

Initial Application Date: 3/17/2006

Application # 00-50004311
1160549

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: Trimark Development Mailing Address: 1271 Schaub Dr.
City: Raleigh State: NC Zip: 27606 Phone #: 919 601-5807

APPLICANT: Trimark Development Mailing Address: 1271 Schaub Dr.
City: Raleigh State: NC Zip: 27606 Phone #: 919 601-5807

PROPERTY LOCATION: SR #: 1403 SR Name: Cokesbury

Address: Lot 23 Cokesbury Park Rd. Fuquay Varina NC 27526

Parcel: 05 0035 0100 30 PIN: 0035-58-6344.000

Zoning: R2004 Subdivision: Cokesbury Park Lot #: 23 Lot Size: .384

Flood Plain: X Panel: 10 Watershed: N/A Deed Book/Page: 2001/1292 Plat Book/Page: 0004/1072

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 4th N to 42 to Sanford, LF Cokesbury Rd
Rt into Cokesbury Park Lot on left

PROPOSED USE:

- SFD (Size 40x58) # Bedrooms 3 # Baths 2 Basement (w/wo bath) N/A Garage Deck Crawl Space Slab
- Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
- Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____
- Number of persons per household 3
- 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:	Minimum	Actual
Front	35	30'
Rear	25	60'
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.

Signature of Owner or Owner's Agent [Signature]

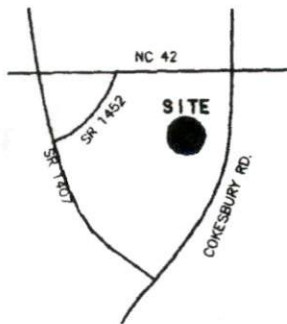
Date 3-17-06

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

Please use Blue or Black Ink ONLY

3/20 08/05
N



VICINITY MAP (N.T.S.)

LEGEND

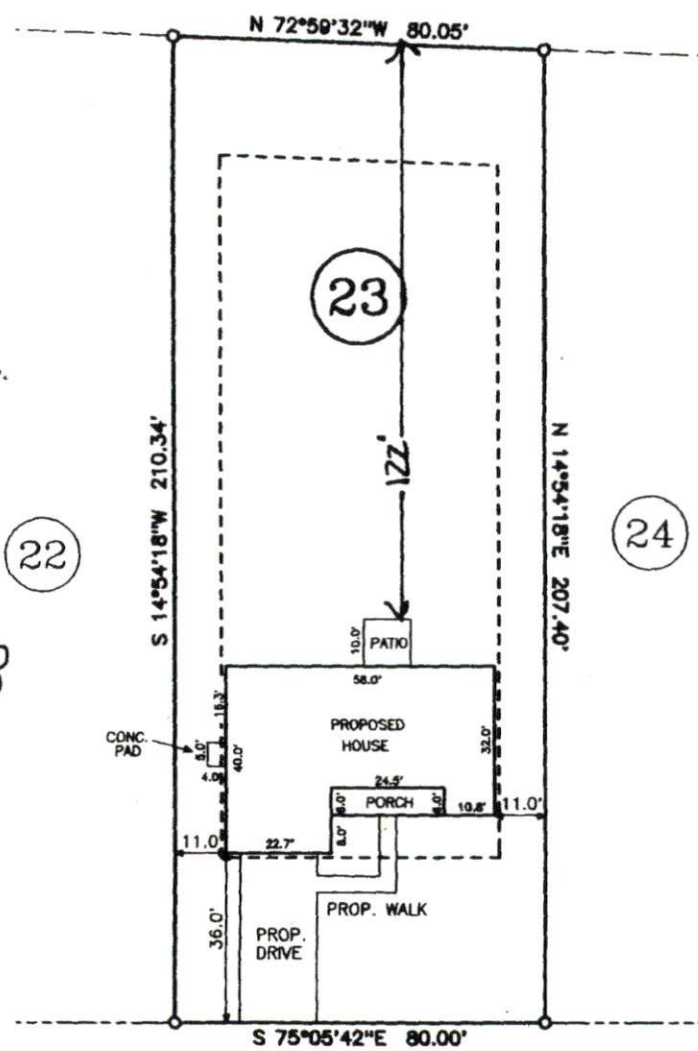
- NTS NOT TO SCALE
- EIP EXISTING IRON PIPE
- PP POWER POLE
- W/M WATER METER
- TB TELEPHONE BOX
- IPS IRON PIPE SET
- CP&L TRANSFORMER
- CTV CABLE TV BOX
- L. POLE LIGHT POLE
- OHPL OVERHEAD POWER LINE
- F.E.S. FLARED END SECTION (PIPE)
- RCP REINFORCED CONC. PIPE
- B.O.C. BACK OF CURB
- F.H. FIRE HYDRANT
- C/O SEWER CLEAN OUT
- EIS EXISTING IRON STAKE
- M.H. MANHOLE
- ECM EXISTING CONCRETE MONUMENT

