

Initial Application Date: 3-23-14

AV-6

Application # 1650038300

CU# \_\_\_\_\_

**COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION**

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 ext:2 Fax: (910) 893-2793 www.harnett.org/permits

**A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) & SITE PLAN ARE REQUIRED WHEN SUBMITTING A LAND USE APPLICATION\*\***

**Owner**  
**Buyer**  
**LANDOWNER:** Royal Oaks Building Group, LLC Mailing Address: 1210 Trinity Road, Suite 102

City: Raleigh State: NC Zip: 27607 Contact No: 919-233-3886 Email: jmoxley@royaloakshomes.com

**APPLICANT\*:** Royal Oaks Building Group Mailing Address: 1210 Trinity Road

City: Raleigh State: NC Zip: 27607 Contact No: 919-233-3886 Email: jmoxley@royaloakshomes.com

\*Please fill out applicant information if different than landowner

**CONTACT NAME APPLYING IN OFFICE:** John Moxley Phone # 919-233-3886 / 321

**PROPERTY LOCATION:** Subdivision: Atkin's Village Lot #: 60 Lot Size: 58A

State Road # 121 State Road Name: Atkins Village Court Map Book & Page: 2015 / 235

Parcel: 040672 0118 06 PIN: 0664-86-4742.000

Zoning: RA30 Flood Zone: N/A Watershed: N/A Deed Book & Page: 3279 / 74 Power Company\*: South River

\*New structures with Progress Energy as service provider need to supply premise number \_\_\_\_\_ from Progress Energy.

**PROPOSED USE:**

SFD: (Size 51' x 37') # Bedrooms: 3 # Baths: 2.5 Basement(w/wo bath): \_\_\_\_\_ Garage:  Deck:  Crawl Space:  Slab: \_\_\_\_\_ Monolithic Slab: \_\_\_\_\_  
(Is the bonus room finished? (  ) yes ( ) no w/ a closet? ( ) yes (  ) no (if yes add in with # bedrooms)

Mod: (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms \_\_\_\_\_ # Baths \_\_\_\_\_ Basement (w/wo bath) \_\_\_\_\_ Garage: \_\_\_\_\_ Site Built Deck: \_\_\_\_\_ On Frame \_\_\_\_\_ Off Frame \_\_\_\_\_  
(Is the second floor finished? ( ) yes ( ) no Any other site built additions? ( ) yes ( ) no

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

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

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

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

Water Supply:  County \_\_\_\_\_ Existing Well \_\_\_\_\_ New Well (# of dwellings using well \_\_\_\_\_) \*Must have operable water before final

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

Does owner of this tract of land, own land that contains a manufactured home within five hundred feet (500') of tract listed above? ( ) yes (  ) no

Does the property contain any easements whether underground or overhead ( ) yes (  ) no

Structures (existing or Proposed): Single family dwellings: New Home Manufactured Homes: \_\_\_\_\_ Other (specify): \_\_\_\_\_

**Required Residential Property Line Setbacks:**

	Minimum	Actual
Front	35'	36'
Rear	25'	121.9'
Closest Side	10'	35.5'
Sidestreet/corner lot	20'	38.4'
Nearest Building on same lot		

**Comments:** \_\_\_\_\_

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

**SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON:** North on 401; Right onto Rawls Church Road; Right onto Atkins road  
left onto Atkins Village Court

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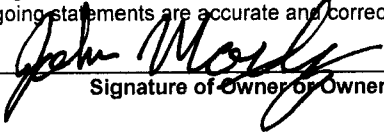
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If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my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

  
\_\_\_\_\_  
Signature of Owner or Owner's Agent

3/14/16  
Date

**\*\*\*It is the owner/applicants responsibility to provide the county with any applicable information about the subject property, including but not limited to: boundary information, house location, underground or overhead easements, etc. The county or its employees are not responsible for any incorrect or missing information that is contained within these applications.\*\*\***

