ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 | Mooresville Office (704) 660-3625 | PERMIT # AP 320133

SEPTIC: IMPROVEMENT PERMIT / AUTHORIZATION TO CONSTRUCT / OPERATION PERMIT / EXISTING SYSTEM

PIN # 3774--95--9530

APPLICANT/OWNER: Matt Myers | APPLICANT ADDRESS: 190 Meadow Oaks Statesville NC 28625

SITE ADDRESS: 271 Gardner Point Drive Stony Point NC | PHONE: 704-902-1017 | ALT. PHONE 704-880-2084

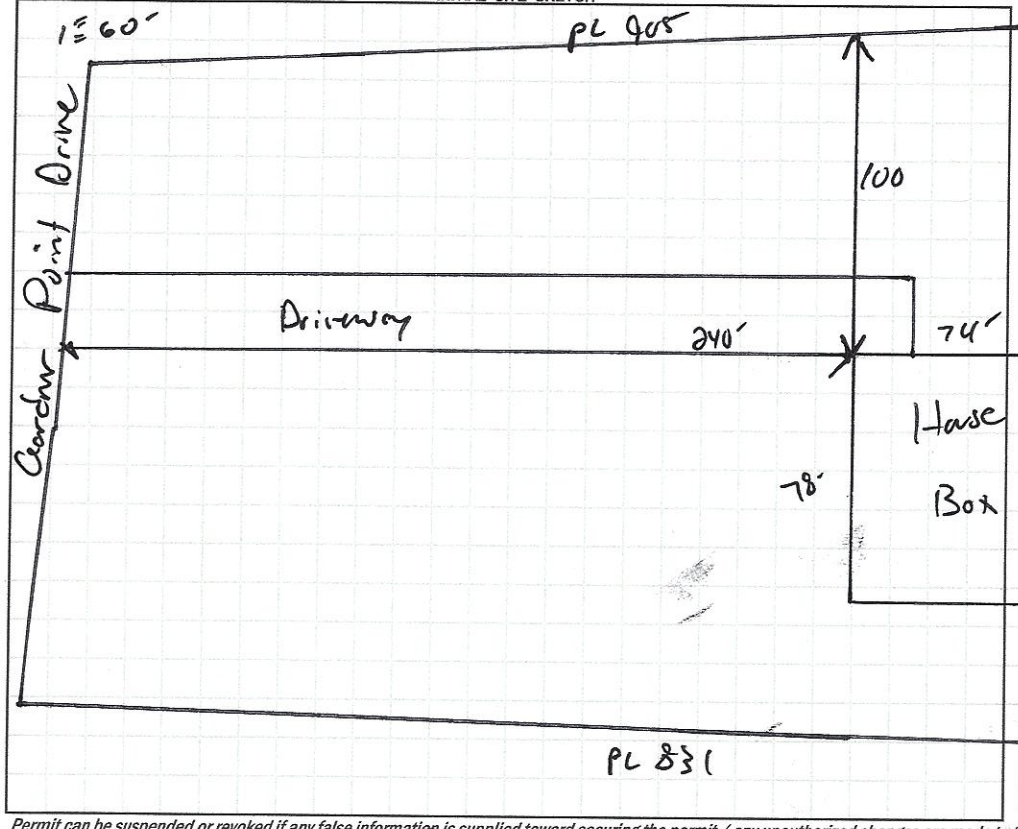
SITE DIRECTIONS: Shora School Rd R on Stewart Rd L on Fulbright R on Gardner Pt | SAP CONTROLLED: ☐ YES ☒ NO

SUBDIVISION: Riverwalk | SECTION: 8 | LOT # 10 | LOT AREA: 12 Acre | DESIGN FLOW: 480gpd | L.T.A.R.: .3

Septic Tank ~~1000~~ 1500 (gal)	STB 984	Date 4/4/22	☒ New System	☐ Repair	☐ Expansion	System Type: I II ◉ IV V VI	☒ Residence	No. Bedrooms 4	Water Supply
Pump Tank (gal)	PT	Date	System Description: 25% Reduction				☐ Business	No. Persons 8	☒ Private
Pump Make	Model	Serial #	Repair System Description: 25% Reduction				☐ Other	No. Employees	☐ Public
# Nitrification Fields 1	# Lines 4	Linear Ft: 400'	Maintenance Agreement Required:	☐ YES	☒ NO		☐ Slab	☐ Crawl Space	☐ Community
Trench Width 36"	Trench Bottom Depth ~~(from inlet)~~ Max 30"	Gravel Depth	☒ GRAVITY	☐ PRESSURE			☒ Basement w/plumbing	☐ Basement w/o plumbing	

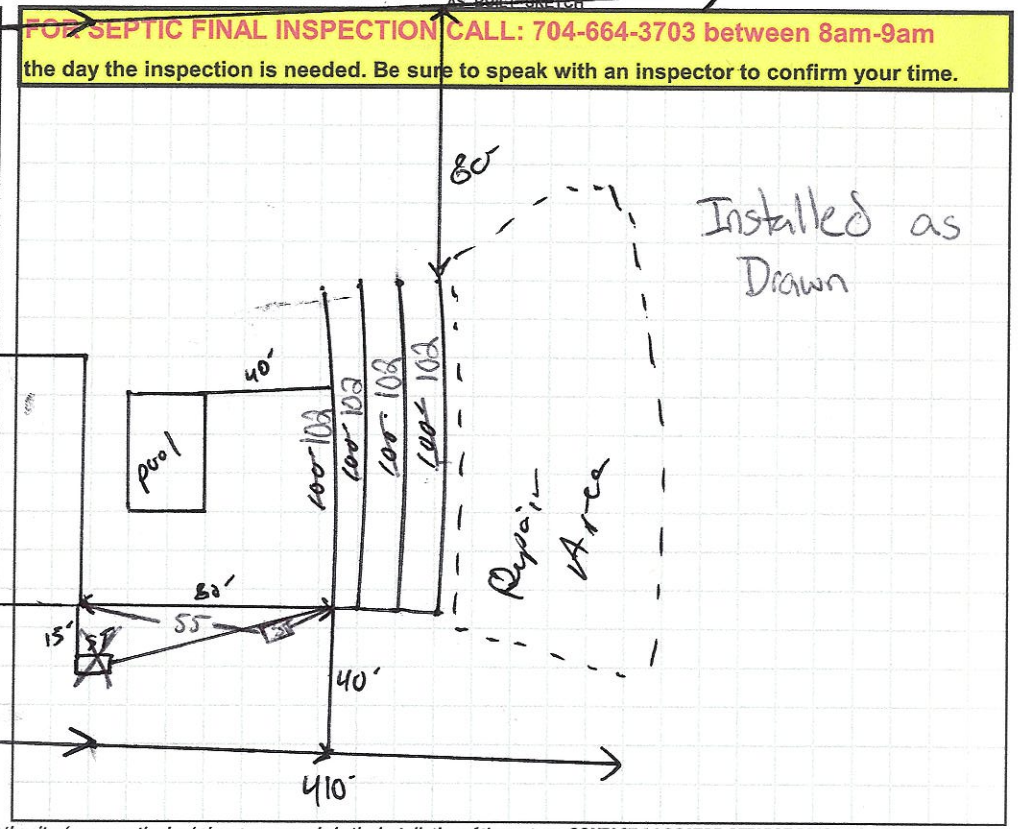
Comments / Conditions: Install Drainline on center of land use Serial Distribution.

INITIAL SITE SKETCH



AS-BUILT SKETCH

FOR SEPTIC FINAL INSPECTION CALL: 704-664-3703 between 8am-9am the day the inspection is needed. Be sure to speak with an inspector to confirm your time.



Permit can be suspended or revoked if any false information is supplied toward securing the permit / any unauthorized changes are made to the site / any unauthorized changes are made in the installation of the system. **CONTACT A LOCATOR SERVICE PRIOR TO ANY EXCAVATION**

☐ **IMPROVEMENT PERMIT** *with ~~plat~~ valid without expiration* ☐ **IMPROVEMENT PERMIT** *with site plan valid for 60 mos.* ☒ **AUTHORIZATION TO CONSTRUCT** *valid for period equal to IMPROVEMENT PERMIT--not to exceed 60 mo.*

Owner / Applicant Signature: [signature] Date: 8-17-21 Installed by: Lentz Wastewater

IMPROVEMENT PERMIT by: [signature] Date: 8-16-2021 OPERATION PERMIT by: Troy Whit Date: 10/24/22

AUTHORIZATION TO CONSTRUCT by: [signature] Date: 8-16-2021 Existing System Inspected by: Date:

FOR SEPTIC FINAL INSPECTION: CALL 704-664-3703 between 8am-9am the day the inspection is needed.

