

Initial Application Date: 11/8/05

Application # 05-50013443

COUNTY OF HARNETT LAND USE APPLICATION
Central Permitting 102 E. Front Street, Lillington, NC 27546

1104586
Phone: (910) 893-4759 Fax: (910) 893-2793

LANDOWNER: A+D Progs Mailing Address: _____
City: _____ State: _____ Zip: _____ Phone #: _____

APPLICANT: Comfort Home Inc. Mailing Address: RD. Box 369
City: Clayton State: NC Zip: 27520 Phone #: (919) 553-3242

PROPERTY LOCATION: SR #: 1412 SR Name: Christian Light Rd.
Address: 275 Rocky Point Court Figueroa-Varina NC 27526
Parcel: 080644001784 PIN: 0644-46-4654

Zoning: R-A-30 Subdivision: Forest Trails Lot #: 43 Lot Size: 1.166 Acres
Flood Plain: X Panel: 10 Watershed: IV Deed Book/Page: OTP Plat Book/Page: 3005-651

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North Left on Christian Light Rd.
Right on Kingsbrook Circle, Right on Wild Oaks Court, Left on Rocky Point Court

PROPOSED USE:

Sg. Family Dwelling (Size 60' x 41') # of Bedrooms 4 # Baths 2 1/2 Basement (w/wo bath) N/A Garage 24'x24' Deck 10'x12'
 Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
 Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____
 Number of persons per household Spec. Included
 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 _____

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 prop Manufactured homes _____ Other (specify) _____

Required Residential Property Line Setbacks:

	Minimum	Actual
Front	35	40'
Rear	25	103'
Side	10	11'
Corner	20	N/A
Nearest Building	10	N/A

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.

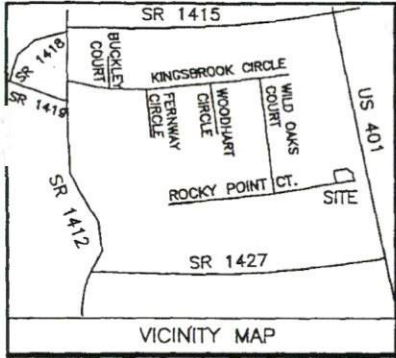
Shuman Butler
Signature of Owner or Owner's Agent

11-1-05
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

12/6 N



- NOTE: BEING LOT 43 OF FOREST TRAILS SUBDIVISION, PHASE TWO RECORDED IN MAP NUMBER 2005 - 649 & 651.
- NOTE: AREA COMPUTED BY COORDINATE METHOD.
- NOTE: NO NCGS MONUMENT WITHIN 2000'.
- NOTE: A 15' CONSTRUCTION EASEMENT SHALL BE RESERVED ON BOTH SIDES OF ALL PROPOSED STREETS.

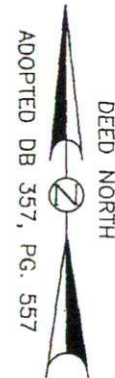
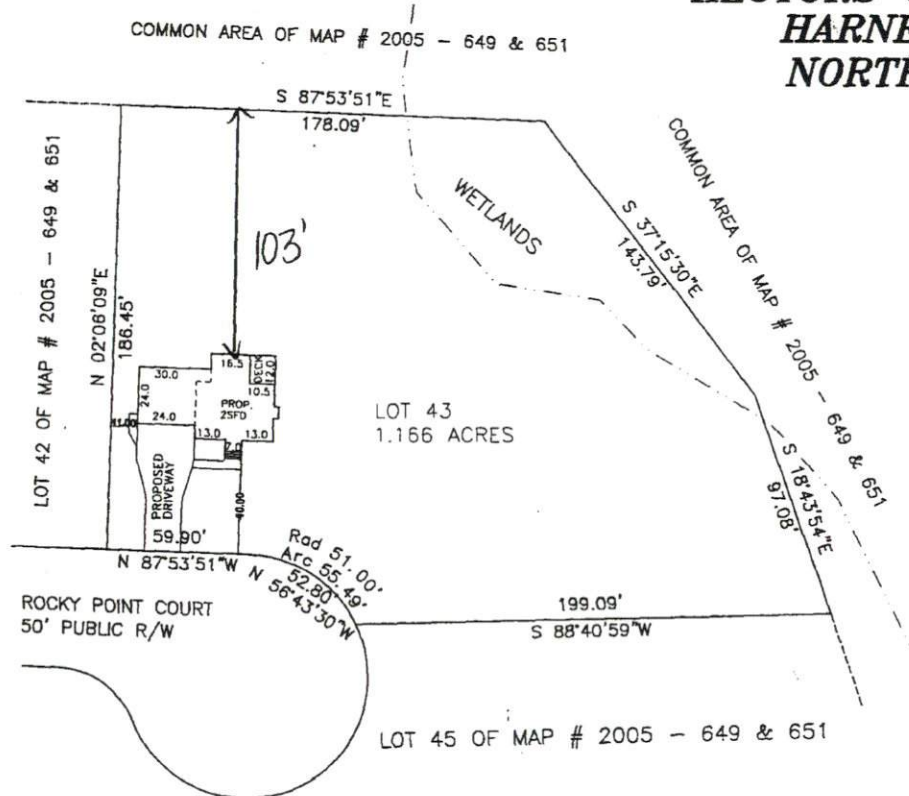
PLOT PLAN FOR COMFORT HOMES HECTORS CREEK TOWNSHIP HARNETT COUNTY NORTH CAROLINA

