



Initial Application Date: October 30, 2023

Application # \_\_\_\_\_

DRB # \_\_\_\_\_ CU # \_\_\_\_\_

**COMMERCIAL**

**COUNTY OF HARNETT LAND USE APPLICATION**

Central Permitting (Physical) 420 McKinney Pkwy, Lillington, NC 27546 (Mailing) PO Box 65 Lillington NC 27546 Phone: (910) 893-7525 opt # 1 Fax: (910) 893-2793 www.harnett.org/permits

LANDOWNER: Cameron Commercial Holdings LLC Mailing Address: 6908 North Ridge Drive

City: Raleigh State: GA Zip: 27615 Contact # 919-924-46166 Email: rpayne@hmddevelopment.com

APPLICANT\*: Elite Custom Signs, Inc. Mailing Address: 5605 Chapel Hill Road, Suite 114

City: Raleigh State: NC Zip: 27607 Contact # 919-917-7127 Email: tom@elitecustomsigns.com

\*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Tom Cohorst Phone # 919-917-7127

Address: 2277NC 24/87 Hway PIN: 9594-26-447-000

Zoning: Commercial Watershed: \_\_\_\_\_ Flood: Minimal Flood Risk Deed Book Page: 4172 - 233p

Setbacks – Front: 120' Back: \_\_\_\_\_ Side: \_\_\_\_\_ Corner: \_\_\_\_\_

**PROPOSED USE:**

- Multi-Family Dwelling No. Units: \_\_\_\_\_ No. Bedrooms/Unit: \_\_\_\_\_
- Business Sq. Ft. Retail Space: 3000 Type: Medical Office # Employees: 6 Hours of Operation: \_\_\_\_\_ M - Sa 9 AM - 8PM Sun 12PM - 4PM
- Daycare # Preschoolers: \_\_\_\_\_ # Afterschoolers: \_\_\_\_\_ # Employees: \_\_\_\_\_ Hours of Operation: \_\_\_\_\_
- Industry Sq. Ft: \_\_\_\_\_ Type: \_\_\_\_\_ # Employees: \_\_\_\_\_ Hours of Operation: \_\_\_\_\_
- Church Seating Capacity: \_\_\_\_\_ # Bathrooms: \_\_\_\_\_ Kitchen: \_\_\_\_\_
- Accessory/Addition/Other (Size \_\_\_\_\_ x \_\_\_\_\_) Use: \_\_\_\_\_

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)

Comments: Permit request is to build and install a channel letter wall sign.  
\_\_\_\_\_  
\_\_\_\_\_

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

J 10/30/23  
\_\_\_\_\_  
Date

**\*\*This application expires 6 months from the initial date if permits have not been issued\*\***

**RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION**

**\*\*\*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**

**\*\*This application expires 6 months from the initial date if permits have not been issued\*\***

**\*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)

**Environmental Health New Septic System**

- **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.**

**Environmental Health Existing Tank Inspections**

- 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**

**"MORE INFORMATION MAY BE REQUIRED TO COMPLETE ANY INSPECTION"**

**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.**





REVISIONS  
**ISSUED FOR CONSTRUCTION**

PROJECT NAME  
**CAMERON COMMERCIAL**

SITE PLAN

CLIENT  
**HMD CONSTRUCTION & DEVELOPMENT**

8204 Creedmoor Road - Suite 100  
Raleigh, North Carolina 27613  
Phone: (919) 791-4631

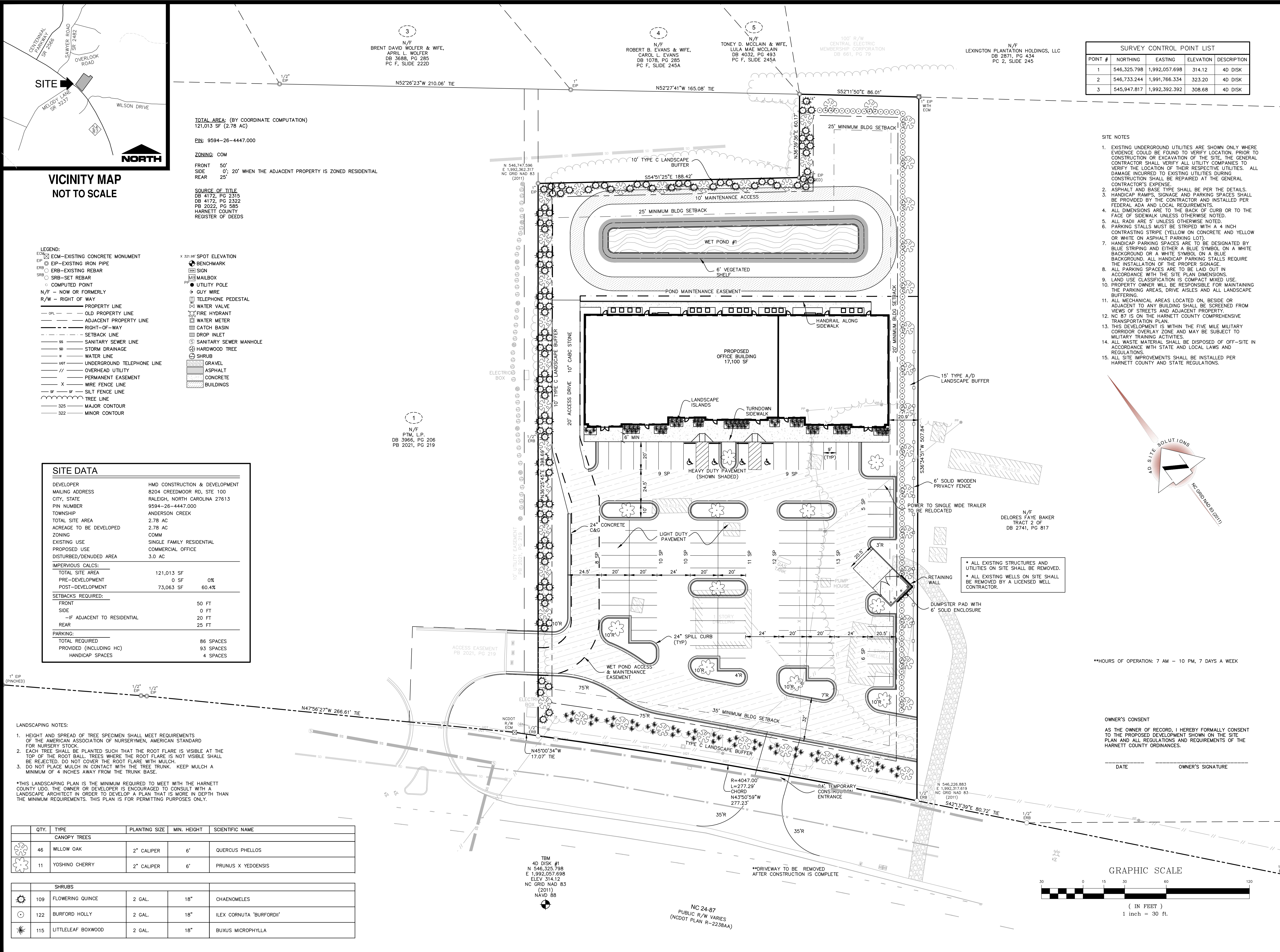
PROJECT INFORMATION

DESIGNED BY:	SCOTT
DRAWN BY:	SCOTT
CHECKED BY:	CHRIS
PROJECT NUMBER:	1756

DRAWING SCALE  
HORIZONTAL: 1"=30'

