

Initial Application Date: 3/6/06

Application # 0650014214
1152898

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting 102 E. Front Street, Lillington, NC 27546 Phone: (910) 893-4759 Fax: (910) 893-2793 www.harnett.org

LANDOWNER: Jos Development Co Mailing Address: 1172 V.C. Keith Rd

City: Sanford State: NC Zip: 27332 Phone #: 910 987 0692

APPLICANT: Same Mailing Address: _____

City: _____ State: _____ Zip: _____ Phone #: _____

PROPERTY LOCATION: SR #: 1125 SR Name: Lemuel Rd

Address: Lot 43 Ithaca Lane Bruno Level, NC 27323

Parcel: 0105250095 US PIN: 0526-30-2847.000

Zoning: RA20R Subdivision: Carle Hills Farms Lot #: #43 Lot Size: .76 AC

Flood Plain: X Panel: 0155 Watershed: N/A Deed Book/Page: 8196/592 Plat Book/Page: #2005-3

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 210 South toward Spring Lake

rt onto Overhill Rd

rt Anderson Cr. Church Rd

lft Lemuel Block Rd rt into Carle Hills Farms rt onto Remonstran

left onto Ithaca

PROPOSED USE: SFD (Size 66 x 32) # Bedrooms 3 # Baths 2 Basement (w/wo bath) _____ Garage 25x20 Deck 13x16 Crawl Space Slab included Not included

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 _____

Additional Information: _____

Water Supply: County Well (No. dwellings _____) Other Environmental Health Site Visit Date: _____

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

	Minimum	Actual
Front	<u>35</u>	<u>35.50</u>
Rear	<u>25</u>	<u>134</u>
Side	<u>10</u>	<u>32/32</u>
Corner	<u>20</u>	<u>-</u>
Nearest Building	<u>10</u>	<u>-</u>

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.

[Signature]
Signature of Owner or Owner's Agent

3/6/06
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

3/7/06 (S)

S.F. SQUARE FEET
 ○ PROPERTY CORNER

1" = 40'

LOT 28
 Phase Two
 Carlie Hills Subdivision
 Map No. 99-245

LOT 29
 Phase Two
 Carlie Hills Subdivision
 Map No. 99-245

IPF
 SITE PLAN APPROVAL

DISTRICT R.H.20K USE OF ZONING

#BEDROOMS 3
 3-6-06 Sherry Raynor
 SHERIFF

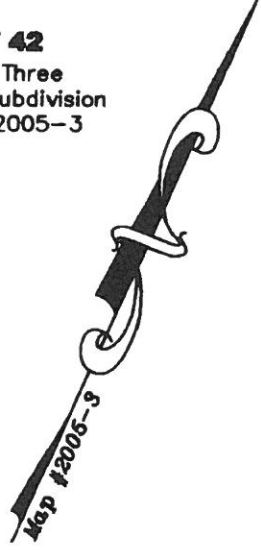
LOT 43

33,005.29 sq.ft.
 0.758 acres

LOT 42
 Phase Three
 Carlie Hills Subdivision
 Map No. 2005-3

IP

Division
 5-3



N31°11'35"W
 N31°11'45"W

201.92'(Plat)
 202.06'(Field)

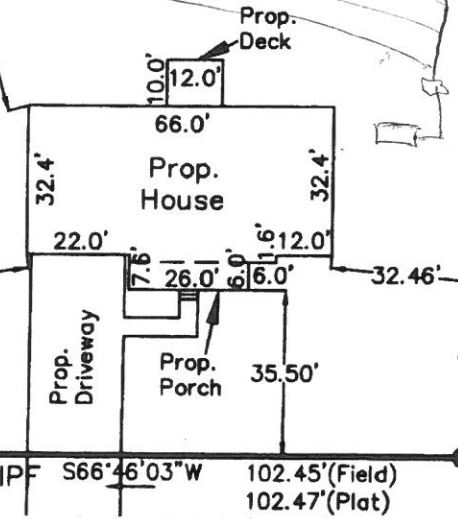
S64°37'29"W
 19.10'(Field)
 S64°43'24"W
 19.13'(Plat)
 R=269.26
 L=19.13'

IPF
 (Tie Line)
 N61°27'00"W
 30.92'

N50°38'09"E
 N50°41'17"E
 179.09'(Field)
 179.14'(Plat)
 20' Drainage Easement

250.17'(Field)
 249.93'(Plat)