IMPERVIOUS SURFACE COVERAGE
 1643 SQ.FT. - PROPOSED HOUSE & GARAGE
 99 SQ.FT. - PROPOSED WALK & STEPS
 1044 SQ.FT. - PROPOSED DRIVEWAY
 2786 TOTAL SQ.FT. - PROPOSED COVERAGE
 3017.5 SQ.FT. - ALLOWABLE COVERAGE
 231.5 SQ.FT. - AVAILABLE COVERAGE

PRELIMINARY PLAT- NOT FOR RECORDATION,
 CONVEYANCES, OR SALES.

NOTE: THIS PROPERTY IS SUBJECT TO
 EASEMENTS AND RESTRICTIONS OF RECORD.

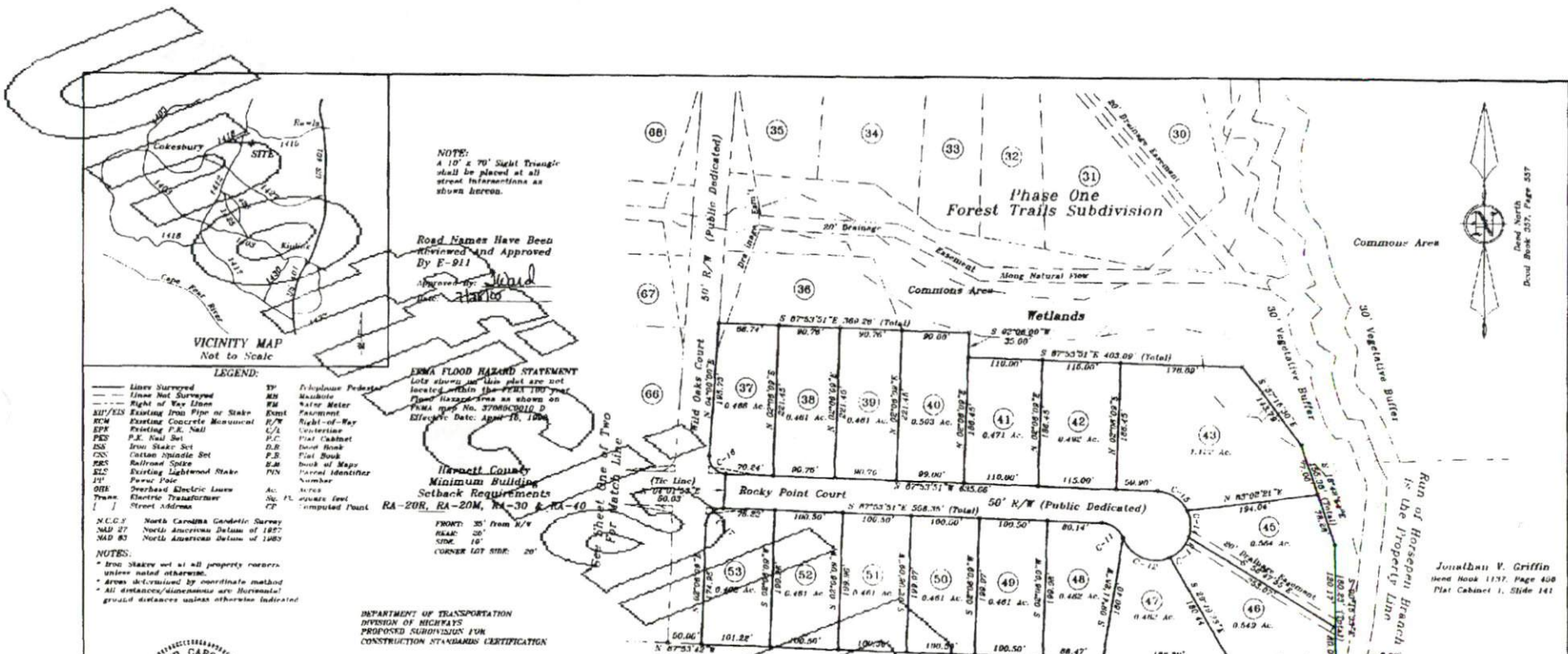
SITE PLAN APPROVAL
 DISTRICT RA30 USE SFD
 #BEDROOMS 4
11/8/05
 Zoning Administrator



