

Initial Application Date: 3/27/07

Application # 0750017207

Owner: Pernella Blackman COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 Fax: (910) 893-2793 www.harnett.org

Buyer LANDOWNER: Dale Smith Construction Mailing Address: 209 Ashe Court

City: Dunn State: NC Zip: 28324 Home #: \_\_\_\_\_ Contact #: 422-6340

APPLICANT: Bim Builders LLC Mailing Address: 6187 NC 27 East

City: Coats State: NC Zip: 27521 Home #: 919 894 5741 Contact #: 919 524-5852

\*Please fill out applicant information if different than landowner

PROPERTY LOCATION: State Road #: 1707 State Road Name: Neighbors Road

Parcel: 62 1528 0073 23 PIN: 1529-30-2891.000

Zoning: RA30 Subdivision: Bennett Place Lot #: 23 Lot Size: .558

Flood Plain: X Panel: Down Watershed: N/A Deed Book/Page: 0TP Plat Book/Page: 2004/474

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 421 through Buies Creek left on NC 27E  
Go through Coats approx 6 miles right on Hedges Chapel Road  
past church right on Neighbors Rd 2 1/2 right into Subd on Natures  
Way lot 23 on left.

PROPOSED USE:

- SFD (Size 58 x 54 # Bedrooms 3 # Baths 2 Basement (w/wo bath)  Garage 24x24 Deck 12x20 Crawl Space / Slab
- Modular: \_\_\_ On frame \_\_\_ Off frame (Size \_\_\_ x \_\_\_) # Bedrooms \_\_\_ # Baths \_\_\_ Garage \_\_\_ (site built? \_\_\_) Deck \_\_\_ (site built? \_\_\_)
- Multi-Family Dwelling No. Units \_\_\_ No. Bedrooms/Unit \_\_\_
- Manufactured Home: \_\_\_ SW \_\_\_ DW \_\_\_ TW (Size \_\_\_ x \_\_\_) # Bedrooms \_\_\_ Garage \_\_\_ (site built? \_\_\_) Deck \_\_\_ (site built? \_\_\_)
- Business Sq. Ft. Retail Space \_\_\_ Type \_\_\_ # Employees: \_\_\_ Hours of Operation: \_\_\_
- Industry Sq. Ft. \_\_\_ Type \_\_\_ # Employees: \_\_\_ Hours of Operation: \_\_\_
- Church Seating Capacity \_\_\_ # Bathrooms \_\_\_ Kitchen \_\_\_
- Home Occupation (Size \_\_\_ x \_\_\_) # Rooms \_\_\_ Use \_\_\_ Hours of Operation: \_\_\_
- Accessory/Other (Size \_\_\_ x \_\_\_) Use \_\_\_
- Addition to Existing Building (Size \_\_\_ x \_\_\_) Use \_\_\_ Closets in addition( )yes ( )no

Water Supply:  County ( ) Well (No. dwellings \_\_\_) ( ) Other

Sewage Supply:  New Septic Tank (Must fill out New Tank Checklist) ( ) Existing Septic Tank ( ) County Sewer ( ) Other

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 proposed Manufactured Homes \_\_\_ Other (specify) \_\_\_

Required Residential Property Line Setbacks:			Comments:
Front	Minimum <u>35</u>	Actual <u>35</u>	_____
Rear	<u>25</u>	<u>153</u>	_____
Side	<u>10</u>	<u>20</u>	_____
Sidestreet/corner lot	<u>20</u>	<u>0</u>	_____
Nearest Building on same lot	<u>10</u>	<u>0</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 of plans submitted. I hereby state that the foregoing statements are accurate and correct to the best of my knowledge. This permit is subject to revocation if false information is provided on this form.

