



Pre-Development Info Sheet



Harnett
COUNTY
NORTH CAROLINA

Harnett County, North Carolina
Planning Department

108 E. Front Street/P.O. Box 65, Lillington, NC 27546
Phone: (910) 893-7525; opt. 4/Fax: (910) 814-6459

Date of Meeting 10.30.17 @ 10:30AM

Development Name: Competitive Cycles
10.5.37863-99 Morris pines rd.
Storage bldg.

Development Type: Major Subdivision Preliminary Plan/Plat Commercial Site Plan
 Major Subdivision Final Plan/Plat Multi-Family Site Plan

Applicant Information

Owner of Record:
Name: Dwight McNeill
Address: 99 Morris pines rd.
City/State/Zip: _____
E-mail: _____
Phone: _____
Fax: _____
Mobile: _____

Applicant
Developer/Engineer/Surveyor:
Name: Jim McNeill
Address: _____
City/State/Zip: _____
E-mail: _____
Phone: _____
Fax: _____
Mobile: 919 258 3030

Property Description

PIN(s): _____ Address: 81 Morris pines rd Acreage: 1.06Ac Lots: 1

Project Description:

Customer has added onto a storage bldg and converted storage to a motorcycle repair shop.

Specific Departments needed/ requested to attend:

- Building Inspections - (910)893-7525, x3 9691-65-0377
- E911/ Addressing - (910)814-2038 13-9691-0124-11
- Engineering - (910)893-7555 RA30
- Environmental Health - (910)893-747 lower county water
- Fire Marshall - (910)893-7580 rodney NO water shed
- Planning - (910)893-7525, x4 randon EXISTING septic
- Public Utilities Department - (910)893-7575 randy

Meetings are typically held after the Development Review Board meeting on Wednesday, at 103 E Front St; County Commissioner's assembly room.



