

2/16/17 Info Sheet

Application # 1750040759

Harnett County Central Permitting
PO Box 65 Lillington, NC 27546
910-893-7525 Fax 910-893-2133 www.harnett.org/permits

Application for Permit in Town Zoning/Areas Zoned by Municipalities

Land Owner Information:

Name: Judy Mae Price
Address: 16 Pump Station Rd
Erwin NC 28339
Phone: 910 237 3222 Jason Price

Applicant Information:

Name: Daniel Pope
Address: 503 Warren Road
Erwin NC 28339
Phone: 919-427-5639

Property Location:

E911 Address: 64 Pump Station Rd State Road#: _____
Parcel Number: 06-0597-0037-08 PIN: 0587-98-4619.000
Subdivision: River Crest Lot Number: 2
Lot Size: 0.71 deeded Zoning: RD Power Co*: South River
* New structures with Progress Energy must provide premise number _____ from Progress Energy

Specific Directions to Job from Lillington: Take US 421 S, right on Avery Rd., left on Old Stage Rd S, right onto Pump Station Rd.

Proposed Use:

- () Single Family Dwelling (Size: 60 x 46) # of Bedrooms: 3
Basement: Basement w/ Plumbing: Deck: 12x12 Slab or Crawl Space
- () Multi Family Dwelling # of Units: _____ # of Bedrooms/Units: _____
- () Manufactured Home (Size: _____ x _____) # of Bedrooms: _____
Garage: _____ Deck: _____
- () Business Square Footage Retail Space: _____ Type: _____
- () Industry Size: _____ Type: _____ Use: _____
- () Home Occupation # of Rooms: _____ Use: _____
- () Addition to Existing Building Size: _____ Use: _____
- () Other: _____

Water Supply: County () Well () Other Existing Well to be Abandoned
Sewage: New Tank (Complete septic checklist) () Existing Septic (Complete septic checklist) () Sewer

There is a \$750.00 charge for new tanks, \$100 for existing tanks. This approval is subject to revocation if the intended use of the septic system changes or if false information is provided on this application. Your signature below certifies all information above is correct.

Applicant Signature: [Signature] Date: 2-16-17



Town of Erwin Zoning Application & Permit

Permit #

Rev Sep 2014

Planning & Inspections Department
Fax # 910-897-5543

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	Daniel Pope	Property Owner	Judy Price
Home Address	523 Warren Road	Home Address	16 Pump Station Rd.
City, State, Zip	Erwin NC 28339	City, State, Zip	Erwin NC 28339
Telephone	919 427 5639	Telephone	910-237-3222 Jason Price
Email	daniel.pope@hollyspringsnc.us	Email	

Address of Proposed Property	64 Pump Station Road		
Parcel Identification Number(s) (PIN)	0587-98-4619.000	Estimated Project Cost	< 200,000.00
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.	Single Family Dwelling		
Description of any proposed improvements to the building or property	New home and septic system and Accessory structure (garage)		
What was the Previous Use of the subject property?	empty lot		
Does the Property Access DOT road?	yes		
Number of dwelling/structures on the property already	0	Property/Parcel size	0.71
Floodplain SFHA	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Watershed	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Wetlands	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	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 foregoing 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>Daniel Pope</u> Print Name	<u>[Signature]</u> Signature of Owner or Representative	<u>2-16-17</u> Date
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For Office Use

Zoning District	RD	Existing Nonconforming Uses or Features	—
Front Yard Setback	40'	Other Permits Required	Conditional Use <input type="checkbox"/> Building <input checked="" type="checkbox"/> Fire Marshal <input checked="" type="checkbox"/> Other <input type="checkbox"/>
Side Yard Setback	12'	Requires Town Zoning Inspection(s)	Foundation <input type="checkbox"/> Prior-to-C of O. <input checked="" type="checkbox"/>
Rear Yard Setback	40'	Zoning Permit Status	Approved <input checked="" type="checkbox"/> Denied <input type="checkbox"/>
Comments		Fee Paid: \$10	Date Paid: 2/16/17
		Staff Initials: <u>[Signature]</u>	

