DW BLDR-2023-30314 OSWP

ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 Mooresville Office (704) 660-3625 PERMIT # AP 2023-30279

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

PIN # 4629 -- 71 -- 1508

APPLICANT/OWNER: Anthony Earley APPLICANT ADDRESS: P.O. Box Troutman 180, NC 28166

SITE ADDRESS: 722 Morrison Farm, Troutman 28166 PHONE: 205-566-2549 ALT. PHONE

SITE DIRECTIONS: Perth - (R) State Park Rd - (L) Morrison Farm - Lot on (R) SAP CONTROLLED: ☐ YES ☑ NO

SUBDIVISION: Conans Ford Development SECTION: 17 LOT # 128 LOT AREA: 3.772 DESIGN FLOW: 480gpd L.T.A.R.: .275

Septic Tank	1000	(gal)	STB	760	Date	9-3-2023	☑ New System	☐ Repair	☐ Expansion	System Type: I II (III) IV V VI	
Pump Tank	—	(gal)	PT	—	Date	—	System Description:	Vertical 50% Reduction			
Pump Make	—		Model	—	Serial #	—	Repair System Description:	Exempt			
# Nitrification Fields	1		# Lines	3	Linear Ft.	291'	Maintenance Agreement Required:	☐ YES	☑ NO		
Trench Width	24"		Trench Bottom Depth(Low side)	33"	Gravel Depth	—		☑ GRAVITY	☐ PRESSURE		

☑ Residence ☐ Business ☐ Other ☑ Slab ☐ Basement w/plumbing

No. Bedrooms 4 No. Persons 8 No. Employees — ☐ Crawl Space

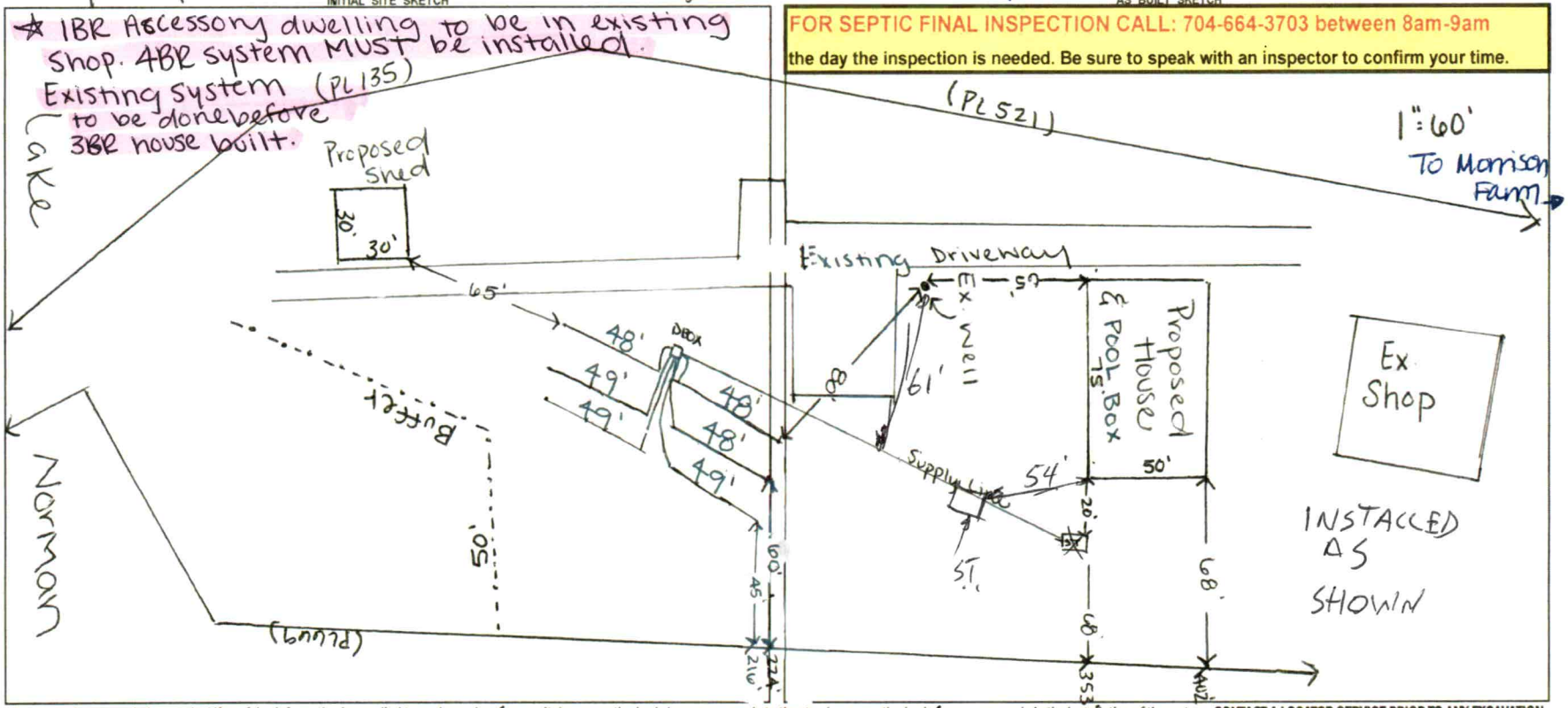
☐ Basement w/o plumbing

Water Supply: ☑ Private ☐ Public ☐ Community

Comments / Conditions: Install lines on contour. Do not pave grade, park, drive, or bury utilites in drainfield. Keep all parts of septic 15' from waters edge on the pool.

If an existing system is located on lot, permit will be revoked until repair area can be located, exemption lost.

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: Online Date: Installed by: LENTZ WASTEWATER