DEPARTMENT OF HEALTH AND HUMAN SERVICES
DIVISION OF PUBLIC HEALTH, ENVIRONMENTAL HEALTH SECTION
ON-SITE WATER PROTECTION BRANCH

Sheet 1 of 1
PROPERTY ID #: 3774959
COUNTY: Iredell

SOIL/SITE EVALUATION
***for* ON-SITE WASTEWATER SYSTEM**
(Complete all fields in full)

OWNER: Matt Myers
ADDRESS: 271 Cedar Point Drive
PROPOSED FACILITY: 4BR
PROPOSED DESIGN FLOW (.1949): 480gpd
LOCATION OF SITE: 271 Cedar Point
APPLICATION DATE: 7-30-2021
DATE EVALUATED: 8-12-2021
PROPERTY SIZE: 12.3 Ac
PROPERTY RECORDED: Y

WATER SUPPLY: ☐ Private ☐ Public ☑ Well ☐ Spring ☐ Other
EVALUATION METHOD: ☐ Auger Boring ☑ Pit ☐ Cut
TYPE OF WASTEWATER: ☑ Sewage ☐ Industrial Process ☐ Mixed

PROFILE #	.1940 LANDSCAPE POSITION/ SLOPE %	HORIZON DEPTH (IN.)	SOIL MORPHOLOGY (.1941) .1941 STRUCTURE/ TEXTURE	SOIL MORPHOLOGY (.1941) .1941 CONSISTENCE/ MINERALOGY	OTHER PROFILE FACTORS .1942 SOIL WETNESS/ COLOR	.1943 SOIL DEPTH	.1956 SAPRO CLASS	.1944 RESTR HORIZ	PROFILE CLASS & LTAR
1	SS 8-9%	0-6	SBK vfr	Fr SSP Sap	N/A	48+	N/A	N/A	PS .3
		6-23	SBK C						
		23-48	SBK CL Fm						
2	SS 8-9%	0-6	SBK Sac		N/A	48+	N/A	N/A	PS .3
		6-23	SBK C						
		23-48	SBK CL Fm						
3	SS C 0-9%	0-6	SBK Sac		N/A	48+	N/A	N/A	PS .3
		6-30	SBK C						
		30-48	SBK CL Fm						
4	SC 8-9%	0-6	SBK Vfr		N/A	48+	N/A	N/A	PS .3
		6-27	SBK C						
		27-48	SBK CL Fm						

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	400+	400+
System Type(s)	2SC	2SC
Site LTAR	.3	.3

OTHER FACTORS (.1946):
SITE CLASSIFICATION (.1948): PS
EVALUATED BY: Bosse
OTHER(S) PRESENT:

COMMENTS:

LEGEND

use the following standard abbreviations

LANDSCAPE POSITION	GROUP	SOIL TEXTURE	CONVENTIONAL .1955 LTAR*	LPP .1957 LTAR*	MINERALOGY/ CONSISTENCE	STRUCTURE
CC (Concave Slope) CV (Convex Slope) D (Drainage Way) DS (Debris Slump) FP (Flood Plain) FS (Foot Slope) H (Head Slope) L (Linear Slope) N (Nose Slope) R (Ridge) S (Shoulder Slope) T (Terrace)	I	S (Sand) LS (Loamy Sand)	1.2 - 0.8	0.6 - 0.4	SEXP (Slightly Expansive) EXP (Expansive)	G (Single Grain) M (Massive) CR (Crumb) GR (Granular) SBK (Subangular Blocky) ABK (Angular Blocky) PL (Platy) PR (Prismatic)
	II	SL (Sandy Loam) L (Loam)	0.8 - 0.6	0.4 - 0.3		
	III	Si (Silt) SiCL (Silty Clay Loam) CL (Clay Loam) SCL (Sandy Clay Loam) SiL (Silt Loam)	0.6 - 0.3	0.3 - 0.15		
	IV	SC (Sandy Clay) SiC (Silty Clay) C (Clay) O (Organic)	0.4 - 0.1	0.2 - 0.05		
			None	None		

MOIST	WET
VFR (Very Friable)	NS (Non-sticky)
FR (Friable)	SS (Slightly Sticky)
FI (Firm)	S (Sticky)
VFI (Very Firm v. Very Sticky)	VS (Very Sticky)
EFI (Extremely Firm)	NP (Non-plastic)
	SP (Slightly Plastic)
	P (Plastic)
	VP (Very Plastic)

*Adjust LTAR due to depth, consistence, structure, soil wetness, landscape, position, wastewater flow and quality.

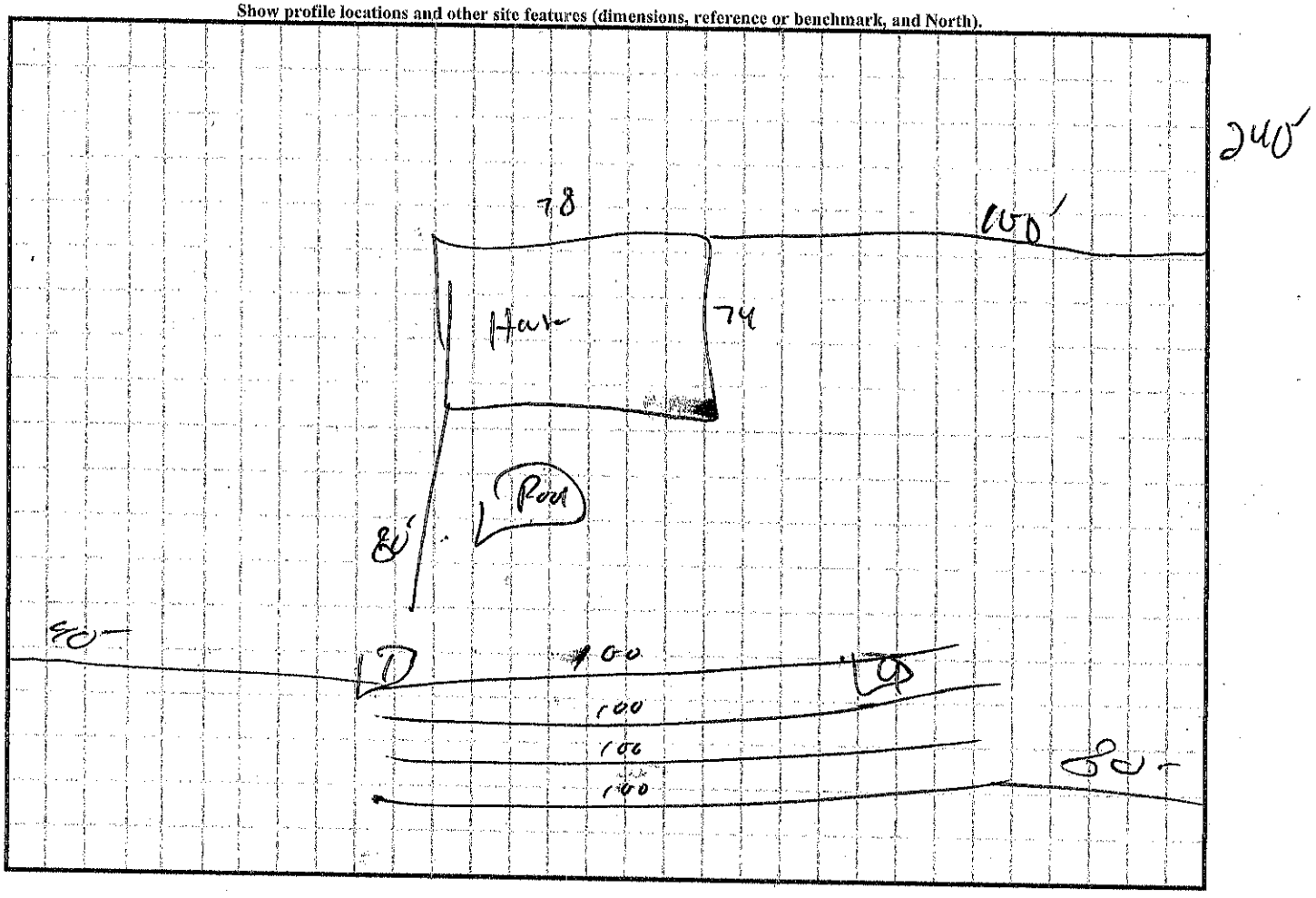
NOTES

HORIZON DEPTH	In inches below natural soil surface
DEPTH OF FILL	In inches from land surface
RESTRICTIVE HORIZON	Thickness and depth from land surface
SAPROLITE	S(suitable) or U(unsuitable)
SOIL WETNESS	Inches from land surface to free water or inches from land surface to soil colors with chroma 2 or less - record Munsell color chip designation
CLASSIFICATION	S (Suitable), PS (Provisionally Suitable), or U (Unsuitable)

Evaluation of saprolite shall be by pits.