Signature of Town Representative: <u>[Signature]</u>	Date Approved/Denied: <u>2/16/17</u>
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Accessory structure needs to be:
 10' setback from side property line
 10' setback from rear property line
 10' setback from principal structure
 cannot exceed 25% of rear yard
 cannot exceed 40% of the total area of the principal structure

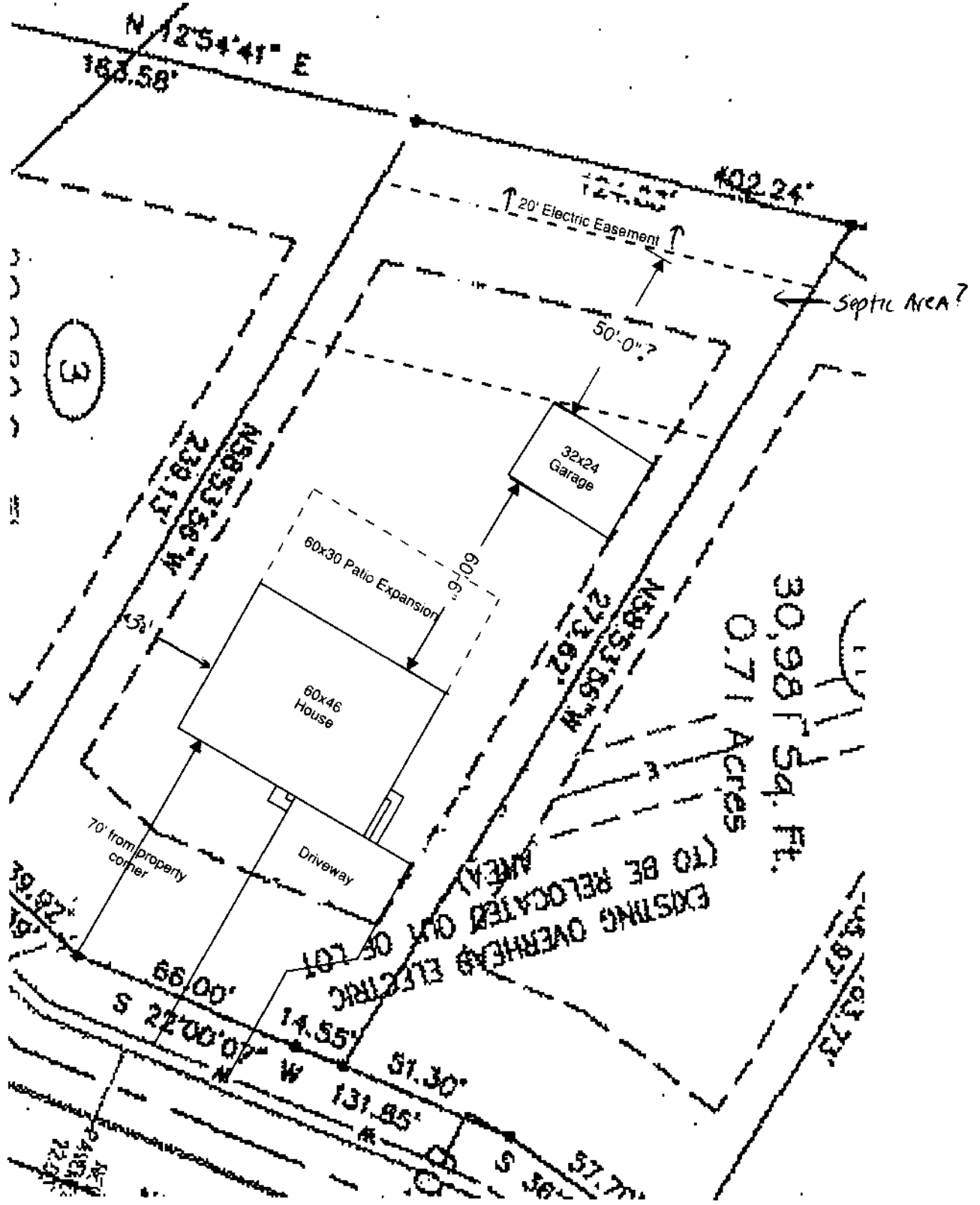
PAID

FEB 16 2017

TOWN OF ERWIN

pd cash

Proposed Site Plan



Harnett County Department of Public Health

Well Abandonment Permit Application

APPLICANT INFORMATION

Daniel Pope (919) 427 5639
Applicant/Owner Phone Number
503 Warren Road
Street Address, City, State, Zip Code

PROPERTY INFORMATION

Street Address 64 Pump Station Rd. Subdivision/Lot # River Crest Lot 2
Parcel # 060597003708 PIN # 0587-98-4619.00

Directions to the Site

Hwy 421 S toward Erwin. Take right on Avery Road, Left
 on Old Stage Road South, right onto Pump Station Road.

Brief description of the well location (ex. front yard, behind out building, front yard, etc.)

Approx 70' from front of property on right side.

*Please include a Site Plan of your property showing the location of the well. If the well is underground, it must be uncovered prior to the department's site visit.

Please Complete the Following Information:

Date Well Was Constructed unknown Grouted: Yes No unknown
Above Ground or Below Ground Total Depth of Well _____
Well Type: Drilled Bored Hand dug Diameter 21 inches

I have thoroughly read and completed this Application and certify that the information provided herein is true, complete and correct to the best of my knowledge and is given in good faith. Representatives of the Harnett County Health Department and State Officials are granted right of entry to conduct necessary inspections to determine compliance with applicable rules.

I understand that I am solely responsible for the proper identification and labeling of all property lines, underground utility lines, and making the site accessible so that a well can be properly constructed according to the permit.

[Signature] 2-16-17
Property Owner or Owner's Legal Representative Signature Required Date

If you have any questions please contact Environmental Health Division at 910-893-7547

HAL OWEN & ASSOCIATES, INC.

SOIL & ENVIRONMENTAL SCIENTISTS

P.O. Box 400, Lillington, NC 27546-0400

Phone (910) 893-8743 / Fax (910) 893-3594

www.halowensoil.com

2 February 2017

Mr. Daniel Pope

Daniel.pope@hollyspringsnc.us

Reference: Preliminary Soil Investigation

Lot#2 River Crest (0.71 Acres); NC PIN 0587-98-4619