**\*\*This application expires 6 months from the initial date if permits have not been issued\*\***


PLOT PLAN FOR  
**ROYAL OAKS BUILDING GROUP, LLC**  
 121 ATKINS VILLAGE COURT  
 LOT 6, ATKINS VILLAGE PHASE ONE  
 FUQUAY VARINA, HARNETT COUNTY, NORTH CAROLINA

SITE PLAN APPROVAL

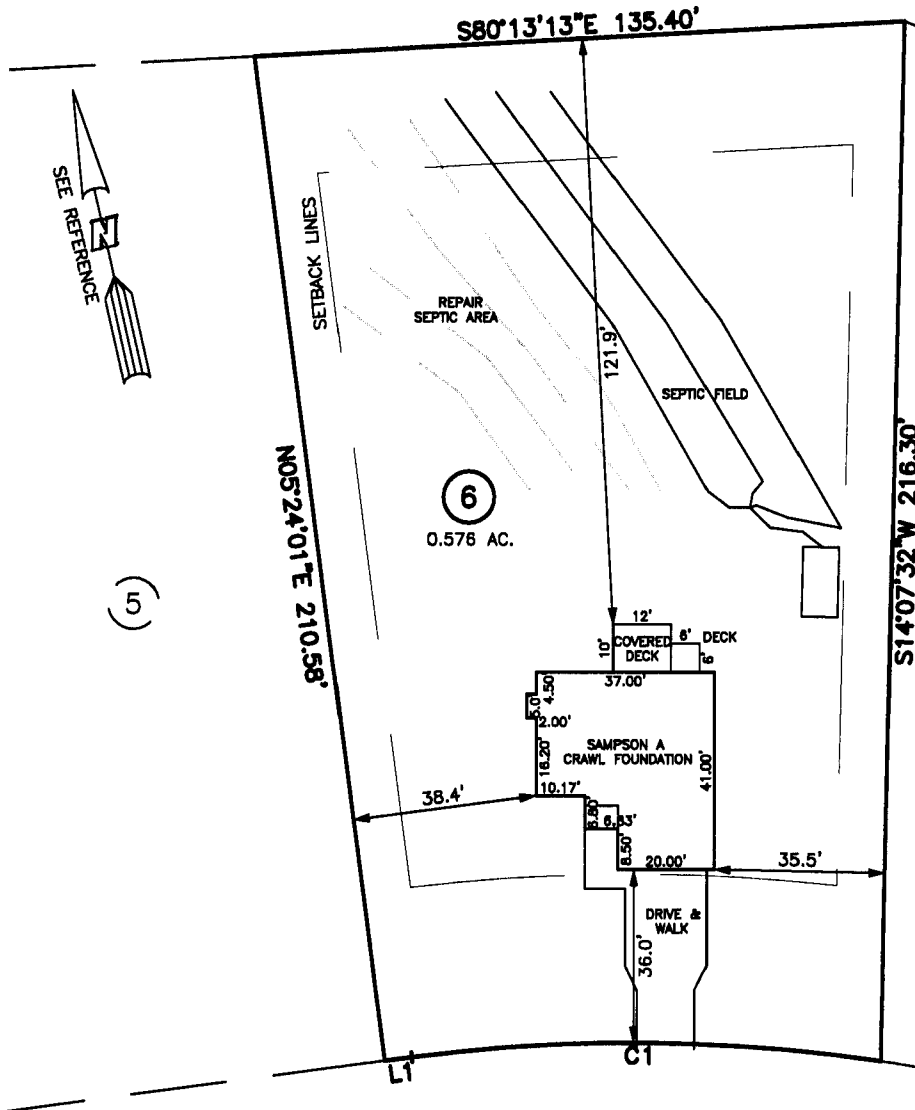
DISTRICT RA30 USE SED

N/F  
 TIMOTHY A. STEPHENSON ET UX  
 D.B. 2755, PG. 165  
 PLAT CABINET "F", SLIDE 457-4

#BEDROOMS 3

Date 3-23-16 

Zoning Administrator



- (7) **LEGEND**
- BFP BACK FLOW PREVENTER
  - CI CURB INLET
  - CO SEWER CLEANOUT
  - ECM EXISTING CONCRETE MONUMENT
  - EDH EXISTING DRILL HOLE
  - EIS EXISTING IRON STAKE
  - EIP EXISTING IRON PIPE
  - EPK EXISTING PK NAIL
  - ES ELECTRIC STUB
  - FES FLARED END SECTION
  - LP LIGHT POLE
  - MH MANHOLE
  - NDH NEW DRILL HOLE
  - NIP NEW IRON PIPE
  - NPK NEW PK NAIL
  - OHW OVERHEAD WIRES
  - PNS POINT NOT SET
  - TP TELEPHONE PEDESTAL
  - TR TRANSFORMER
  - TV CABLE TV PEDESTAL
  - UP UTILITY POLE
  - WM WATER METER
  - WW WATER VALVE
  - YI YARD INLET
  - ( ) FIELD MEASUREMENT

**SETBACK INFO**

FRONT:	_____	35'
REAR:	_____	25'
SIDES:	_____	10'
CORNER SIDE:	_____	10'

**ATKINS VILLAGE COURT**  
 50' PUBLIC R/W

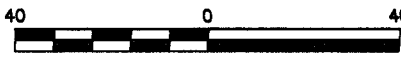
NUMBER	RADIUS'	DELTA	ARC'	CHORD BRG.	CHORD'
C1	350.00	18°00'01"	97.74	N78°35'58"W	97.42

**IMPERVIOUS SURFACE TABLE**

HOUSE.....	1,320 S.F.
DECKS.....	180 S.F.
WALK & DRIVE.....	640 S.F.
TOTAL IMPERVIOUS.....	3,380 S.F.
PERCENTAGE IMPERVIOUS =	13.5%
MAXIMUM IMPERVIOUS =	24 %

NUMBER	DIRECTION	DISTANCE
L1	N84°35'58"W	5.71'

**REFERENCES:**  
 B.M. 2015, PP. 235-236



SCALE: 1" = 40'

**NOTES**

1. NOT FOR RECORDING IN MAP BOOKS.
2. THIS SURVEY SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
