

Initial Application Date: 5/5/06

Application # 0650014789
1195263

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: ~~Jack City Homes~~ Ballard Woods LLC Mailing Address: Po Box 6127

City: Raleigh NC State: NC Zip: 27628 Phone #: 919 833 7136

APPLICANT: FORMATT INC Mailing Address: 2224 Page Rd Suite 108

City: Purham State: NC Zip: 27703 Phone #: 919 427 2569

PROPERTY LOCATION: SR #: ~~1437~~ 1437 SR Name: Ballard Woods

Address: 748 Ruth Circle

Parcel: 08065401029208 PIN: 0652-30-3132-000-574

Zoning: RA 30 Subdivision: Ballard Woods Phase II Lot #: 64 Lot Size: ~~33,000~~

Flood Plain: X Panel: 50 Watershed: IV Deed Book/Page: 11091/945 Plat Book/Page: 2095/1033

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 461 North to Fugway Right Ballard Woods
Right subdivision 2nd left lot on left

PROPOSED USE:

SFD (Size 20x24 x 16x16) # Bedrooms 3 # Baths 3 Basement (w/wo bath) --- Garage YES Deck NO includes Crawl Space / Stab

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

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

Number of persons per household 5-6

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
Front	<u>35</u>	<u>35</u>	<u>68</u>
Rear	<u>25</u>	<u>25</u>	<u>95.84</u>
Side	<u>10</u>	<u>10</u>	<u>27.81</u>
Corner	<u>20</u>	<u>20</u>	<u>27.48</u>
Nearest Building	<u>10</u>	<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.

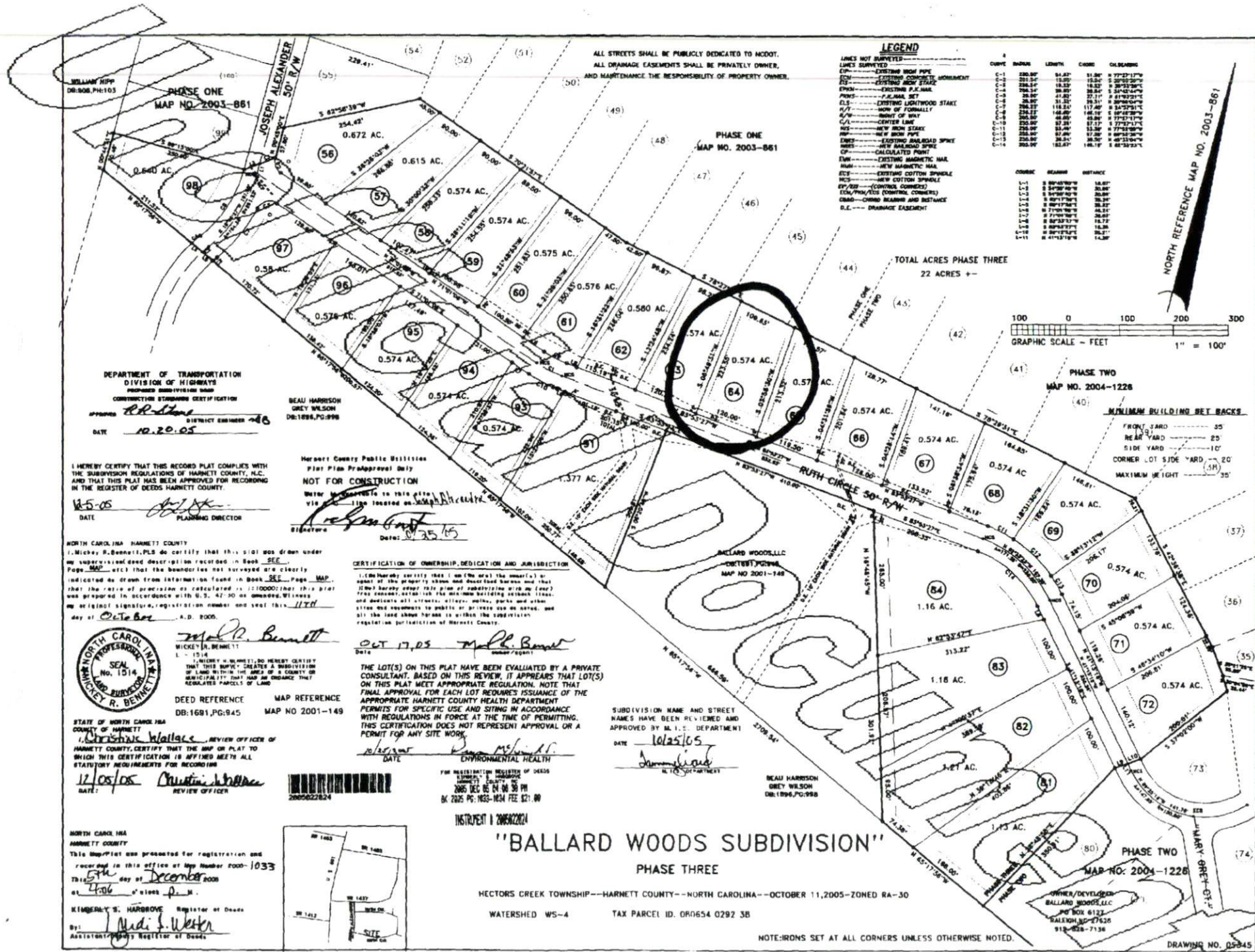
Signature of Owner or Owner's Agent [Signature]