Dear Mr. Pope,

A site investigation has been conducted for the above referenced property, located at 64 Pump State Road in the Duke Township of Harnett County, North Carolina. The purpose of this investigation was to determine the site's ability to support subsurface sewage waste disposal systems. All sewage disposal ratings and determinations were made in accordance with "Laws and Rules for Sewage Treatment and Disposal Systems, 15A NCAC 18A .1900". This report represents my professional opinion as a Licensed Soil Scientist but does not guarantee or represent permit approval for any lot by the local Health Department. An improvement permit for all residences will need to be obtained from the Health Department that specifies the proposed home size and location, and the design and location of the septic system to be installed. It is my understanding that public water supply is available and planned to be utilized. You will likely be required to fill in the old well.

This lot was observed to be underlain by a complex mixture of soils that, in my opinion, are adequate for installation of conventional septic system but are difficult to interpret. I think the referenced regulations consider the soils across this entire lot to be provisionally suitable for subsurface sewage waste disposal (see attached map) and that these soils should be adequate to support the septic disposal needs of a four bedroom home. These provisionally suitable soils were observed to be firm sandy clay loams or clays to greater than 36 inches. However, soil colors on the rear half of the lot look like soil wetness conditions with low chroma mottles. For an investigation in January and after considerable rain in the previous weeks the soil were not excessively wet. I believe the low chroma colors observed in the soils at the rear are relic from a previously existing hydraulic state at this site or from the parent materials and do not represent active soil wetness conditions. The Harnett County Health Department staff may have a difficult time interpreting these soils. They may require that you provide a backhoe to dig pits and could require that you monitor the site for a period of time before they will issue a permit. I think these soils will support long term acceptance rates of 0.3 gal/day/sqft. for conventional drainlines installed 18 inches below surface, but they may not agree. Therefore it is recommended that you enter into a contract for the purchase of this property contingent on being able to obtain a permit for a conventional type system (pump included) from the local health department.

