

Initial Application Date: 12-31-09

Application # 0950023512

CU \_\_\_\_\_

**COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION**

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

LANDOWNER: Crutcher Per LLC Mailing Address: PO Box 727

City: Purum State: NC Zip: 28234 Home #: \_\_\_\_\_ Contact #: 910-483-2229

APPLICANT: Watermark Homes, Inc Mailing Address: PO Box 53922

City: Fayetteville State: NC Zip: 28305 Home #: \_\_\_\_\_ Contact #: 910-483-2229

\*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Christa Duffer Phone #: 910-237-1512

PROPERTY LOCATION: Subdivision: Carolina Seasons Community Lot #: 108 Lot Acreage: 0.47 AC

State Road #: 1223 State Road Name: Pondrose Trail Map Book&Page: 2009 / 438

Parcel: 09956703 0006 51 PIN: 9556-69-4211.000

Zoning: RA 20A Flood Zone: X Watershed: N/A Deed Book&Page: 071 Power Company\*: Central EMC

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PROPOSED USE:** (Include Bonus room as a bedroom if it has a closet) Circle:

SFD (Size 90 x 38) # Bedrooms 3 # Baths 2.5 Basement (w/wo bath) \_\_\_\_\_ Garage Double Deck \_\_\_\_\_ Crawl Space / Slab

Mod (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms \_\_\_\_\_ # Baths \_\_\_\_\_ Basement (w/wo bath) \_\_\_\_\_ Garage \_\_\_\_\_ Site Built Deck \_\_\_\_\_ ON Frame / OFF

Manufactured Home: \_\_\_\_\_ SW \_\_\_\_\_ DW \_\_\_\_\_ TW (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms \_\_\_\_\_ Garage \_\_\_\_\_ (site built?) \_\_\_\_\_ Deck \_\_\_\_\_ (site built?) \_\_\_\_\_

Duplex (Size \_\_\_\_\_ x \_\_\_\_\_) No. Buildings \_\_\_\_\_ No. Bedrooms/Unit \_\_\_\_\_

Home Occupation # Rooms \_\_\_\_\_ Use \_\_\_\_\_ Hours of Operation: \_\_\_\_\_ #Employees \_\_\_\_\_

Addition/Accessory/Other (Size \_\_\_\_\_ x \_\_\_\_\_) Use \_\_\_\_\_ Closets in addition ( ) yes ( ) no

\*Homes with Progress Energy as service provider need to supply premise number from Progress Energy

Water Supply:  County ( ) Well (No. dwellings \_\_\_\_\_) **MUST** have operable water before final

Sewage Supply:  New Septic Tank (Complete **New Tank Checklist**) ( ) Existing Septic Tank ( ) County Sewer

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 (existing or proposed): Single family dwellings \_\_\_\_\_  Manufactured Homes \_\_\_\_\_ Other (specify) \_\_\_\_\_

Required Residential Property Line Setbacks: Comments: off # 105494

Front	Minimum <u>35.0'</u>	Actual <u>36.00'</u>
Rear	<u>25.0'</u>	<u>70.24'</u>
Closest Side	<u>10.0'</u>	<u>23.52'</u>
Sidestreet/corner lot	_____	_____
Nearest Building on same lot	_____	_____

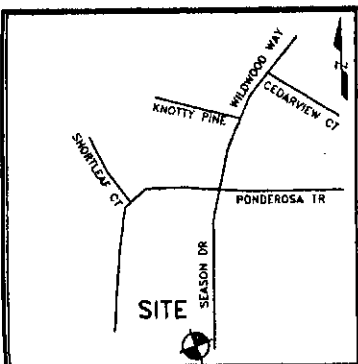
If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information is provided.

Christa Duffer  
Signature of Owner or Owner's Agent

December 18, 2009  
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



**LEGEND**  
 R/W-RIGHT OF WAY  
 DB-DEED BOOK  
 PG-PAGE  
 PROP-PROPOSED  
 SF-SQUARE FEET  
 AC-ACRE(S)  
 CONC-CONCRETE  
 PC-PLAT CABINET



(96)

(97)

CAROLINA SEASONS  
 PH 2, SECT 2  
 MAP #2009-438

Vicinity Map  
 (Not to Scale)

60' EASEMENT  
 PC#F, SLIDE 75-D

S84°59'04"W 175.13'

(108)

20,665 SF  
 0.47 AC

N06°21'43"E 81.23'

N65°24'02"E 182.41'

(107)

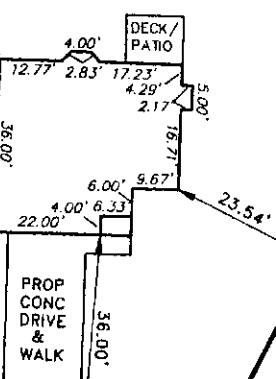
CAROLINA SEASONS  
 PH 2, SECT 2  
 MAP #2009-438

S14°28'10"W 120.33'

(109)

CAROLINA SEASONS  
 PH 2, SECT 2  
 MAP #2009-438

PROPOSED HOUSE  
 'THE CONIFER'  
 BG18-A38F



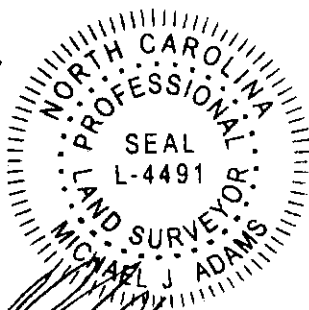
CURVE TABLE

CURVE	RADIUS	LENGTH	CH. BEARING	CHORD
C1	45.00'	40.00'	N50°03'54"W	38.70'