Long-term Acceptance Rate (LTAR): gal/day/ft²

Show profile locations and other site features (dimensions, reference or benchmark, and North).



Engineers and Soil Scientists
Agri-Waste Technology, Inc.
501 North Salem Street
Suite 203
Apex, NC 27502
919-859-0669
www.agriwaste.com



Soil Suitability for Domestic Sewage Treatment and Disposal Systems

271 Gardner Point Drive, Stony Point, NC. 28678 Iredell Co. PIN: 3774-95-9530

Prepared For: Barry Halter, Buyer

Prepared By: Jeff Vaughan, Ph.D., L.S.S.
Senior Agronomist/Soil Scientist

Trevor Hackney
Environmental Scientist

Trent Bostic,
Associate Soil Scientist

Report Date: March 30, 2021

Engineers and Soil Scientists
Agri-Waste Technology, Inc.
501 N. Salem Street, Suite 203
Apex, North Carolina 27502
919-859-0669
www.agriwaste.com

Soil Suitability for Domestic Sewage Treatment and Disposal Systems
271 Gardner Point Drive, Stony Point, NC. 28678;
Iredell County (PIN: 3774-95-9530)

PREPARED FOR: Barry Halter, Buyer

PREPARED BY: Jeff Vaughan
Trevor Hackney
Trent Bostic

DATE: March 30, 2021

Soil suitability for domestic sewage treatment and disposal systems was evaluated on March 26, 2021, for the property located at 271 Gardner Point Drive in Stony Point, NC. Trevor Hackney and Trent Bostic of Agri-Waste Technology, Inc. (AWT) conducted the soil evaluation. The detailed soil evaluation of the land area will follow. A review of the soil and landscape characteristics that dictate soil suitability for domestic sewage treatment and disposal systems can be found in Attachment 2.

The total property area is approximately 12.3 acres and is partially wooded and partially cleared. The overall slope of the property is moderate ranging from 10-20% slopes. A one-acre area was selected by the client to be evaluated. A drainage feature cuts through the center of the evaluation area is identified as unsuitable topography on the attached maps.

Soil Suitability for Domestic Sewage Treatment and Disposal Systems

The aerial map in Attachment 1 details the soil boring locations, contour data, and soil types. A portion of the property identified in Attachment 1 meets the soil depth requirements for a conventional septic system. This area is approximately 30,335 square feet. This evaluation was a preliminary review to determine what potential this land might have for domestic sewage treatment and disposal systems. Therefore, specific types of septic systems, exact locations of future drain fields and repair areas, building foundations, well location, etc. are not fully considered. These things will need to be more fully considered as the plans develop for the potential future of this site. It is likely that additional soil evaluations will be required so that septic system types and the location of a septic drain field can be more fully and appropriately considered.

A typical profile description of the soil borings done on this property are in Attachment 2. The typical soil profile observed in the soil borings on the property is: provisionally

suitable to 36+" soil depth. The mapped soil type on this property is Woolwine-Fairview-Westfield complex. The soil borings evaluated on this property were consistent with this soil type.

Conclusions

Based on the results of this evaluation, the installation of conventional septic system for a four-bedroom home seems probable on this property in Area 1 designated on the maps in Attachment 1. Typically, 10,000-14,000 square feet of usable area are necessary for a conventional four-bedroom septic system and repair area. Any grading or disturbance to the soil could impact soil suitability for a septic system on the property. It will be critical to select a house footprint that allows enough room for a septic system and repair system.

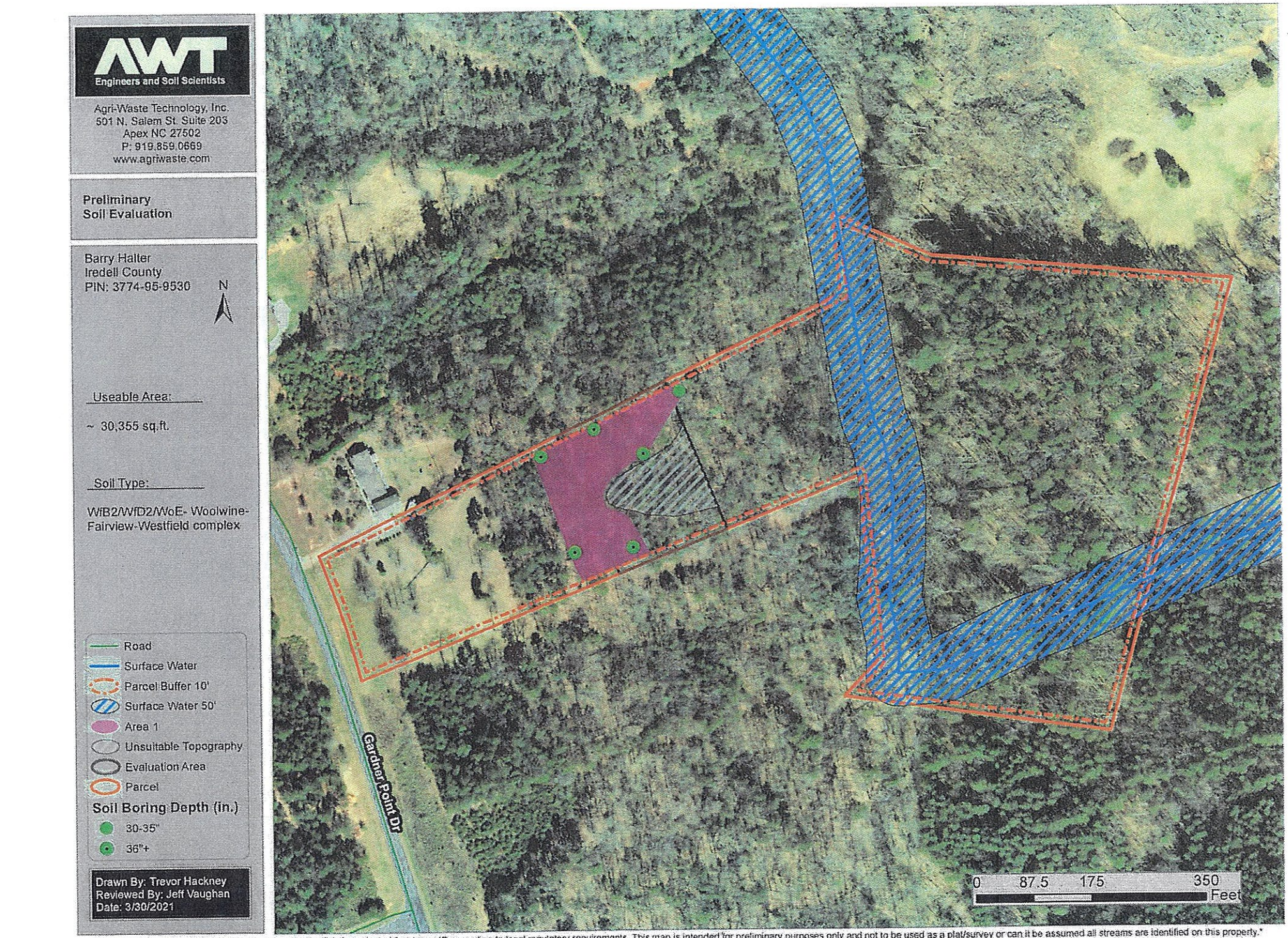
We appreciate the opportunity to assist you in this matter. Please contact us with any questions, concerns, or comments.

Sincerely,

Jeff Vaughan

Trent Bostic

Trevor Hackney



Surface water and/or bad topo areas have not been officially evaluated for stream ID according to local regulatory requirements. This map is intended for preliminary purposes only and not to be used as a plat/survey or can it be assumed all streams are identified on this property.

AWT
Engineers and Soil Scientists

Agri-Waste Technology, Inc.
501 N. Salem St. Suite 203
Apex NC 27502
P: 919.659.0669
www.agriwaste.com

Preliminary Soil Evaluation

Barry Halter
Iredell County
PIN: 3774-95-9530

N

Useable Area:

~ 30,355 sq.ft.

Soil Type:

WfB2/WfD2/WoE- Woolwine-Fairview-Westfield complex

- 2 ft. Contour
- Surface Water
- Parcel Buffer 10'
- Surface Water 50'
- Area 1
- Unsuitable Topography
- Evaluation Area
- Parcel

Soil Boring Depth (in.)