I appreciate the opportunity to provide this service and trust that you will feel free to call on me again in the future. If you have any questions or need additional information, please contact me at your convenience.



Sincerely,

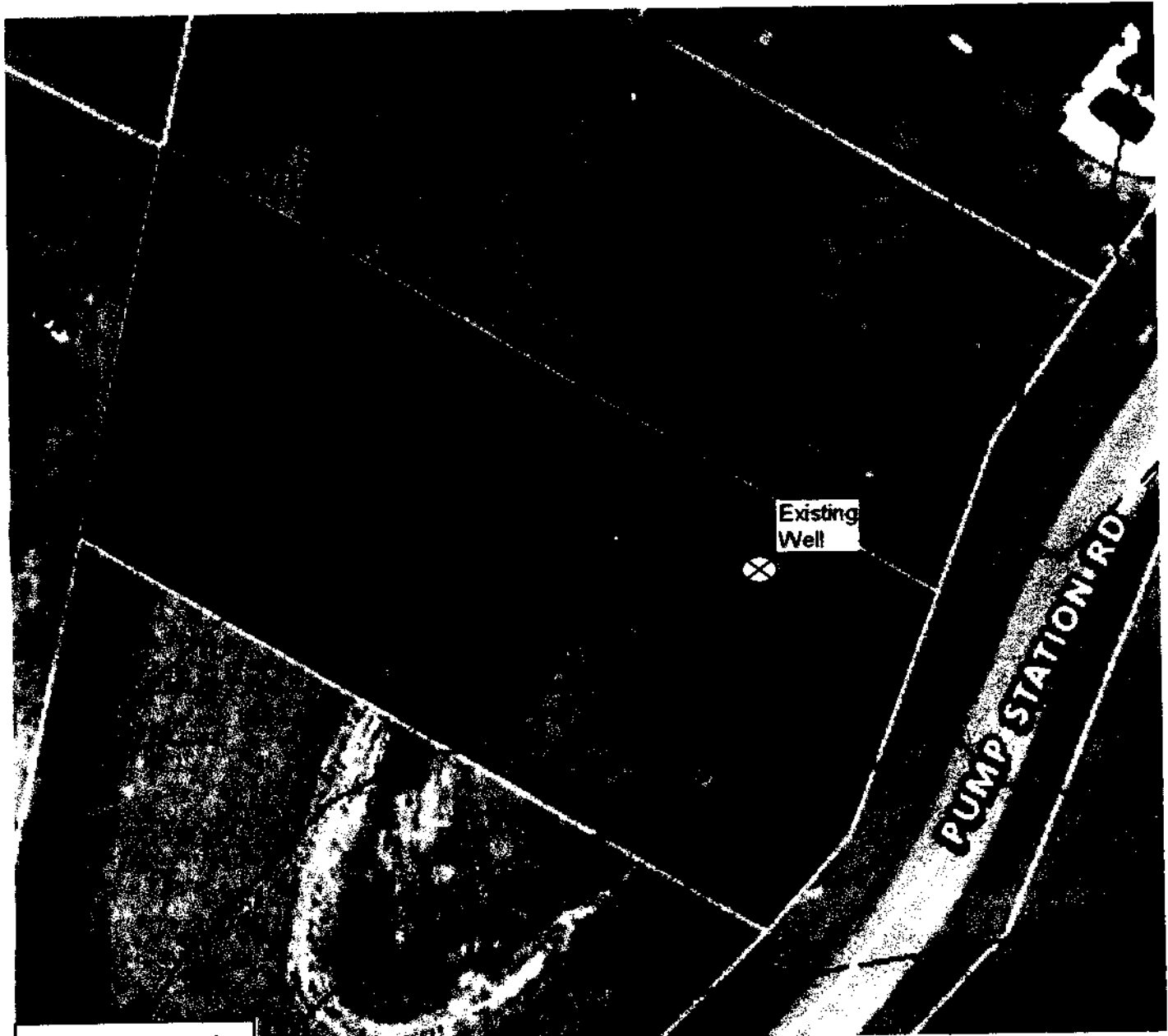
A handwritten signature in cursive script that reads "Hal Owen".


