File/Permit #: OSWP-2023-36234

Lakeview Park Lot 17

IREDELL COUNTY HEALTH DEPARTMENT
JANE HINSON, MS, BSN, RN
HEALTH DIRECTOR

Public Health
Prevent. Promote. Protect.
Iredell County Health Department

EXISTING SYSTEM APPROVAL

Issued by: ☒ Local Health Department ☐ AOWE ☐ Certified Inspector

☒ Existing System Approval
- ☒ Site modification (e.g., storage shed) or footprint addition with no DDF or wastewater strength increase
- ☐ Reconnection when the proposed facility is in the same footprint as existing/previous facility

☐ Construction Authorization/Notice of Intent to Construct

[issued for reconnection when the proposed facility is not in the same footprint as existing/previous facility pursuant to Session Law 2023-77, Section 5.(c)]

[certified inspectors are not authorized to approve reconnections outside of footprint pursuant to Session Law 2023-77, Section 5.(c)]

Applicant: Xhale Construction
Mailing Address: 189 Rainbow Ln
City: Mooresville
State: NC Zip: 28117
Phone #: 704-929-9584
Email: bryan@xhaleconstruction.com

Owner: Kathy Wood
Mailing Address: 337 Camino Real
City: Mooresville
State: NC Zip: 28177
Phone #: 704-467-5043
Email: n/a

PIN/Lot Identifier: 4635-86-5073 ✓
Property Location/Address: 337 Camino Real Rd, Mooresville, NC 28117 Lakeview Park Lot PT 17 ✓

Facility Type: ☒ House/Modular ☐ Mobile/Manufactured Home ☐ Business ☐ Other:

Operation Permit/ATO #: 55 (original) Design Daily Flow: 360 GPD
Number of Bedrooms: 3 Max # Occupants: 6 Other:
Wastewater Strength: ☒ Domestic ☐ High Strength ☐ Industrial Process Wastewater
Water Supply: ☒ Private well ☐ Public well ☐ Shared well ☐ Municipal Supply ☐ Spring ☐ Other:

Proposed Property Improvement: 52 x 25 garage addition & home interior remodel

All of the following must be checked for approval:

***For Reconnections:**
- ☐ Site complies with its Operation Permit or the wastewater system was in use prior to July 1, 1977
- ☐ No current or past uncorrected malfunction of the system as described in 15A NCAC 18E .1303(a)(2)
- ☐ DDF and wastewater strength for the proposed facility do not exceed that of the existing system
- ☐ Facility meets the setbacks in Section .0600 of 15A NCAC 18E
- ☐ Existing system is being operated and maintained in accordance with Section .1300 of 15A NCAC 18E and permit conditions.

***For Site Modifications or Footprint Expansions:**
- ☒ Proposed structure meets the setbacks in Section .0600 of 15A NCAC 18E

Approval Conditions: Maintain 5' setback between garage foundation & upper line

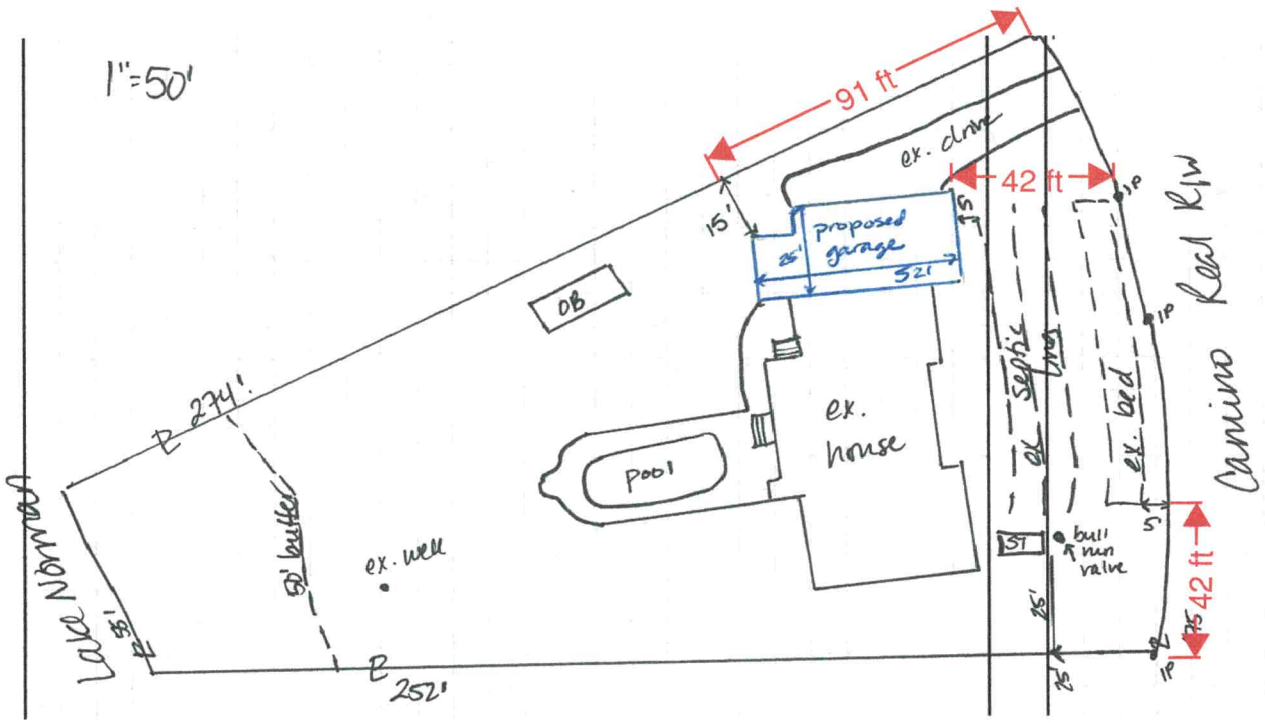
Inspector's Printed Name: Danielle Wieberg Inspector Certification #: 2572
Inspector's Signature: Date: 3/27/24

