



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	DREAM FINDERS HOMES, LLC	Property Owner	DREAM FINDERS HOMES LLC
Home Address	3709 Raeford Road Ste 200	Home Address	3709 Raeford Road Ste 200
City, State, Zip	Fayetteville, NC 28304	City, State, Zip	Fayetteville NC 28304
Telephone	910-486-4864-ext 21423	Telephone	910-486-4864 ext 21423
Email	tamaragreen@dreamfindershomes.com	Email	tamaragreen@dreamfindershomes.com

Address of Proposed Property	73 Mary Raymond Lane		
Parcel Identification Number(s) (PIN)	0596-94-1554	Estimated Project Cost	169963
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.	New Single Family Home		
Description of any proposed improvements to the building or property	New Single Family Home		
What was the Previous Use of the subject property?	Vacant		
Does the Property Access DOT road?	y		
Number of dwelling/structures on the property already	0	Property/Parcel size	.46
Floodplain SFHA <u> </u> Yes <u>xx</u> No	Watershed <u> </u> Yes <u>xx</u> No	Wetlands <u> </u> Yes <u>xx</u> No	
MUST circle one that applies to property	Existing <u>Proposed Septic System</u> Or Existing/Proposed County/City Sewer		

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.

Tammy Green	<u>Tammy Green</u>	7/21/2023
Print Name	Signature of Owner or Representative	Date

For Office Use

Zoning District	RO	Existing Nonconforming Uses or Features	
Front Yard Setback	40'	Other Permits Required	<u> </u> Conditional Use <u> </u> Building <u> </u> Fire Marshal <u> </u> Other
Side Yard Setback	12'	Requires Town Zoning Inspection(s)	<u>X</u> Foundation <u>X</u> Prior to C. of O.
Rear Yard Setback	40'	Zoning Permit Status	<u>X</u> Approved <u> </u> Denied
		Fee Paid: 120	Date Paid: Staff Initials:

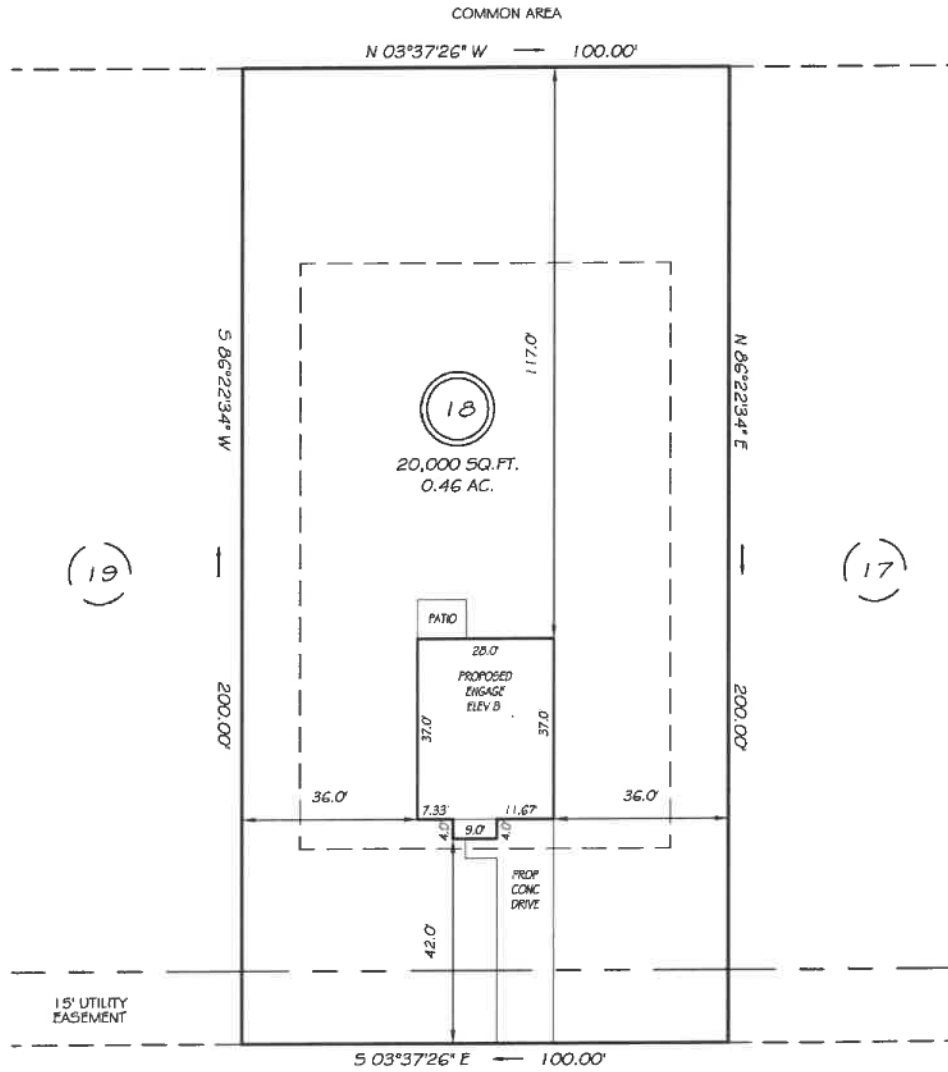
Comments	new stick built SFD
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Signature of Town Representative: <u>Sara Bond</u>	Date Approved/Denied: <u>7/21/2023</u>
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- new stick built SFD
- Harrest County Development services will issue permits 910-397-7525 / need driveway permit leave
- Harrest County need to connect septic system

I, MICHAEL P. GRIFFIN, certify that under my direction and supervision this map was drawn from an actual field survey; that the error of closure of the survey as calculated by coordinates is 1: 10,000+; that the area shown hereon was calculated by coordinates.
 Witness my hand and seal this day of MONTH 2023.

BK 2022 PAGE 226-227
 HARNETT CO. REGISTRY



MARY RAYMOND LANE
 50' RW (PUBLIC & UTILITY ACCESS)

SETBACKS

FRONT	40'
REAR	40'
SIDE	12'

REVISION: RIGHT HAND 7/19/23

PRELIMINARY
 NOT FOR RECORDATION,
 SALES OR CONVEYANCE

LEGEND

EIP	EXISTING IRON PIPE	FES	FLARED END SECTION
IPS	IRON PIPE SET	WM	WATER METER
RAW	RIGHT OF WAY	CO	CLEAN OUT
NF	NOW OR FORMERLY	FH	FIRE HYDRANT
EIS	EXISTING IRON STAKE	CB	CATCH BASIN



GLS INC GRIFFIN LAND SURVEYING, INC.
 P.O. BOX 148
 FUQUAY-VARINA, NC 27526
 (919) - 567 - 1983

PLOT PLAN
 FOR
DREAM FINDERS HOMES, LLC
 SCHABERT CROSSING SUBDIVISION
 LOT 18
 MARY RAYMOND LANE
 ERWIN, N.C.
 HARNETT COUNTY DUKE TOWNSHIP

DRAWN BY KDF	DATE 7/5/23
CHECKED BY MPG	SCALE 1" = 30'