

Lot 7

RESIDENTIAL LAND USE APPLICATION

SITE ADDRESS: 16681 River Rd, Fuquay Varina PIN: 0625-65-3946

LANDOWNER: GMC Construction of NC, Inc. Mailing Address: 9820 US Hwy 301 N

City: Lumberton

State: NC

Zip: 28360 Phone: 910.803.4959 Email: gmccconstruction3@gmail.com

\*Please fill out applicant information if different than landowner.

APPLICANT: Same as above

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: \_\_\_\_\_ Email: \_\_\_\_\_

PROPOSED USE:

w d

"The Marley Plan"

Single Family Dwelling: (Size 60 x 62) # Bedrooms: 4 # Baths: 3 Garage: Attached, Detached Accessory: Deck, Patio, Porch (Circle One)

TOTAL HTD SQ FT: 2518 GARAGE SQ FT: 686 Foundation Type: Crawl Space:  Stem Wall:  Mono Slab:  Basement:

Modular: (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms: \_\_\_\_\_ # Baths: \_\_\_\_\_ Garage: Attached, Detached Accessory: Deck, Patio, Porch (Circle One)

TOTAL HTD SQ FT: \_\_\_\_\_

Manufactured Home: SW  DW  TW  (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms: \_\_\_\_\_ Garage: Attached, Detached Accessory: Deck, Patio (Circle One)

ZONING: \_\_\_\_\_

Duplex: (Size \_\_\_\_\_ x \_\_\_\_\_) # Buildings: \_\_\_\_\_ # Bedrooms Per Unit: \_\_\_\_\_ TOTAL HTD SQ FT: \_\_\_\_\_

Addition/Accessory/Other: (Size \_\_\_\_\_ x \_\_\_\_\_) Use: \_\_\_\_\_

UTILITIES:

Water Supply: County  Existing Well  New Well (# of dwellings using well \_\_\_\_\_)

Sewage Supply: New Septic Tank  Expansion  Relocation  Existing Septic Tank  County Sewer

(Complete Environmental Health Checklist on other side of application if Septic is selected)

GENERAL PROPERTY INFORMATION:

Does the landowner own another tract that contains a manufactured home within 500 feet? 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): \_\_\_\_\_

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 the foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information is provided.

Candace Sternthal for  
Signature of Owner or Owner's Agent

11/18/2025  
Date

Greg Caulder, GMC Construction of NC, Inc.

\*\*\*Permits are valid for 6 months from the issue date, or 12 months from last inspection once inspections have been initiated. It is the owner/applicant's 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.\*\*\*

## **Environmental 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 permit shall become invalid. This permit will be valid for 60 months.



### **NEW SEPTIC SYSTEM INSPECTION**

- **All property irons must be made visible.** Place **pink flags** on each corner of lot & approximately every 50 feet between corners.
- Place **orange flags** at the corners of each proposed structure per site plan submitted to Central Permitting.
- Post **orange** Environmental Health sign in location that is visible from road to assist in locating property.
- If property is thickly wooded, you will be required to 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.**

### **EXISTING TANK INSPECTION**

- Follow above instructions for placing flags and sign on property.
- Prepare for inspection by removing soil over **outlet end** of tank, lift lid straight up (*if possible*), and then **put lid back in place**.  
*\*Does not apply to septic tank in a mobile home park\**
- **DO NOT LEAVE LIDS OFF OF SEPTIC TANK**

### **SEPTIC CHECK LIST**

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 rights-of-way 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. I understand that a \$25.00 return trip fee may be incurred for failure to uncover outlet lid, mark house corners and property lines, etc. once lot is confirmed to be ready.

Candace Sternthal for  
Signature of Owner or Owner's Agent

11/16/2025

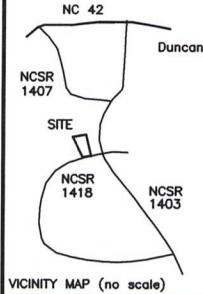
Date

Greg Caulder, GMC Construction of NC, Inc.

**LEGEND**

D.B. - DEED BOOK  
 B.M. - BOOK OF MAPS  
 SQ.FT. - SQUARE FEET  
 EIP - EXISTING IRON PIPE  
 EIS - EXISTING IRON STAKE  
 ISS - IRON STAKE SET  
 R/W - RIGHT OF WAY  
 WM - WATER METER  
 CO - CLEAN OUT  
 INTX. - INTERSECTION  
 TP - TELEPHONE PEDESTAL  
 CATV - CABLE TV PEDESTAL  
 ET - ELECTRIC TRANSFORMER  
 GM - GAS METER  
 HVAC - HEAT/AC UNIT

NOTES  
AREA BY COORDINATES.  
THIS LOT IS NOT LOCATED IN A FEMA MAPPED FLOOD  
HAZARD AREA. FEMA MAP # 3720062400; ZONE X;  
EFF. DATE 10/3/2006.  
SUBJECT TO ABOVE AND OR UNDERGROUND  
UTILITIES AND OR EASEMENTS.



HARNETT COUNTY JURISDICTION  
MINIMUM BUILDING SETBACKS  
FRONT - 35'  
SIDE - 10'  
CORNER SIDE - 20'  
REAR - 25'

RUPERT VAUGHAN, Jr.  
D.B. 4184 PG. 1787  
MAP # 2023-88

GMC CONSTRUCTION OF NC  
D.B. 4300 PG. 2932

0.972 ACRE

— 359.33  
N 08° 46' 15" W

KAREN & WILLIAM  
REICHERT  
D.B. 3198 PG 264

INTERSECTION TIE  
NCSR # 1403 &  
NCSR # 1418  
N 83°08'58"E  
548.73'

NC GRID COORDINATES  
N - 645,799.16  
E - 2,026,593.59  
NAD83(2012B)2018

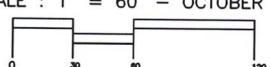
6" HARNETT CO. WATERLINE  
W W W W W W W  
RIVER ROAD  
NCSR #1418

60' PUBLIC R/W

I, BENTON W. DEWAR CERTIFY THAT THIS PLAT WAS DRAWN UNDER  
MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY  
SUPERVISION BOOK MAP2025 PAGE 525 THAT THE BOUNDARIES NOT SURVEYED  
THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN  
THAT INFORMATION FOUND IN BOOK MAP2025 PAGE 525; THAT THE RATIO  
OF PROPORTION OR POSITIONAL ACCURACY AS CALCULATED IS N/A;  
THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMMENDED.  
WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS  
17th DAY OF NOVEMBER, 2025 AD.

  
PROFESSIONAL LAND SURVEYOR L-3040  
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.

PROPOSED PLAN FOR  
GMC CONSTRUCTION OF NC, INC.  
6681 RIVER ROAD, FUQUAY-VARINA, NC 27526  
LOT 7 SONORA & JIMMY PRINCE  
DEED BOOK 4300 PAGE 2932  
MAP # 2025 - 525  
PIN # 0625-65-3946.000  
BUCKHORN TOWNSHIP  
HARNETT COUNTY - NORTH CAROLINA  
SCALE : 1" = 60' - OCTOBER 1, 2025



BENTON DEWAR & ASSOCIATES  
PROFESSIONAL LAND SURVEYOR  
5920 HONEYCUTT ROAD  
HOLLY SPRINGS, NC 27540  
(919)-552-9813

25-191s  
PRINCE3\14A\600