Danny Pellard  
Signature of Owner or Owner's Agent

3-27-07  
Date

\*\*This application expires 6 months from the initial date if no permits have been issued\*\*

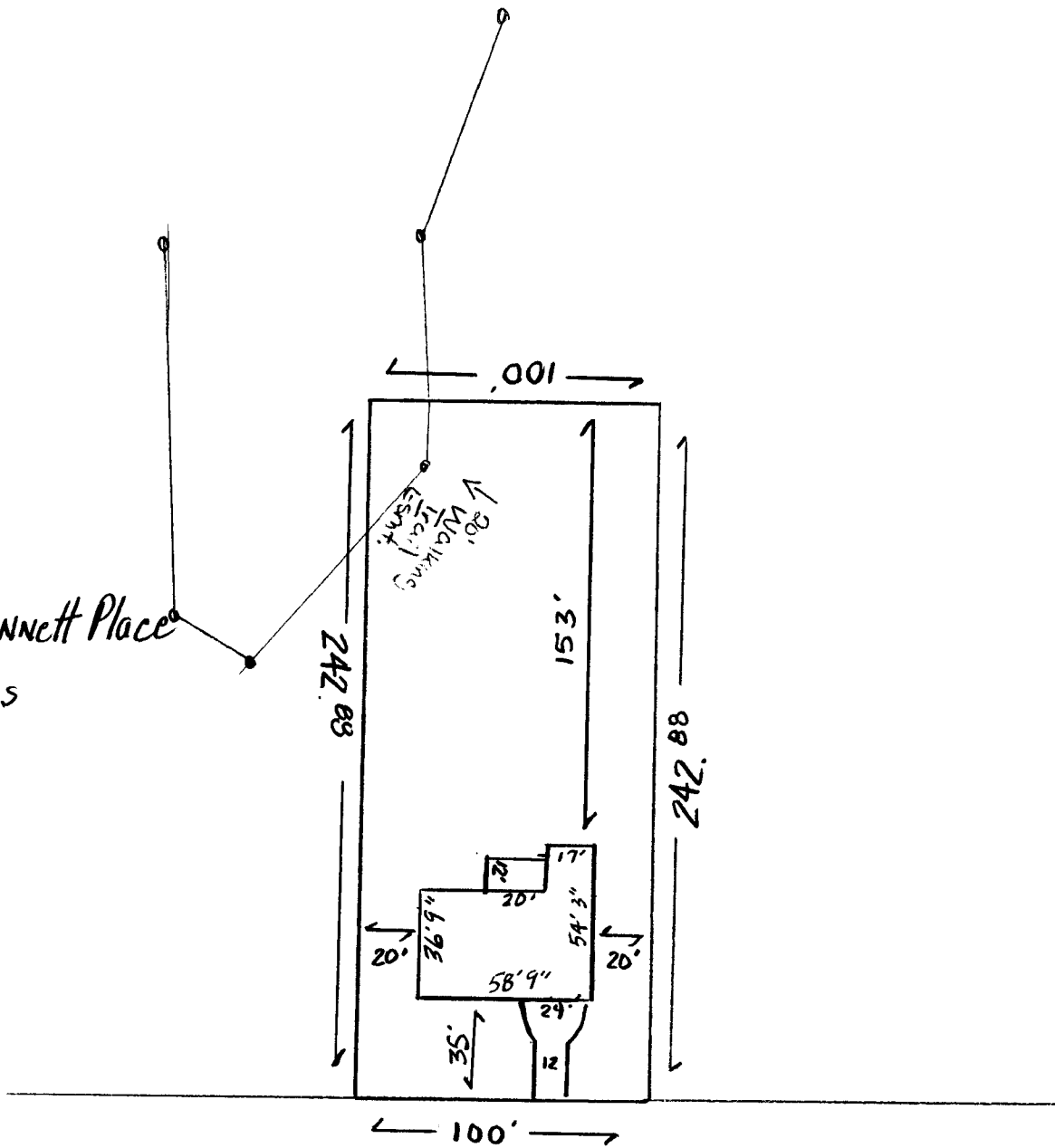
A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION

Please use Blue or Black Ink ONLY

Dale Smith Construction  
Bim Builders LLC

1=60

Lot 23 Bennett Place  
.558 Acres



Natures Way

SITE PLAN APPROVAL

DISTRICT RA30 USE SFD

#BEDROOMS 3

Date 3/27/07 Zoning Administrator [Signature]

OWNER NAME: BIM Builders

APPLICATION #: 17207

**\*This application to be filled out only when applying for a new septic system.\***

**County Health Department Application for Improvement Permit and/or Authorization to Construct**

IF THE INFORMATION IN THIS APPLICATION IS FALSIFIED, CHANGED, OR THE SITE IS ALTERED, THEN THE IMPROVEMENT PERMIT OR AUTHORIZATION TO CONSTRUCT SHALL BECOME INVALID. The permit is valid for either 60 months or without expiration depending upon documentation submitted. (complete site plan = 60 months; complete plat = without expiration)

**DEVELOPMENT INFORMATION**

- New single family residence
- Expansion of existing system
- Repair to malfunctioning sewage disposal system
- Non-residential type of structure

**WATER SUPPLY**

- New well
- Existing well
- Community well
- Public water
- Spring

Are there any existing wells, springs, or existing waterlines on this property?

yes  no  unknown

**SEPTIC**

If applying for authorization to construct please indicate desired system type(s): can be ranked in order of preference, must choose one.