DATE RELEASED  
NOVEMBER 30, 2022

SHEET NUMBER  
**C-2.0**

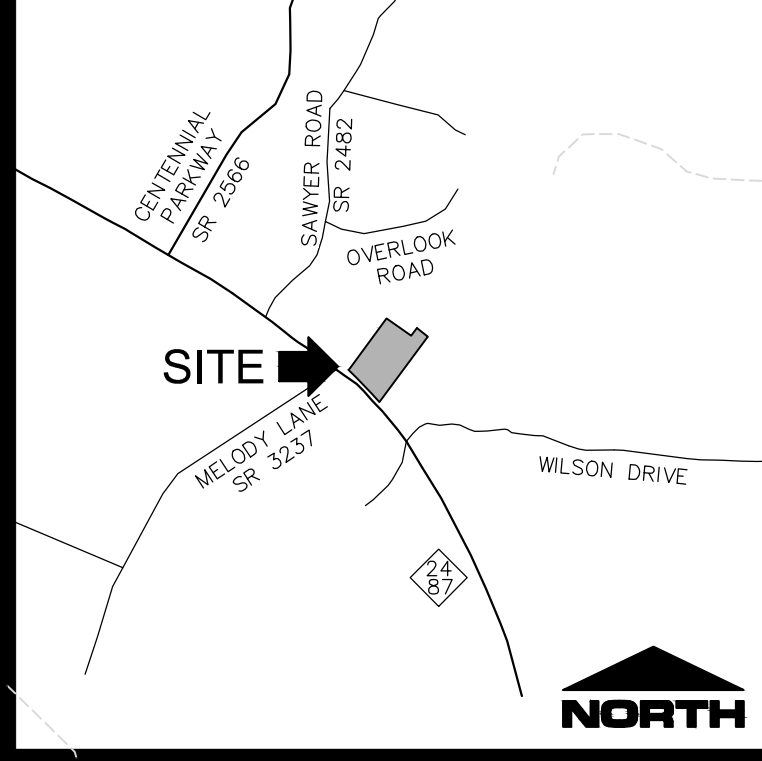


SURVEY CONTROL POINT LIST

POINT #	NORTHING	EASTING	ELEVATION	DESCRIPTION
1	546,325.798	1,992,057.698	314.12	4D DISK
2	546,733.244	1,991,766.334	323.20	4D DISK
3	545,947.817	1,992,392.392	308.68	4D DISK

- SITE NOTES
- EXISTING UNDERGROUND UTILITIES ARE SHOWN ONLY WHERE EVIDENCE COULD BE FOUND TO VERIFY LOCATION. PRIOR TO CONSTRUCTION OR EXCAVATION OF THE SITE, THE GENERAL CONTRACTOR SHALL VERIFY ALL UTILITY COMPANIES TO VERIFY THE LOCATION OF THEIR RESPECTIVE UTILITIES. ALL DAMAGE INCURRED TO EXISTING UTILITIES DURING CONSTRUCTION SHALL BE REPAIRED AT THE GENERAL CONTRACTOR'S EXPENSE.
  - ASPHALT AND BASE TYPE SHALL BE PER THE DETAILS. HANDICAP RAMP, SIGNAGE AND PARKING SPACES SHALL BE PROVIDED BY THE CONTRACTOR AND INSTALLED PER FEDERAL ADA AND LOCAL REQUIREMENTS.
  - ALL DIMENSIONS ARE TO THE BACK OF CURB OR TO THE FACE OF SIDEWALK UNLESS OTHERWISE NOTED.
  - ALL RADII ARE 5' UNLESS OTHERWISE NOTED.
  - PARKING STALLS MUST BE STRIPED WITH A 4 INCH CONTRASTING STRIPE (YELLOW ON CONCRETE AND YELLOW OR WHITE ON ASPHALT PARKING LOT).
  - HANDICAP PARKING SPACES ARE TO BE DESIGNATED BY BLUE STRIPING AND EITHER A BLUE SYMBOL ON A WHITE BACKGROUND OR A WHITE SYMBOL ON A BLUE BACKGROUND. ALL HANDICAP PARKING STALLS REQUIRE THE INSTALLATION OF THE PROPER SIGNAGE.
  - ALL PARKING SPACES ARE TO BE LAID OUT IN ACCORDANCE WITH THE SITE PLAN DIMENSIONS.
  - LAND USE CLASSIFICATION IS COMPACT MIXED USE.
  - PROPERTY OWNER WILL BE RESPONSIBLE FOR MAINTAINING THE PARKING AREAS, DRIVE AISLES AND ALL LANDSCAPE BUFFERING.
  - ALL MECHANICAL AREAS LOCATED ON, BESIDE OR ADJACENT TO ANY BUILDINGS SHALL BE SCREENED FROM VIEWS OF STREETS AND ADJACENT PROPERTY.
  - NC 87 IS ON THE HARNETT COUNTY COMPREHENSIVE TRANSPORTATION PLAN.
  - THIS DEVELOPMENT IS WITHIN THE FIVE MILE MILITARY CORRIDOR OVERLAY ZONE AND MAY BE SUBJECT TO MILITARY TRAINING ACTIVITIES.
  - ALL WASTE MATERIAL SHALL BE DISPOSED OF OFF-SITE IN ACCORDANCE WITH STATE AND LOCAL LAWS AND REGULATIONS.
  - ALL SITE IMPROVEMENTS SHALL BE INSTALLED PER HARNETT COUNTY AND STATE REGULATIONS.

