

Initial Application Date: 2-13-06

Application # 06 50014063

COUNTY OF HARNETT LAND USE APPLICATION

1141179

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

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: A+D Prop. Mailing Address: 6212 Rauls Church Rd

City: Fuquay Varina State: NC Zip: 27526 Phone #: 919-553-3242

APPLICANT: Comfort Home Inc. Mailing Address: P.O. Box 369

City: Clayton State: NC Zip: 27528 Phone #: (919) 553-3242

PROPERTY LOCATION: SR #: 1412 SR Name: Christian Light Rd.

Address: 196 Rocky Point Court Fuquay-Varina, NC 27526

Parcel: 080644001791 PIN: 0644-36-9480

Zoning: R-A-30 Subdivision: Forest Trails Lot #: 51 Lot Size: 0.461 Acre

Flood Plain: X Panel: 10 Watershed: IV Deed Book/Page: 01526/0454 Plat Book/Page: 2005-651

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North left on Christian Light Rd.
Right on Kingsbrook Circle

PROPOSED USE:

Sg. Family Dwelling (Size 70' x 46') # of Bedrooms 3 # Baths 2 Basement (w/wo bath) _____ Garage 24x24 Deck 10x12

Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____

Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____

Number of persons per household Spec.

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	113' ✓
Side	10	15' ✓
Corner	20	N/A
Nearest Building	10	N/A

Included in Total Size

I, the undersigned, hereby certifies that the information furnished herein is true and correct to the best of my knowledge and belief, and that I am the owner of the property described herein.

Sharon Patton
Signature of Owner or Owner's Agent

2-10-06
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

2/15 N

NOTE: BEING LOT 51 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.

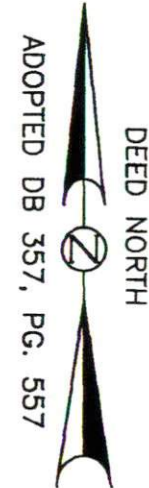
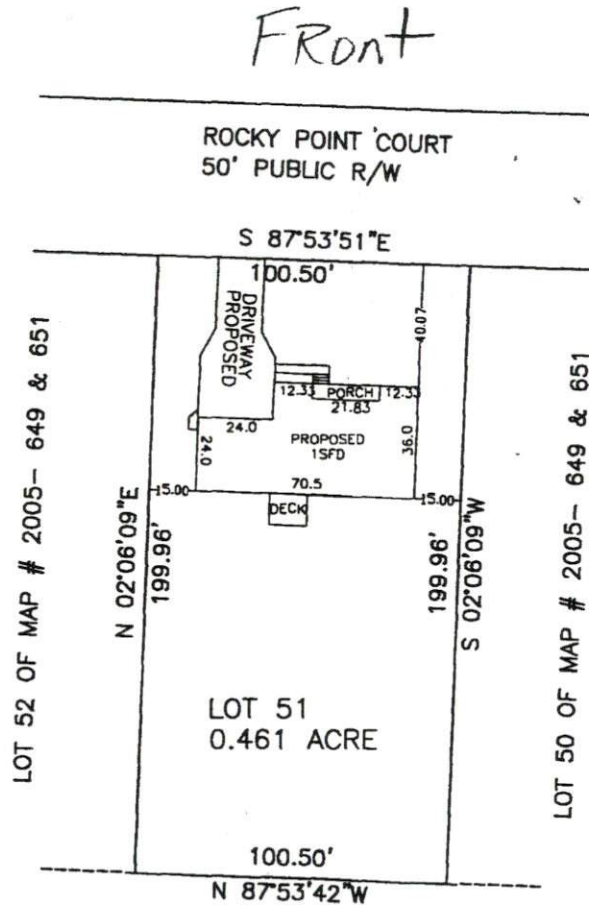
PLOT PLAN FOR COMFORT HOMES HECTORS CREEK TOWNSHIP HARNETT COUNTY NORTH CAROLINA



& GARAGE
STEPS
BY
COVERAGE
RANGE

ORDINATION,

TO
RECORD.



JOSEPH K. REVELS
DB 1413, PG. 951
MAP # 2001-847

DRAWN BY: CTP & BGW

CHECKED BY: CTP

DATE: 02-07-2006

SCALE: 1" = 60'

JOB: BGW1006 CF
FB:

ASSOC., P.A.





FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2006 FEB 13 12:55:51 PM
BK:2188 PG:848-851 FEE:\$20.00

INSTRUMENT # 2006002396

STATE OF NORTH CAROLINA

COUNTY OF HARNETT

**AGREEMENT FOR TRANSFER OF IMPERVIOUS AREA
ON LOTS / FOREST TRAILS SUBDIVISION**

Whereas COMFORT HOMES, INC., purchased Lots 42, 43, 47, 49, 51, 52 & 55 of Forest Trails Subdivision, recorded in Map Book 2005, Pages 649 & 651, Lots 7 & 90 of Forest Trails Subdivision, recorded in Map Book 2002, Page 1133 and Lot 31 of Forest Trails Subdivision, recorded in Map Book 2002, Page 1137 in the Harnett County Register of Deeds.

Whereas each of the above lots is limited to a maximum of 3017.5 square feet of built-upon area, as required by permit No. SW6020601, dated September 30, 2002 issued by North Carolina Department of Environment and Natural Resources, Division of Water Quality.

Whereas part of the above reference lots have a need for additional built-upon area, this Agreement is entered into by COMFORT HOMES, INC. with HARNETT COUNTY PLANNING DEPARTMENT to transfer built-upon area from other lots to these lots as follows:

- 1) *Transfer 200 square feet from Lot 90, 100 square feet from Lot 52, 100 square feet from Lot 49 and 75 square feet from Lot 42 (for a total of 475 square feet) to Lot 51*
- 2) *Transfer 100 square feet from Lot 43 to Lot 7*
- 3) *Transfer 125 square feet from Lot 47 to Lot 31*
- 4) *Transfer 25 square feet from Lot 55 to Lot 31*

See attached schedule (exhibit A) for built-upon area on each lot.