S18°04'04"E
 S18°02'59"E



ITHICA LANE
 50'R/W - Public

IPF S66°46'03"W 102.45'(Field)
 102.47'(Plat)

Ex. Fire Hydrant

Ex. PK Nail

DEVELOPMENT

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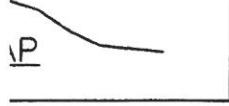
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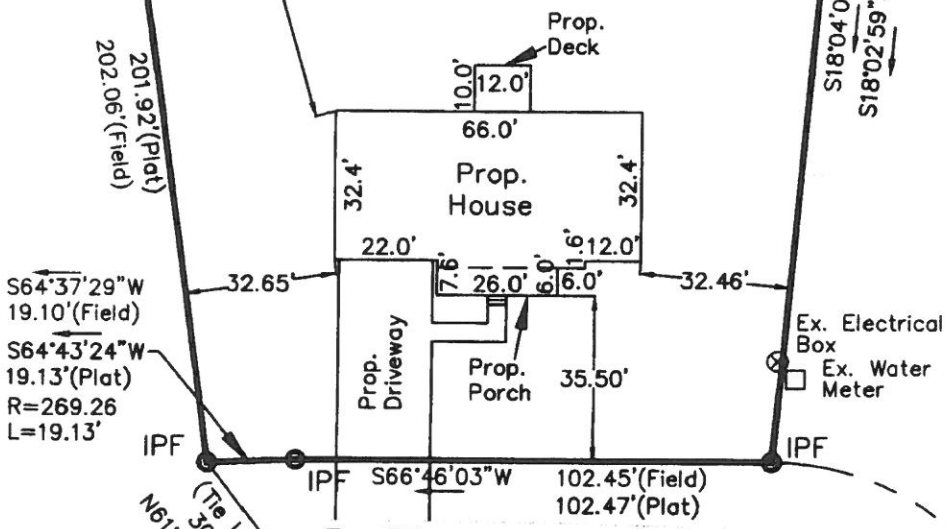
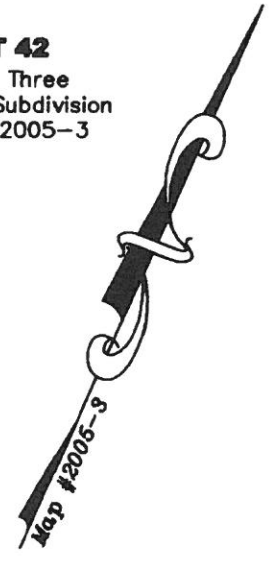
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 3-6-06 Sherry Raynor
 ZONING ADMINISTRATOR
Sherry Raynor

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see
 division
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 102.45'(Field)
 102.47'(Plat)

ITHICA LANE
 50'R/W - Public

S85°37'27"W
 (Tie Line)
 108.24'

DEVELOPMENT



FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY E. HARGROVE
HARNETT COUNTY, NC
2006 MAR 03 04:16:00 PM
BK: 2196 PG: 592-594 FEE: \$17.00
NC REV STAMP: \$40.00
INSTRUMENT # 2006003729

HARNETT COUNTY TAX ID#
V10525 009395
33-116 BY END

Prepared By and Return To: Attorney Steve Bunce File #25465-06
Revenue Stamps 540.00
Tax Pin Number 0526-30-2847

NORTH CAROLINA
HARNETT COUNTY
GENERAL WARRANTY DEED

* THIS DEED made and entered into this 28th day of February, 2006, by and between **Anderson Creek Company, LLC**, a North Carolina Limited Liability company, hereinafter called "Grantor," and **J & S Development Company**, a North Carolina corporation, whose mailing address is 1172 Vic Keith Road, Sanford, NC 27332, hereinafter called "Grantee".
* P.O. Box 35850, 2722 Ft. Bragg Rd. Fayetteville, NC 28303