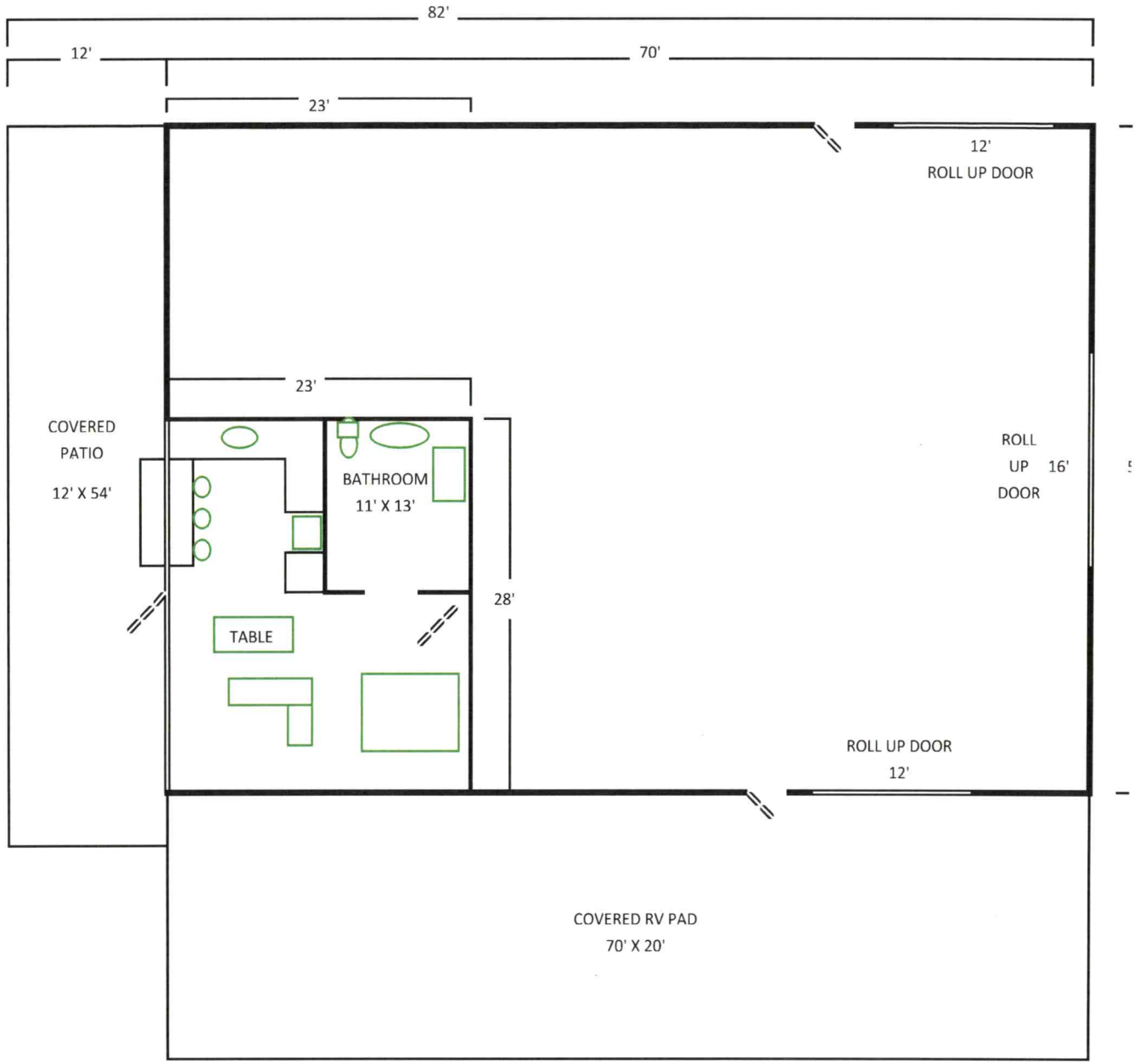
IMPROVEMENT PERMIT by: Sydney Holland Date: 8/23/23 OPERATION PERMIT by: Bryant C. Wilson Date: 10-26-2023

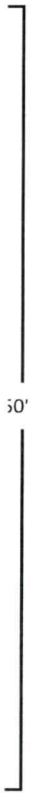
AUTHORIZATION TO CONSTRUCT by: Sydney Holland Date: 9/1/23 Existing System Inspected by: Date:

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

Item	Date	Initials
Drain Lines Checked		
Tanks Checked		
Pressure Manifold or Valve Box Checked		
Pressure Head Set		
Electrical Checked		
Floats Set		
Alarm Checked		
Maintenance Contract Needed? Y / N		
Comments:		

Repairs Only	
	State Code
Failing System Code	
Type of Distribution	G or P
Type of Failure/Malfunction	
Primary Cause of Failure/Malfunction	
Age of System? _____	
Initial or Repair? _____	


82'
12'
70'
23'
12'
ROLL UP DOOR
23'
COVERED
PATIO
12' X 54'
BATHROOM
11' X 13'
ROLL
UP 16'
DOOR
28'
TABLE
ROLL UP DOOR
12'
COVERED RV PAD
70' X 20'


50'

ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 Mooresville Office (704) 660-3625 PERMIT # AP 2023-30279 OSWP

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

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Septic Tank	1000 (gal)	STB	Date	☑ New System	☐ Repair	☐ Expansion	System Type: I II (III) IV V VI
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Pump Make		Model	Serial #	Repair System Description:	Exempt		
# Nitrification Fields	1	# Lines	3	Linear Ft.	291'	Maintenance Agreement Required:	☐ YES ☑ NO
Trench Width	24"	Trench Bottom Depth(Low side)	33"	Gravel Depth	—		☑ GRAVITY ☐ PRESSURE

☑ Residence	No. Bedrooms	4	Water Supply
☐ Business	No. Persons	8	☑ Private
☐ Other	No. Employees		☐ Public
☑ Slab	☐ Crawl Space		☐ Community
☐ Basement w/plumbing			☐ Basement w/o plumbing

Comments / Conditions: Install lines on contour. Do not pave grade, park, drive, or bury utilities in drainfield. Keep all parts of septic 15' from waters edge on the pool.

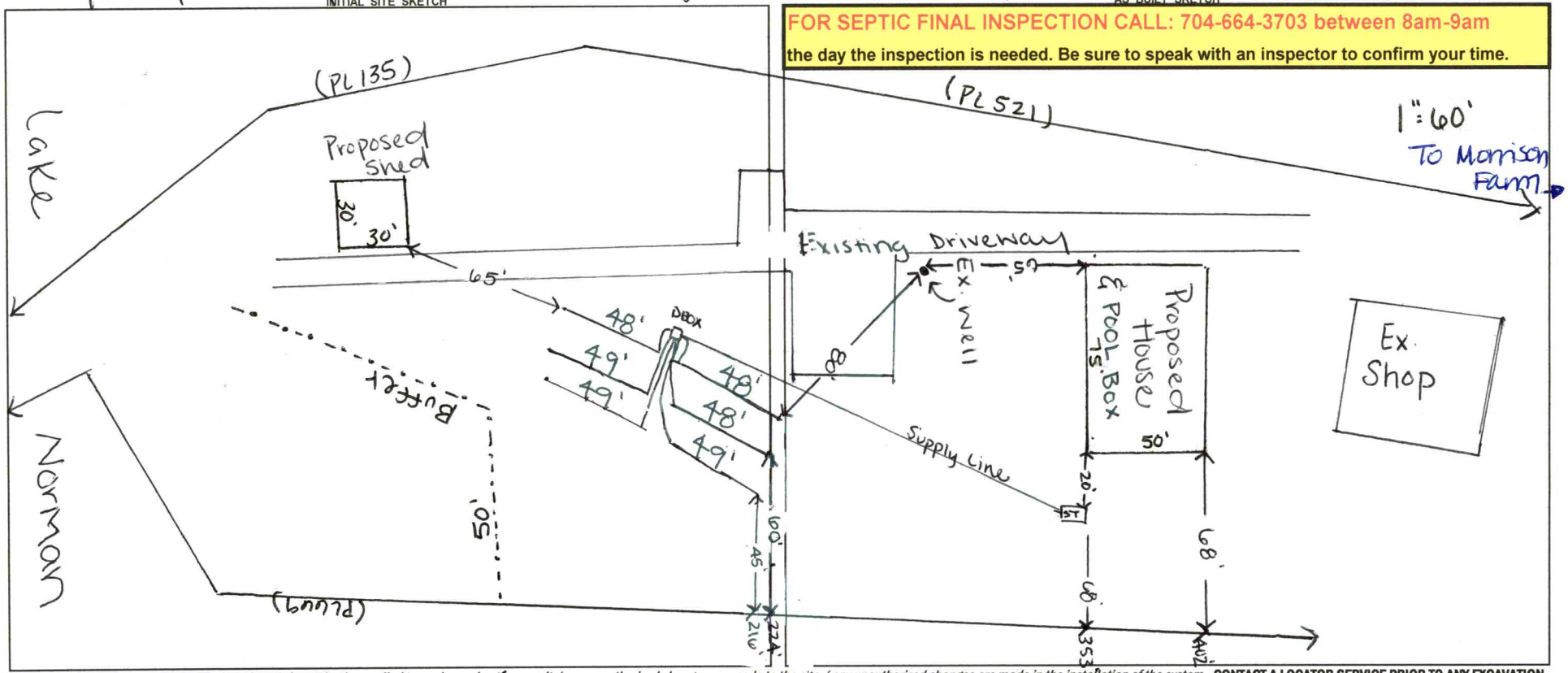
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INITIAL SITE SKETCH