WILLIAMS - PEARCE & ASSOC., P.A.
 P. O. BOX 892
 ZEBULON, N. C.
 PHONE: 269-9605



DRAWN BY: CTP & BGW
 CHECKED BY: CTP
 DATE: 10-21-2005
 SCALE: 1" = 60'
 JOB: BGW1006 CF
 FB:



VICINITY MAP
Not to Scale

LEGEND:

- Line Surveyed
- Line Not Surveyed
- Right of Way Line
- 5/12/12 Existing Iron Pipe or Stake
- R/W Existing Concrete Monument
- EPF Existing P.E. Nail
- PEF P.E. Nail Set
- ISA Iron Stake Set
- CNS Cotton Shackle Set
- DES Railroad Spike
- SLC Existing Lightwood Stake
- PT Power Pole
- OTE Overhead Electric Line
- TRM Electric Transformer
- I Street Address
- BY Triplicate Pedestrian
- BN Manhole
- WM Water Meter
- FAE Fencing
- R/W Right-of-Way
- C/L Centerline
- P/C Plat Cabinet
- D.B. Dead Hook
- P.B. Flat Book
- D.B. Book of Maps
- PIN Parcel Identifier Number
- Ac. Acres
- St. Square Feet
- CP Computed Point

NOTES:

- * Iron Stake set at all property corners, unless noted otherwise.
- * Areas determined by coordinate method.
- * All distances/dimensions are horizontal.
- * ground distances unless otherwise indicated.

FEMA FLOOD HAZARD STATEMENT
Lots shown on this plan are not located within the FEMA 100-year flood hazard areas as shown on FEMA map No. 37060C0010 D Effective Date: April 18, 1994

Harnett County Minimum Building Setback Requirements
RA-20R, RA-20M, RA-30 & RA-40

FRONT: 30' from R/W
REAR: 20'
SIDE: 10'
CORNER LOT SIDE: 20'

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION FOR
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED **RP STONE**
DISTRICT ENGINEER W&B

DATE: **9-1-04**

NOTE:
ONLY RECENT APPROVED STRUCTURES ARE TO CONSIDERED ON PUBLIC RIGHTS-OF-WAY

NOTE:
A 25' CONSTRUCTION EASEMENT SHALL BE RESERVED ON BOTH SIDES OF ALL PAVED STREETS.

NOTE:
ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THEREIN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

Note
The maximum impervious surface limit for each lot shown hereon shall be restricted to 3017.5 sq. ft. However, the owner of any lot may transfer impervious surfaces to and from any other lot in the subdivision so long as a contract is recorded in the Harnett County Register of Deeds which fully and completely describes the amount and lots which impervious surfaces may be transferred to and from.

Note
Lot 44 has been deleted due to a report by Hal Owen & Associates, Inc. Lots shown hereon are located within Watershed District IV, Protected. Lots shall be served by individual septic systems and county water system.