103

126

119

123

89

84

1270

HOLMES PINES RD

124

100

70

75

84

54

519

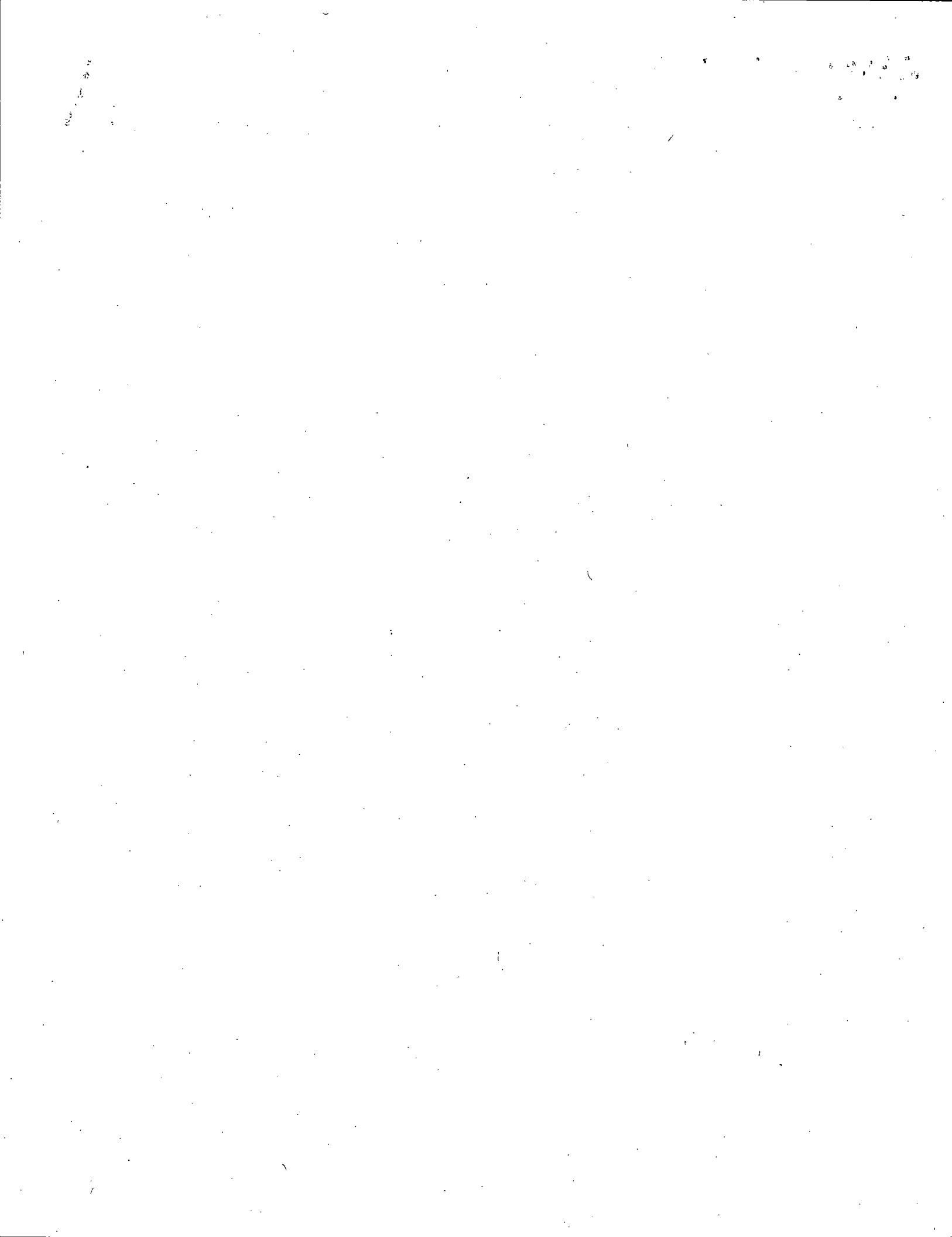
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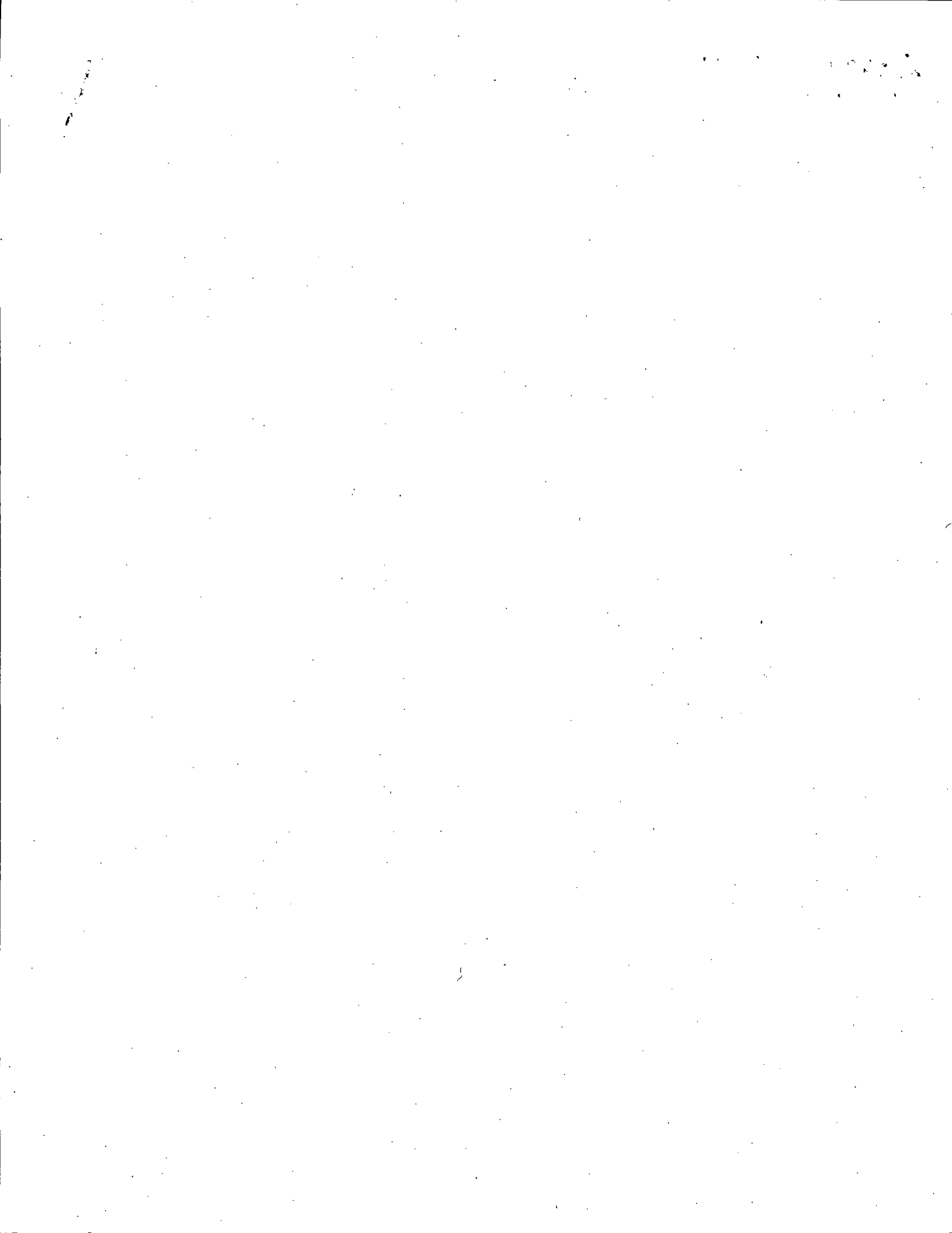
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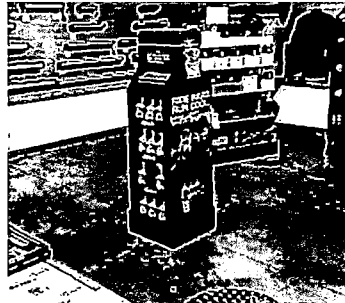
HOLLY