3. THIS MAP IS NOT A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY.

**\*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
  - **All property irons must be made visible.** 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.**
  - **All lots to be addressed within 10 business days after confirmation. \$25.00 return trip fee may be incurred for failure to uncover outlet lid, mark house corners and property lines, etc. once lot confirmed ready.**
  - 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 **outlet end** of tank as diagram indicates, and lift lid straight up (*if possible*) and then **put lid back in place.** (Unless inspection is for a septic tank in a mobile home park)
  - **DO NOT LEAVE LIDS OFF OF SEPTIC TANK**
  - After uncovering **outlet end** 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. Foundation Drains
- 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)

3-14-16  
DATE

Harnett County Central Permitting  
PO Box 65 Lillington NC 27546  
910 893 7525 Fax 910 893 2793 www.harnett.org/permits

Each section below to be filled out  
by whomever performing work  
Must be owner or licensed  
contractor Address company  
name & phone must match

**Application for Residential Building and Trades Permit**

Owner s Name Royal Oaks Building Group Date \_\_\_\_\_  
Site Address 121 Atkins Village Court Phone 919-233-3886  
Directions to job site from Lillington North on 401; Right onto Rawls Church Road; Right onto Atkins Road  
left onto Atkins Village Court

Subdivision Atkins Village Lot 6  
Description of Proposed Work Single Family Home # of Bedrooms 3  
Heated SF 2008 Unheated SF 565 Finished Bonus Room? yes Crawl Space X Slab \_\_\_\_\_