- 30-35"
- 36"+

Drawn By: Trevor Hackney
Reviewed By: Jeff Vaughan
Date: 3/30/2021

0 37.5 75 150 Feet

Surface water and/or bad topo areas have not been officially evaluated for stream ID according to local regulatory requirements. This map is intended for preliminary purposes only and not to be used as a plat/survey or can it be assumed all streams are identified on this property.

DEPARTMENT OF HEALTH AND HUMAN SERVICES
DIVISION OF PUBLIC HEALTH, ENVIRONMENTAL HEALTH SECTION
ON-SITE WATER PROTECTION BRANCH

Sheet 1 *of* 2
PROPERTY ID #: 3774-95-9530
COUNTY: Iredell Co.

SOIL/SITE EVALUATION
***for* ON-SITE WASTEWATER SYSTEM**
(Complete all fields in full)

BUYER: Barry Halter APPLICATION DATE
ADDRESS: 271 Gardner Point Drive, Stoney Point, NC, 28678 DATE EVALUATED: 3/26/21
PROPOSED FACILITY: Single Family Residence PROPOSED DESIGN FLOW (.1949): 360-480 GPD PROPERTY SIZE: 12.3 ac.
LOCATION OF SITE: 271 Gardner Point Drive, Stoney Point, NC, 28678 PROPERTY RECORDED:
WATER SUPPLY: | Private | Public X Well | Spring | Other
EVALUATION METHOD: X Auger Boring | Pit | Cut TYPE OF WASTEWATER: X Sewage | Industrial Process | Mixed

PROFILE #	.1940 LANDSCAPE POSITION/ SLOPE %	HORIZON DEPTH (IN.)	SOIL MORPHOLOGY (.1941)		OTHER PROFILE FACTORS				PROFILE CLASS & LTAR
			.1941 STRUCTURE/ TEXTURE	.1941 CONSISTENCE/ MINERALOGY	.1942 SOIL WETNESS/ COLOR	.1943 SOIL DEPTH	.1956 SAPRO CLASS	.1944 RESTR HORIZ	
1	10-15%	0-9"	WSBK; SCL	SS; SP; Fr	7.5YR 4/4	36+"			General Boring Description 0.3 GPD/ft²
		9-30"	SBK; C	SS; SP; Fl	2.5YR 4/8				
		30-36+"	SBK; CL	SS; SP; Fr	2.5YR 4/8				
2									
3									
4									

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)		
System Type(s)	Conventional	Conventional
Site LTAR	0.3 GPD/ft²	0.3 GPD/ft²

OTHER FACTORS (.1946):
SITE CLASSIFICATION (.1948):

EVALUATED BY: Trevor Hackney
OTHER(S) PRESENT: Trent Bostic

COMMENTS:

#500

RECEIVED AUG C 3 2021

APPLICATION MUST BE FILLED OUT COMPLETELY & BE LEGIBLE OR IT WILL NOT BE PROCESSED

Iredell County Health Department – Environmental Health Division

PAGE 1: *APPLICATION FORM* AP-320133 $500.00

Application For: ( ) New Well Permit ( ) Well Repair Permit ( ) Well Abandonment
(✓) Septic Improvement Permit ( ) Authorization to Construct ( ) Existing System Inspection ( ) Septic System Repair

THE ABOVE PERMIT DOCUMENTS WILL BECOME INVALID IF INFORMATION PROVIDED ON THIS APPLICATION IS FALSIFIED OR CHANGED, OR IF THE SITE IS ALTERED. THE IMPROVEMENT PERMIT IS VALID FOR EITHER 60 MONTHS OR WITHOUT EXPIRATION DEPENDING UPON DOCUMENTATION SUBMITTED. APPLICATION WITH SITE PLAN 60 MONTHS, APPLICATION WITH COMPLETE, SCALED PLAT WITHOUT EXPIRATION. SEE 15A NCAC 18A .1937(f) FOR DETAILS.

Page 2: *Site Plan Worksheet* form MUST accompany this application

The following optional attachments may also be submitted: ( ) Survey Plat, scaled no more than 1 inch = 60 feet
Place an (X) beside whichever is submitted if applicable ( ) Custom Site Plan, scaled no more than 1 inch = 60 feet

Applicant Information: (PRINT CLEARLY)

Applicant Name: Matt Myers Address: 190 Meadow Oaks Dr Zip: 28625
Applicant Email: mattmyersLLC@gmail.com Phone: 704-902-1017 Alt. Phone: _____
Owner Name: Barry & Casey Halter Address: 133 Hallmark Estates Dr Zip: 28625
Owner Email: barry.halter@yahoo.com Phone: 704-880-2084 Alt. Phone: _____

Property Information:

Street Address: 271 Gardner Point Dr Stony Point, NC 28678
Subdivision Name: Riverwalk Section/Phase: _____ Lot Number: 10
Driving Directions: North on Sharon School Rd, Right on Stamey Rock Rd, Left on Fulbright Rd, Right on Gardner Point Dr, property on left

Site Development Information: *(check or complete ALL that apply*

CHECK FOUNDATION TYPE

(✓) New Single Family Residence — Maximum Number of Bedrooms: 4 — ( ) Crawl Space Foundation
( ) New Multi-Family Residence — Maximum Number of Occupants: 5 — ( ) Concrete Slab Foundation
( ) Accessory Building — (✓) Swimming Pool — (✓) Basement with Plumbing
( ) Bedroom(s) Addition — ( ) Other Addition/Structure: _____ — ( ) Basement without Plumbing
( ) Repair to failing septic system ___ Tank ___ Drain lines Describe Problem: _____
Non-Residential Site Development: Type of Business: _____
Square Footage of Building: _____ Max. Number of Employees: _____ Max. Number of Seats/Beds/Other: _____

Water Supply: ( ) Replacement Well – Reason: _____
( ) Multi-connection Well Number of Houses: _____ Number of Persons: _____

(✓) New Well ( ) Existing Well ( ) Community Well ( ) City Water ( ) Other Public Water

Desired Septic System Type: *(you may rank in order of preference)* Year existing system installed: N/A
( ) No Preference ( ) Alternative ( ) Conventional ( ) Innovative ( ) Modified Conventional (✓) Other: Chambers

Please answer the following to the best of your ability:

( ) Yes (✓) No Does the site contain any jurisdictional wetlands?
( ) Yes (✓) No Is any non-domestic sewage (i.e. industrial) to be generated?
( ) Yes ( ) No Is the site subject to approval by any other public agency?

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.

Signature: X _____ 7-30-21
Property owner or owner's legal representative signature (SIGNATURE REQUIRED) DATE

IREDELL COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH

DOCUMENTATION TO AUTHORIZE AN OWNER'S LEGAL REPRESENTATIVE

(Check and sign only ONE of the options below)

☐ 1. *** APPLICANT AND OWNER ARE THE SAME. *** *(Sign here)* ✗ Barry J Halter

Applications for permits require the "signature of the owner or owner's legal representative" (15A NCAC 18A .1937). If the owner does not sign the application himself or herself, they can submit any one of the following documents to designate their legal representative: *Power of Attorney; Real Estate Contract; Estate executor; Bankruptcy trustee; Court ordered guardianship*
In the absence of the above documentation, the property owner may provide the local health department with documentation that designates a legal representative. A property owner may:
Complete this form to document his or her legal representative, or provide his or her own form that contains the information in this form. If there are multiple property owners, then all property owners must sign the form that designates a legal representative.
By signing a form that designates a legal representative for purposes of 15A NCAC 18A .1937, the property owner authorizes that representative to act on their behalf in matters pertaining to the application and permitting process, including signing or receiving any application, document or permit. The owner retains full responsibility to meet all permit conditions specified by the local health department.

☐ 2. I, Barry & Casey Halter, am the legal owner(s) of the property located at 271 Gardner Point Dr. Stony Point identified as PIN (Parcel Identification Number) 3774-95-9530, located in Iredell County, North Carolina.

I do hereby authorize **(print legal representative/company name)** Matt Myers, Matt Myers Construction to act as an agent on my behalf in applying for/signing/obtaining any of the documents described below.

- Application for Improvement Permit (IP) / Authorization to Construct (AC)
- Improvement Permit (IP) / Authorization to Construct (AC)
- Application for soil-site evaluation (new/repair)
- Application/permit for private drinking water well/well abandonment
- Application for Compliance Inspection

I agree to abide by all decisions and/or conditions between the legal representative acting on my behalf and the Iredell County Department of Public Health, Environmental Health Division.