AS BUILT SKETCH

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Owner / Applicant Signature: Online Date: Installed by:

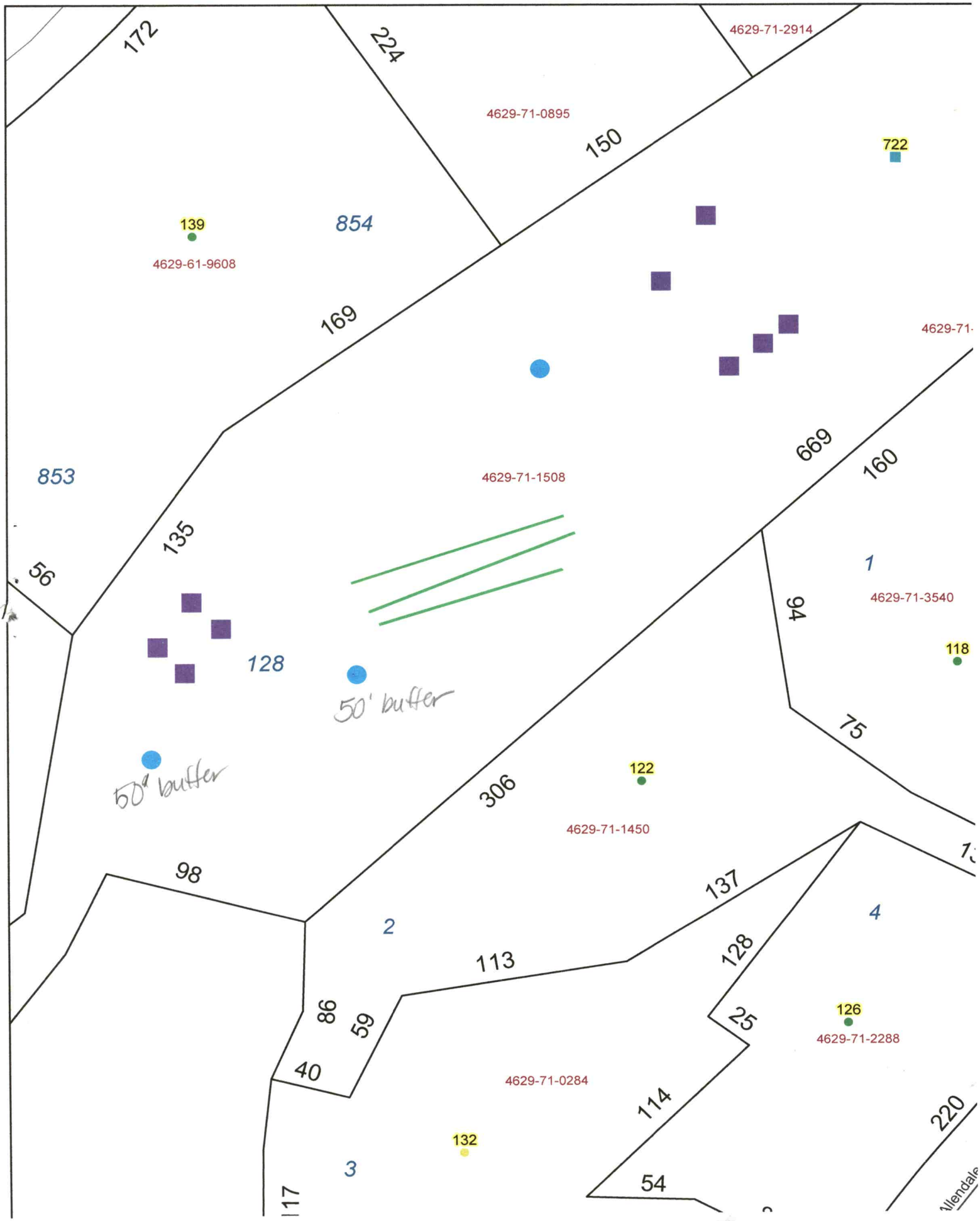
IMPROVEMENT PERMIT by: Sydney Holland Date: 8/23/23 OPERATION PERMIT by: Date:

AUTHORIZATION TO CONSTRUCT by: Date: Existing System Inspected by: Date:

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

Item	Date	Initials
Drain Lines Checked		
Tanks Checked		
Pressure Manifold or Valve Box Checked		
Pressure Head Set		
Electrical Checked		
Floats Set		
Alarm Checked		
Maintenance Contract Needed? Y / N		
Comments:		

Repairs Only	
	State Code
Failing System Code	
Type of Distribution	G or P
Type of Failure/Malfunction	
Primary Cause of Failure/Malfunction	
Age of System? _____	
Initial or Repair? _____	


172
224
4629-71-2914
4629-71-0895
150
722
139
854
4629-61-9608
169
4629-71-
669
160
853
4629-71-1508
135
56
1
4629-71-3540
94
128
118
50' buffer
75
50' buffer
306
122
4629-71-1450
98
137
4
2
113
128
86
59
126
25
4629-71-2288
40
4629-71-0284
114
220
132
3
54
117

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

Sheet 1 of 2
PROPERTY ID #: 4629711508
COUNTY: Iredell

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

OWNER: Anthony Earley
ADDRESS: 722 Morrison Farm 28166
APPLICATION DATE 7/10/23
DATE EVALUATED: 8/11/23
PROPOSED FACILITY: 5BR 4BR PROPOSED DESIGN FLOW (.1949): 600gpd 480
LOCATION OF SITE: 722 Morrison Farm, Troutman 28166
PROPERTY SIZE: 3.772
PROPERTY RECORDED: yes
WATER SUPPLY: ☐ Private ☐ Public ☑ Well ☐ Spring ☐ Other existing well
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	.1941 CONSISTENCE/ MINERALOGY	OTHER PROFILE FACTORS .1942 SOIL WETNESS/ COLOR	.1943 SOIL DEPTH	.1956 SAPRO CLASS	.1944 RESTR HORIZ	PROFILE CLASS & LTAR
1	LS 10%	0-9	SC SBK	SSSPSE FR	few YB throughout 10YR 6/6 band of YB 35" 10YR 6/6	(48)	–	–	0.275 PS
		9-37	C PBK	↓					
		37-48	CL SBK	↓					
2		0-28	FILL –	MIXED	YB throughout SAP INCL 30"+ PLATY C 12"+ GLEY 6/10GY C 30"+	(48)	–	–	U —
		28-30	C ABK	S P SE VFI					
		30-48	CL SBK	SSSPSEFR					
3		0-14	FILL –	MIXED		(55)	–	–	U Remove FILL PS 0.3
		14-38	C SBK	SS SP SE FR					
		38-55	CL SBK	↓					
4		0-19	FILL –	MIXED	Few YB in CL	(52)	–	–	U REMOVE FILL PS 0.275
		19-42	C SBK	SSSPSEFR					
		42-52	CL SBK	↓					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	291'	Exempt
System Type(s)	50%	↓
Site LTAR	275	