Google





About Competitive Cycles

Competitive Cycles is a family owned powersports shop with the same passion as our customers. Competitive Cycles was founded by Tim McNeill and established in 2008. We have more than 20 years of experience in the Powersports Industry. Competitive Cycles is located in Broadway, NC, just off HWY 421. We are conveniently located near the areas of Raleigh, Greensboro, Fayetteville, Fort Bragg, Siler City, Pinehurst, Southern Pines, Hope Mills, Spring Lake, Lillington, Dunn, Fuquay Varina, Holly Springs, and Apex. Here at Competitive Cycles we are committed to giving the best experience with the most Competitive pricing possible. Competitive Cycles brings a wealth of knowledge to the industry in LED lighting, parts, and repair. Here at Competitive Cycles we offer many services ranging from minor to major repair service, fabrication, engine rebuilds, electrical diagnostics and repair, performance work, full drag bike set-ups, Custom LED lighting in Motorcycle, ATV, UTV, and Automotive including a range of parts and accessories.

We would love to do business with you here at "Your Metric, Harley, & ATV One Stop Shop."

Location

81 Hollies Pines Rd
Broadway NC, 27505

Contact

1 (919) 258-3630
competitivecycles@gmail.com



Hours

Sunday	Closed
Monday	Closed
Tuesday	9:00 am-5:00 pm
Wednesday	9:00 am-5:00 pm
Thursday	9:00 am-5:00 pm
Friday	9:00 am-5:00 pm
Saturday	9:00 am-4:00 pm

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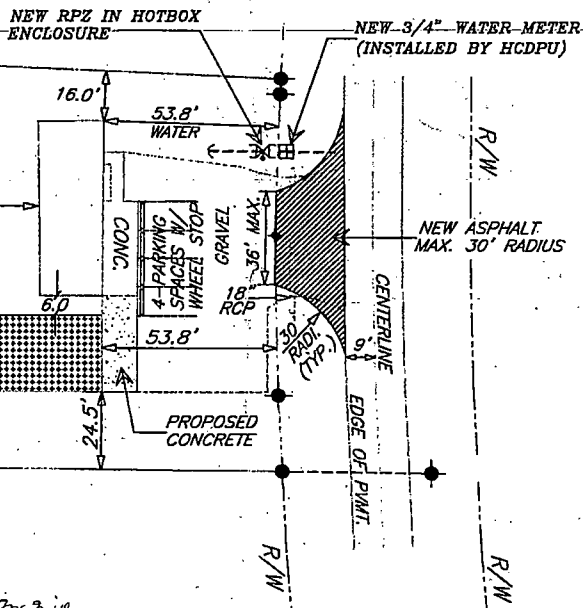
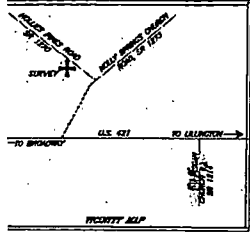
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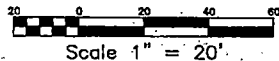


OWNER: DWIGHT A. MCNEILL
 IN 9891-65-0377.000
 I.S. 2467, PG. 84
 IAP # 2015, PG. 308
 TRACT 2B
 CONTAINS 1.01 ACRES
 ADDRESS: 81 HOLLIES PINE ROAD, BROADWAY, N.C. 27505
 PROPERTY ZONED RA-30