✗ _____ 7-30-21
Signature of Owner(s) Date

Mooresville - Environmental Health
Fax: 704-662-3239
610 E. Center Avenue, Mooresville, NC 28115

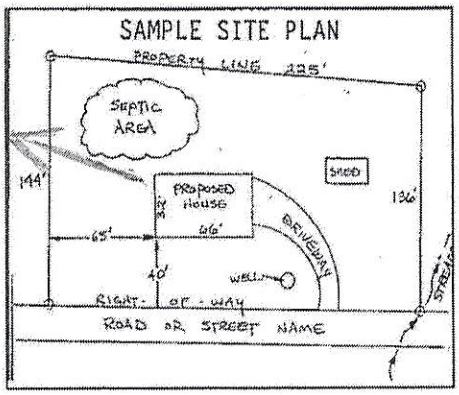
Statesville - Environmental Health
ronda.hart@co.iredell.nc.us
Fax: 704-871-3483
349 N. Center Street, Statesville, NC 28677

IREDELL COUNTY HEALTH DEPARTMENT

ENVIRONMENTAL HEALTH DIVISION

PAGE 2: ***SITE PLAN WORKSHEET***

SEE THE "SAMPLE SITE PLAN" BELOW. ***INCOMPLETE SITE PLANS WILL BE RETURNED TO YOU FOR COMPLETION AND MAY RESULT IN A DELAY IN THE ISSUANCE OF YOUR SEPTIC SYSTEM PERMIT!!!***



Place an (X) beside each item as you complete the site plan:

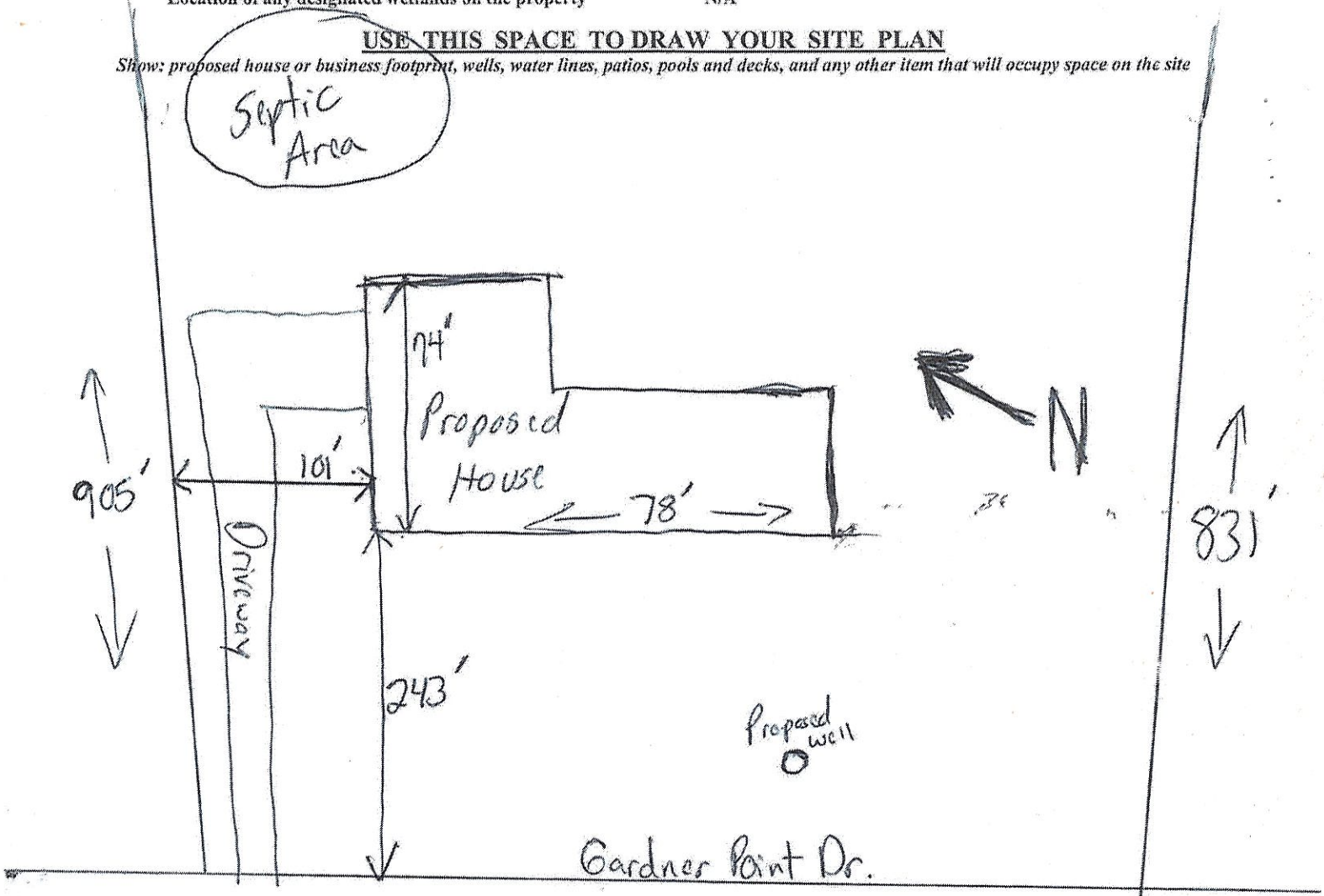
- (X) Property Line measurements are clearly identified
- (X) All proposed structures are indicated
- (X) Front and side setbacks from property line
- (X) Preferred driveway location and well location
- (X) Area you prefer your septic system to be placed
- (X) North arrow, or other sufficient indicator of direction

Circle N/A on the following if appropriate:

Location of septic systems and wells within 100' of your property	N/A
Location of easements and rights of ways on your property	N/A
Location of any designated wetlands on the property	N/A

USE THIS SPACE TO DRAW YOUR SITE PLAN

Show: proposed house or business footprint, wells, water lines, patios, pools and decks, and any other item that will occupy space on the site



Signature: X _____ 7-25-21

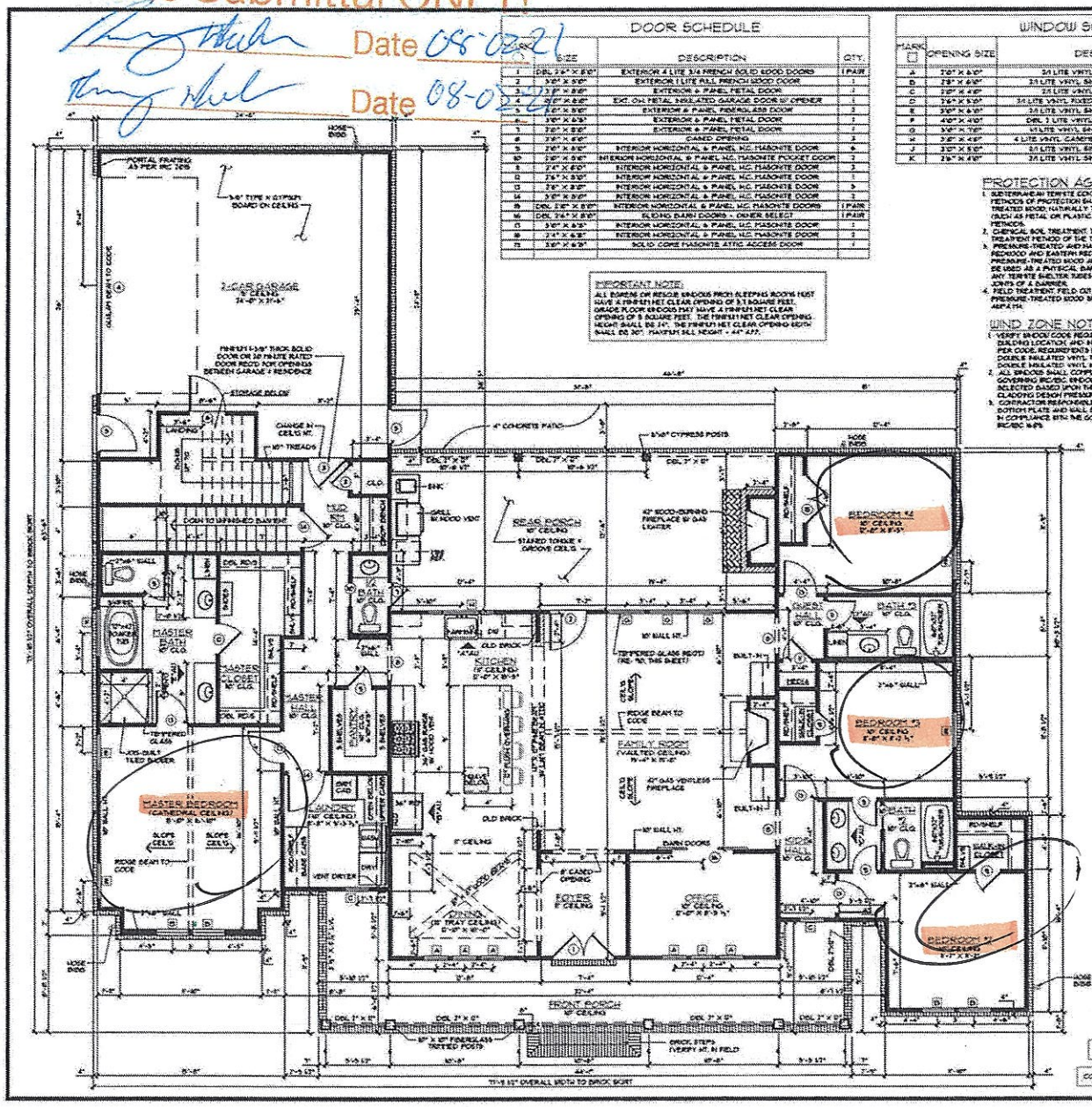
Property owner or owner's legal representative signature (SIGNATURE REQUIRED) — DATE

