



Initial Application Date: 4-2-19

Application # SFD1904-0013

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: Keith McNeill Mailing Address: 2825 Holly Springs Road
City: Broadway State: NC Zip: 27505 Contact No: _____ Email: _____

APPLICANT*: Weaver Homes, Inc Mailing Address: 350 Wagoner Drive
City: Fayetteville State: NC Zip: 28303 Contact No: 9196064696 Email: _____

*Please fill out applicant information if different than landowner

ADDRESS: 155 River Ridge Broadway, NC 27505 PIN: 0612-19-6400.000

Zoning: RA-30 Flood: minimal Watershed: WS-IV Deed Book / Page: 3516:0520

Setbacks - Front: 80 Back: 65 Side: 275 Corner: _____

PROPOSED USE:

- SFD: (Size 47 x 63) # Bedrooms: 3 # Baths: 2 Basement(w/wo bath): X Garage: _____ Deck: _____ Crawl Space: X Slab: _____ 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**
(Need to Complete New Well Application at the same time as New Tank)

Sewage Supply: _____ New Septic Tank _____ Expansion _____ Relocation Existing Septic Tank _____ County Sewer
(Complete Environmental Health Checklist on other side of application if Septic)

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: 1 Manufactured Homes: _____ Other (specify): _____

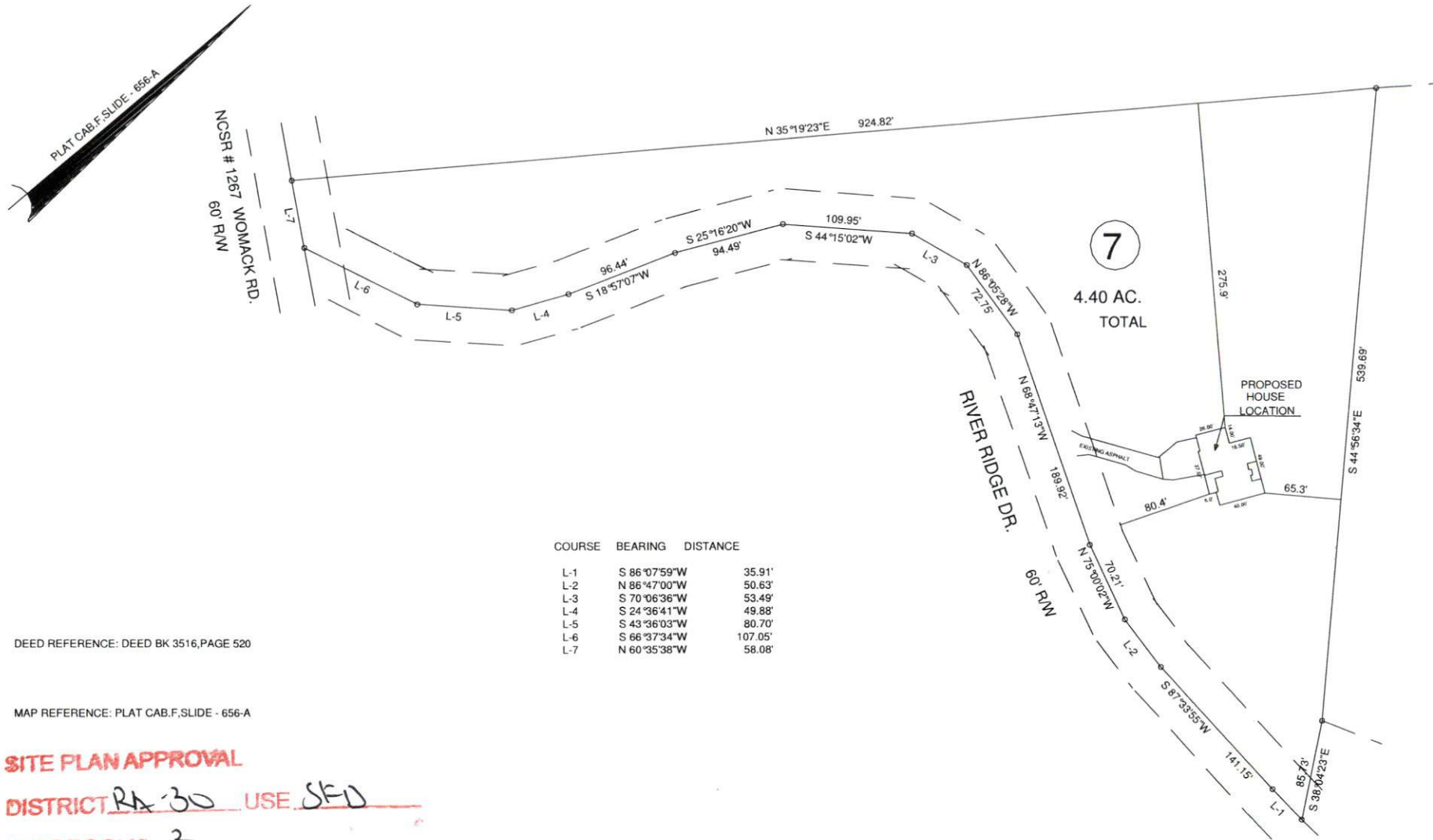
If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information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