SITE PLAN ENLARGEMENT

SITE PLAN NOTES:

- RA -30 SETBACKS: FRONT = 35', REAR = 25', SIDE = 1'
- CONDITIONAL USE PERMIT # BA-CU-01-18, APPROVED 1/8/18
- LAND USE CLASSIFICATION = AGRICULTURAL & RURAL RESIDENTIAL
- THIS DEVELOPMENT IS WITHIN ONE MILE OF A VOLUNTARY AGRICULTURAL DISTRICT
- THERE WILL BE NO OUTSIDE STORAGE.
- BUSINESS OWNER WILL MAINTAIN ALL TRASH AND DEBRIS.
- HOURS OF OPERATION: WEDNESDAY-SATURDAY 9-5.
- BUSINESS OWNER WILL TAKE OIL TO A RECYCLING CENTER.
- BUSINESS OWNER WILL BE RESPONSIBLE FOR MAINTENANCE OF THE PARKING AREA
- DRIVE AISLES, AND ALL LANDSCAPE BUFFERING
- 3- AS THE OWNER OF RECORD, I HEREBY FORMALLY CONSENT TO THE PROPOSED DEVELOPMENT SHOWN ON THIS SITE PLAN AND ALL REGULATIONS AND REQUIREMENTS OF HARNETT COUNTY ORDINANCES.
- 1- CALL NC811 BEFORE DIGGING.
- 2- WATER USAGE-25 GALLONS PER EMPLOYEE PER SHIFT.
- 3- HCDPU SHALL INSTALL WATER SERVICE.



I hereby certify that this plat was prepared in accordance with the provisions of the General Statutes of North Carolina, Chapter 170, Section 170.10, and that the same is a true and correct copy of the original as filed in the office of the Register of Deeds for Harnett County, North Carolina.

[Signature]
 6/17/18
 DS 3517

NOTE:
 1- AREAS NOT SHOWN ON THIS SURVEY WHICH ARE NOT SHOWN BY THESE BOUNDARY LINES, ARE NOT SHOWN ON A MAP ENTITLED "SURVEY FOR ALFONSO DWIGHT MCNEILL, DWIGHT DWIGHT MCNEILL, ASSIGNEES AS HEIR, 1983-1987, HARNETT COUNTY REGISTER."
 2- POINTS ALONG AVEIN OF WEST OF HOLLY SPRINGS ROAD ARE CALCULATED POINTS UNLESS OTHERWISE NOTED.



NUMBER	DIRECTION	DISTANCE
L1	N 89°21'51" W	45.82'
L2	S 69°29'06" W	91.65'
L3	S 82°27'41" W	84.52'
L4	S 82°27'41" W	4.90'
L5	S 91°43'06" W	44.50'
L6	S 07°20'17" W	58.60'
L7	N 07°04'51" W	23.82'
L8	S 71°08'10" E	222.74'