VICINITY MAP  
NOT TO SCALE



TOTAL AREA: (BY COORDINATE COMPUTATION)  
121,013 SF (2.78 AC)  
PIN: 9594-26-4447.000  
ZONING: COM  
FRONT 50'  
SIDE 0'; 20' WHEN THE ADJACENT PROPERTY IS ZONED RESIDENTIAL  
REAR 25'  
SOURCE OF TITLE:  
DB 4172, PG 2315  
DB 4172, PG 2322  
PB 2022, PG 565  
HARNETT COUNTY  
REGISTER OF DEEDS

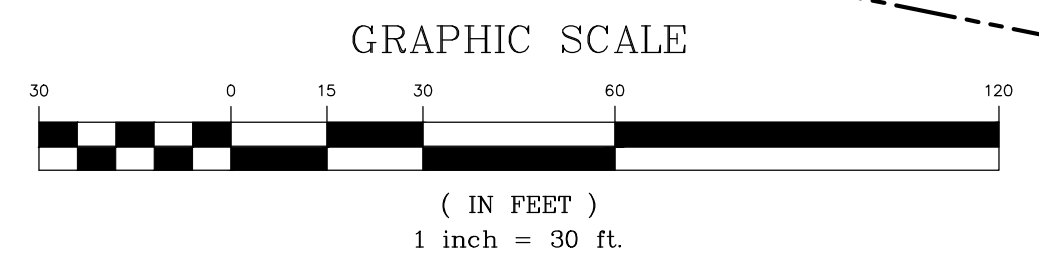
- LEGEND:
- ECM-EXISTING CONCRETE MONUMENT
  - EP-EXISTING IRON PIPE
  - ERB-EXISTING REBAR
  - SRB-SET REBAR
  - COMPUTED POINT
  - N/F - NOW OR FORMERLY
  - R/W - RIGHT OF WAY
  - PROPERTY LINE
  - OLD PROPERTY LINE
  - ADJACENT PROPERTY LINE
  - RIGHT-OF-WAY
  - SETBACK LINE
  - SANITARY SEWER LINE
  - STORM DRAINAGE
  - WATER LINE
  - UNDERGROUND TELEPHONE LINE
  - OVERHEAD UTILITY
  - PERMANENT EASEMENT
  - WIRE FENCE LINE
  - SILT FENCE LINE
  - TREE LINE
  - MAJOR CONTOUR
  - MINOR CONTOUR
  - BENCHMARK
  - SIGN
  - UTILITY POLE
  - GUY WIRE
  - TELEPHONE PEDESTAL
  - WATER VALVE
  - FIRE HYDRANT
  - WATER METER
  - CATCH BASIN
  - DROP INLET
  - SANITARY SEWER MANHOLE
  - STORM DRAINAGE
  - HARDWOOD TREE
  - SHRUB
  - GRAVEL
  - ASPHALT
  - CONCRETE
  - BUILDINGS
  - SPOT ELEVATION

SITE DATA

DEVELOPER	HMD CONSTRUCTION & DEVELOPMENT
MAILING ADDRESS	8204 CREEDMOOR RD, STE 100
CITY, STATE	RALEIGH, NORTH CAROLINA 27613
PIN NUMBER	9594-26-4447.000
TOWNSHIP	ANDERSON CREEK
TOTAL SITE AREA	2.78 AC
ACREAGE TO BE DEVELOPED	2.78 AC
ZONING	COMM
EXISTING USE	SINGLE FAMILY RESIDENTIAL
PROPOSED USE	COMMERCIAL OFFICE
DISTURBED/DENUDED AREA	3.0 AC
IMPERVIOUS CALCS:	
TOTAL SITE AREA	121,013 SF
PRE-DEVELOPMENT	0 SF 0%
POST-DEVELOPMENT	73,063 SF 60.4%
SETBACKS REQUIRED:	
FRONT	50 FT
SIDE	0 FT
-IF ADJACENT TO RESIDENTIAL	20 FT
REAR	25 FT
PARKING:	
TOTAL REQUIRED	86 SPACES
PROVIDED (INCLUDING HC)	93 SPACES
HANDICAP SPACES	4 SPACES

- LANDSCAPING NOTES:
- HEIGHT AND SPREAD OF TREE SPECIMEN SHALL MEET REQUIREMENTS OF THE AMERICAN ASSOCIATION OF NURSERYMEN, AMERICAN STANDARD FOR NURSERY STOCK.
  - EACH TREE SHALL BE PLANTED SUCH THAT THE ROOT FLARE IS VISIBLE AT THE TOP OF THE ROOT BALL. TREES WHERE THE ROOT FLARE IS NOT VISIBLE SHALL BE REJECTED. DO NOT COVER THE ROOT FLARE WITH MULCH. KEEP MULCH A MINIMUM OF 4 INCHES AWAY FROM THE TRUNK BASE.
  - THIS LANDSCAPING PLAN IS THE MINIMUM REQUIRED TO MEET WITH THE HARNETT COUNTY UDO. THE OWNER OR DEVELOPER IS ENCOURAGED TO CONSULT WITH A LANDSCAPE ARCHITECT IN ORDER TO DEVELOP A PLAN THAT IS MORE IN DEPTH THAN THE MINIMUM REQUIREMENTS. THIS PLAN IS FOR PERMITTING PURPOSES ONLY.

QTY.	TYPE	PLANTING SIZE	MIN. HEIGHT	SCIENTIFIC NAME
<b>CANOPY TREES</b>				
46	WILLOW OAK	2" CALIPER	6'	QUERCUS PHELLOS
11	YOSHINO CHERRY	2" CALIPER	6'	PRUNUS X YEDDENSIS
<b>SHRUBS</b>				
109	FLOWERING QUINCE	2 GAL.	18"	CHAENOMELES
122	BURFORD HOLLY	2 GAL.	18"	ILEX CORNUTA 'BURFORDII'
115	LITTLELEAF BOXWOOD	2 GAL.	18"	BUXUS MICROPHYLLA



HMD Construction & Development 1756 Cameron Commercial Site Plan 11/30/2022 10:58:34



Matthew S. Willis Register of Deeds  
Harnett County, NC  
Electronically Recorded  
11/03/2022 04:16:52 PM NC Rev Stamp: \$1,300.00  
Book: 4172 Page: 2315 - 2321 (7) Fee: \$26.00  
Instrument Number: 2022112820

HARNETT COUNTY TAX ID #  
019594 0019

11-03-2022 BY: TC

**NORTH CAROLINA SPECIAL WARRANTY DEED**

Excise Tax: \$1,300.00  
Real Estate ID: 0019703  
PIN: 9594-26-3582.000

After recording return to: Grantee

This instrument was prepared by: W. Brinson Taylor of Manning, Fulton & Skinner, P.A.

Brief description for the Index: 2285 NC 24-87 Hwy, Cameron, NC 28326

THIS DEED is made as of the 3<sup>rd</sup> day of November, 2022, by and between

**GRANTOR**

**KEVIN C. LOFTON, incompetent by and through ALTON D. BAIN as Guardian of the Estate for the Ward, (a 1/3 interest holder); KEITH C. LOFTON, incompetent by and through FRED D. WEBB, JR. in his capacity as Guardian of the Estate for the Ward (a 1/3 interest holder), and RITA COTTON in her individual capacity (a 1/3 interest holder)**

1601 Prosperity Drive  
Sanford, NC 27730

**GRANTEE**

**CAMERON COMMERCIAL HOLDINGS LLC, a North Carolina limited liability company**

6908 North Ridge Drive  
Raleigh, NC 27615

The property conveyed by this instrument does not include the primary residence of Grantor.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine, or neuter as required by context.