Acknowledgement Of
Plans Submittal ONLY

8-16-2021

Date 08-02-21

Date 08-02-21



DOOR SCHEDULE

	SIZE	DESCRIPTION	QTY.
1	DBL 3'-0" X 8'-0"	EXTERIOR 4 LITE 3/4 FRENCH SOLID WOOD DOORS	1 PAIR
2	3'-0" X 8'-0"	EXTERIOR 1 LITE FULL FRENCH WOOD DOOR	1
3	3'-0" X 8'-0"	EXTERIOR 6 PANEL METAL DOOR	1
4	16'-0" X 8'-0"	EXT. OH METAL INSULATED GARAGE DOOR W/ OPENER	1
5	2'-6" X 6'-8"	EXTERIOR 6 PANEL FIBERGLASS DOOR	1
6	3'-0" X 6'-8"	EXTERIOR 6 PANEL METAL DOOR	1
7	3'-0" X 6'-8"	EXTERIOR 6 PANEL METAL DOOR	1
8	3'-0" X 6'-8"	CASED OPENING	1
9	2'-6" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	6
10	2'-6" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE POCKET DOOR	1
11	2'-4" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	2
12	2'-6" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	1
13	2'-6" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	3
14	2'-8" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	1
15	DBL. 2'-8" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOORS	1 PAIR
16	DBL. 3'-6" X 8'-0"	SLIDING PLANK DOORS - OWNER SELECT	1 PAIR
17	2'-6" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	1
18	2'-4" X 6'-8"	INTERIOR HORIZONTAL 6 PANEL H.C. MASONITE DOOR	1
19	2'-6" X 6'-8"	SOLID CORE MASONITE ATTIC ACCESS DOOR	1

IMPORTANT NOTE:
ALL BARRIERS OR RESIDENTIAL WINDOWS FROM SLEEPING ROOMS THAT HAVE A FINISHED SILL HEIGHT LESS THAN 24" ABOVE THE FINISHED GARAGE FLOOR WINDOWS THAT HAVE A MINIMUM NET CLEAR OPENING OF 5 SQUARE FEET. THE MINIMUM NET CLEAR OPENING HEIGHT SHALL BE 24". THE MINIMUM NET CLEAR OPENING WIDTH SHALL BE 20". MAXIMUM SILL HEIGHT - 44" A.F.F.

WINDOW SCHEDULE

MARK	OPENING SIZE	DESCRIPTION	QTY.
A	7'-0" X 6'-0"	3/4 LITE VINYL FIXED WINDOW INSULATED	6
B	2'-8" X 4'-0"	3/4 LITE VINYL SINGLE HUNG WINDOW INSULATED	4
C	3'-0" X 4'-0"	3/4 LITE VINYL FIXED WINDOW INSULATED	1
D	7'-6" X 5'-0"	3/4 LITE VINYL FIXED WINDOW INSULATED (TEES ELEVS)	2
E	3'-0" X 4'-0"	3/4 LITE VINYL SINGLE HUNG WINDOW INSULATED	4
F	4'-0" X 4'-0"	DBL 2 LITE VINYL CASEMENT WINDOW INSULATED	1
G	5'-0" X 7'-0"	1/1 LITE VINYL SINGLE HUNG WINDOW INSULATED	1
H	5'-0" X 4'-0"	4 LITE VINYL CASEMENT WINDOW INSULATED W/ 6" SCHELITES	1
J	3'-0" X 5'-0"	3/4 LITE VINYL SINGLE HUNG WINDOW INSULATED	1
K	2'-8" X 4'-0"	3/4 LITE VINYL SINGLE HUNG WINDOW INSULATED	1

PROTECTION AGAINST TERMITES:

1. SUBTERRANEAN TERMITE CONTROL IN AREAS FAVORABLE TO TERMITE DAMAGE METHODS OF PROTECTION SHALL BE BY CHEMICAL SOIL TREATMENT, PRESSURE-TREATED WOOD, NATURALLY TERMITE RESISTANT WOOD OR PHYSICAL BARRIERS (SUCH AS METAL OR PLASTIC TERMITE SHIELDS) OR ANY COMBINATION OF THESE METHODS.
2. CHEMICAL SOIL TREATMENT THE CONCENTRATION RATE OF APPLICATION AND TREATMENT METHOD OF THE TERMITICIDE LABEL.
3. PRESSURE-TREATED AND NATURALLY RESISTANT WOOD. HEARTWOOD OF REDWOOD AND EASTERN RED CEDAR SHALL BE CONSIDERED TERMITE RESISTANT. PRESSURE-TREATED WOOD AND NATURALLY TERMITE RESISTANT WOOD SHALL NOT BE USED AS A PHYSICAL BARRIER UNLESS A BARRIER CAN BE INSPECTED FOR ANY TERMITE BUILDER TUBES AROUND THE PIERS AND OUTSIDE EDGES AND JOINTS OF A BARRIER.
4. FIELD TREATMENT. FIELD-CUT ENDS, NOTCHES, AND DRILLED HOLES OF PRESSURE-TREATED WOOD SHALL BE RETREATED IN THE FIELD ACCORDING TO AWPA P4.

WIND ZONE NOTES

1. VERIFY WINDOW CODE REQUIREMENTS AT EACH BUILDING LOCATION AND INSTALL WINDOWS AS PER CODE. REQUIREMENTS SHALL VARY FROM DOUBLE INSULATED VINYL TO IMPACT RESISTANT DOUBLE INSULATED VINYL WINDOWS.
2. ALL WINDOWS SHALL COMPLY WITH THE GOVERNING IRC/IBC WINDOWS SHALL BE SELECTED BASED UPON THE COMPONENT AND CLADDING DESIGN PRESSURES.
3. CONTRACTOR RESPONSIBLE FOR ANCHORAGE OF BOTTOM PLATE AND WALL STUDS TO FOUNDATION IN COMPLIANCE WITH THE GOVERNING EDITION OF IRC/IBC 604.

GENERAL NOTES:

1. ALL KITCHEN AND UTILITY COUNTERTOPS ARE SHOWN AS 2'-0" WIDE UNLESS STATED OTHERWISE.
2. ALL BATHROOM LAVATORY COUNTERTOPS SHOWN AS 1'-6" WIDE.
3. ALL EXTERIOR OVERALL DIMENSIONS ARE FROM EDGE OF FOUNDATION.
4. ALL INTERIOR DIMENSIONS ARE FROM STUD FACE TO STUD FACE.
5. ALL INTERIOR WALL THICKNESS SHOWN AS 4" UNLESS NOTED OTHERWISE.
6. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS BEFORE COMMENCING WORK.
7. BRICK VENEER SHALL TIES (MAX 24" O.C. EACH WAY).
8. PURCHASER OF THIS PLAN ASSUMES LIABILITY FOR ANY MODIFICATIONS MADE TO THE LAYOUT OF THIS PLAN.
9. ALL WOOD FRAMING SHALL BE NO. 2 GRADE - SOUTHERN PINE LUMBER. ALL CEILING JOISTS SPANS ARE BASED ON TABLE R802.5.1 (7) OF THE IRC 2018 AND ARE DESIGNED FOR ATTIC WITH LIMITED STORAGE. REFER TO FOUNDATION SHEET FOR SPANS.
10. ALL REQ. SAFETY GLAZING IN HAZARDOUS LOCATIONS # TEMPERED GLASS FOR WINDOWS THAT ARE WITHIN 24" OF THE DOOR IN THE CLOSED POSITION. PROVIDED THE WINDOW IS LESS THAN 60" ABOVE THE FLOOR. (WINDOWS IRC, 2018)
11. MASONRY VENEER SHALL BE ANCHORED TO THE SUPPORTING WALL CONSTRUCTION WITH CORROSION-RESISTANT METAL TIES SPACED NOT MORE THAN 24" ON CENTER HORIZONTALLY AND VERTICALLY AND SHALL SUPPORT NOT MORE THAN 2.67 SQ. FEET OF WALL PER SECTION R703.7.4.2.
12. VENT HOOD IN KITCHEN MUST VENT TO THE OUTSIDE THROUGH WE HOODS MUST VENT TO THE OUTSIDE WHERE APPLICABLE.
13. DRYER VENT MUST HAVE MAX LENGTH 25'
14. ATTIC SPACES MUST PROVIDE 1 SQ. FT. VENTILATION PER 300 SQ. FT. OF AREA (UNLESS CONDITIONED SPACE. FATTICS R806)