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

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		
					MOIST	**WET**
	IV	SC (Sandy Clay) SiC (Silty Clay) C (Clay) O (Organic)	0.4 - 0.1	0.2 - 0.05	VFR (Very Friable) FR (Friable) FI (Firm) VFI (Very Firm v. Very Sticky) EFI (Extremely Firm)	NS (Non-sticky) SS (Slightly Sticky) S (Sticky) VS (Very Sticky) NP (Non-plastic) SP (Slightly Plastic) P (Plastic) VP (Very Plastic)
		None	None			

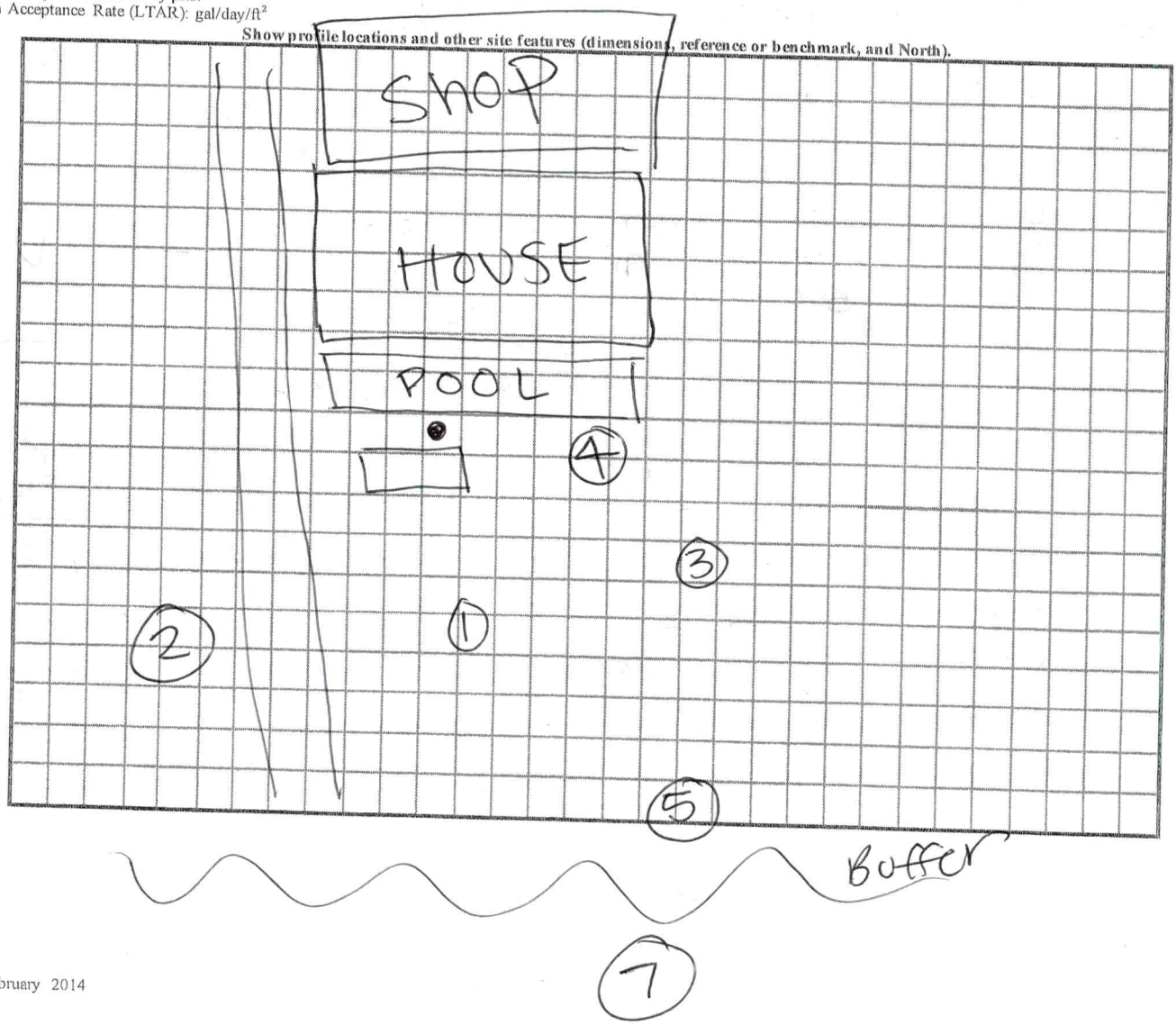
*Adjust LTAR due to depth, consistence, structure, soil wetness, landscape, position, wastewater flow and quality.

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/ft^2

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



5) 0-12 FILL — mixed
12-48 C ABK SS SP SE Fi
manganese few YB throughout
10YR 5/4 @ 30"
7.5YR 6/2 @ 39"
(48)

0.25
PS

39
-12
27
-12
15

3" cover

6) 0-33 C SABK SP SE FR
33-51 CL SBK SS SP SE FR
(51)