Hal Owen
Licensed Soil Scientist




Preliminary Soil Investigation
Lot#2 River Crest (0.71 Acres); NC PIN 0587-98-4619
2 February 2017

Soil Map



Scale 1 in = 50 ft

Distances are paced
and approximate

Soil Map Legend
 Provisionally Suitable Soils



NAME: Daniel Pope

APPLICATION #: _____

This application to be filled out when applying for a septic system inspection.

County Health Department Application for Improvement Permit and/or Authorization to Construct

IF THE INFORMATION IN THIS APPLICATION IS FALSIFIED, CHANGED, OR THE SITE IS ALTERED, THEN THE IMPROVEMENT PERMIT OR AUTHORIZATION TO CONSTRUCT SHALL BECOME INVALID. The permit is valid for either 60 months or without expiration depending upon documentation submitted. (Complete site plan = 60 months; Complete plat = without expiration)

910-893-7525 option 1

CONFIRMATION # _____

Environmental Health New Septic System Code 800

- **All property irons must be made visible.** Place "pink property flags" on each corner iron of lot. All property lines must be clearly flagged approximately every 50 feet between corners.
- Place "orange house corner flags" at each corner of the proposed structure. Also flag driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
- Place orange Environmental Health card in location that is easily viewed from road to assist in locating property.
- If property is thickly wooded, Environmental Health requires that you clean out the undergrowth to allow the soil evaluation to be performed. Inspectors should be able to walk freely around site. **Do not grade property.**
- **All lots to be addressed within 10 business days after confirmation. \$25.00 return trip fee may be incurred for failure to uncover outlet lid, mark house corners and property lines, etc. once lot confirmed ready.**
- After preparing proposed site call the voice permitting system at 910-893-7525 option 1 to schedule and use code **800** (after selecting notification permit if multiple permits exist) for Environmental Health inspection. Please note confirmation number given at end of recording for proof of request.
- Use Click2Gov or IVR to verify results. Once approved, proceed to Central Permitting for permits.

Environmental Health Existing Tank Inspections Code 800

- Follow above instructions for placing flags and card on property.
- Prepare for inspection by removing soil over **outlet end** of tank as diagram indicates, and lift lid straight up (if possible) and then **put lid back in place.** (Unless inspection is for a septic tank in a mobile home park)
- **DO NOT LEAVE LIDS OFF OF SEPTIC TANK**
- After uncovering **outlet end** call the voice permitting system at 910-893-7525 option 1 & select notification permit if multiple permits, then use code **800** for Environmental Health inspection. Please note confirmation number given at end of recording for proof of request.
- Use Click2Gov or IVR to hear results. Once approved, proceed to Central Permitting for remaining permits.

SEPTIC

If applying for authorization to construct please indicate desired system type(s): can be ranked in order of preference, must choose one.

- Accepted Innovative Conventional Any
- Alternative Other _____

The applicant shall notify the local health department upon submittal of this application if any of the following apply to the property in question. If the answer is "yes", applicant **MUST ATTACH SUPPORTING DOCUMENTATION**:

- YES NO Does the site contain any Jurisdictional Wetlands?
- YES NO Do you plan to have an irrigation system now or in the future?
- YES NO Does or will the building contain any drains? Please explain. gutters, foundation drain, crawlspace
- YES NO Are there any existing wells, springs, waterlines or Wastewater Systems on this property? Will be Abandoned
- YES NO Is any wastewater going to be generated on the site other than domestic sewage?
- YES NO Is the site subject to approval by any other Public Agency? Town of Erwin
- YES NO Are there any Easements or Right of Ways on this property? Rear Dr Electric
- YES NO Does the site contain any existing water, cable, phone or underground electric lines? IN Row only
- If yes please call No Cuts at 800-632-4949 to locate the lines. This is a free service.

