

Initial Application Date: 2/6/19

Application # SFD 1902-0004
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****

LANDOWNER: MCL LLC Mailing Address: 3857 Legion Rd
City: Hope Mills State: NC Zip: 28348 Contact No: _____ Email: _____

APPLICANT*: Arde Homes Inc Mailing Address: 3350 Footbridge Lane Ste 124
City: Fayetteville State: NC Zip: 28302 Contact No: 910-751-2402 Email: Joe.ArdeHomes@gmail.com
*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Joe Perkins Phone # 910-751-2402

PROPERTY LOCATION: Subdivision: Market Place - SS Daycontracting Ct. Lot #: 90 Lot Size: 0.48
State Road # _____ State Road Name: _____ Map Book & Page: 2014 / 199

Parcel: PID 039597 0056 07 PIN: 9597-11-5300.000

Zoning: RA-20A Flood Zone: NO Watershed: NO Deed Book & Page: 3239 / 0729 Power Company*: Central Elec

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

PROPOSED USE:

SFD: (Size 44 x 49) # Bedrooms: 4 # Baths: 2 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: _____ Manufactured Homes: _____ Other (specify): _____

Required Residential Property Line Setbacks:

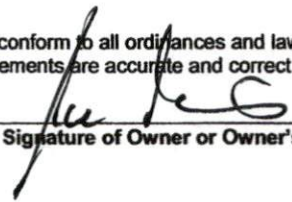
Front	Minimum	<u>35</u>	Actual	<u>37</u>
Rear		<u>25</u>		<u>27</u>
Closest Side		<u>10</u>		<u>22</u>
Sidestreet/corner lot		<u>20</u>		<u>N/A</u>
Nearest Building on same lot				

Comments: _____

[Handwritten signatures]

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: OFF Tingen Rd

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 2/4/19 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****

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

- **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. _____
- { } 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)