IMPERVIOUS SURFACE TABLE

HOUSE	2157
DRIVEWAY	599
SIDEWALK	106
TOTAL IMPERVIOUS AREA	2862
TOTAL LOT AREA	16,710
PERCENTAGE OF IMPERVIOUS AREA	17.12%

IMPERVIOUS SURFACE COVERAGE ALLOWED PER MAP #2004 PG.1072 IS 2871 SQ. FT.

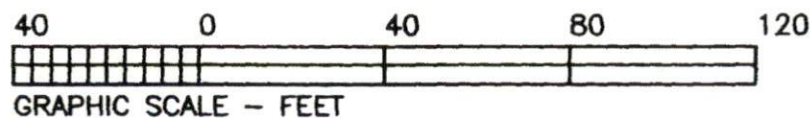
HORTON DEVELOPMENT
D.B.879 PG.27



SITE PLAN APPROVAL
 DISTRICT ROOM USE SED
 3 ROOMS
 Airborne a. Higgins
 Planning Administrator

COKESBURY PARK LANE
(50' PUBLIC R/W)

NOTE: SHOWN IS LOT 23 OF
 COKESBURY PARK S/D
 PHASE 2
 REF: MAP #2004 PG.1072
 AREA = 16,710 SQ. FT.



CURVE	RADIUS	LENGTH	DELTA	CHORD	CH.BEARING
CL-1	230.00'	151.18'	34°38'33"	146.89'	N 50°41'36"W
CL-2	230.00'	142.77'	32°43'13"	140.84'	N 50°44'08"W
CL-3	230.00'	363.59'	67°54'36"	347.05'	N 31°08'24"W

CURVE	RADIUS	LENGTH	DELTA	CHORD	CH.BEARING
C-1	225.00'	136.05'	34°18'33"	134.00'	N 50°41'36"W
C-2	270.00'	73.54'	25°18'31"	73.13'	N 50°00'55"W
C-3	270.00'	83.70'	17°26'22"	83.58'	N 56°25'31"W
C-4	250.00'	362.7'	80°00'00"	35.50'	N 30°05'44"W
C-5	250.00'	38.77'	80°00'00"	38.50'	N 30°05'44"W
C-6	225.00'	43.90'	11°11'34"	43.88'	N 60°29'50"W
C-7	225.00'	198.52'	50°48'30"	193.00'	N 30°29'53"W
C-8	225.00'	101.74'	25°18'31"	100.88'	N 00°06'22"W
C-9	270.00'	46.10'	8°36'18"	46.04'	N 08°00'45"W
C-10	270.00'	80.28'	18°43'38"	80.00'	N 00°10'12"E
C-11	270.00'	80.28'	18°43'38"	80.00'	N 71°05'50"E
C-12	270.00'	80.28'	18°43'38"	80.00'	N 58°36'28"E
C-13	270.00'	80.28'	18°43'38"	80.00'	N 50°00'00"E
C-14	270.00'	80.28'	18°43'38"	80.00'	N 08°25'46"E
C-15	225.00'	48.76'	15°52'30"	48.16'	N 06°49'24"E
C-16	225.00'	79.35'	22°40'37"	78.83'	N 52°27'48"E
C-17	270.00'	158.00'	34°38'33"	156.78'	N 50°41'36"E

COURSE	BEARING	DISTANCE
L-1	N 77°01'22"W	5.66'
L-2	S 43°00'03"E	30.22'
L-3	S 43°00'03"E	30.22'
L-4	S 28°58'18"E	36.07'
L-5	S 28°58'18"E	36.07'
L-6	N 77°01'22"W	11.33'
L-7	N 12°48'34"E	16.94'
L-8	S 14°09'59"W	33.09'
L-9	S 00°12'47"W	46.28'
L-10	S 00°12'47"W	31.27'
L-11	S 00°12'47"W	47.30'
L-12	S 08°53'07"W	110.83'