[Signature] _____
Signature of Owner or Owner's Agent Date 3/17/19

*****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*

APPLICATION CONTINUES ON BACK



7

4.40 AC. TOTAL

COURSE	BEARING	DISTANCE
L-1	S 86°07'59"W	35.91'
L-2	N 86°47'00"W	50.63'
L-3	S 70°06'36"W	53.49'
L-4	S 24°36'41"W	49.88'
L-5	S 43°36'03"W	80.70'
L-6	S 66°37'34"W	107.05'
L-7	N 60°35'38"W	58.08'

DEED REFERENCE: DEED BK 3516, PAGE 520

MAP REFERENCE: PLAT CAB.F.SLIDE - 656-A

SITE PLAN APPROVAL

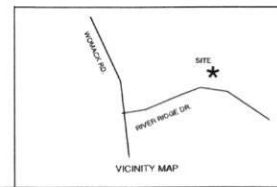
DISTRICT RA-30 USE SFD

#BEDROOMS 3

4-2-19 K. J. Y.
Zoning Administrator

MINIMUM BUILDING SETBACKS

FRONT YARD	35'
REAR YARD	20'
SIDE YARD	10'
CORNER LOT SIDE YARD	20'
MAXIMUM HEIGHT	35'



155 RIVER RIDGE DR. BROADWAY, NC 27505

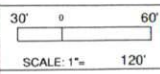
SURVEY FOR:

**PROPOSED PLOT PLAN - LOT - 7
RIVER RIDGE S/D**

TOWNSHIP	UPPER LITTLE RIVER	COUNTY	HARNETT
STATE	NORTH CAROLINA		DATE: MARCH 14, 2019
ZONED	WATERSHED DISTRICT	TAX PARCEL ID#:	0612-19-6400.000

BENNETT SURVEYS F-1304
 1662 CLARK RD., LILLINGTON, N.C. 27546
 (910) 893-5252

SURVEYED BY:	FIELD BOOK
DRAWN BY: RVB	DRAWING NO.
CHECKED & CLOSURE BY:	19119





Harnett
C O U N T Y
NORTH CAROLINA

Property Description:

LOT#7 RIVER RIDGE PC#F-656A

Harnett County.
GIS

PID: 130602 0139 06

PIN: 0612-19-6400.000

REID: 0049493

Subdivision:

Taxable Acreage: 4.390 AC ac

Caclulated Acreage: 4.88 ac

Account Number: 1500023666

Owners: MCNEILL ALEX KEITH

Owner Address : 2825 HOLLY SPRINGS RD DWAY, NC 27505-BROA

Property Address: 155 RIVER RIDGE DR BROADWAY, NC 27505

City, State, Zip: BROADWAY, NC, 27505

Building Count: 0

Township Code: 13

Fire Tax District: Boone Trail

Parcel Building Value: \$0

Parcel Outbuilding Value : \$0

Parcel Land Value : \$35000

Parcel Special Land Value : \$0

Total Value : \$35000

Parcel Deferred Value : \$0

Total Assessed Value : \$35000

Neighborhood: 01353

Actual Year Built:

TotalAcutalAreaHeated: Sq/Ft

Sale Month and Year: 6 / 2017

Sale Price: \$25000

Deed Book & Page: 3516-0520

Deed Date: 2017/06/23

Plat Book & Page: F-656A

Instrument Type: ST

Vacant or Improved:

QualifiedCode: P

Transfer or Split: T

Within 1mi of Agriculture District: No

Prior Building Value: \$51100

Prior Outbuilding Value : \$5000

Prior Land Value : \$35000

Prior Special Land Value : \$0

Prior Deferred Value : \$0

Prior Assessed Value : \$91100

Generating Map...