

VICINITY MAP (NTS)

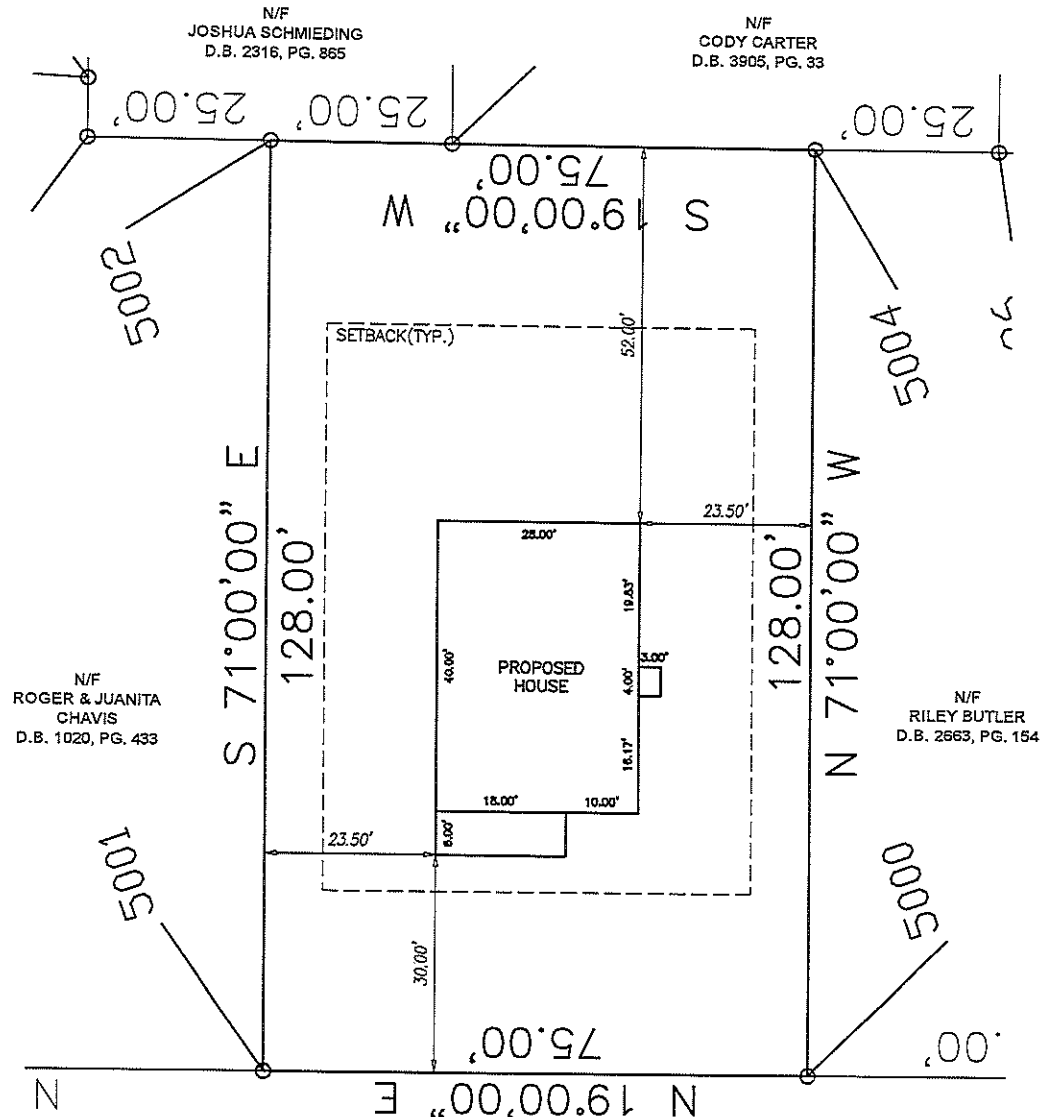


THIS EXHIBIT MAP IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

D.B. FLOYD, PLS L-3640 DATE \_\_\_\_\_

THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED.