THE LOTS ON THIS PLAN HAVE BEEN EVALUATED BY A PRIVATE CONSULTANT. BASED ON THIS REVIEW, IT APPEARS THAT THE LOTS ON THIS PLAN MEET APPROPRIATE REGULATIONS. NOTE THAT FINAL APPROVAL FOR EACH LOT REQUIRES ISSUANCE OF THE APPROPRIATE HARRETT COUNTY HEALTH DEPARTMENT PERMITS FOR SPECIFIC USE AND SITING IN ACCORDANCE WITH REGULATIONS IN FORCE AT THE TIME OF PERMITTING. THIS CERTIFICATION DOES NOT REPRESENT APPROVAL OR A PERMIT FOR ANY OTHER USE.

DATE: 10/19/04
ENVIRONMENTAL HEALTH

CERTIFICATE OF OWNERSHIP, DEDICATION AND JURISDICTION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OR AGENT OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY AGREE THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING SETBACK LINES AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. ALL OF THE LAND SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF HARRETT COUNTY, NORTH CAROLINA.

DATE: 10/19/04
OWNER: [Signature]

- VICINITY MAP**
- LEGEND**
- CMB - CONCRETE MONUMENT SET
 - COM - EXISTING CONCRETE MONUMENT
 - EIP - EXISTING IRON PIPE
 - EIS - EXISTING IRON STAKE
 - ERD - EXISTING RAILROAD BELIEF
 - EPH - EXISTING P.W. MAIL
 - EN - EXISTING NAIL
 - IPB - IRON PIPE SET
 - ISB - IRON STAKE SET
 - RSS - RAILROAD SPINE SET
 - MS - MAIL SET
 - R/W - RIGHT OF WAY
 - D.B. - DEED BOOK
 - B.M. - BOUNDARY MARK
 - CL - CENTERLINE
 - MNSL - MINIMUM BUILDING SETBACK LIMIT
 - SB - SETBACK
 - EP - EASEMENT
 - BC - BACK OF CURB
 - MI - MANHOLE
 - UP - UTILITY POLE

NOTES

AREA BY COORDINATES
PIN 18035-88-0884
LOTS TO BE SERVED BY HARRETT COUNTY WATER AND SEWAGE SYSTEMS
NO ACCESS CONTROL FOUND WITHIN 2000'

THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA PER FEMA MAP 15704C0010 D EFF. DATE: 4/16/90 ZONE X

IRON STAKE SET AT ALL NEW LOT CORNERS

REFERENCES

G.S. 907 P.L. 89-81
MAP 18002-1439
MAP 18002-1177
OTHERS AS SHOWN

REVIEW OFFICER'S CERTIFICATE
STATE OF NORTH CAROLINA
COUNTY OF HARRETT

I, Wanda Ward, REVIEW OFFICER OF HARRETT COUNTY/TOWN, CERTIFY THAT THE MAP OR PLAN TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE: 10-21-04

I, BERTON W. DEWAR, PROFESSIONAL LAND SURVEYOR NO. 3040, CERTIFY THAT THIS PLAN IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND, THAT IS REGULATED BY COUNTY OR MUNICIPALITY ORDINANCE THAT REGULATES PARCELS OF LAND.

I, BERTON W. DEWAR CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION THAT THE RATIO OF PRECISION IS 1:10000 AND THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BOUNDARIES PLOTTED FROM INFORMATION FOUND IN BOOK 2004 PAGE 107-108 THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 17-20 AS AMENDED, BY MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 21ST DAY OF OCTOBER 2004.

BERTON W. DEWAR, NCPLS - 3040



BUILDING SETBACK REQUIREMENTS

FRONT - 35'
SIDE - 10'
REAR - 25'
CORNER - 20'

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED: R. R. Stone WEA

DATE: 7-28-04

NOTE: ONLY N.C.D.O.T. APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC R/W

LOT AREA

LOT 17	45,065 SF
LOT 18	17,811 SF
LOT 19	17,800 SF
LOT 20	17,418 SF
LOT 21	17,180 SF
LOT 22	18,940 SF
LOT 23	18,710 SF
LOT 24	18,573 SF
LOT 25	26,016 SF
LOT 26	33,453 SF
LOT 27	39,704 SF
LOT 28	18,573 SF
LOT 29	28,640 SF
LOT 29	19,740 SF
LOT 30	15,741 SF
LOT 31	15,001 SF
LOT 32	15,290 SF
LOT 33	15,040 SF
LOT 34	15,040 SF
LOT 35	15,408 SF
LOT 36	15,200 SF
LOT 37	15,200 SF
LOT 38	19,863 SF