I Have Read This Application And Certify That The Information Provided Herein Is True, Complete And Correct. Authorized County And State Officials Are Granted Right Of Entry To Conduct Necessary Inspections To Determine Compliance With Applicable Laws And Rules.

I Understand That I Am Solely Responsible For The Proper Identification And Labeling Of All Property Lines And Corners And Making The Site Accessible So That A Complete Site Evaluation Can Be Performed.

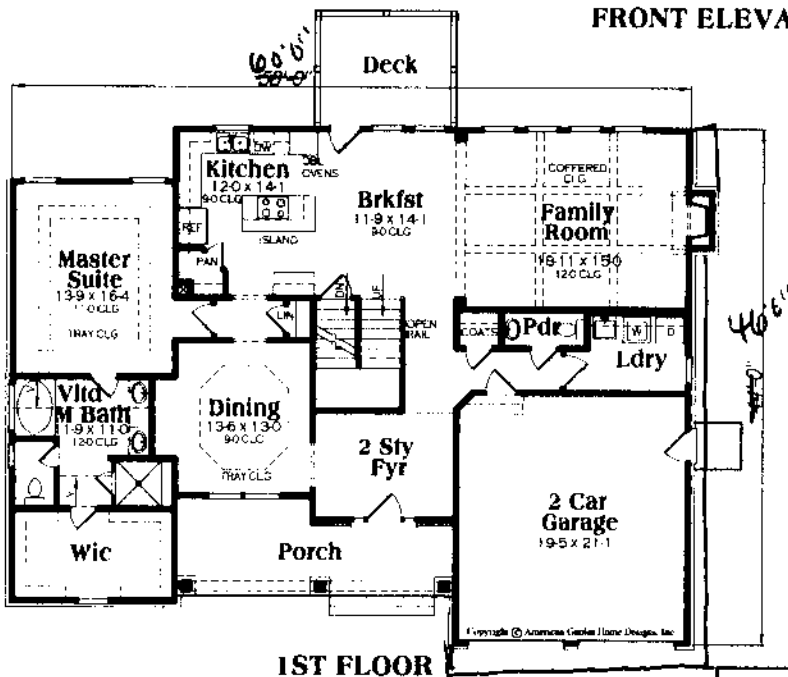
D. Pope
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

DATE

WOODMONT



FRONT ELEVATION



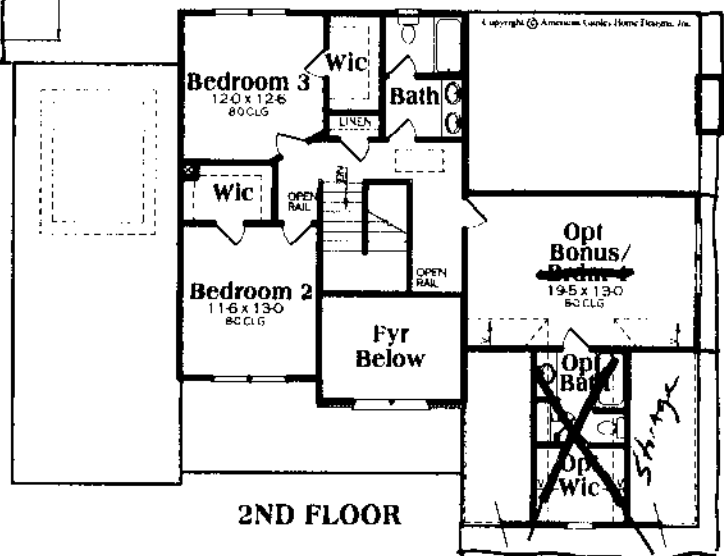
1ST FLOOR

SQUARE FOOTAGE	
1ST FLOOR	1,745 SQ.FT.
2ND FLOOR	606 SQ.FT.
TOTAL	2,351 SQ.FT.
OPT BONUS	392 SQ.FT.