See attached site sketch

EXISTING SYSTEM APPROVAL
SITE SKETCH

Operation Permit/ATO #: OSWP-2023-36234 PIN/Lot Identifier: 4635-86-5073

Owner: Ron & Kathy Wood Property Location/Address: 337 Camino Real Rd, Mooresville, NC 28117



Include the existing and proposed structures and applicable setbacks.

Central Office
318 Turnersburg Hwy
Statesville, NC 28625
704-878-5300

Mooresville Site
610 E. Center Avenue
Mooresville, NC 28115
704-664-5281

Environmental Health
349 N. Center Street
Statesville, NC 28677
704-878-5305 x3456

www.co.iredell.nc.us/161/Health-Department

Notice

* Property subject to any easements and right of way on record, and all NCDOT easements and rights of way.

* This survey is subject to any facts that may be disclosed by a full and accurate title search.

* Area determined by coordinate computations.

* No NGS or NCGS Horiz. Control Monument found within 2,000 feet of the site.

* This survey plat does not show any unrecorded, written or unwritten easements, dedications or other encumbrances. Such burdens could exist on this property and not appear on this plat. Accordingly, users of this plat are warned to remain alert for the existence of such unrecorded burdens not shown hereon.

* This plat was drawn for the exclusive use of the party named hereon. Said certificates do not extend to any unnamed person without an express recertification by the surveyor naming said person.

* The Global Navigation Satellite System (GNSS) was used to perform to geospatial positioning accuracy standards, part 2 standards for geodetic networks at the 95% confidence accuracy classifiction (95% confidence) using real time kinematic.

I, Ted M Benbow, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey; and that this map meets the requirements The Standards of Practice for Land Surveying in North Carolina (21 NCAC 56.1600).