PLANNING BOARD CERTIFICATE

THE HARRETT COUNTY PLANNING BOARD HEREBY APPROVES THE FINAL PLAN FOR COKEBURY PARK PHASE II SUBDIVISION

DATE: CHARRMEL HARRETT CO. PLANNING BOARD

BOARD OF COMMISSIONERS CERTIFICATE

THE HARRETT COUNTY BOARD OF COMMISSIONERS HEREBY APPROVES THIS FINAL PLAN FOR COKEBURY PARK PHASE II SUBDIVISION

DATE: CHARRMEL HARRETT CO. BOARD OF COM.



REGISTRATION NUMBER OF DEEDS
COUNTY OF HARRETT
2004 OCT 28 09:55:19 AM
N 2004 P: 107-108 FEE \$21.00
INSTRUMENT # 2004020248

HARRETT COUNTY PUBLIC UTILITIES
THIS PLAN FOR COKEBURY PARK PHASE II HAS BEEN APPROVED.

DATE: 10-28-04
SIGNATURE: [Signature]

HARRETT COUNTY, N.C.
FILED DATE: 10-28-04 TIME: 9:55 A.M.

MAP BOOK: 2004-1072
REGISTER OF DEEDS
HARRIET S. HARRIOWE
BY: [Signature] DEPUTY

IMPERVIOUS SURFACE NOTE
EACH LOT HAS AN ALLOWABLE IMPERVIOUS SURFACE AREA AS FOLLOWS:

LOTS 17 - 28	2,871 SF. FT.
LOTS 29 - 38	3,500 SF. FT.

FINAL SUBDIVISION PLAT OF:
COKEBURY PARK PHASE II

DEED BOOK 907 PAGE 89-91
BUCKHORN TOWNSHIP
HARRETT COUNTY - NORTH CAROLINA
SCALE: 1" = 100' JULY 23, 2004
PIN # 0836-00-088 ZONED RA 20M

BERTON W. DEWAR AND ASSOCIATES
PROFESSIONAL LAND SURVEYORS
5920 HONEYCUTT ROAD
HOLLY SPRINGS, NC 27540
PH. # (919) 552-9813



FOR REGISTRATION REGISTER OF DEEDS
 KIMBERLY S. HARGROVE
 HARNETT COUNTY, NC
 2005 DEC 29 02:41:31 PM
 BK: 2173 PG: 533-535 FEE: \$17.00
 NC REV STAMP: \$250.00
 INSTRUMENT # 2005023494

HARNETT COUNTY TAX ID#

02-0635-012629
30
31
43, 44
12-29-05 BY SLCB

Prepared By: Steven L. Evans
 Mail To: Grantee

STATE OF NORTH CAROLINA
 COUNTY OF HARNETT

GENERAL WARRANTY DEED

TAX ID: #1012691, #1012694, #1012674, #1012664, #1012670
 Excise Tax: \$250.00

THIS DEED made and entered into this 14th day of December, 2005, by and between Duncan Development, LLC, a North Carolina limited liability company, whose mailing address is 1100 Meadow Wood Drive, Fuquay-Varina, NC 27526, hereinafter referred to as "Grantor"; and Trimark Development, Inc., a North Carolina corporation, whose mailing address is 5003 Dunwoody Trail, Raleigh, NC 27606, hereinafter referred to as "Grantee";

The designation of the Grantor as used herein and Grantee as used herein shall include said parties, their successors and assigns, and shall include the singular and plural, as required, and the masculine, feminine and neuter gender as appropriate.

WITNESSETH:

NOW, THEREFORE, the Grantor for 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, its successors and assigns, in fee simple, that certain parcel of land located in Harnett County, North Carolina, more particularly described as follows:

BEING all of Lots 22, 23, 24, 36 and 37, Cokesbury Park Subdivision, Phase II, as shown in map recorded in Map 2004, Page 1072, Harnett County Registry.

Harnett County Planning Department
PO Box 65, Lillington, NC 27546
910-893-7527

Environmental Health New Septic Systems Test

Environmental Health Code 800 iron

- 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: 3/17/2006