Submitted electronically by "Manning Fulton & Skinner, P.A."  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Harnett County Register of Deeds.

fee simple, all of that certain lot, or parcel of land situated in the Johnsonville and Anderson Creek Township, Harnett County, North Carolina, and more particularly described as follows (the "**Property**"):

**See Exhibit A attached hereto and incorporated herein by reference.**

The Property hereinabove described was acquired by Grantor by instrument recorded in Book 3400, Page 360, Harnett County Registry.

A map showing the Property is recorded in Plat Book \_\_\_\_\_, page \_\_\_\_\_, \_\_\_\_\_ County Registry.

TO HAVE AND TO HOLD the aforesaid Property and all privileges and appurtenances thereto belonging to Grantee in fee simple.

And Grantor covenants with Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under, or through Grantor, except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

**See Exhibit B attached hereto and incorporated herein by reference.**

Miscellaneous:

Pursuant to File No. 21 SP 48 of the Harnett County Clerk of Court, Fred D. Webb, Jr., Attorney and as the Guardian of the Estate for the Ward Keith C. Lofton, is authorized to execute this deed in accordance with NCGS 1-339-38.

Pursuant to File No. 21 SP 55 of the Harnett County Clerk of Court, Alton D. Bain, Attorney and as the Guardian of the Estate for the Ward Kevin C. Lofton, is authorized to execute this deed in accordance with NCGS 1-339-38.

IN WITNESS WHEREOF, Grantor has caused this instrument to be duly executed the day and year first above written.

**GRANTOR:**



Alton D. Bain, in his capacity as Guardian of the Estate for the Ward Kevin C. Lofton

Fred D. Webb, JR. in his capacity as Guardian of the Estate for the Ward Keith C. Lofton

Rita Cotton

STATE OF NORTH CAROLINA

COUNTY OF Harnett

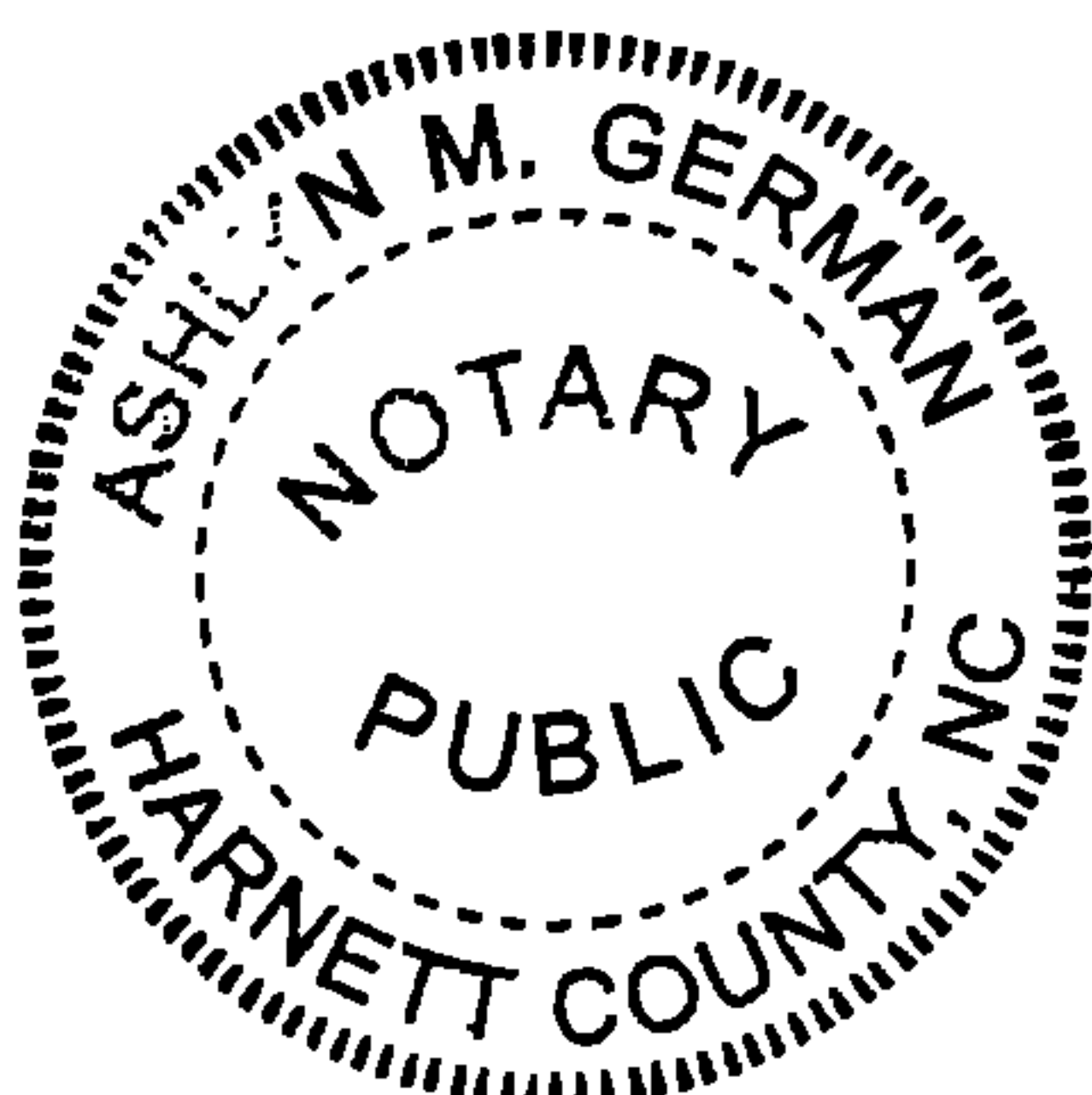
I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Alton D. Bain, in his capacity as Guardian of the Estate for the Ward Kevin C. Lofton.