PS
0.223

"chroma 2
27" 10YR 6/2

PLATY to SABK CLAY

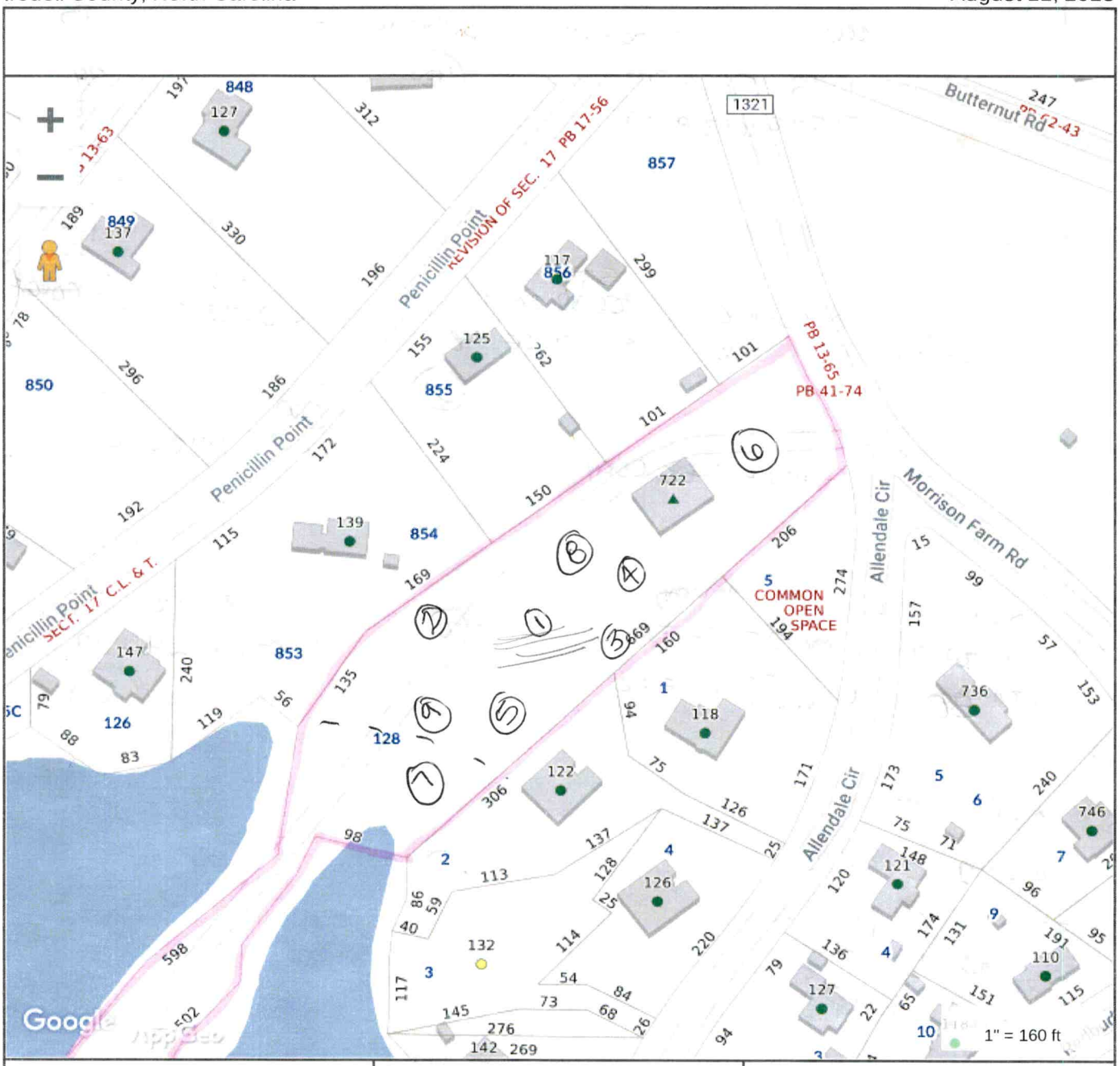
7) 0-12 FILL — mixed
12-29 C ABK SP SE FR
29-50 CL WABK SS SP SE FR
(50)

27" 10YR 7/2
PLATY @ 24"-29"
(U)

8) 0-14 Fill
14-32 C/SBK
32-36 CL/WSBK
36-48 LSAP
48-62 LSAP
(36)

9) 0-25 C/SBK
25-50 CL/SBK

Chroma 2 @ 23"+



IREDELL COUNTY, NC

MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT

Iredell County, North Carolina makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 06/05/2023
Data updated 08/03/2023

Print map scale is approximate. Critical layout or measurement activities should not be done using this resource.

PERMIT SNAPSHOT REPORT OSWP-2023-30279 FOR IREDELL COUNTY

Permit Type:	Environmental Health OSWP	**Project:**		**App Date:**	07/10/2023
Work Class:	EH Septic Permit	**District:**	Iredell County	**Exp Date:**	NOT AVAILABLE
Status:	In Progress	**Square Feet:**	0.00	**Completed:**	NOT COMPLETED
Valuation:	$0.00	**Assigned To:**	Holland, Sydney	**Approval Expire Date:**	

Description: accessory structure to sfd, pool, and accessory building-this zoning information is for sfd only -disclaimers for each are in files. 7/26 Applicant states site is ready GM Site visit 7/26 site ready. GM- agricultural building- adding to building with bedrooms

Parcel: 4629711508.000 Main	**Address:** 722 Morrison Farm Rd Troutman, NC 28166 Main 722 Morrison Farm Rd Troutman, NC 28166	**Zone:** R-20(Suburban Residential District)

Applicant/Authorized Agent
Anthony Earley
P.O. Box 180
Troutman, NC 28166
Mobile: (205) 566-2549

Property Owner
Anthony Earley
Home: (205) 566-2549
Business: (205) 566-2549
Mobile: (205) 566-2549

Permit Custom Fields

How is your site plan being submitted	Custom Site Plan	Septic Application/Permit Type	Authorization to Construct, Improvement Permit	Does the site contain any jurisdictional wetlands	No
Non-domestic Sewage Generated	No	Other Public Agency	No	All proposed structure dimensions	70x50 50x30 20x30
What are the proposed structures	Accessory Building, New Single Family Residence, Swimming Pool	Type of New Single-Family Residence	Stick Built	Maximum Number of Bedrooms	5
If other Addition/Structure, please explain	Using existing metal building and adding to it	Number of Occupants	2	Foundation Type	Concrete Slab Foundation
Residential/Business/Other	Residential	Water Supply	Existing Well	Desired Septic System Type	No Preference
Has this project been approved by TRC	No	Lot Acreage	3.772	Front Setback	35
Back Setback	35	Left Setback	15	Lake/Stream Setback	50
Right Setback	15	Is the structure or development in the floodplain	No	Is the property in a local historic district?	No
Is the property located downtown?	No	Zoning Notes/Addendums	Lake Lots: Must meet both the 50-foot setback from the 760' contour line and the 35-foot setback from the rear property line for any structure. THIS ZONING IS FOR THE HOUSE ONLY. Setbacks for the pool and accessory structure will be 35' off front and back property line, 50' off the back 760 line and 10' off the sides. The pool must meet the setback off the house per NC code and the accessory building has to be 10' off any structures.	Additional Unique Setbacks Apply	Yes
Watershed	WSIV CA CATAWBA/LAKE NORMAN				

PERMIT SNAPSHOT REPORT (OSWP-2023-30279)

Type of Hold	Created By	Date Created	Hold Origin	Comments	Active
Awaiting Additional Documents	Amanda Horton	07/11/2023 15:14	OSWP-2023-30279	need site plan with distances off of all property lines-Rebecca said need setback on front from road right-of-way and off back showing distance off property line and 760 line.	No

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Anthony_Earley_7/10/2023.jpg	07/10/2023 1:40	Earley, Anthony		Uploaded via CSS
site plan with setbacks.pdf	07/10/2023 13:13	Sloan, Chrystal		
BEDROOM-5_v1.pdf	07/24/2023 14:36	Horton, Amanda	Available Online	Floor Plan(s)
Septic and Well Application - COMPLETED_v1.pdf	07/24/2023 14:36	Horton, Amanda	Available Online	Authorize to Act as Agent
30279 disclaimer for sfd, pool and accessory building.pdf	07/25/2023 13:07	Horton, Amanda		