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

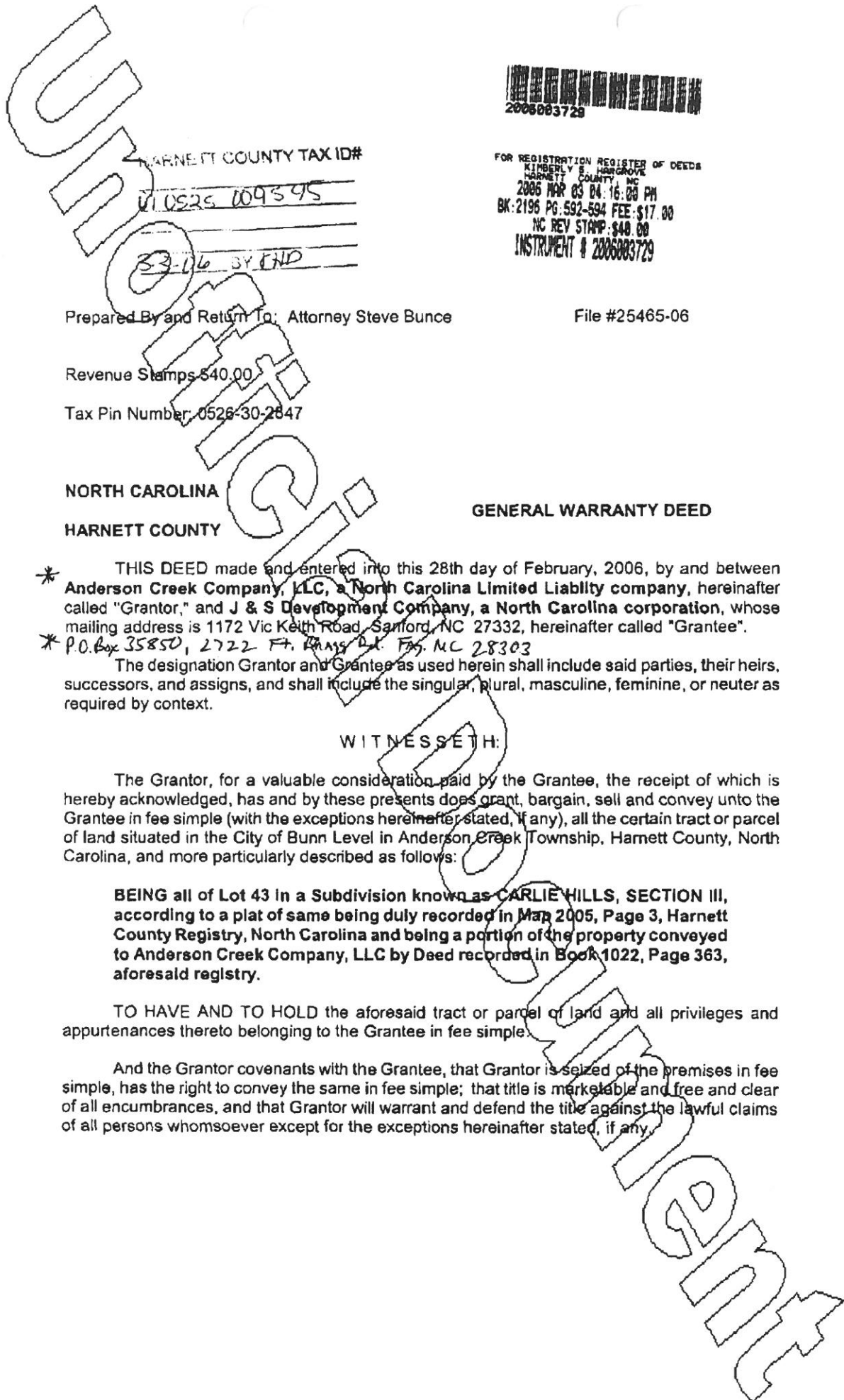
WITNESSETH:

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 (with the exceptions hereinafter stated, if any), all the certain tract or parcel of land situated in the City of Bunn Level in Anderson Creek Township, Harnett County, North Carolina, and more particularly described as follows:

BEING all of Lot 43 in a Subdivision known as CARLIE HILLS, SECTION III, according to a plat of same being duly recorded in Map 2005, Page 3, Harnett County Registry, North Carolina and being a portion of the property conveyed to Anderson Creek Company, LLC by Deed recorded in Book 1022, Page 363, aforesaid registry.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple; that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated, if any.



Harnett County Planning Department

PO Box 65, Lillington, NC 27546

910-893-7527

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.
- 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.
- *No grading of property should be done.* Undergrowth should be cleaned out to allow soil evaluation to be performed. Inspectors should be able to walk freely.
- 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 in approx. 7-10 working days. 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 in approx. 7-10 working days. 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 in approx. 7-10 working days. 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 in approx 7-10 working days. 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 after scheduled inspection is done.

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.

Customers can view all inspection results online at www.harnett.org.

Applicant Signature:  Date: 3/6/06