Date: October 25, 2022

Notary Public: Ashlyn M. German

Printed Name: Ashlyn M. German

My Commission Expires 1/6/26

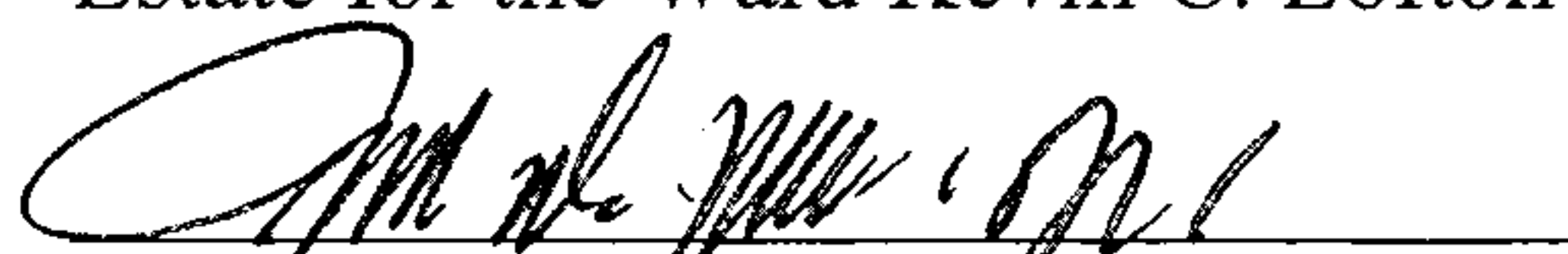


[additional notary blocks on following page]

IN WITNESS WHEREOF, Grantor has caused this instrument to be duly executed the day and year first above written.

**GRANTOR:**

\_\_\_\_\_  
Alton D. Bain, in his capacity as Guardian of the Estate for the Ward Kevin C. Lofton



Fred D. Webb, JR. in his capacity as Guardian of the Estate for the Ward Keith C. Lofton



Rita Cotton

STATE OF NORTH CAROLINA

COUNTY OF \_\_\_\_\_

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Alton D. Bain, in his capacity as Guardian of the Estate for the Ward Kevin C. Lofton.

Date: \_\_\_\_\_, \_\_\_\_\_

Notary Public: \_\_\_\_\_

Printed Name: \_\_\_\_\_

My Commission Expires \_\_\_\_\_

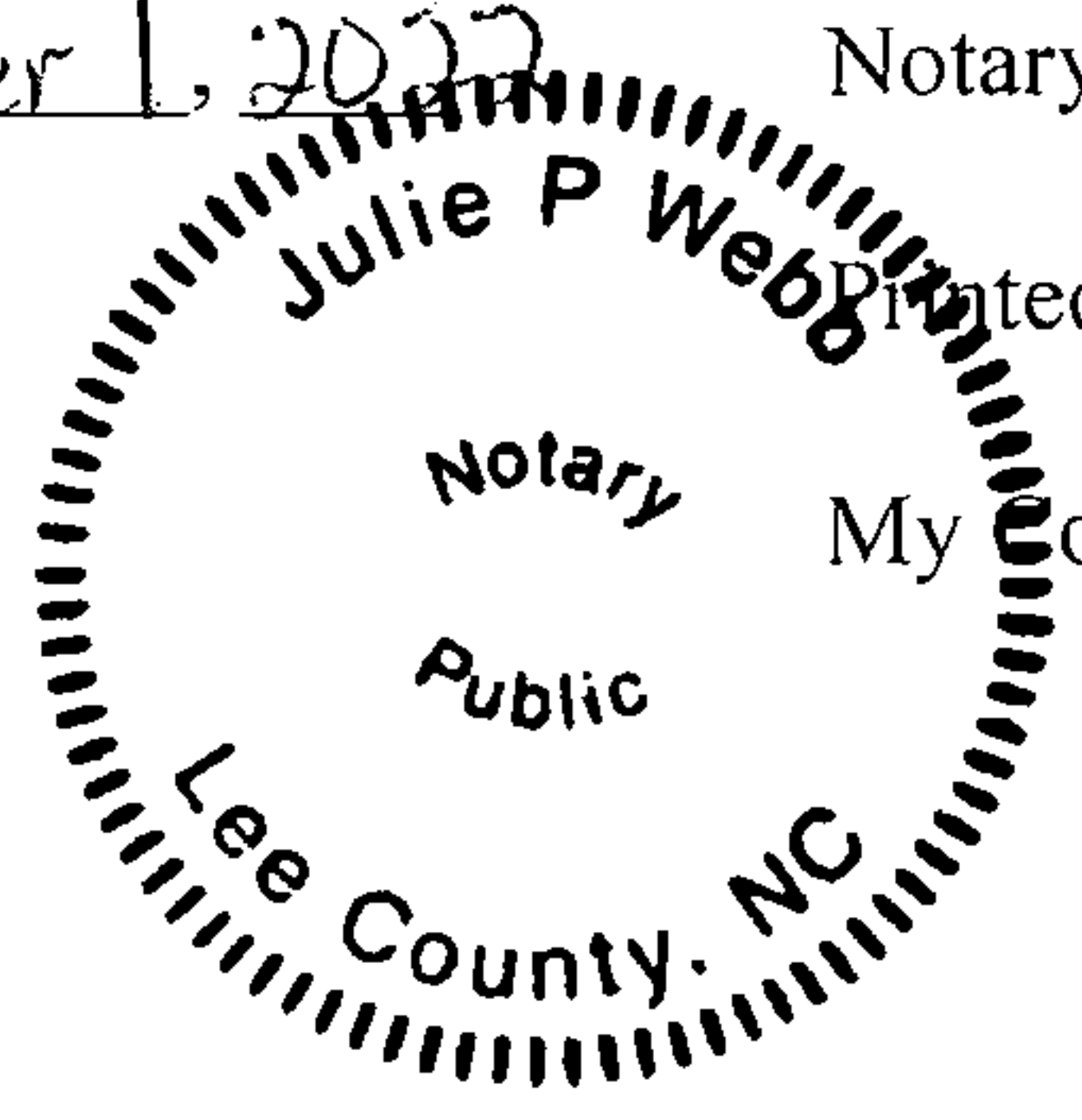
[additional notary blocks on following page]

STATE OF NORTH CAROLINA

COUNTY OF Lee

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Fred D. Webb, JR. in his capacity as Guardian of the Estate for the Ward Keith C. Lofton.