Inspection Number	Status	Inspection Type	Request Date	Scheduled Start Date	Scheduled End Date	Actual Start Date	Actual End Date
2023-119461	Passed - Permit	OSWP Septic/Well Preliminary Site Visit	07/27/2023	07/27/2023 0:00	07/27/2023 0:00	07/27/2023 7:58	07/27/2023 7:58

Inspectors: McLeod, Grace (Primary)

Checklist Item	Description	Passed	Comments
General Comments	Checklist item used to track general comments, not specific to any other checklist item	No	

Note	Created By	Date and Time Created
1. Left message for owner 8/1/23	Sydney Holland	08/02/2023 6:58

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00018040	Iredell Zoning Tech Fee	$2.25	$2.25
	New Gravity System	$500.00	$500.00
	Iredell Zoning Permit Fee	$75.00	$75.00
	Total for Invoice INV-00018040	$577.25	$577.25
	Grand Total for Permit	**$577.25**	**$577.25**

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Completeness Check v.1		07/25/2023 13:21	07/25/2023 13:21
Confirm application complete v.1	Generic Action		07/25/2023 13:21
Zoning Review v.1		07/11/2023 15:35	07/25/2023 13:59
~~Floodplain Admin Overview v.1~~	Task		07/11/2023 15:35
Iredell County Zoning Approval v.1	Task	07/11/2023 15:35	07/25/2023 13:59
Issue Invoice v.1	Generic Action		07/25/2023 13:21
Fees Paid v.1	Generic Action		07/25/2023 13:59
Fees v.1		07/25/2023 13:21	07/25/2023 13:59
Issue Invoice v.1	Generic Action		07/25/2023 13:21
Fees Paid v.1	Generic Action		07/25/2023 13:59
Lot Readiness Verification v.1		07/27/2023 7:58	
OSWP Septic Preliminary Site Visit v.1	Inspection	07/27/2023 7:58	07/27/2023 7:58
OSWP Site Evaluation v.1	Inspection		
Issue Improvement Permit v.1			
Issue Invoice v.1	Generic Action		
Fees Paid v.1	Generic Action		
Issue Permit v.1	Generic Action		
Permit Completion Process v.1			



LOCATION MAP NOT TO SCALE

State of North Carolina
County of IREDELL

I, WILLIAM ALLISON, Review Officer of IREDELL County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

11-7-02
Date

Review Officer

I, hereby certify that this plat for recordation is on exception to the Subdivision Ordinance of Iredell County, North Carolina

Subdivision Administrator
Iredell County, North Carolina

11-7-02
Date

GRAPHIC SCALE

60 0 30 60 120 240

(IN FEET)
1 inch = 60 ft.

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE COUNTY OF IREDELL AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL ROADS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I (WE) HEREBY (CERTIFY THAT NO SANITARY SEWERS, STORM SEWERS, OR WATER LINES ARE TO BE INCLUDED IN THE SUBDIVISION)(DEDICATE ALL SANITARY SEWER TO _____ ALL STORM SEWER TO _____ AND ALL WATER LINES TO _____) FURTHER CERTIFY THAT:

A. THERE ARE NO DEED RESTRICTIONS WHICH WILL BE VIOLATED BY THE REQUESTED SUBDIVISION;
B. THERE ARE NO GOVERNMENT REGULATIONS OF ANY KIND, OTHER THAN THOSE FOR WHICH A VARIANCE HAS BEEN APPLIED FOR UNDER THE IREDELL COUNTY SUBDIVISION ORDINANCE REGULATIONS, WHICH WILL BE VIOLATED BY THE REQUESTED SUBDIVISION; AND
C. I (WE) UNDERSTAND THAT ENFORCEMENT OF DEED RESTRICTIONS AND ANY OTHER CONTRACTUAL AGREEMENTS IS NOT THE RESPONSIBILITY OF IREDELL COUNTY, WILL NOT BE UNDERTAKEN BY IREDELL COUNTY, AND IS THE SOLE RESPONSIBILITY OF THE PARTIES AFFECTED BY VIOLATIONS OF SUCH DEED RESTRICTIONS AND CONTRACTUAL AGREEMENTS.

James H. Bass, Jr. 11-7-02

JAMES H. BASS JR.
LAND MANAGEMENT VICE PRESIDENT
CRESCENT RESOURCES, LLC

DATE

NORTH CAROLINA
CATAWBA COUNTY

I, AMY H. JAYNES, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT JAMES H. BASS JR. PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 7th DAY OF NOVEMBER, 2002.

Amy H. Jaynes
NOTARY PUBLIC

NOTARY PUBLIC CATAWBA COUNTY N.C. My Comm. Exp. 10/11/06

MY COMMISSION EXPIRES OCTOBER 11, 2006.

FLOOD STATEMENT

THIS IS TO CERTIFY THAT THE LOCATION OF THE SUBJECT PROPERTY HAS BEEN CHECKED AGAINST AREA FEMA/FIRM MAPS AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT A PORTION OF THIS PARCEL IS LOCATED IN A SPECIAL FLOOD HAZARD AREA, ZONE AE, COMMUNITY PANEL 370313 0150 C

THIS BOUNDARY SURVEY OF REC. LOT 128, SECTION 17, TO THE BEST OF MY KNOWLEDGE, LIES WITHIN THE WS-IV CRITICAL AREA OF THE LAKE NORMAN WATERSHED CATAWBA RIVER BASIN, AS DESIGNATED BY THE NORTH CAROLINA DIVISION OF ENVIRONMENTAL MANAGEMENT AND AS APPEARS ON THE WATERSHED PROTECTION MAP OF IREDELL COUNTY.

11-7-02
DATE

SUBDIVISION ADMINISTRATOR

NOTE: ALL DISTANCES ARE HORIZONTAL DISTANCES UNLESS OTHERWISE NOTED.

NOTE: AREA BY COORDINATE COMPUTATION.

NOTE: PROPERTY SUBJECT TO ANY VALID & ENFORCEABLE EASEMENTS, RESTRICTIONS & RIGHTS OF WAY OF RECORD.

NOTE: ALL CORNERS NOT IDENTIFIED ARE POINTS ALONG DUKE ENERGY CORP. PROJECT BOUNDARY (LAKE NORMAN)

NOTE: NO NCGS MONUMENTS WITHIN 2000' OF PROPERTY

LEGEND

- LINES SURVEYED
- LINES NOT SURVEYED
- TIE LINES
- OHPD DISTRIBUTION LINE (OVERHEAD)
- INTERIOR P/L
- R/W LIMITS
- ■ #4 REBAR (F) ● PK (F)
- ⊡ #4 REBAR (S) ⊛ PK (S)
- ▲ #5 REBAR (F) ■ CON. MON.(F)
- △ #5 REBAR (S) ◀ CON. MON.(S)
- ○ 1" I. PIPE (F) MAG.NAIL(F)
- ⊙ ½" I. PIPE (F) MAG.NAIL(S)
- ● 1" I. PIPE (F)
- ○ NO MONUMENTATION UNLESS OTHERWISE NOTED
- "D" RETAIL POWER POLE
- "O" LIGHT POLE
- (F) DENOTES "FOUND"
- (S) DENOTES "SET"
- TEL BOX
- SIGN
- ℄ CENTERLINE
- PROPERTY LINE
- FIRE HYDRANT
- WATER VALVE
- SEWER MANHOLE

LNSE FILE NO.:	S020915
DWG NO.:	S020915
SURVEYED BY:	T.S.
DRAWN BY:	P.S.B.
CHECKED BY:	J.R.H.

