

Initial Application Date: 8/19/2004

Application # 04-510183

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting 102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: John Couper Mailing Address: PO Box 428
 City: Olivia State: NC Zip: 28368 Phone #: 919 499-0410
 APPLICANT: SAME Mailing Address: _____
 City: _____ State: _____ Zip: _____ Phone #: _____

PROPERTY LOCATION: SR #: _____ SR Name: _____
 Address: 50 Dino Ct
 Parcel: 0995107005404 PIN: 9507-95-3557000
 Zoning: RADDM Subdivision: Cypress Creek Farms Lot #: 811 Lot Size: .91
 Flood Plain: X Panel: 0015 Watershed: N/A Deed Book/Page: 1881983 Plat Book/Page: 98-418

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Rt 27 to Rt 87 Right
on 87 2 miles left on Calvary Church Rd.
left into Cypress Creek Farms straight to
stone wall DR left on Dino (corner lot)

PROPOSED USE:
 Sg. Family Dwelling (Size 140 x 40) # of Bedrooms 3 # Baths 3 Basement (w/w/o bath) N/A Garage YES Deck 10x10
 Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
 Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____
 Number of persons per household _____
 Business Sq. Ft. Retail Space _____ Type _____
 Industry Sq. Ft. _____ Type _____
 Church Seating Capacity _____ Kitchen _____
 Home Occupation (Size _____ x _____) # Rooms _____ Use _____
 Additional Information: _____
 Accessory Building (Size _____ x _____) Use _____
 Addition to Existing Building (Size _____ x _____) Use _____
 Other _____

included in total size.

Additional Information: _____
 Water Supply: County () Well (No. dwellings _____) () Other
 Sewage Supply: New Septic Tank () Existing Septic Tank () County Sewer () Other
 Erosion & Sedimentation Control Plan Required? YES NO

Property owner of this tract of land own land that contains a manufactured home w/in five hundred feet (500') of tract listed above? YES NO
 Structures on this tract of land: Single family dwellings 1 Manufactured homes _____ Other (specify) _____

Required Residential Property Line Setbacks: Proposed

	Minimum	Actual
Front	35	35'
Rear	25	118'
Side	10	35'
Corner	20	38'
Nearest Building	10	1

If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

John Couper
Signature of Owner or Owner's Agent

8/19/2004
Date

This application expires 6 months from the initial date if no permits have been issued

