION PER CODE.
11. PROVIDE 2X4 COLLAR TIES EVERY SECOND RAFTER (TYPICAL)
12. PROVIDE 2X4 RAFTER TIES @ 32" O.C. (TYPICAL)
13. FRAME RAFTERS ON 2X4 PLATE ON TOP OF CEILING JOISTS UNLESS NOTED OTHERWISE.
14. SHINGLES ASSUMED TO BE 240 LB. FIBERGLASS, OR EQUAL. MINIMUM ROOF PITCH TO BE AS INDICATED ON ARCHITECTURAL PLAN SHEETS.
15. PROVIDE DOUBLE LAYER OF ROOF FELT WHERE ROOF PITCH IS LESS THAN 4/12.
16. THESE DESIGN DRAWINGS WERE PRODUCED BY HOWERTON SERVICES, PLLC ASSUMES NO LIABILITY FOR THE CORRECTNESS OF ARCHITECTURAL FEATURES, DIMENSIONS OR FIXTURES.
17. ALL HIP RIDGES AND VALLEYS SHALL BE DOUBLE 2X10 UNLESS NOTED OTHERWISE.
18. CONTRACTOR IS RESPONSIBLE FOR REVIEWING DRAWINGS FOR CONSTRUCTABILITY PRIOR TO BEGINNING CONSTRUCTION.
19. VALLEY RAFTERS WITH SPANS LONGER THAN 18' SHALL BE LVLs SUPPORTED AS NOTED. PROVIDE TEMPORARY STIFF KNEE SUPPORT UNTIL ALL SHEATHING AND RAFTER TIES/COLLARS ARE INSTALLED.
20. DO NOT SCALE THESE DRAWINGS. IF DISCREPANCIES ARE NOTED, CONTACT THE DESIGNER.



CRAWL SPACE VENTILATION (IN ADDITION TO EXISTING)

PROVIDE AT LEAST 1.0 SQ. FT. NET FREE VENTILATION AREA FOR EACH 150 SQ. FT. OF CRAWL SPACE

CRAWL SPACE AREA:
400 / 150 = 2.67 SQ. FT. REQ'D.

REDUCE REQUIRED AREA TO 1.0 SQ. FT. NET FREE VENTILATION AREA FOR EACH 1500 SQ. FT. OF CRAWL SPACE WITH APPROVED VAPOR BARRIER

PROVIDE (1) VENT WITHIN 3'-0" OF EACH CORNER

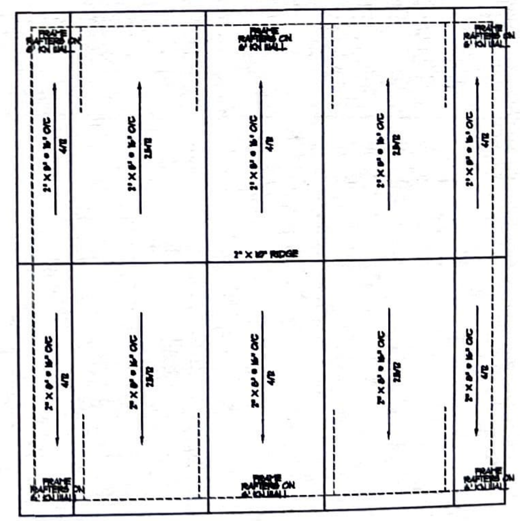
REFER TO MANUFACTURER SPECIFICATIONS FOR ACTUAL VENTS USED TO DETERMINE NUMBER OF VENTS REQUIRED

FOUNDATION ANCHORAGE:
1/2" DIAMETER ANCHOR BOLTS W/ 7" EMBEDMENT AT 6'-0" O/C AT PERIMETER MUDSILL OR CODE APPROVED ALTERNATE.
PROVIDE BOLT WITHIN 12" OF END OF EACH PIECE OF LUMBER

FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

TYPICAL FOUNDATION WALL
8" MASONRY WALL
4" BRICK + 4" BLOCK
8" SOLID CAP
10" DEEP X 16" WIDE CONT. CONCRETE FOOTING

NOTE:
FIELD VERIFY ALL DIMENSIONS



ROOF PLAN
SCALE: 1/4" = 1'-0"

ATTIC SPACE VENTILATION (IN ADDITION TO EXISTING)

MAIN ROOF
ATTIC AREA = 1471 SQ. FT.
REQUIRED AREA = A/300 = 4.90 SQ. FT.

NOTES
ALL EAVES TO HAVE 2" CONTINUOUS SOFFIT VENT
ALLOW 1" AIR SPACE ABOVE INSULATION FOR AIR FLOW

STRUCTURAL EVALUATION BY:

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3613 CATHEDRAL BELL ROAD RALEIGH, NC 27614
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05 15 2025 EDT

YUNCANNON DESIGNS
CUSTOM HOME PLANS
FUQUAY-VARINA, NC - (919) 471-1314

Britt Nylund
192 Mels Meadows Drive
Fuquay Varina, NC

DRAWN BY : LRV
CHK'D BY : LRV
DATE: 05/14/25
REVISIONS :

SHEET
A-3

REVISION OF CURRENT HOME AT 188 MELS MEADOWS FUQUAY VARINA, NC