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

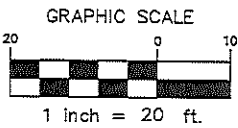


N/F  
ROGER & JUANITA  
CHAVIS  
D.B. 1020, PG. 433

N/F  
JOSHUA SCHMIEDING  
D.B. 2316, PG. 865

N/F  
CODY CARTER  
D.B. 3905, PG. 33

N/F  
RILEY BUTLER  
D.B. 2663, PG. 154



TWIN CITY STREET  
30' PUBLIC R/W

THIS PROPERTY IS NOT LOCATED IN THE SPECIAL FLOOD HAZARD AREA. FLOOD MAP: 3720150600J TOWN OF ERWIN CID: 370456 PANEL: 1506 SUFFIX: J EFFECTIVE DATE 10/03/2006

SETBACKS PER ERWIN  
FRONT 25'  
SIDE 8'  
REAR 25'  
ZONING: R-6

PLOT PLAN

DATE OF FIELD SURVEY: 06/14/2022

PROJECT:	22-280
SURVEYED BY:	R. ANTONY
DRAWN BY:	JX WANG
SCALE:	1"=20'
DATE:	06/15/2022

FOR  
JRT MANAGING PROPERTIES LLC  
TWIN CITY ST, DUNN  
LOT 51-53 COY LUCAS PROPERTY SUBDIVISION  
AVERASBORO TWP., HARNETT CO., NC  
P.B. 6, PG. 38 PIN: 1507-40-6208

**ECLS GLOBAL**  
U.S. VETERAN-OWNED  
19 N MCKINLEY ST  
DUNN, NC 27521  
910.897.3225 (TEL) 910.897.3229 (FAX) CO#E-4175



Town of Erwin  
Zoning Application & Permit  
Planning & Inspections Department

Permit #  
[ ]

Rev Sep2014

Each application should be submitted with an attached plot/site plan with the proposed use/structure showing lot shape, existing and proposed buildings, parking and loading areas, access drives and front, rear, and side yard dimensions.

Name of Applicant	JLT Managing Properties	Property Owner	<b>PAID</b>
Home Address	306 S. Wall St	Home Address	
City, State, Zip	RANDOLPH NC	City, State, Zip	
Telephone	919-980-2009	Telephone	
Email	jltp@jltmanagingproperties.com	Email	

3793

Address of Proposed Property	109 Twin City St	<b>TOWN OF ERWIN</b>	
Parcel Identification Number(s) (PIN)	1507-40-6209 000	Estimated Project Cost	140,000
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.	single family dwelling		
Description of any proposed improvements to the building or property	NEW STICK-BUILT SFD		
What was the Previous Use of the subject property?	Residential		
Does the Property Access DOT road?	NO		
Number of dwelling/structures on the property already	0	Property/Parcel size	0.23 acre
Floodplain SFHA <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Watershed <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Wetlands <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<b>MUST</b> circle one that applies to property	Existing/Proposed Septic System <input checked="" type="checkbox"/> Or Existing/Proposed County/City Sewer <input type="checkbox"/>		

**Owner/Applicant Must Read and Sign**

The undersigned property owner, or duly authorized agent/representative thereof certifies that this application and the forgoing answers, statements, and other information herewith submitted are in all respects true and correct to the best of their knowledge and belief. The undersigning party understands that any incorrect information submitted may result in the revocation of this application. Upon issuance of this permit, the undersigning party agrees to conform to all applicable town ordinances, zoning regulations, and the laws of the State of North Carolina regulating such work and to the specifications of plans herein submitted. The undersigning party authorizes the Town of Erwin to review this request and conduct a site inspection to ensure compliance to this application as approved.

Print Name	Curly Blackmon	Signature of Owner or Representative	Date
			6/14/22

**For Office Use**

Zoning District	R-6	Existing Nonconforming Uses or Features	
Front Yard Setback	25'	Other Permits Required	<input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Building <input type="checkbox"/> Fire Marshal <input type="checkbox"/> Other
Side Yard Setback	8'	Requires Town Zoning Inspection(s)	<input type="checkbox"/> Foundation <input checked="" type="checkbox"/> Prior to C. of O.
Rear Yard Setback	25'	Zoning Permit Status	<input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied
		Fee Paid: 100	Date Paid: 6/14/22 Staff Initials: [initials]

Comments	NEW STICK BUILT SFD
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Signature of Town Representative:	[Signature]	Date Approved/Denied:	6/14/2022
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Contact Harnett County Development Services to obtain building permits 910-891-7525  
- Harnett County GIS to obtain address