A RECORDED SURVEY PLAT AND RECORDED DEED ARE REQUIRED WHEN APPLYING FOR A LAND USE APPLICATION

308 8/23 S

PRELIMINARY PLOT PLAN

HP: 4853

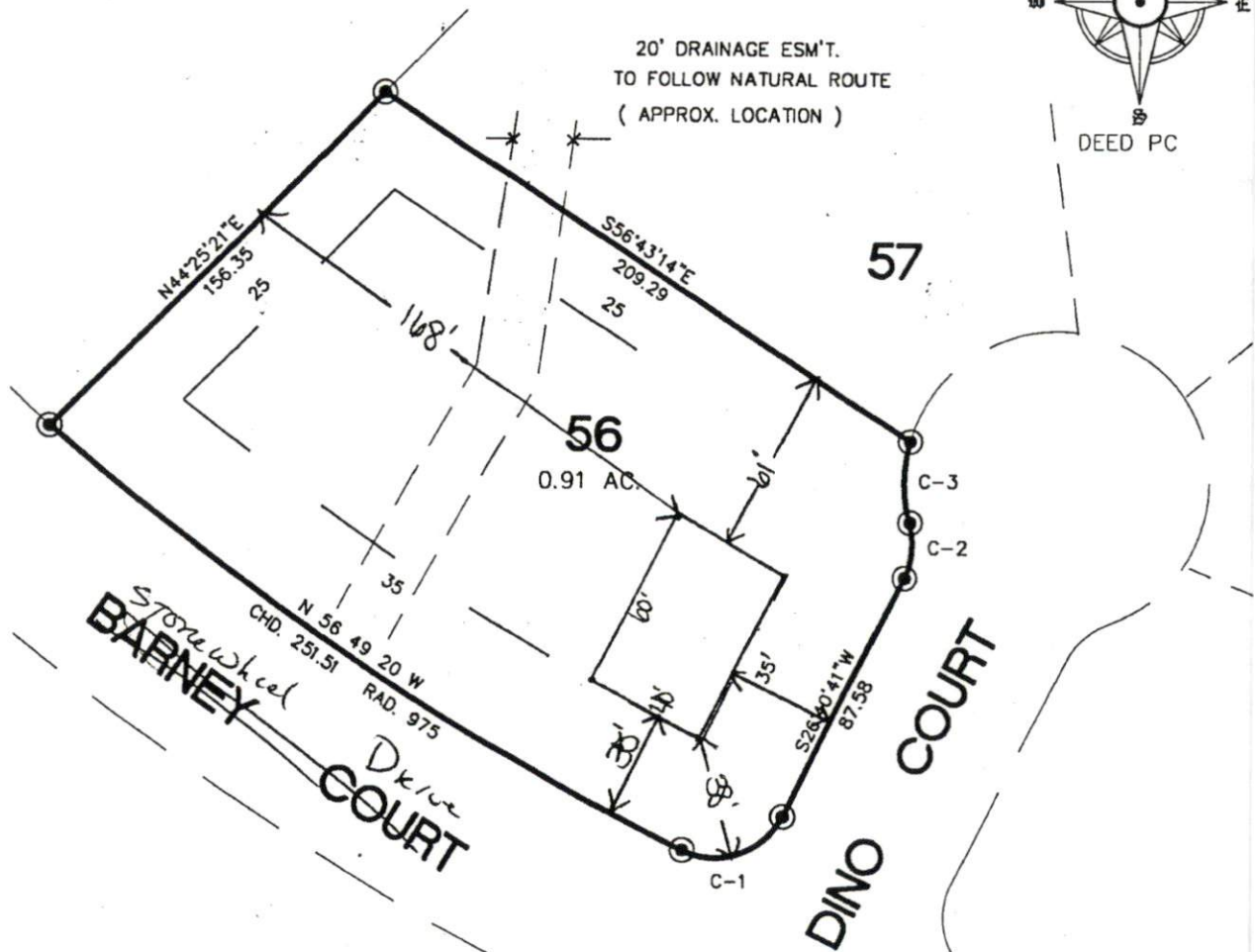
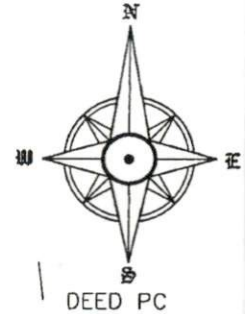
FOR:

"BRAFFORD CONSTRUCTION"

TOWNSHIP: BARBECUE-HARNETT CO., N.C.

SCALE: 1" = 60'

DATE: AUGUST 3, 1998



CURVE DATA				
C	Bearing	RAD.	CHD.	
C-1	S 71 13 21 W	35.07	25	
C-2	S 05 15 41 W	18.26	25	
C-3	S 00 38 54 W	26.74	50	

SITE PLAN APPROVAL

DISTRICT R-300M USE SFD

#BEDROOMS 3

Date 08/19/04 A. Truggers
Zoning Administrator

John Cooper 8/19/04

NOTE:

LEGEND:

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2004 AUG 12 10:39:23 AM
BK: 1969 PG: 621-623 FEE: \$17.00
NC REV STAMP: \$24.00
INSTRUMENT # 2004015001

HARNETT COUNTY TAX ID #
09-9567-0054-04
8.12.04 BY SKCB

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$24.00

Parcel Identifier No. 099567 0054 04 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: REGINALD B. KELLY, REGINALD B. KELLY, 900 S. MAIN STREET, LILLINGTON, NC 27546

This instrument was prepared by: REGINALD B. KELLY, 900 S. MAIN STREET, LILLINGTON, NC 27546