WANDA H. HAUGHTON
D.B. 832 PG. 683
PIN 4629-71-7893
MTN. IS. DWG. NO. 1781

SR 1321 MORRISON FARM ROAD 60' R/W

525.57' (NOT TO SCALE) SETBACKS

DAVIS C. MITCHELL
D.B. 1144 PG. 1011
PIN 4629-72-3015
LAKE LOT 857
P.B. 17 PG. 56

DAVIS C. MITCHELL
D.B. 1014 PG. 193
PIN 4629-71-2914
LAKE LOT 856
P.B. 17 PG. 56

PLAT NORTH P.B. 13 PG. 65

JOHN C. BENTZ
D.B. 1121 PG. 492
PIN 4629-71-0895
REQUEST: 89742
LAKE LOT 855

S82°07'00"E 64.98'
100.14'
150.07'
569.23' (TOTAL)
150.01'
N54°23'00"E (BASE BEARING)
169.01'

JOHN RAMSEY LIVING TRUST
D.B. 1196 PG. 825
PIN 4629-61-9608
REQUEST: 89741
LAKE LOT 853

CRESCENT RESOURCES, LLC
AREA = 3.772 ACRES
D.B. 481 PG. 91
SECTION 17 LOT 128
REF. DWG. NO. CF-17-H-1
P.B. 13 PG. 65

VAN RAVENSTEIN COVE HOMEOWNER'S ASSN.
D.B. 1274 PG. 983
PIN 4629-71-4637
LOT 5
P.B. 27 PG. 111

208.24'
672.28' (TOTAL)
159.76'

BLOCK BATH HOUSE
N34°23'00"W 134.69'
CONTROL CORNER
BLOCK BUILDING
COOKER SHED
S47°37'00"W 308.26'

HOWARD W. BOYLE III
D.B. 1053 PG. 672
PIN 4629-71-6540
LOT 1
P.B. 27 PG. 111

PROPERTY LINE FOLLOWS DUKE ENERGY CORP. PROJECT BOUNDARY PER P.B. 13 PG. 65

EXISTING 780 CONTOUR FIELD LOCATED 10/01/02

DAVID L. PRESSLEY JR.
D.B. 1224 PG. 529
PIN 4629-71-1450
LOT 2
P.B. 27 PG. 111

DUKE ENERGY CORP.
LAKE NORMAN

N74°23'46"W 97.58'
CONTROL CORNER

PROPERTY LINE FOLLOWS DUKE ENERGY CORP. PROJECT BOUNDARY PER P.B. 13 PG. 65

PIER
CONCRETE RAMP

DUKE ENERGY CORP.
LAKE NORMAN

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD DIR.	CHORD
C1	85.81'	326.17'	15°04'14"	S27°37'37"E	85.57'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S22°57'14"W	44.13
L2	S34°33'14"W	50.01
L3	S37°58'14"W	50.19
L4	S00°32'14"W	37.18
L5	S38°25'14"W	32.14
L6	S41°02'14"W	50.49
L7	S31°58'14"W	50.01
L8	S39°55'14"W	50.36
L9	S58°22'14"W	86.58
L10	S76°06'14"W	50.64
L11	N26°30'46"W	14.61
L12	N20°35'14"E	25.02
L13	N22°52'14"E	50.18
L14	N39°03'14"E	183.43
L15	N48°18'14"E	61.74
L16	N57°17'14"E	16.12
L17	N51°18'14"E	50.01
L18	N45°35'14"E	50.16
L19	N12°32'14"E	50.12
L20	N01°15'14"E	48.53
L21	N17°59'14"E	50.19
L22	N89°03'11"W	33.44

STATE OF NORTH CAROLINA
IREDELL COUNTY

I, JAMES R. HOBBS, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book AS, page SHOWN, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book AS, page SHOWN; that the ratio of precision as calculated is 1: 10,000+; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 4th day of November, A.D., 2002.

NORTH CAROLINA PROFESSIONAL SEAL L-3703 LAND SURVEYOR JAMES R. HOBBS

11-04-02

James R. Hobbs
Professional Land Surveyor
L-3703

NOTE:
X 1. THIS PLAT IS OF A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET;
2. THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE; OR
3. THAT THE SURVEY IS A CONTROL SURVEY.

James R. Hobbs
Professional Land Surveyor
L-3703

Book 41
Pages 174-174
Iredell County, NC
Recorded 11/7/2002 3:55 pm
1 of 1 page
Brenda D. Bell, Register of Deeds
By: Sheila R. Campbell, Deputy

SHEET 1 OF 1 *SURPLUS TRACT 3283-00*
TAX ID: 4629-71-1508
FOR SOURCE OF TITLE REFER TO D.BK. 481 PG. 91

PROPERTY OWNED BY
CRESCENT RESOURCES, LLC
P.O. BOX 1003
CHARLOTTE, N.C. 28201-1003

COWANS FORD DEVELOPMENT
BOUNDARY SURVEY OF
SECTION 17, RECREATION LOT 128
DAVIDSON TOWNSHIP IREDELL COUNTY, N.C.

SCALE: 1" = 60'
BOOK: 21
DATE OF SURVEY: OCTOBER 1, 2002
DATE OF MAPPING: OCTOBER 9, 2002

LNSE
SURVEY AND MAP PREPARED BY:
LAKE NORMAN SURVEYING & ENGINEERING PLLC
610 Ingram Road
Statesville, North Carolina 28625
(704) 876-4450 Fax (704) 876-4451



Tax Map Information

• PIN	4629711508.000
• Address	722 MORRISON FARM RD
• Account #	Acct 77477631
• Tax Owner	EARLEY MARJORIE J
• Mailing Address	227 WILDWOOD COVE DR
•	MOORESVILLE, NC 28117
• GIS Owner	EARLEY MARJORIE J+MICHAEL A
• Deed Info	2144 / 1037 - WD - 20111103
• Tax Acres	3.772 AC
• Lot #	128
• Description	COWANS FORD DEVELOPMENT PB41-74
• Zoning	R20
• Old Parcel #	1503C06000A128
• Bldg Value	$0
• OBXF Value	$145,880
• Land Value	$795,000
• Total Value	$940,880
• Defer Value	$0
• Tax Districts	-ALLCNTY FIRE- -