* Floor Plans and Elevations are subject to change*



REAR ELEVATION



2ND FLOOR



American Gables Home Designs, Inc.
 P. O. Box 671274
 Marietta, GA 30066
 678-919-7717
 www.AmericanGables.com



Legal Description:

LT#2 RIVER CREST 0.71ACS MAP#2010-572

Harnett County GIS

PID: 060597 0037 08
PIN: 0587-98-4619.000
REID: 0075139
Subdivision: 2010-572
Deeded Acreage: 0.71 ac
Total Acreage: 0.73166232 ac
Account Number: 605774000
Name 1:
Name 2:
Owner Address 1:
Owner Address 2:
Owner Address 3:
City, State, Zip: . . .
Building Count: 0
Township Code: 06
Fire Code:

Property Address: 64 PUMP STATION RD
Parcel Building Value: \$0
Parcel Outbuilding Value : \$0
Parcel Land Value : \$19000
Parcel Special Land Value : \$0
Total Value : \$19000
Parcel Deferred Value : \$0
Total Assessed Value : \$19000
Legal Land Units , Unit Type : 0.71, AC

Tax Data Last Modified:
Calculated Land Units / Type: AC ac
Neighborhood: 00634
Actual Year Built:
TotalAcutalAreaHeated: Sq/Ft
Sale Month and Year: 2 / 1993
Sale Price: \$0
Deed Book & Page: 00896-0725
Deed Date:
Plat Book & Page: 2010-0572
Instrument Type: WD
Vacant or Improved:
QualifiedCode: D
Transfer or Split: S

Prior Building Value: \$0
Prior Outbuilding Value : \$0
Prior Land Value : \$19000
Prior Special Land Value : \$0
Prior Deferred Value : \$0
Prior Assessed Value : \$19000
Prior Land Units: 0.71 ac



OFFER TO PURCHASE AND CONTRACT - VACANT LOT/LAND
 [Consult "Guidelines" (form 12G) for guidance in completing this form]

NOTE: This contract is intended for unimproved real property that Buyer will purchase only for personal use and does not have immediate plans to subdivide. It should not be used to sell property that is being subdivided unless the property has been platted, properly approved and recorded with the register of deeds as of the date of the contract. If Seller is Buyer's builder and the sale involves the construction of a new single family dwelling prior to closing, use the standard Offer to Purchase and Contract—New Construction (Form 800-T) or, if the construction is completed, use the Offer to Purchase and Contract (Form 2-T) with the New Construction Addendum (Form 2A3-T).

For valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Buyer offers to purchase and Seller upon acceptance agrees to sell and convey the Property on the terms and conditions of this Offer To Purchase and Contract and any addendum or modification made in accordance with its terms (together the "Contract").

1. TERMS AND DEFINITIONS: The terms listed below shall have the respective meaning given them as set forth adjacent to each term.

(a) "Seller": Judy Mae Price

(b) "Buyer": Daniel Pope, Ashley Pope

(c) "Property": The Property shall include all that real estate described below together with all appurtenances thereto including the improvements located thereon. **NOTE:** If the Property will include a manufactured (mobile) home(s), Buyer and Seller should consider including the Manufactured (Mobile) Home provision in the Additional Provisions Addendum (Standard Form 2A11-T) with this offer.

Street Address: 64 Pump Station
 City: Erwin Zip: 28339
 County: Harnett, North Carolina

(NOTE: Governmental authority over taxes, zoning, school districts, utilities and mail delivery may differ from address shown.)