SEASON DRIVE  
 50' PUBLIC R/W

**PLOT PLAN**

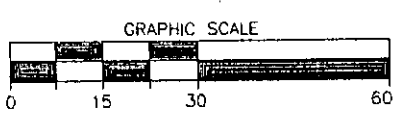
**PROPERTY OF: WATERMARK HOMES INC.**  
**ADDRESS: 104 SEASON DRIVE**  
**CITY: NEAR CAMERON, NC**  
**COUNTY: HARNETT**  
**TAX PIN: 9556-69-4211.000**



**TOWNSHIP: JOHNSONVILLE**  
**DATE: DECEMBER 11, 2009**  
**SCALE: 1" = 30'**  
**REFERENCE: LOT 108**  
**CAROLINA SEASONS**  
**PHASE 2, SECT 2**  
**MAP#2009-438**

MICHAEL J. ADAMS PLS-L-4491  
 CFS NC-075

MINIMUM SETBACKS:  
 35'-FRONT  
 10'-SIDE  
 25'-REAR



M.A.P.S. SURVEYING, INC.  
 C-2589  
 1306 FORT BRAGG ROAD  
 FAYETTEVILLE, NC 28305  
 PHN: (910)484-6432  
 FAX: (910)778-9440  
 DRAWN BY: NJA

**NOTES:**

- 1) THIS MAP IS NOT A CERTIFIED SURVEY AND NO RELIANCE MAY BE PLACED IN IT'S ACCURACY.
- 2) THIS MAP IS FOR PERMITTING PURPOSES ONLY.
- 3) THIS MAP CAN NOT BE USED FOR RECORDATION OR ATTACHED TO A DEED TO BE RECORDED.
- 4) THIS MAP IS NOT DRAWN IN ACCORDANCE WITH GS 47-30.

NAME: \_\_\_\_\_

APPLICATION #: \_\_\_\_\_

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

**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)

910-893-7525 option 1

CONFIRMATION # \_\_\_\_\_

**Environmental Health New Septic System Code 800**

- Place "pink property flags" on each corner iron of lot. All property lines must be clearly flagged approximately every 50 feet between corners.
- Place "orange house corner flags" at each corner of the proposed structure. Also flag driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
- Place orange Environmental Health card in location that is easily viewed from road to assist in locating property.
- 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. **Do not grade property.**
- **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 option 1 to schedule and use code 800 (after selecting notification permit if multiple permits exist) for Environmental Health inspection. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to verify results. Once approved, proceed to Central Permitting for permits.

**Environmental Health Existing Tank Inspections Code 800**

- Follow above instructions for placing flags and card 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 option 1 & select notification permit if multiple permits, then use code 800 for Environmental Health inspection. **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.

**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       Conventional       Any  
 Alternative       Other \_\_\_\_\_

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 Do you plan to have an irrigation system now or in the future?  
 YES  NO Does or will the building contain any drains? Please explain. \_\_\_\_\_  
 YES  NO Are there any existing wells, springs, waterlines or Wastewater Systems on this property?  
 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.**

\_\_\_\_\_  
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

12-18-07  
DATE

CONTRACT TO PURCHASE

This contract, made and entered into this 7<sup>th</sup> day of December, 2009, by and between Crestview Development, LLC. as SELLER, and Watermark Homes, INC. as BUYER.

WITNESSETH

THAT SELLER hereby contracts to sell and convey to BUYER, and BUYER hereby contracts to purchase from SELLER, the following described residential building lot/s, to wit:

Being all of LOT/S 8 and 13 of the Subdivision known as Carolina Seasons Phase 2 Section 2 map of which is duly recorded in Book of Plats Map 2009 Page 438-440, Harnett County Registry.

Price is \$ Lots 82, 84, 85, and 108, payable as follows:

Down Payment (payable upon execution of this contract): \$ \_\_\_\_\_

Balance of Sale Price (payable at closing): \$ 100,000

1. The LOT/S shall be conveyed by SELLER to buyer by a General Warranty Deed free of all encumbrances other than taxes for the current year, which shall be prorated as of closing. The Deed shall be subject to all Restrictive Covenants, Utility Easements and applicable zoning ordinances on record at the time of closing.
2. Buyer acknowledges inspecting the property and that no representations or inducements have been made by SELLER, other than those set forth herein, and that the Contract contains the entire agreement between the parties.
3. Closing (Final Settlement) is to take place not later than: January 7<sup>th</sup>, 2010 at the offices of TBA. Should BUYER fail to close, the SELLER, at his option, may retain the sum paid as a Down Payment upon the Purchase Price as liquidated damages and declare this Contract null and void and may proceed to resell the LOT/S to a subsequent Buyer.
4. Other Conditions:

Restrictive Covenants for subdivision are recorded in the Office of the Register of Deeds for Harnett County in Book 2652 Page(s) 530-538, or \_\_\_\_\_, a copy of which has been provided to Buyer.

Building side lines shall be per plat unless otherwise controlled by governmental authority. Property has been surveyed by Bennett Surveys, Inc.

Buyer must submit house plans to SELLER for architectural conformity and Covenant approval prior to breaking ground.

Additionally: \_\_\_\_\_ will be closed when sediment ponds and/or dirt storage are removed

IN WITNESS WHEREOF the parties have executed this contract this day 7<sup>th</sup> of December, 2009.

Crestview Development  
[Signature]  
SELLER

[Signature]  
BUYER