Brief description for the Index: LT 56, CYPRESS CREEK FARMS, PHASE 4,

THIS DEED made this 11th day of August, 2004, by and between

GRANTOR
BRAFFORD PROPERTIES & RENTALS, INC.
174 S HORNER BLVD
SANFORD, NC 28330

GRANTEE
JOHN COOPER UNMARRIED
JOHN D. COOPER, SR., MARRIED
1620 AMBER RIDGE LANE, APT. F
RALEIGH, NC 27607

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of SANFORD, Johnsonville Township, HARNETT County, North Carolina and more particularly described as follows:

BEING LOT #56 CONTAINING 0.9 ACRES, MORE OR LESS, AS SHOWN ON THAT CERTAIN PLAT ENTITLED "CYPRESS CREEK FARMS, PHASE 4" BY BRACKEN & ASSOCIATES, DATED JANUARY 8, 1998 AND RECORDED IN MAP #98-418, HARNETT COUNTY REGISTRY.

SUBJECT TO 20' DRAINAGE EASEMENT AS SHOWN ON THE ABOVE REFERENCED MAP.

The property hereinabove described was acquired by Grantor by instrument recorded in Book _____ page _____.

A map showing the above described property is recorded in Plat Book 98 page 418.

NC Bar Association Form No. L-3 © 1976, Revised © 1977, 2002

Printed by Agreement with the NC Bar Association - 1981 SoftPro Corporation, 333 E. Six Forks Rd., Raleigh, NC 27609

Harnett County Planning Department
Central Permitting
PO Box 65, Lillington, NC 27546
910-893-4759

In order to provide the best customer service, Central Permitting staff compiled a list of procedures that helps to ensure successful permitting processes. Please follow steps necessary to expedite your plans.

Environmental Health New Septic Systems Test

- Place "property flags" in each corner of lot: All property lines must be clearly flagged approximately every 50 feet between corners.
- Place "house corner flags" at each corner of where the house/manufactured home will sit. Use additional flagging to outline driveways, garages, decks, out buildings, swimming pools, etc.
- Place flags at locations as developed on site plan by Customer Service Technician and you.
- Place Environmental Health "orange" card in location that is easily viewed from road.
- 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. *No grading of property should be done.*
- After preparing proposed site telephone Environmental Health @ 893-7547 for questions on soil evaluation and confirmation number. Environmental Health will not begin soil evaluations until you call for confirmation number. Environmental Health is the source for all matters concerning testing and scheduling once application is completed at Central Permitting. Please be prepared to answer the following - *applicant name, physical property location and last four digits of application number.*

Environmental Health Existing Tank Inspections

- Place Environmental Health "orange" card in location that is easily viewed from road.
- Prepare for inspection by removing soil over door as diagram indicates. Loosen trap door cover.
- After preparing trapdoor call Environmental Health @ 893-7547 for confirmation number. Please be prepared to answer the following - *The applicant's name, physical property location and the last four digits of your application number.*

Fire Marshal Inspections

- Call Fire Marshal's office @ 893-7580 for all inspections.
- Prior to requesting final Building Inspection call Fire Marshal's office @ 893-7580 for inspection.
- Pick up Fire Marshal's letter and place on job site until work is completed.

Public Utilities

- Please stake with "orange" tape/name thirty feet (30) from the center of the road at the location you wish to have water tap installed.
- Allow four to six weeks after application for water/sewer taps. Call Utilities at 893-7575 for technical assistance.

Building Inspections

- Call Building Inspections @ 893-7527 to request any inspection.
- For new housing/set up permits ensure you meet E 911 / Addressing prior to calling for final inspection.

E911 Addressing

- Address numbers must be mounted on the house, 3 inches high (5" for commercial).
- Numbers must be a contrasting color from house, must be clearly visible night and day.
- At entrance of driveway if home is 100 ft or more from road, or if mailbox is on opposite side of road.
- Call E911 Addressing @ 814-2038 for any questions.

Applicant Signature

John Cooper

Date

8/19/04