- Accepted  Innovative
- Alternative  Other
- Conventional  Any

The applicant shall notify the local health department upon submittal of this application if any of the following apply to the property in question. If the answer is "yes", applicant must attach supporting documentation.

- YES  NO Does the site contain any Jurisdictional Wetlands?
- YES  NO Does the site contain any existing Wastewater Systems?
- YES  NO Is any wastewater going to be generated on the site other than domestic sewage?
- YES  NO Is the site subject to approval by any other Public Agency?
- YES  NO Are there any easements or Right of Ways on this property?
- YES  NO Does the site contain any existing water, cable, phone or underground electric lines?  
If yes please call No Cuts at 800-632-4949 to locate the lines. This is a free service.

**I Have Read This Application And Certify That The Information Provided Herein Is True, Complete And Correct. Authorized County And State Officials Are Granted Right Of Entry To Conduct Necessary Inspections To Determine Compliance With Applicable Laws And Rules. I Understand That I Am Solely Responsible For The Proper Identification And Labeling Of All Property Lines And Corners And Making The Site Accessible So That A Complete Site Evaluation Can Be Performed.**

*Danny Pollard*  
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

3-27-07  
DATE

**Harnett County Central Permitting Department**

PO Box 65, Lillington, NC 27546  
910-893-7525

**Environmental Health New Septic Systems Test**

**Environmental Health Code 800**

- Place "property flags" on each corner iron 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.*
- Call No Cuts to locate utility lines prior to scheduling inspection. 800-632-4949 (This is a free service)
- After preparing proposed site call the voice permitting system at 910-893-7525 and give code **800** for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. 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. Follow above instructions for placing flags on property.
- 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 910-893-7525 and give code **800** for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. Once approved, proceed to Central Permitting for remaining permits.

**Health and Sanitation Inspections**

- After submitting plans for food and lodging to Central Permitting, please allow approximately 7-10 working days for plan status. Use Click2Gov or IVR to hear results.
- Once **all** plans are approved, proceed to Central Permitting for remaining permits.

**Fire Marshal Inspections**

- After submitting plans for Fire Marshal review to Central Permitting, please allow approximately 7-10 working days for approval. Use Click2Gov or IVR to hear results. Once **all** plans are approved, proceed to Central Permitting for permits.
- Fire Marshal's letter must be placed 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**

- After submitting plans for Building Inspections, please allow approximately 3 working days for review. Use Click2Gov or IVR to hear results. Once **all** plans are approved, proceed to Central Permitting for permits.
- For new housing/set up permits must meet E 911 / Addressing guidelines prior to scheduling final inspection.
- Use Click2Gov or IVR to hear results.

**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 910-893-7525 and give code **814** for address confirmation. This must be called in even if you have contacted E911 for verbal confirmation. Check Click2Gov for results and address.

• **Inspection results can be viewed online at <http://www.harnett.org/services-213.asp> then select Click2Gov**

Applicant/Owner Signature

*Danny Bellard*

Date

3-27-07

Attention Jennifer

OFFER TO PURCHASE AND CONTRACT - VACANT LOT/LAND

NOTE: This contract is intended for unimproved real property that Buyer will purchase only for personal use and will not subdivide. It should not be used to sell subdivided property that has not been platted, properly approved and recorded with the register of deeds as of the date of the contract. If Seller is Buyer's builder and the sale involves the construction of a new single family dwelling prior to closing, use the standard Offer to Purchase and Contract (Form 2-T) with the New Construction Addendum (Form 2A3-T).