A & D Properties
Deed Book 1805, Page 149
County New Number 2004-288

FOR REGISTRATION OF DEEDS
2005 04 16 10:13 AM
BK 2005 PG 051-052 FEE \$24.30

INSTRUMENT # 20051378

Sheet Two of Two
Planned Unit Development
Phase Two
Forest Trails Subdivision

Curve	Radius	Length	Delta	Chord	Chord Bear.
C-11	35.00'	49.76'	66°42'44"	38.49'	S 54°32'29" E
C-12	31.00'	42.80'	52°41'38"	33.80'	S 67°31'56" E
C-13	51.00'	49.80'	45°00'18"	39.72'	N 47°12'09" E
C-14	51.00'	49.80'	45°00'18"	39.72'	N 66°48'03" E
C-15	25.00'	55.49'	62°20'43"	45.80'	N 50°43'30" W
C-16	25.00'	49.79'	61°53'51"	35.94'	N 41°00'50" W
C-17	25.00'	39.27'	60°00'00"	35.36'	N 47°00'00" E

APPROVED

BARNETT COUNTY PUBLIC UTILITIES
P. O. Box 1119
LILLINGTON, N.C. 27546

See Sheet One for additional notes, certificates, approvals, seals etc....

HARNETT COUNTY, N.C.
FILED DATE: **8/14/05** TIME: **10:13 AM**
MAP NUMBER: **2005-651**

REGISTER OF DEEDS
KIMBERLY S. HANCOCK
1 ind. of North
Register of Deeds Deputy

8/25/04
Date

2005-651
Recorded in Harnett County, Map Number 2004-651

Revisions:

07-26-02
05-30-02
08-06-02
09-05-02
04-20-04
04-11-04

Horizontal Scale
50 0 100

Survey For:
A & D Properties
6212 Rawls Church Rd Fuquay-Varina, NC 27526 919-552-4158

TOWNSHIP: HECTOR'S CREEK COUNTY: HARNETT

STATE: NORTH CAROLINA PARCEL ID: 060644 0017 82
PARCEL ID: 060644 0017 63

ZONE: RA-30 PARCEL NUMBER: 0644-36-2572, 0644-46-1582

STANCIU & ASSOCIATES,
Professional Land Surveyor, P.A.
88 East Dupont Street, P. O. Box 770 Angier, N.C. 27501
Phone: 919-639-2133 Fax: 919-639-2602

DATE: 06-01-01 SURVEYED BY: CTS FIELD BOOK
SCALE: 1" = 100' DRAWN BY: PAN See File
CHECKED & CLOSURE BY: LHHM-B&N DRAWING FILE NO.

Map # 2005-651

Harnett County Planning Department

PO Box 65, Lillington, NC 27546
910-893-7527

0550013454

Environmental Health New Septic Systems Test

Environmental Health Code 800

- 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 call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR again. Once approved, proceed to Central Permitting for permits

Environmental Health Existing Tank Inspections

Environmental Health Code 800

- 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. (Unless inspection is for a septic tank in a mobile home park)
- After preparing trapdoor call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR again. Once approved, proceed to Central Permitting for permits

Health and Sanitation Inspections

Health and Sanitation Plan Review 826

- After submitting plans for food and lodging, call the voice permitting system at 910-893-7527 and give code 826 for Health and Sanitation confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR again. Once approved, proceed to Central Permitting for permits

Fire Marshal Inspections

Fire Marshall Plan Review Code 804

- Call the voice permitting system at 910-893-7527 and give code 804 for plan review. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR again. Once approved, proceed to Central Permitting for permits
- Pick up Fire Marshal's letter and place on job site until work is completed.

Public Utilities

- Place 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 the voice permitting system at 910-893-7527 to schedule inspections. Please note confirmation number given at end of recording for proof of request.
- For new housing/set up permits must meet E 911 / Addressing guidelines prior to calling for final inspection.
- To hear results of inspections, call IVR again.

E911 Addressing

Addressing Confirmation Code 814

- Address numbers shall 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.
- Once you purchase permits and footing inspection has been approved call the voice permitting system at 910-893-7527 and give code 814 for address confirmation. This must be called in even if you have contacted E911 for verbal confirmation

Applicant Signature: Sharon Estlin Date: 11-9-05