Legal Description: (Complete ALL applicable)
 Plat Reference: Lot/Unit Lot # 2, Block/Section _____, Subdivision/Condominium River Crest, as shown on Plat Book/Slide 2010 at Page(s) 0572

The PIN/PID or other identification number of the Property is: PIN # 0578-98-4619.000

Other description: 0.71 acre lot see Exhibit A & B
 Some or all of the Property may be described in Deed Book 00996 at Page 0725

(d) "Purchase Price":
 \$ 17,000.00
 \$ _____
 \$ 500.00
 \$ _____
 \$ _____
 \$ _____
 \$ _____
 \$ 16,500.00

paid in U.S. Dollars upon the following terms:
 BY DUE DILIGENCE FEE made payable and delivered to Seller by the Effective Date.
 BY INITIAL EARNEST MONEY DEPOSIT made payable and delivered to Escrow Agent named in Paragraph 1(f) by cash personal check official bank check wire transfer, electronic transfer, EITHER with this offer OR within five (5) days of the Effective Date of this Contract.
 BY (ADDITIONAL) EARNEST MONEY DEPOSIT made payable and delivered to Escrow Agent named in Paragraph 1(f) by cash or immediately available funds such as official bank check, wire transfer or electronic transfer no later than _____, **TIME BEING OF THE ESSENCE** with regard to said date.
 BY ASSUMPTION of the unpaid principal balance and all obligations of Seller on the existing loan(s) secured by a deed of trust on the Property in accordance with the attached Loan Assumption Addendum (Standard Form 2A6-T).
 BY SELLER FINANCING in accordance with the attached Seller Financing Addendum (Standard Form 2A5-T).
 BALANCE of the Purchase Price in cash at Settlement (some or all of which may be paid with the proceeds of a new loan).

 This form jointly approved by:
 North Carolina Bar Association
 North Carolina Association of REALTORS®, Inc.



STANDARD FORM 12-T
 Revised 7/2016
 © 7/2016

Buyer initials DP AP Seller initials DP

20. **COMPUTATION OF DAYS/TIME OF DAY:** Unless otherwise provided, for purposes of this Contract, the term "days" shall mean consecutive calendar days, including Saturdays, Sundays, and holidays, whether federal, state, local or religious. For the purposes of calculating days, the count of "days" shall begin on the day following the day upon which any act or notice as provided in this Contract was required to be performed or made. Any reference to a date or time of day shall refer to the date and/or time of day in the State of North Carolina.

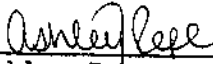
THE NORTH CAROLINA ASSOCIATION OF REALTORS®, INC. AND THE NORTH CAROLINA BAR ASSOCIATION MAKE NO REPRESENTATION AS TO THE LEGAL VALIDITY OR ADEQUACY OF ANY PROVISION OF THIS FORM IN ANY SPECIFIC TRANSACTION. IF YOU DO NOT UNDERSTAND THIS FORM OR FEEL THAT IT DOES NOT PROVIDE FOR YOUR LEGAL NEEDS, YOU SHOULD CONSULT A NORTH CAROLINA REAL ESTATE ATTORNEY BEFORE YOU SIGN IT.

This offer shall become a binding contract on the Effective Date. Unless specifically provided otherwise, Buyer's failure to timely deliver any fee, deposit or other payment provided for herein shall not prevent this offer from becoming a binding contract, provided that any such failure shall give Seller certain rights to terminate the contract as described herein or as otherwise permitted by law.

Date: 12-28-2016

Buyer: 
Daniel Pope

Date: 12/28/16

Buyer: 
Ashley Pope

Entity Buyer:

(Name of LLC/Corporation/Partnership/Trust/etc.)


By: _____

Name: _____

Title: _____

Date: _____

Date: 1/9/19

Seller: 
Judy Mae Price

Date: _____

Seller: _____

Entity Seller:

(Name of LLC/Corporation/Partnership/Trust/etc.)

By: _____

Name: _____

Title: _____

Date: _____

[THIS SPACE INTENTIONALLY LEFT BLANK]