Dafe Smith Construction, as Buyer, hereby offers to purchase and Danny H. Blackman, C.M. Blackman Jr., Jackie Smith, as Seller, upon acceptance of said offer, agrees to sell and convey, all of that plot, piece or parcel of land described below (hereafter referred to as the "Property"), upon the following terms and conditions:

1. REAL PROPERTY: Located in the City of Dunn, County of Harnett, State of North Carolina, being known as and more particularly described as:

Street Address Lot # 23 Natures Way Zip 28334

Subdivision Name Bennett Place

Plat Reference: Lot 23, Block or Section \_\_\_\_\_ as shown on

Plat Book or Slide M2004 at Page(s) 474, 476 (Property acquired by Seller in Deed Book \_\_\_\_\_ at

Page \_\_\_\_\_ PIN# 1529-30-2891.000 Page No. 0501, Harnett County

All  A portion of the property in Deed Reference: Book 00256 Page No. 0501, Harnett County NOTE: Prior to signing this Offer to Purchase and Contract - Vacant Lot/Land, Buyer is advised to review Restrictive Covenants, if any, which may limit the use of the Property, and to read the Declaration of Restrictive Covenants, By-Laws, Articles of Incorporation, Rules and Regulations, and other governing documents of the owners' association and/or the subdivision, if applicable.

2. PURCHASE PRICE: The purchase price is \$ 21,900.00 and shall be paid as follows:

(a) \$ 1,000.00 EARNEST MONEY DEPOSIT with this offer by  cash  personal check  bank check  certified check  other: Company Check

escrow by First Choice Realty Trust ("Escrow Agent"); until the sale is closed, at

which time it will be credited to Buyer, or until this contract is otherwise terminated. In the event: (1) this offer is not accepted; or

(2) any of the conditions hereto are not satisfied, then all earnest monies shall be refunded to Buyer. In the event of breach of this

contract by Seller, all earnest monies shall be refunded to Buyer upon Buyer's request, but such return shall not affect any other

remedies available to Buyer for such breach. In the event of breach of this contract by Buyer, then all earnest monies shall be

forfeited to Seller upon Seller's request, but such forfeiture shall not affect any other remedies available to Seller for such breach.

NOTE: In the event of a dispute between Seller and Buyer over the return or forfeiture of earnest money held in escrow by a

broker, the broker is required by state law to retain said earnest money in the broker's trust or escrow account until a written

release from the parties consenting to its disposition has been obtained or until disbursement is ordered by a court of competent

jurisdiction.

(b) \$ N/A ADDITIONAL EARNEST MONEY DEPOSIT to be paid to Escrow Agent no later than

N/A TIME BEING OF THE ESSENCE WITH REGARD TO SAID DATE.

(c) \$ N/A OPTION FEE in accordance with paragraph 11, Alternative 2, to be paid to Seller on the

Effective Date as set forth in paragraph 19. (NOTE: If Alternative 2 applies, then do not insert \$0, N/A, or leave blank).

(d) \$ N/A BY ASSUMPTION of the unpaid principal balance and all obligations of Seller on the existing

loan(s) secured by a deed of trust on the Property in accordance with the attached Loan Assumption Addendum.

(e) \$ N/A BY SELLER FINANCING in accordance with the attached Seller Financing Addendum.

(f) \$ 20,900.00 BALANCE of the purchase price in cash at Closing.

3. CONDITIONS: (State N/A in each blank that is not a condition to this contract.)

(a) Buyer must be able to obtain a  Conventional  Other: Construction loan at a  Fixed Rate  Adjustable

Rate in the principal amount of \$132,000.00 for a term of 1 year(s), at an initial interest rate not

to exceed 10 % per annum, with mortgage loan discount points not to exceed 1 % of the loan amount. Buyer shall

apply for said loan within 5 days of the Effective Date of this contract. Buyer shall use Buyer's best efforts to secure the

lender's customary loan commitment letter on or before March 22, 2007 and to satisfy all terms and

conditions of the loan commitment letter by Closing. After the above letter date, Seller may request in writing from Buyer a copy

of the loan commitment letter. If Buyer fails to provide Seller a copy of the loan commitment letter or a written waiver of this

loan condition within five days of receipt of Seller's request, Seller may terminate this contract by written notice to Buyer at any

time thereafter, provided Seller has not then received a copy of the letter or the waiver.



This form jointly approved by: North Carolina Bar Association North Carolina Association of REALTORS®, Inc.



STANDARD FORM 12 - T © 7/2006

Buyer Initials DS Seller Initials 02/JS