HEADER SPANS FOR LOAD BEARING WALLS:

SINGLE STORY:
- 1 PLY 2"x4" — 4'-0" MAX
- 1 PLY 2"x6" — 6'-4" MAX
- 1 PLY 2"x8" — 7'-8" MAX

2 STORY:
- 1 PLY 2"x6" — 3'-0" MAX
- 1 PLY 2"x8" — 4'-0" MAX
- 1 PLY 2"x8" — 4'-10" MAX

- 2 PLY 2"x6 HEADERS FOR ALL NON-LOAD BEARING WALLS
- TWO BETWEEN 401 HEADER PLIES
- NO BOXED HEADERS

REFER TO IRC R502.5 (1) AND (3) FOR ADDITIONAL HEADER AND GIRDER SPANS

NOTE:

ROOF OVERHANG ON NEW CONSTRUCTION TYPICAL 12" FROM FACE OF STUD UNLESS OTHERWISE NOTED.

GENERAL CONTRACTOR TO PROVIDE ADEQUATE ROOF VENTILATION BUILDING SYSTEMS PRPC (2018) SECTION PRPC1 SYSTEMS TO BE USED TO TEST ROOF VENTILATION REQUIREMENTS AS FOLLOWS: CONTINUOUS RIDGE VENTS, POWER VENTS, BOX VENTS, AND GABLE DORMER VENTS WHEN APPROVED BY OWNER.

SOFFIT VENTS TO BE USED ONLY IN ACCORDANCE W/ IRC CODE SECTION R806 AND TABLE R806.2 TO ACCOMODATE APPROPRIATE FIRE SEPARATION DISTANCES.

GENERAL MATERIALS:

1. EXTERIOR WALLS
   - SIDING — CEDAR BEVEL SIDING
   - "TYVEK" BUILDING WRAP
   - 2x6 @ 16" O.C. INSULATION — R-19 BATT INSULATION
   - 2x4 STUDS @ 16" O.C.
2. INTERIOR WALLS
   - 2x4 STUDS @ 16" O.C. — 1/2" GYPSUM BOARD ON BOTH SIDES
3. CEILING
   - 12x JOISTS @ 16" O.C. — R38 INSULATION — 1/2" GYPSUM BOARD
4. ROOF SYSTEM
   - 30 YEAR FIBERGLASS SHINGLES — INSULT
   - 5/8" OSB, OR EQUAL PLYWOOD — 2x6 RAFTERS @ 16" O.C. (CONFIRM BY LOCAL CODES)

NOTE: ALL ROOFING PRODUCTS, MATERIALS AND INSTALLATION SHALL COMPLY WITH THE REQUIREMENTS UNLESS CHANGED BY GENERAL CONTRACTOR AT OWN DISCRETION.

CODE DISCLAIMER:

1. THESE PLANS WERE DESIGNED TO MEET IRC 2018 AT THE TIME OF THEIR CREATION AND WERE SPECIFICALLY TO THE TYPICAL LOCAL CODES OF THE BOARD/LOCALITY AREA. IT IS HIGHLY RECOMMENDED THAT THESE PLANS BE REVIEWED BY A LOCAL STRUCTURAL ENGINEER PRIOR TO CONSTRUCTION.
2. BEAMS AND FLOOR JOISTS ARE NOT SIZED DUE TO THE PLANS' GEOGRAPHIC LOCATION. THESE PLANS ARE SOLD, THESE ITEMS SHALL BE SIZED BY A LOCAL ENGINEER OR MANUFACTURER.
3. ALL CEILING / FLOOR JOISTS (IF CONVENTIONAL FRAMING) SHALL BE SIZED USING THE LATEST VERSION OF THE IRC OR APPLICABLE CODES AT SITE TO MEET THE LOCAL REQUIREMENTS SUCH AS SNOW LOADS AND OTHER FACTORS. THE CEILING JOISTS AND RAFTERS IF PREVIOUSLY SIZED USING THE 2015 IRC AT THE TIME OF THEIR CREATION, THEY MUST BE VERIFIED AND MODIFIED AS REQUIRED TO MEET THE LATEST EDITION OF THE 2021 INTERNATIONAL RESIDENTIAL CODE.
4. ALL FOUNDATION AND FOOTING DETAILS SHALL BE REVIEWED AND APPROVED BY A LOCAL ENGINEER.
5. CONTRACTOR SHALL PROVIDE ALL HIGH WIND STRAPPING AND ANCHOR BOLTS AS REQUIRED BY THE LOCAL CODE REQUIREMENTS AND THE LATEST VERSION OF THE IRC.

FLOOR PLAN

SCALE: 1/4" = 1'-0"

4" BRICK SOIRT AROUND ENTIRE HOUSE

CONTRACTOR TO LOCATE WATER HEATER + A/C UNITS ON SITE

SQUARE FOOTAGE

MAIN LIVING	2,671
FRONT PORCH	336
REAR PORCH	440
GARAGE	672
TOTAL SQ. FT.	3561
OPTIONAL BONUS RM 1	443
TOTAL LIVING W/ BONUS	3056
TOTAL UNDER ROOF (W/ BONUS)	4132

RESIDENCE OF
MATT MYERS
Plan#

MADDEN HOME DESIGN
8175 Rickling Road
Denham Springs, Louisiana 70726
Phone: (225) 791-2912

AI BD.

Project No.: Back Creek w/ Bonus (2-car)
DATE: MAY 13, 2021
DRAWN BY: Steven Madden
DESIGNED BY: Steven Madden

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Sheet Title: FLOOR PLAN

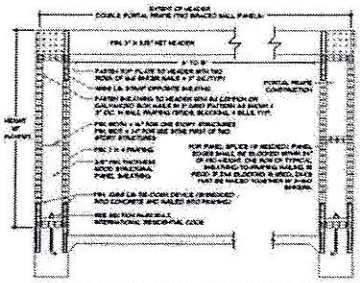
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☐ Preliminary Dwg
☐ Building Doc.
☐ Construction Doc.

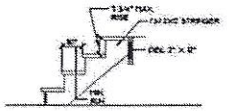
Acknowledgement Of
Plans Submittal ONLY!

Date 08-02-21

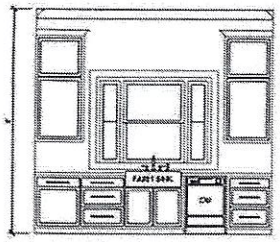
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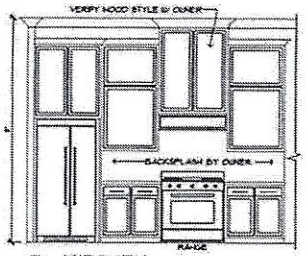
GARAGE PORTAL DETAIL
NOT TO SCALE



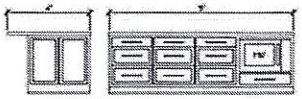
STAIR DETAILS
N.T.S.