Date: November 1, 2022 Notary Public: Julie P Webb  
Printed Name: Julie P Webb  
My Commission Expires 06-24-2024

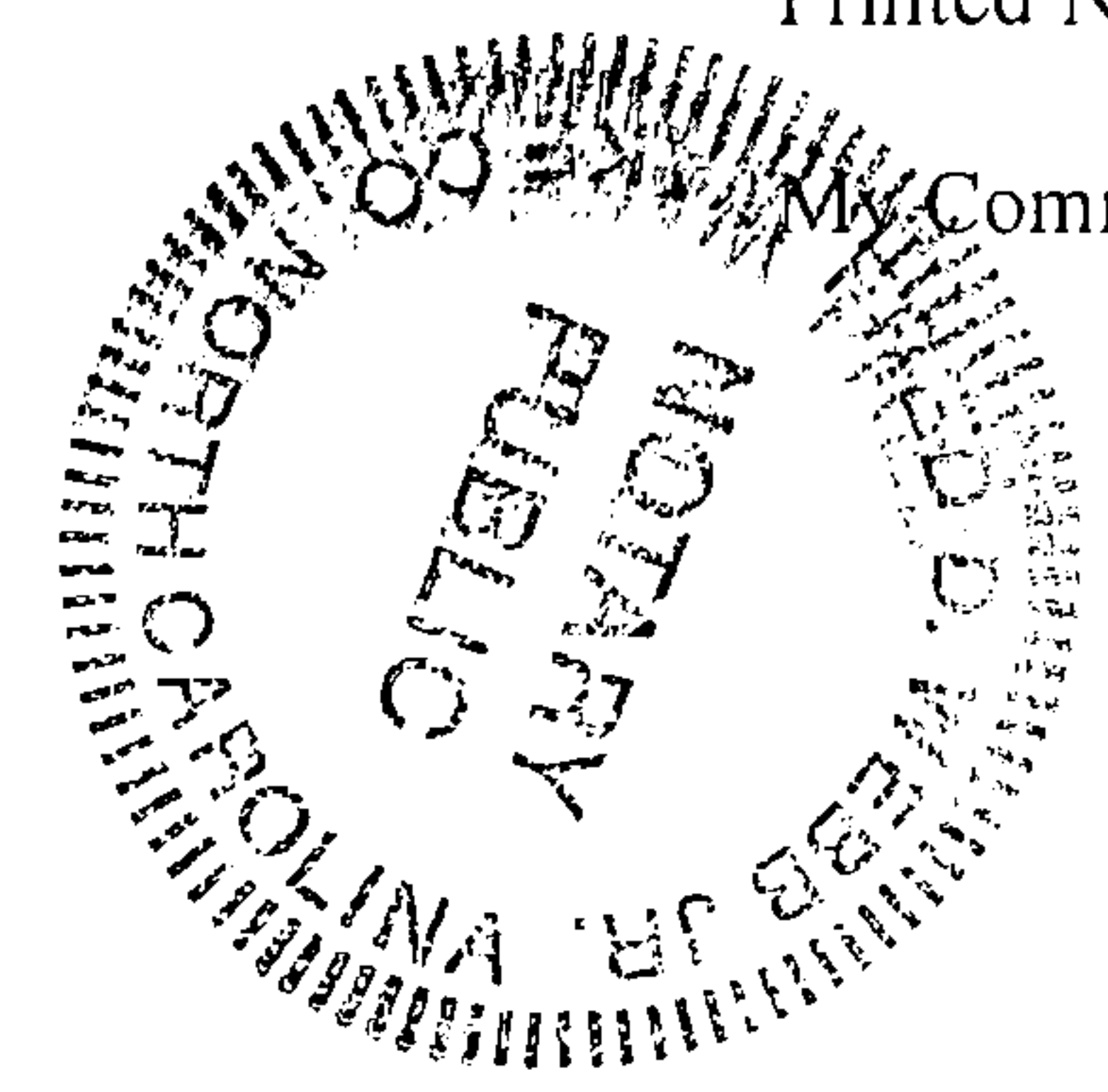


STATE OF NORTH CAROLINA

COUNTY OF LEE

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Rita Cotton, in her individual capacity.

Date: November 1, 2022 Notary Public: Fred D. Webb, Jr  
Printed Name: Fred D. Webb, Jr  
My Commission Expires 04/25/2026





**Exhibit A**FIRST TRACT:

BEGINNING at the southeast corner of 5 acres tract in deed from Overhills Land Company to J. W. Lofton dated April 28, 124, and in North edge of State Highway 87 and runs thence with the east line of the said 5 acres North 39 deg. 45 min. East 7.07 chains to northeast corner of said 5 acres; thence with the North line of said 5 acres North 51 deg. 45 min. West 90 feet to new stake corner; thence new line South 37 deg. 45 min. West 7.07 chains to north edge of State Highway No. 87; thence with the north edge of said Highway 87 South 51 deg. 45 in. East 90 feet to the BEGINNING, containing one acre more or less.

SECOND TRACT:

BEGINNING at the southwest corner of Charlie C. Lofton one acre in the Road, and runs thence as Road North 52 deg. West 87 feet to center of a new road; thence with the center line of said Road North 39 deg. 45 min. East 428.4 feet to back line; thence northeast line of the 5 acres South 51 deg. 45 min. East 87 feet to the northwest corner of Charlie C. Lofton one acre tract; thence with west line of said one acre South 39 deg. 45 min. West 428.4 feet to the beginning, containing one acre more or less.