Date 5/5/06

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

5/10 N



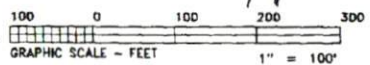
ALL STREETS SHALL BE PUBLICLY DEDICATED TO NCDOT.
ALL DRAINAGE EASEMENTS SHALL BE PRIVATELY OWNED,
AND MAINTENANCE THE RESPONSIBILITY OF PROPERTY OWNER.

LEGEND

LINES NOT SURVEYED

CURVE	BEARING	LENGTH	CHORD	CHORD BEARING
C-1	S 282.00'	84.27'	11.96'	N 77°22'17"W
C-2	S 282.00'	15.00'	15.00'	S 282°00'00"
C-3	S 282.00'	18.33'	18.33'	S 282°00'00"
C-4	S 282.00'	21.67'	21.67'	S 282°00'00"
C-5	S 282.00'	25.00'	25.00'	S 282°00'00"
C-6	S 282.00'	28.33'	28.33'	S 282°00'00"
C-7	S 282.00'	31.67'	31.67'	S 282°00'00"
C-8	S 282.00'	35.00'	35.00'	S 282°00'00"
C-9	S 282.00'	38.33'	38.33'	S 282°00'00"
C-10	S 282.00'	41.67'	41.67'	S 282°00'00"
C-11	S 282.00'	45.00'	45.00'	S 282°00'00"
C-12	S 282.00'	48.33'	48.33'	S 282°00'00"
C-13	S 282.00'	51.67'	51.67'	S 282°00'00"
C-14	S 282.00'	55.00'	55.00'	S 282°00'00"
C-15	S 282.00'	58.33'	58.33'	S 282°00'00"

COURSE	BEARING	DISTANCE
L-1	S 89°49'00"W	18.87'
L-2	S 89°49'00"W	30.80'
L-3	S 89°49'00"W	30.80'
L-4	S 89°49'00"W	30.80'
L-5	S 89°49'00"W	30.80'
L-6	S 89°49'00"W	30.80'
L-7	S 89°49'00"W	30.80'
L-8	S 89°49'00"W	18.72'
L-9	S 89°49'00"W	18.72'
L-10	S 89°49'00"W	18.72'
L-11	S 89°49'00"W	18.72'
L-12	S 89°49'00"W	18.72'



NORTH REFERENCE MAP NO. 2003-861

PHASE ONE
MAP NO. 2003-861

PHASE ONE
MAP NO. 2003-861

TOTAL ACRES PHASE THREE
22 ACRES ±

PHASE TWO
MAP NO. 2004-1226

MINIMUM BUILDING SET BACKS
FRONT YARD 35'
REAR YARD 25'
SIDE YARD 10'
CORNER LOT SIDE YARD 20'
MAXIMUM HEIGHT 35'

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION MAP
CONSTRUCTION STANDARDS CERTIFICATION
APPROVED: *[Signature]*
DISTRICT ENGINEER
DATE: 10.20.05

BEAU HARRISON
GREY WILSON
DB:1994,PG:998

Harnett County Public Utilities
Final Plan Preapproval Only
NOT FOR CONSTRUCTION

Water is available to this site via _____ line located on _____
[Signature]
Date: 07.25.05

I HEREBY CERTIFY THAT THIS RECORDED PLAT COMPLIES WITH THE SUBDIVISION REGULATIONS OF HARNETT COUNTY, N.C. AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE REGISTER OF DEEDS HARNETT COUNTY.
10.5.05
DATE
[Signature]
PLANNING DIRECTOR

NORTH CAROLINA HARNETT COUNTY
I, Mickey R. Bennett, Planner, do certify that this plat was drawn under my supervision and description as recorded in Book _____ Page _____ etc; that the boundaries not surveyed are clearly indicated as drawn from information found in Book _____ Page _____ that the ratio of precision as calculated is 1:10000; that this plat was prepared in accordance with G.S. 42-30 as amended; Witness my official signature, registration number and seal this 11th day of October, A.D. 2005.