**General Contractor Information**

Royal Oaks Building Group, LLC  
Building Contractor s Company Name  
1210 Trinity Road, Suite 102 Raleigh, NC 27607  
Address  
49775  
License #

919-233-3886  
Telephone  
cobrien@royaloaksbg.com  
Email Address

**Electrical Contractor Information**

Description of Work Electrical Rough in and Final Service Size 200 Amps T-Pole X Yes \_\_\_ No \_\_\_  
Imperial Electric  
Electrical Contractor s Company Name  
PO Box 162, Apex, NC 27502  
Address  
19850  
License #

919-363-7474  
Telephone  
\_\_\_\_\_  
Email Address

**Mechanical/HVAC Contractor Information**

Description of Work Install HVAC and duct system  
Stewart's Heating and Air  
Mechanical Contractor s Company Name  
2430 Reliance Ave, Apex, NC 27539  
Address  
09308  
License #

919-362-0387  
Telephone  
\_\_\_\_\_  
Email Address

**Plumbing Contractor Information**

Description of Work Plumb single Family home # Baths 2.5  
Barbour & Pourron  
Plumbing Contractor s Company Name  
PO Box 934, Clayton, NC 27528  
Address  
27132  
License #

919-533-4455  
Telephone  
\_\_\_\_\_  
Email Address

**Insulation Contractor Information**

Tatum Insulation II  
Insulation Contractor s Company Name & Address

919-661-0999  
Telephone

**\*NOTE General Contractor must fill out and sign the second page of this application**

I hereby certify that I have the authority to make necessary application that the application is correct and that the construction will conform to the regulations in the Building Electrical Plumbing and Mechanical codes and the Harnett County Zoning Ordinance I state the information on the above contractors is correct as known to me and that **by signing below I have obtained all subcontractors permission to obtain these permits** and if **any** changes occur including listed contractors site plan number of bedrooms building and trade plans Environmental Health permit changes or proposed use changes I certify it is my responsibility to notify the Harnett County Central Permitting Department of any and all changes

**EXPIRED PERMIT FEES** - 6 Months to 2 years permit re-issue fee is \$150 00 After 2 years re-issue fee is as per current fee schedule

John Mosley  
Signature of Owner/Contractor/Officer(s) of Corporation

3/14/16  
Date

**Affidavit for Worker's Compensation N C G S 87-14**

The undersigned applicant being the

General Contractor     Owner     Officer/Agent of the Contractor or Owner

Do hereby confirm under penalties of perjury that the person(s) firm(s) or corporation(s) performing the work set forth in the permit

Has three (3) or more employees and has obtained workers compensation insurance to cover them

Has one (1) or more subcontractors(s) and has obtained workers compensation insurance to cover them

Has one (1) or more subcontractors(s) who has their own policy of workers compensation insurance covering themselves

Has no more than two (2) employees and no subcontractors

While working on the project for which this permit is sought it is understood that the Central Permitting Department issuing the permit may require certificates of coverage of worker s compensation insurance prior to issuance of the permit and at any time during the permitted work from any person firm or corporation carrying out the work

Company or Name Royal Oaks Building Group

Sign w/Title John Mosley Plans Coordinator Date 3/14/16

## LIEN AGENT INFORMATION

Effective April 1, 2013

In accordance with North Carolina General Assembly Session Law 2012-158, inspections offices are not allowed to issue any permit where the project cost is \$30,000 or more unless the application is for improvements to an existing dwelling that the applicant uses as a residence **OR** the property owner has designated a lien agent and provided the inspections office with the information below.

Name of Lien Agent Chicago Title Company, LLC  
Mailing address of Agent 19 W. Hargett Street, Suite 507  
Raleigh, NC 27601  
Physical address of Agent 19 W. Hargett Street, Suite 507  
Raleigh, NC 27607  
Telephone 888-690-7384 Fax 919-489-5231  
Email support@liensnc.com

This information will be attached to the permit record and a copy provided to the applicant. The applicant is required to post a copy on the property.