**EXHIBIT B**

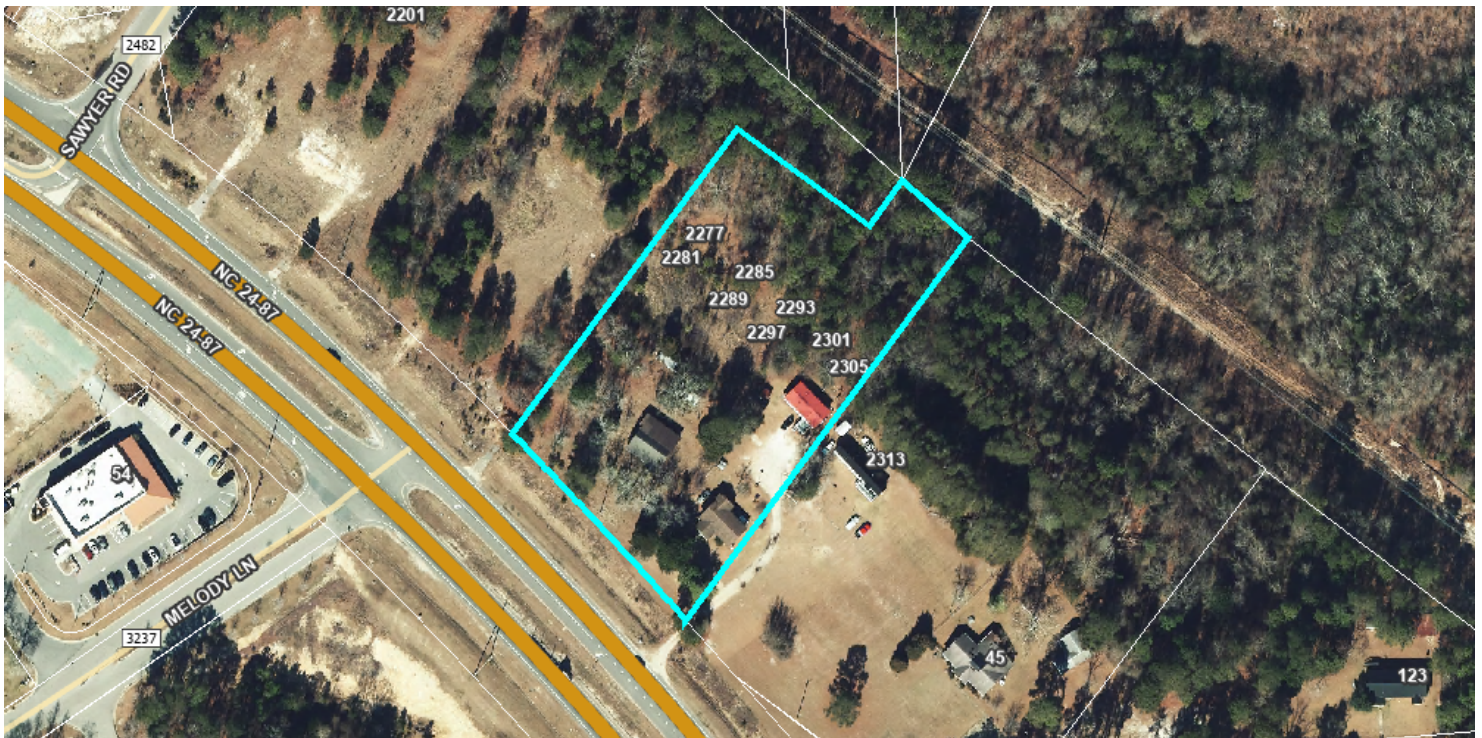
1. Taxes or assessments for the year 2022, and subsequent years, not yet due or payable.
2. Any right, easement, setback, interest, claim, encroachment, encumbrance, violation, variation, boundary line overlap or other adverse circumstance affecting the Title disclosed by survey entitled "Recombination Survey of the Cameron Commercial Holdings, LLC Parcels - Maintenance & Access Easement, NC 24-87, Anderson Creek Township, near Town of Cameron, Harnett County, North Carolina" by Sean R. Seever, PLS, dated December 21, 2021, last revised , 2022, "The Survey".



# Harnett County GIS

**PID:** 019594 0017  
**PIN:** 9594-26-4447.000  
**Account Number:** 1500052767  
**Owner:** CAMERON COMMERCIAL HOLDINGS LLC  
**Mailing Address:** 6908 NORTH RIDGE DR RALEIGH, NC 27615-7033  
**Physical Address:** 2277 NC 24-87 CAMERON, NC 28326 ac  
**Description:** 2.78ACS CAMERON COMMERCIAL HOLDINGS MAP#2022-585  
**Surveyed/Deeded Acreage:** 2.78  
**Calculated Acreage:** 2.78  
**Deed Date:** 1667451600000  
**Deed Book/Page:** 4172 - 2330  
**Plat(Survey) Book/Page:** 2022 - 585  
**Last Sale:** 2022 - 11  
**Sale Price:** \$0  
**Qualified Code:** C  
**Vacant or Improved:** V  
**Transfer of Split:**  
**Actual Year Built:**  
**Heated Area :** SqFt  
**Building Count :** 0

**Building Value:** \$0  
**Parcel Outbuilding Value:** \$0  
**Parcel Land Value:** 404250  
**Market Value:** \$404250  
**Deferred Value:** \$0  
**Total Assessed Value:** \$404250  
**Zoning:** COMMERCIAL - 2.76 acres (99.24%), RA-20R - 0.02 acres (0.76%)  
**Zoning Jurisdiction:** Harnett County  
**Wetlands:** No  
**FEMA Flood:** Minimal Flood Risk  
**Within 1mi of Agriculture District:** No  
**Elementary School:** Benhaven Elementary  
**Middle School:** Overhills Middle  
**High School:** Overhills High  
**Fire Department:** Spout Springs  
**EMS Department:** Medic 1, D13 EMS, D1 FR  
**Law Enforcement:** Harnett County Sheriff  
**Voter Precinct:** Barbecue, Johnsonville  
**County Commissioner :** Matthew Nicol  
**School Board Member:** Don Godfrey





**PHYCINITY/CHANNEL LETTERS**  
**OVERVIEW\_OPTION B**

MOCKUP BY DAY



MOCKUP BY NIGHT



**ORDER NUMBER: 15604**

**DESCRIPTION:**

Front lit Channel Letters, mounted on a raceway.