[Signature]
MICKEY R. BENNETT
1514

DEED REFERENCE MAP REFERENCE
DB:1691,PG:945 MAP NO 2001-149

STATE OF NORTH CAROLINA
COUNTY OF HARNETT
I, *[Signature]*, REVIEW OFFICER OF HARNETT COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.
10.25.05
DATE
[Signature]
REVIEW OFFICER

CERTIFICATION OF OWNERSHIP, DEDICATION AND JURISDICTION

I, the undersigned, certify that I am the owner(s) or agent of the property shown and described hereon and that I have hereby approved this plan of subdividing with me (our) this tract of land for the purposes herein set forth, and dedicate all streets, alleys, paths and other sites and easements to public or private use as noted, and all the land shown herein to which the registration regulates jurisdiction of Harnett County.
OCT 17, 05 *[Signature]*
Date

THE LOT(S) ON THIS PLAT HAVE BEEN EVALUATED BY A PRIVATE CONSULTANT. BASED ON THIS REVIEW, IT APPEARS THAT LOT(S) ON THIS PLAT MEET APPROPRIATE REGULATION. NOTE THAT FINAL APPROVAL FOR EACH LOT REQUIRES ISSUANCE OF THE APPROPRIATE HARNETT 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 SITE WORK.
[Signature]
DATE

ENVIRONMENTAL HEALTH
FOR REGISTRATION REGISTERED OF DEEDS
COUNTY OF HARNETT
2005 DEC 05 04 04 30 PM
BK 7205 PG 1033-1034 FEE \$21.00

SUBDIVISION NAME AND STREET NAME(S) HAVE BEEN REVIEWED AND APPROVED BY M.I.C. DEPARTMENT
DATE 10/25/05
[Signature]
M.I.C. DEPARTMENT

BEAU HARRISON
GREY WILSON
DB:1994,PG:998

INSTRUMENT 200622024

"BALLARD WOODS SUBDIVISION"
PHASE THREE

HECTORS CREEK TOWNSHIP--HARNETT COUNTY--NORTH CAROLINA--OCTOBER 11,2005--ZONED RA--30

WATERSHED WS-4 TAX PARCEL ID. 0R0654 0292 38

NOTE: IRONS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.

PHASE TWO
MAP NO. 2004-1226

OWNER/DEVELOPER
BALLARD WOODS, LLC
PO BOX 6123
RALEIGH, NC 27626
919-828-7136

DRAWING NO. 05945

map#-2005-1033



NORTH CAROLINA HARNETT COUNTY
This map/plat was presented for registration and recorded in this office on Map Number 2005-1033
This day of December 2005
at _____ o'clock P.M.
KIMBERLY S. HARBORE, Register of Deeds
By: *[Signature]*
Assistant Register of Deeds

Umo

HARNETT COUNTY TAX ID #
08-0654-0292-38
11-24-02 BY SKB

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY B. HARGROVE
HARNETT COUNTY, NC
2002 NOV 22 02:54:26 PM
BK: 1691 PG: 945-947 FEE: \$17.00
INSTRUMENT # 2802021068

Excise Tax ~~0~~

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No. 08-0654-0292
Verified by County on the day of
by

Mail after recording to Ray McLean, P.O. Drawer 668, Coats, NC 27521

This instrument was prepared by Ray McLean, Attorney

Brief description for the Index 78.09 acres

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 18 day of APRIL, 2002, by and between

GRANTOR

GRANTEE

Wilshar, LLC
P.O. Box 6127
Raleigh, NC 27628

Ballard Woods, LLC
P.O. Box 6127
Raleigh, NC 27628

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 Township,

Harnett County, North Carolina and more particularly described as follows:

BEING Tract 2, containing 79.58 acres gross (78.09 net acres, less the right-of-way) as shown on map recorded in Map #2001-149 of the Harnett County Registry.

Kimberly B. Hargrove

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 flags 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 inspected 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 verification confirmation.

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

Applicant Signature: _____

Date: 5/5/06