2/4/19
 DATE

MAP NO. 2014-199

SITE PLAN APPROVAL

DISTRICT RA-20R USE SFD

3 BEDROOMS 4

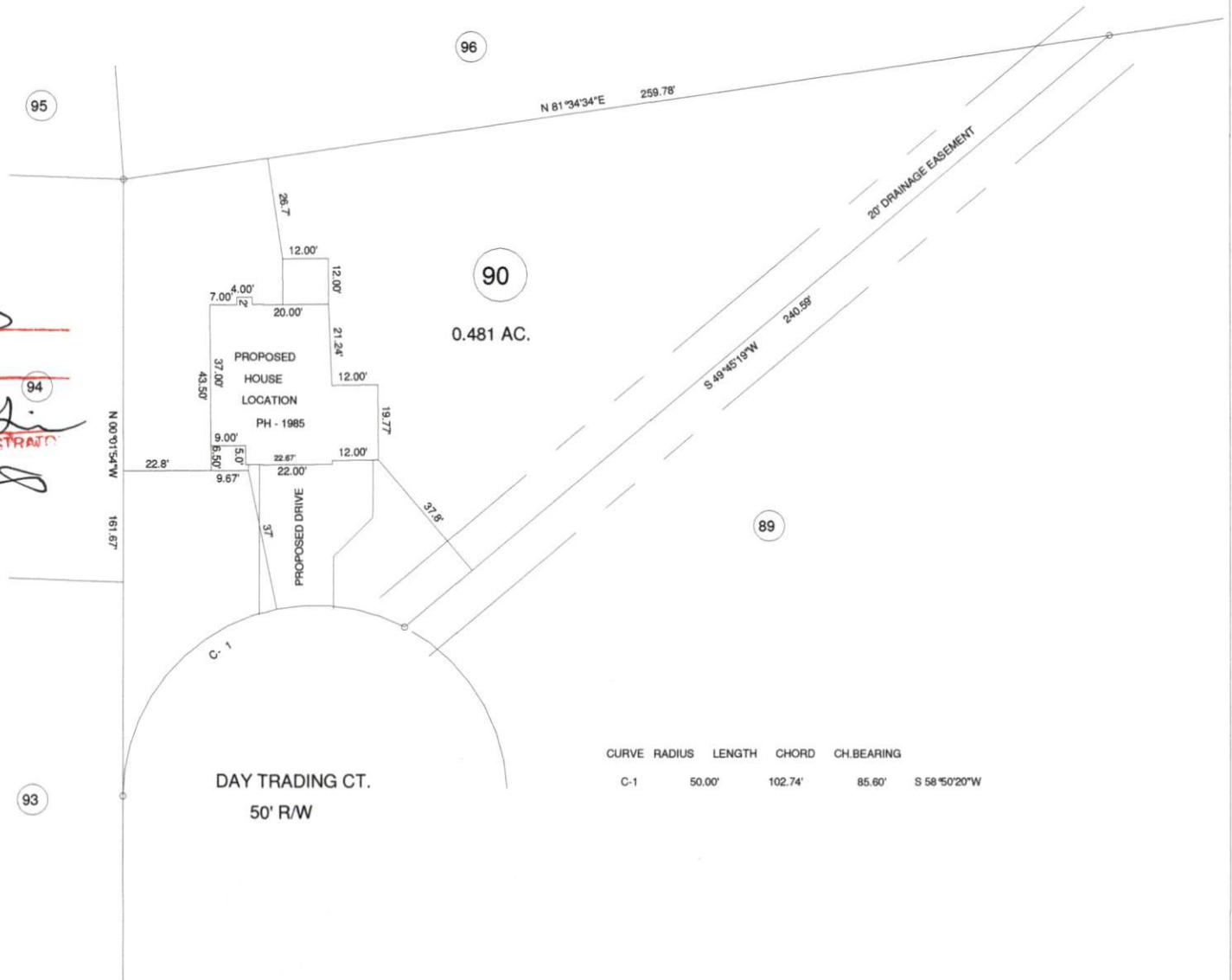
alvella

2/6/19

Handwritten signatures and initials

DEED REFERENCE: DEED BK 3239, PAGE 729

MAP REFERENCE: MAP NO. 2014-199



CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
C-1	50.00'	102.74'	85.60'	S 58°50'20"W

MINIMUM BUILDING SETBACKS

FRONT YARD — 35'

REAR YARD — 25'

SIDE YARD — 15'

CORNER LOT SIDE YARD — 20'

MAXIMUM HEIGHT — 35'



55 DAY TRADING CT. BROADWAY, NC 27505

—SURVEY FOR—

PROPOSED PLOT PLAN - LOT - 90

MARKET PLACE S/D, PHASE ONE

BENNETT SURVEYS F-1304

1662 CLARK RD., LILLINGTON, N.C. 27546

(910) 893-5252

TOWNSHIP	BARBECUE	COUNTY	HARNETT	10' 0 20'	SURVEYED BY:	FIELD BOOK
STATE:	NORTH CAROLINA	DATE:	FEBRUARY 04, 2019	SCALE: 1" = 40'	DRAWN BY: RVB	DRAWING NO.
ZONED	RA-20R	WATERSHED DISTRICT	PID #		CHECKED & CLOSURE BY:	19057
			PIN #			

North Carolina

Horne County

Contract to Purchase

This contract, made and entered into this 4 day of February, 2019, by and between MCL LLC as Seller, and Prude Thomas 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 9, 90 of the Subdivision know as Market Place, Section _____, Part _____ a map of which is duly recorded in Book of Plats _____ Page _____, Part _____, _____ County Registry.

- The agreed Sale Price is \$ 68,000, payable as follows:
 Down Payment (payable upon execution of this contract): \$ _____
 Balance of Sale Price (payable at Closing): \$ 34k each @ Closing
- The Lot/s shall be conveyed by Seller to buyer 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.
- Buyer acknowledges inspection of 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.
- Closing (Final Settlement) is to take place not later than: Feb 4th 2020, 20____ at the offices of Steve Bunnice office. 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.
- Other Conditions:
 Restrictive Covenants for subdivision are recorded in the Office of the Register of Deed for _____ County in Book _____ Page _____, or _____, a copy of which has been provided to the buyer.
 Building side lines shall be per plat unless controlled by a governmental authority. Property has been surveyed by Bennett Surveys, Litchington NC.
 Buyer must submit house plans to seller for architectural conformity and Covenants approval prior to breaking ground.

Additionally: _____

In Witness Whereof the parties have executed this contract this 4 day of Feb, 2019.

Steve Bunnice
Seller

Prude Thomas
Buyer

Print this page



Property Description:

LT#90 MARKET PLACE PH 1 MAP#2014-199

Harnett County GIS

PID: 039597 0056 17

PIN: 9597-11-5300.000

REID: 0081650

Subdivision:

Taxable Acreage: 1.000 LT ac

Calculated Acreage: 0.48 ac

Account Number: 1500006673

Owners: MCL LLC

Owner Address : 3857 LEGION RD HOPE MILLS, NC 28348

Property Address: 55 DAY TRADING CT BROADWAY, NC 27505

City, State, Zip: BROADWAY, NC, 27505

Building Count: 0

Township Code: 03

Fire Code:

Parcel Building Value: \$0

Parcel Outbuilding Value : \$0

Parcel Land Value : \$30000

Parcel Special Land Value : \$0

Total Value : \$30000

Parcel Deferred Value : \$0

Total Assessed Value : \$30000

Neighborhood: 00360

Actual Year Built:

TotalAcutalAreaHeated: Sq/Ft

Sale Month and Year: 8 / 2014

Sale Price: \$0

Deed Book & Page: 3239-0729

Deed Date: 2014/08/20

Plat Book & Page: 2014-199

Instrument Type: WD

Vacant or Improved:

QualifiedCode: E

Transfer or Split:

Prior Building Value: \$0

Prior Outbuilding Value : \$0

Prior Land Value : \$30000

Prior Special Land Value : \$0

Prior Deferred Value : \$0

Prior Assessed Value : \$30000