NEED FOUND CENTERLINE INTERSECTION OF HOLLY SPRINGS ROAD, S.W. 1770 AND HOLLY SPRINGS CHURCH ROAD, S.W. 1270

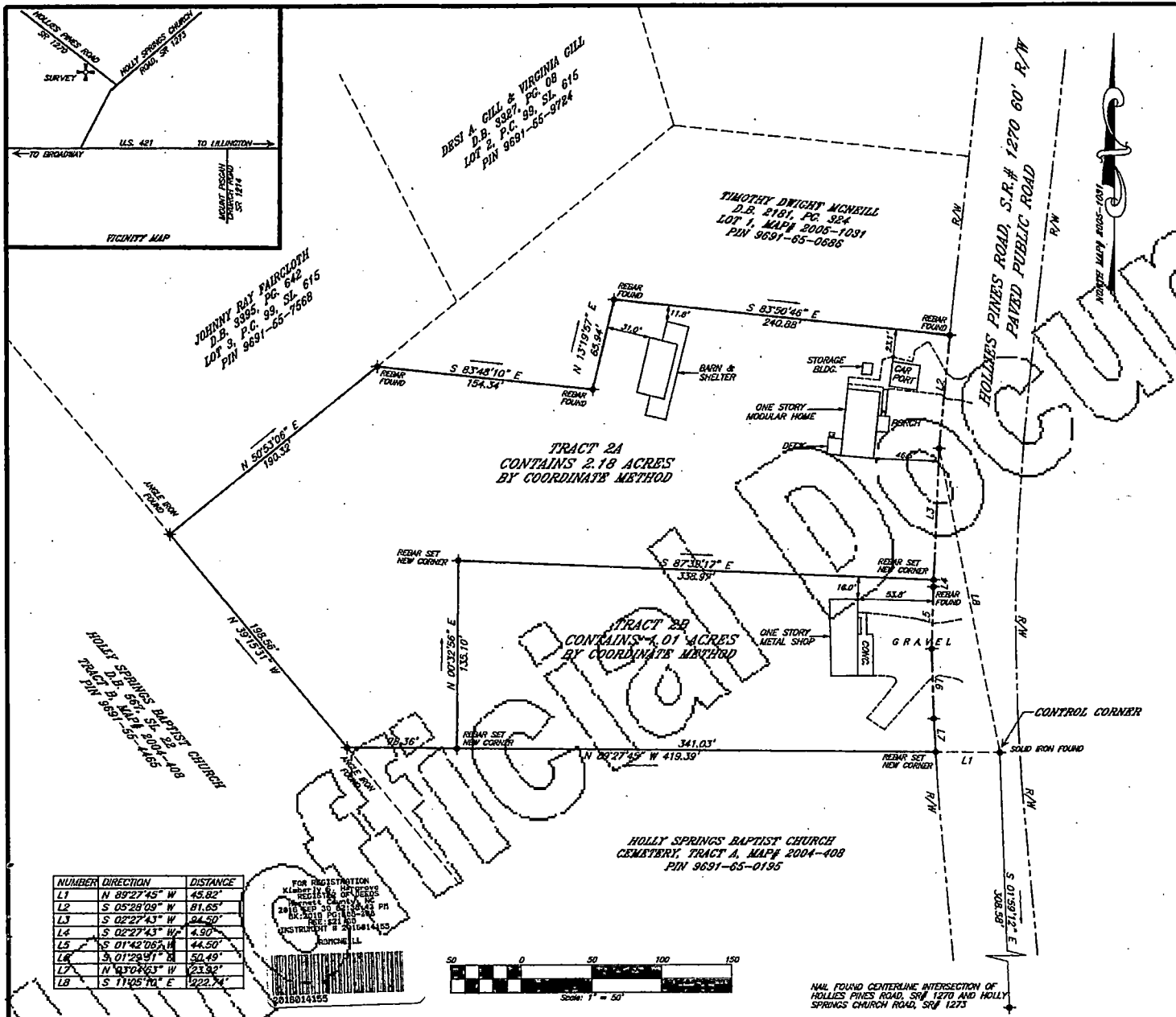


DATE: JULY 17, 2018
 ASSESSOR:

RECOMMENDED FOR (OWNER)
COMPETITIVE CYCLES, LLC
 BILLING ADDRESS: 81 HOLLY SPRINGS ROAD, BROADWAY, HARNETT COUNTY, NORTH CAROLINA
 SURVEY: CONVEY LITTLE RIVER TO FOLLETT, HARNETT COUNTY, NORTH CAROLINA

COLE LAND SURVEYS, P.A.
 400 PINEY HILL
 HAYWOOD, NORTH CAROLINA 28740
 PHONE (717) 888-6200
 LICENSE NO. C-6067





SUBDIVISION DATA:

- THIS PROPERTY IS ZONED RA-SO
- THIS PROPERTY IS LOCATED IN ZONE X, PER PERM MAP# 271096000, EFFECTIVE DATE SEPTEMBER 6, 2005
- THIS PROPERTY IS SERVED BY PUBLIC WATER SUPPLY SYSTEM AND A PRIVATE INDIVIDUAL SEPTIC TANK.
- HARRETT COUNTY PIN 9691-65-8975
- MINIMUM BUILDING SET BACK DIMS ARE: FRONT 35' REAR 25' SIDE 10'

CERTIFICATE OF OWNERSHIP AND JURISDICTION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF HARRETT COUNTY, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSCIOUS AND SOUND MIND AND SETBACK LINES. NOTED, I FURTHER CERTIFY THAT I HAVE NOT BEEN INVOLVED AS AN OWNER, LENDER, OPTION HOLDER OR HAD ANY LEGAL OR EQUITABLE INTEREST IN ANY PROPERTY ADJACENT TO OR LOCATED DIRECTLY ACROSS A STREET, ALLEY, ROAD OR RIGHT-OF-WAY FROM THE PROPERTY SHOWN AND DESCRIBED HEREON.