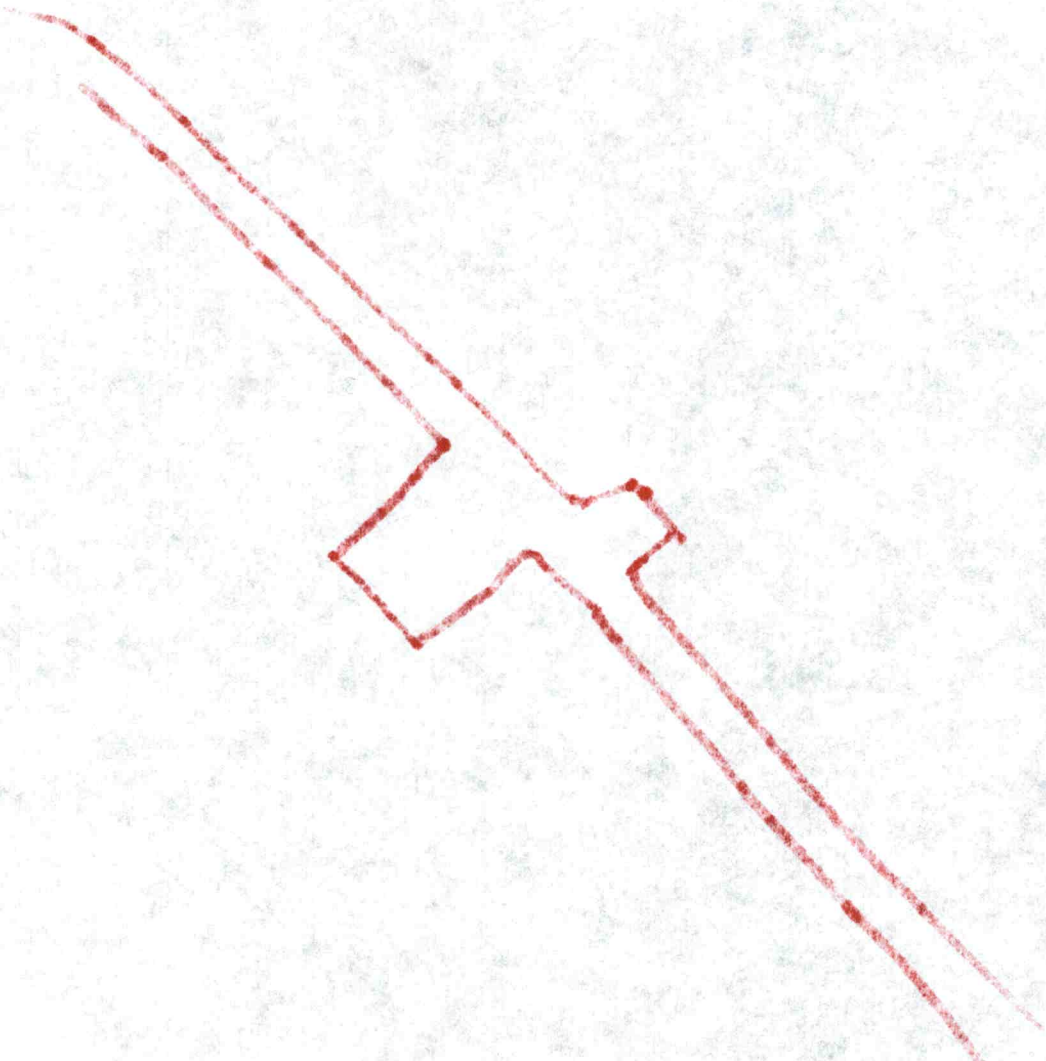
IREDELL COUNTY NC

MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT

Iredell County, North Carolina makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Geometry updated 06/05/2023
Data updated 08/03/2023

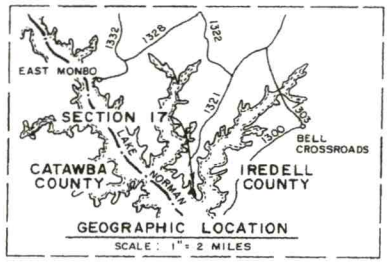
Print map scale is approximate. Critical layout or measurement activities should not be done using this resource.



65

BEARINGS AND DISTANCES ON CONTOUR ELEV. 760

LOT 128	FROM LOT 128 TO LOT 126
1. N74°26'W - 97.56'	23. N52°20'W - 56.14'
2. S22°55'W - 44.13'	24. S50°24'W - 37.35'
3. S34°31'W - 50.01'	25. S55°56'W - 31.15'
4. S37°56'W - 50.19'	26. S46°58'W - 50.09'
5. S 0°30'W - 37.18'	27=1.
6. S38°23'W - 32.14'	
7. S41°00'W - 50.49'	
8. S31°53'W - 50.01'	
9. S39°53'W - 50.36'	
10. S58°20'W - 86.58'	
11. S76°04'W - 50.64'	
12. N26°33'W - 14.61'	
13. N20°33'E - 25.02'	
14. N22°50'E - 50.16'	
15. N39°01'E - 183.43'	
16. N48°16'E - 61.74'	
17. N57°15'E - 16.12'	
18. N51°16'E - 50.01'	
19. N45°33'E - 50.16'	
20. N12°30'E - 50.12'	
21. N 1°13'E - 46.53'	
22. N17°51'E - 50.49'	
23.	



CONT. ON DWG. NO. C. F. 17-H

1,426,000

1,427,000

692,000

691,000

TO TROUTMAN

KEVEN DRIVE

ROAD NO. 1415

EXISTING ROAD R/W LIMIT

EXISTING ROAD R/W LIMIT

EXISTING ROAD R/W LIMIT

ROAD NO. 1434

ROAD NO. 1321

60'

60'

N. C. GRID

N. 691, 876.07
E. 1,427,353.92

I PIN

S23°07'E
132.31'

N54°23'E
569.07'

I PIN

I PIN

N34°36'E
I PIN 134.56'

668.85'
S47°25'W

I PIN

LOT 126

LOT 128
3.78 ACRES

23

27=1

20

1

LAKE NORMAN

FOLLOWS CONTOUR ELEV. 760 (U.S.G.S. SEA LEVEL DATUM)

10

CRESCENT LAND & TIMBER CORP.
(J. L. KENNEDY)
U. M. I. - 146

CRESCENT LAND & TIMBER CORP.
(GEORGE P. MORRISON)
MTN. IS. DWG. NO. 369

NOTE: DUKE POWER COMPANY TO CRESCENT LAND & TIMBER CORP. DEED BOOK 481 PAGE 91 DATED: MAY 1, 1969.

BUILDING SETBACK LINES ARE 25 FEET FROM ROAD RIGHT OF WAY, 50 FEET FROM CONTOUR ELEVATION 760, U.S.G.S. SEA LEVEL DATUM AND 10 FEET FROM SIDE LOT LINE.

ALL STREET CORNER RADII ARE 20 FEET. PROPERTY LINE DISTANCES ARE COMPUTED TO POINT OF INTERSECTION AT STREET CORNERS.

PROPERTY LINES SHOWN WHICH FORM THE EDGE OF LAKE NORMAN FOLLOWS CONTOUR ELEVATION 760. (U.S.G.S. SEA LEVEL DATUM)

16 1/4 X 1

CRESCENT LAND & TIMBER CORP.
LAKE NORMAN
MAP OF
RECREATION LOTS
SECTION 17
LOT 128
DAVIDSON TOWNSHIP
IREDELL COUNTY, N. C.

SCALE: 1" = 100'
MISC. BOOK NO.

FEB. 18, 1976
DWG. NO. C. F. 17-H-1

0 100 200 300 400
SCALE IN FEET

112
112
98
100

322'

291'