**DIMENSIONS:**

124.44"(W) x 30.75"(H) x 5"(D)  
 26.57 SQ FT

**COLORS**

**FACE:**

WHITE

**RETURN:**

BLACK

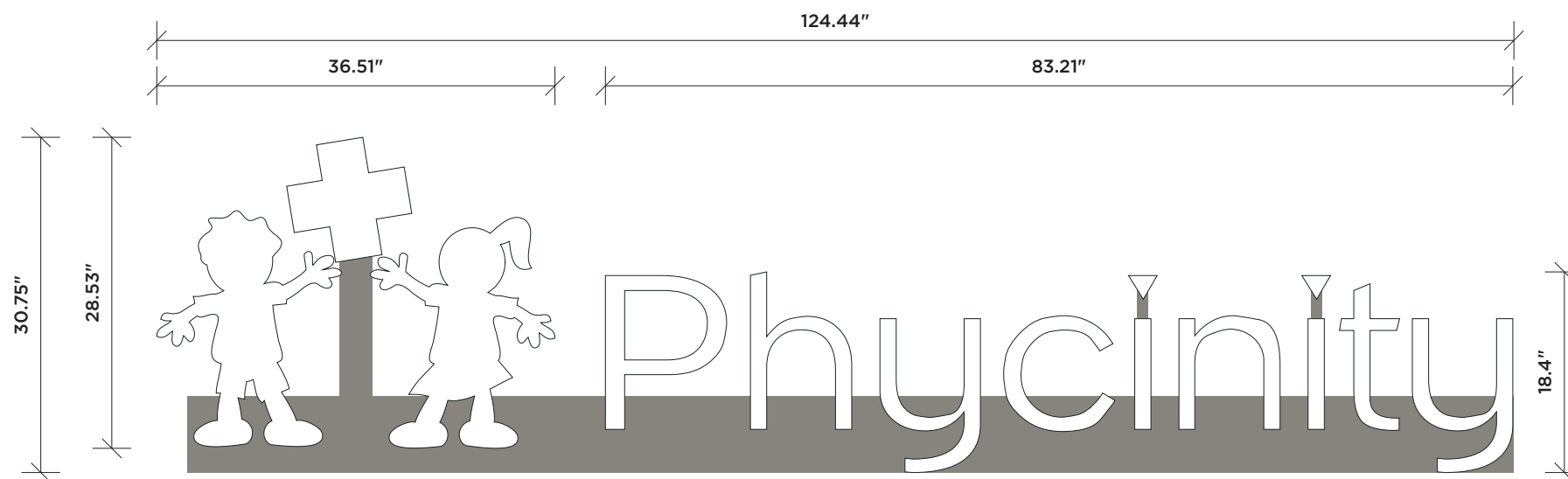
**TRIM:**

2025 BLACK

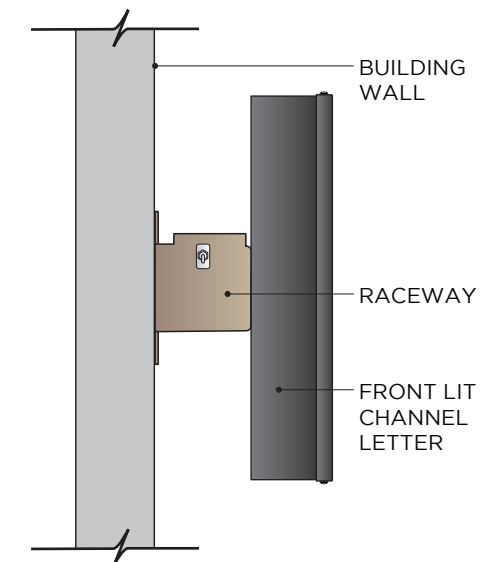
**RACEWAY:**

MATCHING THE BUILDING

**MEASUREMENTS**



**SIDE VIEW**



**CONTACT INFO:**

Tom Cohorst  
 tom@elitecustomsigns.com  
 919.917.7127  
 elitecustomsigns.com

# PHYCINITY/CHANNEL LETTERS OVERVIEW

## MOCKUP BY DAY



## MOCKUP BY NIGHT



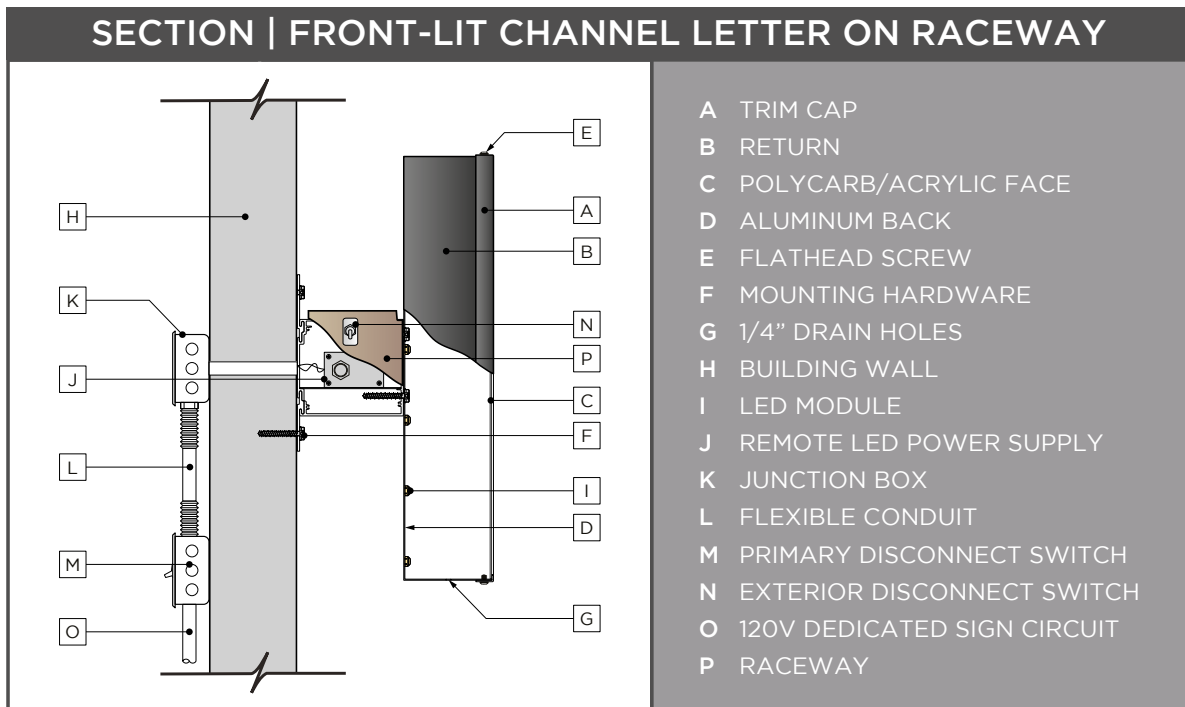
## LOCATION:



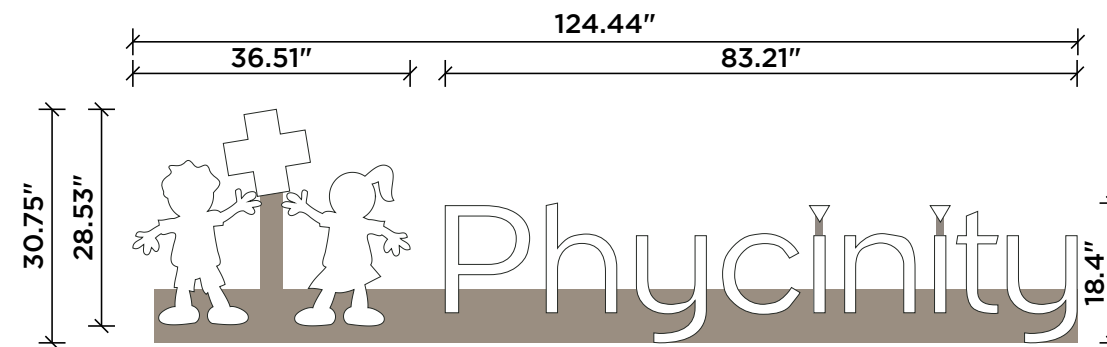
## DIMENSIONS

**AREA**  
124.44"(W) x 30.75"(H) x 5"(D)  
75 SQ FT  
**DISTANCE FROM GROUND**  
150"

## SECTION



## MEASUREMENTS



## COLORS

### FACE:

WHITE

### RETURN:

BLACK

### TRIM:

2025 BLACK

### RACEWAY:

SW 7025

## CONTRACTOR:

**Tom Cohorst**

tom@elitecustomsigns.com

919.917.7127

elitecustomsigns.com

## CUSTOMER:

**Phycinity**

2285 NC-24 #87, Cameron, NC

28326, USA

## DESCRIPTION:

Front lit Channel Letters, mounted on a raceway.



INSPECTED AND LABELED IN ACCORDANCE WITH UL STANDARD FOR ELECTRIC SIGNS INSTALLED USING UL LISTED PARTS AND METHODS OF INSTALLATION