Excerpt from North Carolina G.S. 153A-357:

“(Effective April 1, 2013) No permit shall be issued pursuant to subdivision (1) of subsection (a) of this section where the cost of the work is thirty thousand dollars (\$30,000) or more, other than for improvements to an existing single-family residential dwelling unit as defined in G.S. 87-15.5(7) that the applicant uses as a residence, unless the name, physical and mailing address, telephone number, facsimile number, and electronic mail address of the lien agent designated by the owner pursuant to G.S. 44A-11.1(a) is conspicuously set forth in the permit or in an attachment thereto. The building permit may contain the lien agent's electronic mail address. The lien agent information for each permit issued pursuant to this subsection shall be maintained by the inspection department in the same manner and in the same location in which it maintains its record of building permits issued.”

**DO NOT REMOVE!****Details: Appointment of Lien Agent**

Entry #: 443744

Filed on: 04/01/2016

Initially filed by: ROBG

**Designated Lien Agent**

Chicago Title Company, LLC

Online: [www.liensnc.com](http://www.liensnc.com) (http://www.liensnc.com)Address: 19 W. Hargett St., Suite 507 / Raleigh, NC  
27601

Phone: 888-690-7384

Fax: 913-489-5231

Email: [support@liensnc.com](mailto:support@liensnc.com) (mailto:support@liensnc.com)**Project Property**6 AV  
121 Atkins Village Court  
Fuquay Varina, NC 27526  
Harnett County**Print & Post****Contractors:**

Please post this notice on the Job Site.

**Suppliers and Subcontractors:**

Scan this image with your smart phone to view this filing. You can then file a Notice to Lien Agent for this project.

**Property Type**

1-2 Family Dwelling

**Owner Information**Royal Oaks Building Group, LLC  
1210 Trinity Rd. suite 102  
Raleigh, NC 27607  
United States  
Email: [kbeyer@royaloakshomes.com](mailto:kbeyer@royaloakshomes.com)  
Phone: 919-233-3886

View Comments (0)

Technical Support Hotline: (888) 690-7384



Plan Box # AS

Date 3.23.16

Job Name ROYAL

App # 38300

Valuation 207901

SQ Feet 2008

Garage 409

= 2417

**Inspections for SFD/SFA**

Crawl  Slab \_\_\_\_\_ Mono \_\_\_\_\_ Basement \_\_\_\_\_

Footing	Footing	Plum Under Slab	Footing
Foundation	Foundation	Ele. Under Slab	Foundation
Address	Address	Address	Waterproofing
Open Floor	Slab	Mono Slab	Plum Under slab
Rough In	Rough In	Rough In	Address
Insulation	Insulation	Insulation	Slab
Final	Final	Final	Open Floor
			Rough In
			Insulation
			Final

Foundation Survey  Envir. Health  Other \_\_\_\_\_

**Additions / Other**

- Footing \_\_\_\_\_
- Foundation \_\_\_\_\_
- Slab \_\_\_\_\_
- Mono \_\_\_\_\_
- Open Floor \_\_\_\_\_
- Rough In \_\_\_\_\_
- Insulation \_\_\_\_\_
- Final \_\_\_\_\_

15133

HARNETT COUNTY CENTRAL PERMITTING

P.O. BOX 65

LILLINGTON, NC 27546

For Inspections Call: (910) 893-7525 Fax: (910) 893-2793

Bldg Insp scheduled before 2pm available next business day.