Timothy Dwight McNeill 9-20-16
OWNER DATE

HEREBY CERTIFY THAT THE DEVELOPMENT DEPICTED HEREON HAS BEEN GRANTED THAT APPROVAL FROM HARRETT COUNTY E-911 ADDRESSING, ENVIRONMENTAL HEALTH, PLANNING, PUBLIC UTILITIES AND THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION. THIS PLAN IS SUBJECT TO ANY AND ALL CONDITIONS STATED BELOW AND IS ELIGIBLE FOR RECORDED IN THE HARRETT COUNTY REGISTER OF DEEDS WITHIN THIRTY DAYS OF THE BELOW.

911 ADDRESSING NA

PUBLIC UTILITIES NOT FOR CONSTRUCTION Water available

NEED Change of use requires new driveway permit
Doreen Jones 9-20-16
SUBDIVISION ADMINISTRATOR DATE

STATE OF NORTH CAROLINA, COUNTY HARRETT

I, Tammy Ward, REVIEW OFFICER OF HARRETT COUNTY CERTIFY THAT THIS MAP OR PLAN TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

9-20-16 Tammy Ward
DATE REVIEW OFFICER

NORTH CAROLINA, HARRETT COUNTY
PRESENTED FOR REGISTRATION ON THE 30th DAY
OF September, 2016 AT 2:38 P.M.
RECORDED IN BOOK 2016 PAGE 308
By: Angela B. McNeill, Sen. Deputy
KIMBERLY S. HARGROVE, REGISTER OF DEEDS

I, MITCHELL W. COLE, CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM A PARTIAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 2487, PAGE 94) THAT BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES AND DRAWN FROM DEEDS AS INDICATED; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000; THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 30TH DAY OF AUGUST, A.D., 2016.

I, MITCHELL W. COLE FURTHER CERTIFY THAT THIS PLAN IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND IN THE AREA OF A COUNTY THAT REGULATES PARCELS OF LAND.

I, MITCHELL W. COLE FURTHER CERTIFY THAT THIS DIVISION OF LAND DOES NOT AVOID MORE THAN SIX LOTS TO BE CREATED ON ANY EASEMENT.

SEAL: NORTH CAROLINA REGISTERED PROFESSIONAL LAND SURVEYOR SEAL L-2858 MITCHELL W. COLE
Mitch W. Cole
PROFESSIONAL LAND SURVEYOR REGISTRATION NUMBER L-2858

SEAL OR STAMP

NOTES:

- RELATE THIS DIVISION OF THE TIMOTHY DWIGHT MCNEILL PROPERTY DESCRIBED IN DEED BOOK 3487, PAGE 94 AND SHOWN ON A MAP ENTITLED "SURVEY FOR HOLLIES PINES ROAD, S.R.# 1270 AND HOLLIES PINES CHURCH ROAD, S.R.# 1273", RECORDED AS MAP# 2005-1091 HARRETT COUNTY REGISTER.
- POINTS ALONG RIGHT OF WAY OF HOLLY PINES ROAD ARE CALCULATED POINTS UNLESS OTHERWISE NOTED.

DATE: AUGUST 22, 2016

ENDOR SUBDIVISION FOR (OWNER): **TIMOTHY DWIGHT MCNEILL**

MAILING ADDRESS: 99 HOLLIES PINES ROAD, BROADWAY, NORTH CAROLINA 27505
COUNTY: UPPER LITTLE RIVER TOWNSHIP, HARRETT COUNTY, NORTH CAROLINA

COLB LAND SURVEYS, P.A.
249 WILSON ROAD
SALISBURY, NORTH CAROLINA 27150
PHONE (919) 258-8540
LICENSE NO. C-6593



43529 Rhonda McNeill

metacycle shop

holwas Dues Rd 2016 308

919.777.4193

dual / Dwight McNeill

read file at dut McNeill

~~super duty approval?~~
~~not in bank as of 1/15~~

group future cycle
e gmail.com

want to have new dog
in size to upward.

HARNETT COUNTY CENTRAL PERMIT
P.O. BOX 65
LILLINGTON, NC 27546
For Inspections Call: (910)

Application Number
Property Address
PARCEL NUMBER
Application type description
Subdivision Name
Property Zoning

Owner

CHOINIÈRE CHRISTOPHER C
6023 OLD US 421
LILLINGTON NC 27546

Applicant

POWER HOME SOLAR
919 NMAIN ST
MOORESVILLE NC 28115
(704) 251-0674

--- Structure Information 000 000
Flood Zone FLO
Other struct info #
SE
WA