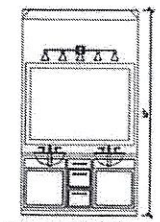
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SCALE: 3/8" = 1'-0"



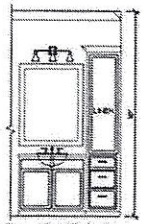
B KITCHEN
SCALE: 3/8" = 1'-0"



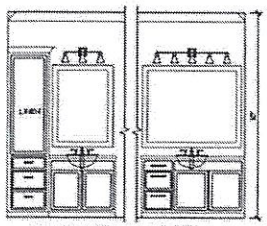
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SCALE: 3/8" = 1'-0"



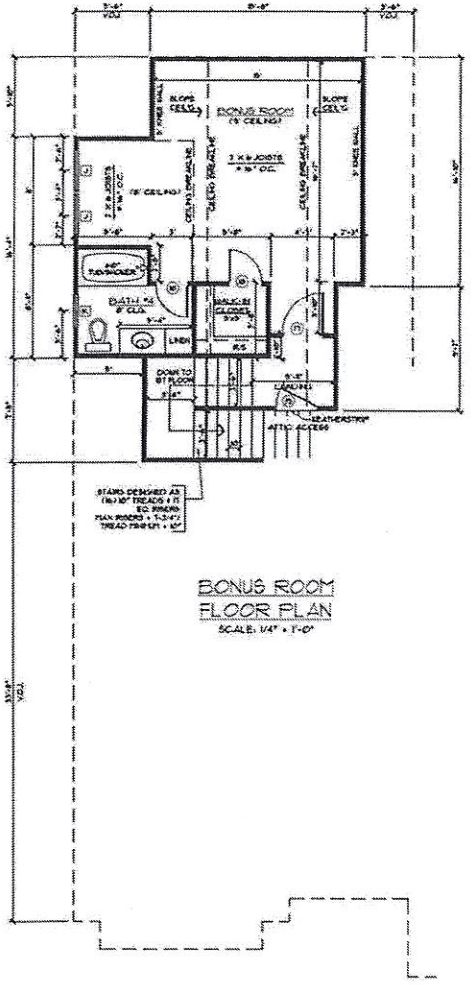
C BATH #2
SCALE: 3/8" = 1'-0"



D BATH #3
SCALE: 3/8" = 1'-0"



E MASTER BATH
SCALE: 3/8" = 1'-0"



BONUS ROOM
FLOOR PLAN
SCALE: 1/4" = 1'-0"

HUDSON HOME DESIGN, LLC NOT BEING AN ARCHITECTURAL FIRM, DOES NOT PREPARE ASSUMES NO LIABILITY FOR ARCHITECTURAL DESIGN INTEGRITY; OR ARCHITECTURAL DESIGN INTEGRITY; NOR DOES IT ASSUME RESPONSIBILITY FOR ANY ERRORS OR OMISSIONS WHICH MAY OCCUR. ALL STRUCTURAL DESIGNS SHOULD BE REVIEWED AND SYNCHRONIZED BY A LICENSED ENGINEER. ANY STRUCTURAL MODIFICATIONS HAVE BEEN MADE AT THE CLIENT'S REQUEST AND NOT THE RESPONSIBILITY OF HUDSON HOME DESIGN, LLC. IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL DIMENSIONS IN THE FIELD. VERIFICATION OF DIMENSIONS IN THE FIELD AND NOT THE RESPONSIBILITY OF THE DRAFTING SERVICE.
ALL HOMES BUILT HOME IN ACCORDANCE WITH THE INTERNATIONAL RESIDENTIAL CODE 2015

RESIDENCE OF
MATT
MYERS

Project

MADDEN HOME DESIGN
8375 Rushing Road
Denham Springs, Louisiana
70726
Phone: (225) 791-2312

A | BD.

Project No: Black Creek w/ Bonus (2-car)
DATE: MAY 13, 2021
DRAWN BY: Steven Madden
DESIGNED BY: Steven Madden

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Sheet Title
BONUS ROOM/
INT. ELEVS.

☐ Preliminary Dwg.
☐ Bidding Doc.
☐ Construction Doc.

Sheet
A1.1

IREDELL COUNTY
PO Box 788
349 North Center St.
Statesville, NC 28677

APPLICATION NUMBER
320133 Issue Date:

Permit Type: ZONING

Parcel Number	Street Address	Jurisdiction
3774959530.000	271 GARDNER POINT DR	Iredell County

Owner Information	Applicant Information
Name: HALTER BARRY L+CASEY B	Name: MATT MYERS
Address:	Address: 271 GARDNER POINT DR STONY POINT, NC 28678
Phone:	Phone: (704)902-1017

Use Requested	Zone Code
Single Family Dwelling	ra

Lot Acreage	F Setback	B Setback	L Setback	R Setback	Watershed	Flood Zone
12.37	35	35	15	15	WSIV-CA Catawba/Lake Norman	NO

Remarks
SFD

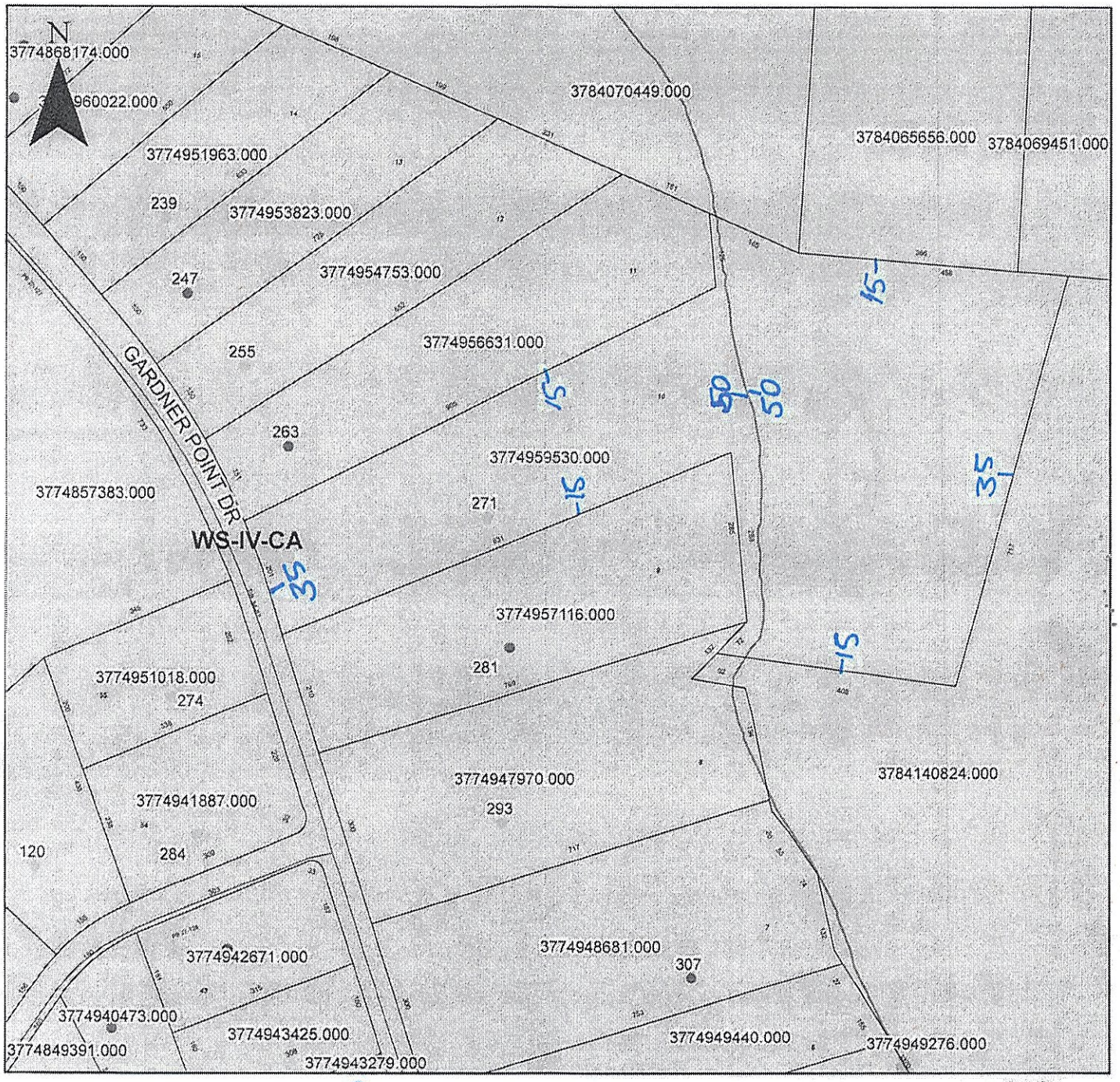
The applicant certifies that there are no deed restrictions, contractual agreements or governmental regulations of any kind that interfere with or prohibit the use of the property or the use for which this permit is requested. The applicant further acknowledges that enforcement of deed restrictions, plat conditions and other contractual agreements will not be undertaken by Iredell County and is the sole responsibility of the affected parties.

Date: 08/02/2021

Signature of Owner/Contractor

Permit Number	320133	TOTAL FEES:	$77.25

ZONING DISCLAIMER



Property Address 271 Gardner Point Dr.

12.372
RA
NO
WS-IV-CA
NO

The applicant certifies that there are no deed restrictions, contractual agreements or governmental regulations of any kind that interfere with or prohibit the use of the property or the use for which this permit is requested. Applicant further acknowledges that the enforcement of deed restrictions, plat conditions, and other contractual agreements will not be undertaken by Iredell County and is the sole responsibility of the affected parties.

Applicant

8-02-21
Date