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Application Number . . . . . 16-50038300 Date 4/27/16  
 Intersection . . . . .  
 Property Address . . . . . 121 ATKINS VILLAGE CT  
 PARCEL NUMBER . . . . . 04-0672- - -0118- -06-  
 Application type description CP NEW RESIDENTIAL (SFD)  
 Subdivision Name . . . . . ATKINS VILLAGE PH1 20LTS  
 Property Zoning . . . . . RES/AGRI DIST - RA-30

Owner

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ATKINS VILLAGE LLC  
 1210 TRINITY RD STE 102  
 RALEIGH NC 27607

Contractor

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ROYAL OAKS BUILDING GROUP LLC  
 1210 TRINITY RD, SUITE 102  
 RALEIGH NC 27607  
 (919) 233-3886

Applicant

-----

ROYAL OAKS BUILDING GROUP #6  
 1210 TRINITY RD  
 STE 102  
 RALEIGH NC 27607  
 (919) 233-3886

--- Structure Information 000 000 51X37 3BDR CRAWL W/ GARAGE & DECK  
 Flood Zone . . . . . FLOOD ZONE X  
 Other struct info . . . . . # BEDROOMS 3000000.00  
 PROPOSED USE SFD  
 SEPTIC - EXISTING? NEW TANK  
 WATER SUPPLY COUNTY

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Permit . . . . . BLDG,MECH,ELEC,PLB,INSU PERMIT

Additional desc . .

Phone Access Code . 1132919

Issue Date . . . . . 4/27/16

Valuation . . . . . 0

Expiration Date . . 4/27/17

Special Notes and Comments

T/S: 03/23/2016 09:34 AM JBROCK ----  
 ATKINS VILLAGE #6  
 XX  
 PERMIT INCLUDES BLDG,ELEC,MECH,PLUMB  
 INSULATION AND LAND USE.  
 XX  
 Work must conform and comply with the  
 STATE BUILDING CODE and all other State  
 and local laws, ordinances & regulations

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\_\_\_\_\_

\_\_\_\_\_

HARNETT COUNTY CENTRAL PERMITTING

P.O. BOX 65

LILLINGTON, NC 27546

For Inspections Call: (910) 893-7525 Fax: (910) 893-2793

Bldg Insp scheduled before 2pm available next business day.

Application Number . . . . .	16-50038300	Page	2
Property Address . . . . .	121 ATKINS VILLAGE CT	Date	4/27/16
PARCEL NUMBER . . . . .	04-0672- - -0118- -06-		
Application description . . . . .	CP NEW RESIDENTIAL (SFD)		
Subdivision Name . . . . .	ATKINS VILLAGE PH1 20LTS		
Property Zoning . . . . .	RES/AGRI DIST - RA-30		
Permit . . . . .	BLDG,MECH,ELEC,PLB,INSU PERMIT		
Additional desc . . . . .			
Phone Access Code . . . . .	1132919		

Required Inspections

Seq	Phone Insp#	Insp Code	Description	Initials	Date
10	101	B101	R*BLDG FOOTING / TEMP SVC POLE	_____	___/___/___
20	103	B103	R*BLDG FOUND & TEMP SVC POLE	_____	___/___/___
20-30	814	A814	ADDRESS CONFIRMATION	_____	___/___/___
30-999	105	B105	R*OPEN FLOOR	_____	___/___/___
30	104	B104	R*FOUND & SETBACK VERIF SURVEY	_____	___/___/___
40-50	129	I129	R*INSULATION INSPECTION	_____	___/___/___
40-60	425	R425	FOUR TRADE ROUGH IN	_____	___/___/___
40-60	125	R125	ONE TRADE ROUGH IN	_____	___/___/___
40-60	325	R325	THREE TRADE ROUGH IN	_____	___/___/___
40-60	225	R225	TWO TRADE ROUGH IN	_____	___/___/___
50-60	429	R429	FOUR TRADE FINAL	_____	___/___/___
50-60	131	R131	ONE TRADE FINAL	_____	___/___/___
50-60	329	R329	THREE TRADE FINAL	_____	___/___/___
50-60	229	R229	TWO TRADE FINAL	_____	___/___/___
50-60	209	E209	R*ELEC TEMP POWER CERT	_____	___/___/___
999		H824	ENVIR. OPERATIONS PERMIT	_____	___/___/___