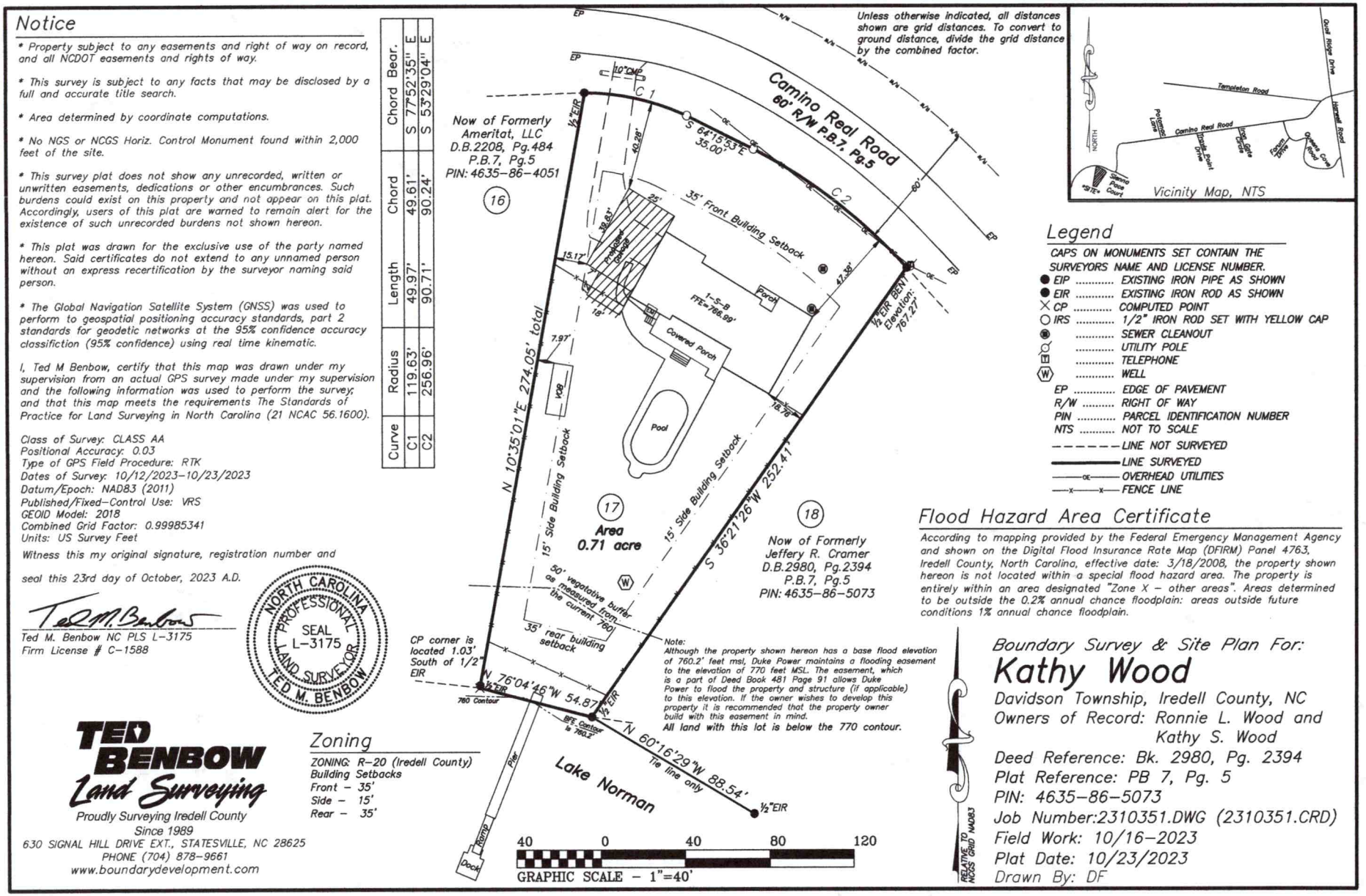
Class of Survey: CLASS AA
Positional Accuracy: 0.03
Type of GPS Field Procedure: RTK
Dates of Survey: 10/12/2023-10/23/2023
Datum/Epoch: NAD83 (2011)
Published/Fixed-Control Use: VRS
GEOID Model: 2018
Combined Grid Factor: 0.99985341
Units: US Survey Feet

Witness this my original signature, registration number and seal this 23rd day of October, 2023 A.D.

Ted M. Benbow NC PLS L-3175
Firm License # C-1588

NORTH CAROLINA PROFESSIONAL SEAL L-3175 LAND SURVEYOR TED M. BENBOW

Curve	Radius	Length	Chord	Chord Bear.
C1	119.63'	49.97'	49.61'	S 77°52'35" E
C2	256.96'	90.71'	90.24'	S 53°29'04" E



Flood Hazard Area Certificate

According to mapping provided by the Federal Emergency Management Agency and shown on the Digital Flood Insurance Rate Map (DFIRM) Panel 4763, Iredell County, North Carolina, effective date: 3/18/2008, the property shown hereon is not located within a special flood hazard area. The property is entirely within an area designated "Zone X - other areas". Areas determined to be outside the 0.2% annual chance floodplain: areas outside future conditions 1% annual chance floodplain.

Zoning

ZONING: R-20 (Iredell County)
Building Setbacks
Front - 35'
Side - 15'
Rear - 35'

TED BENBOW Land Surveying
Proudly Surveying Iredell County Since 1989
630 SIGNAL HILL DRIVE EXT., STATESVILLE, NC 28625
PHONE (704) 878-9661
www.boundarydevelopment.com

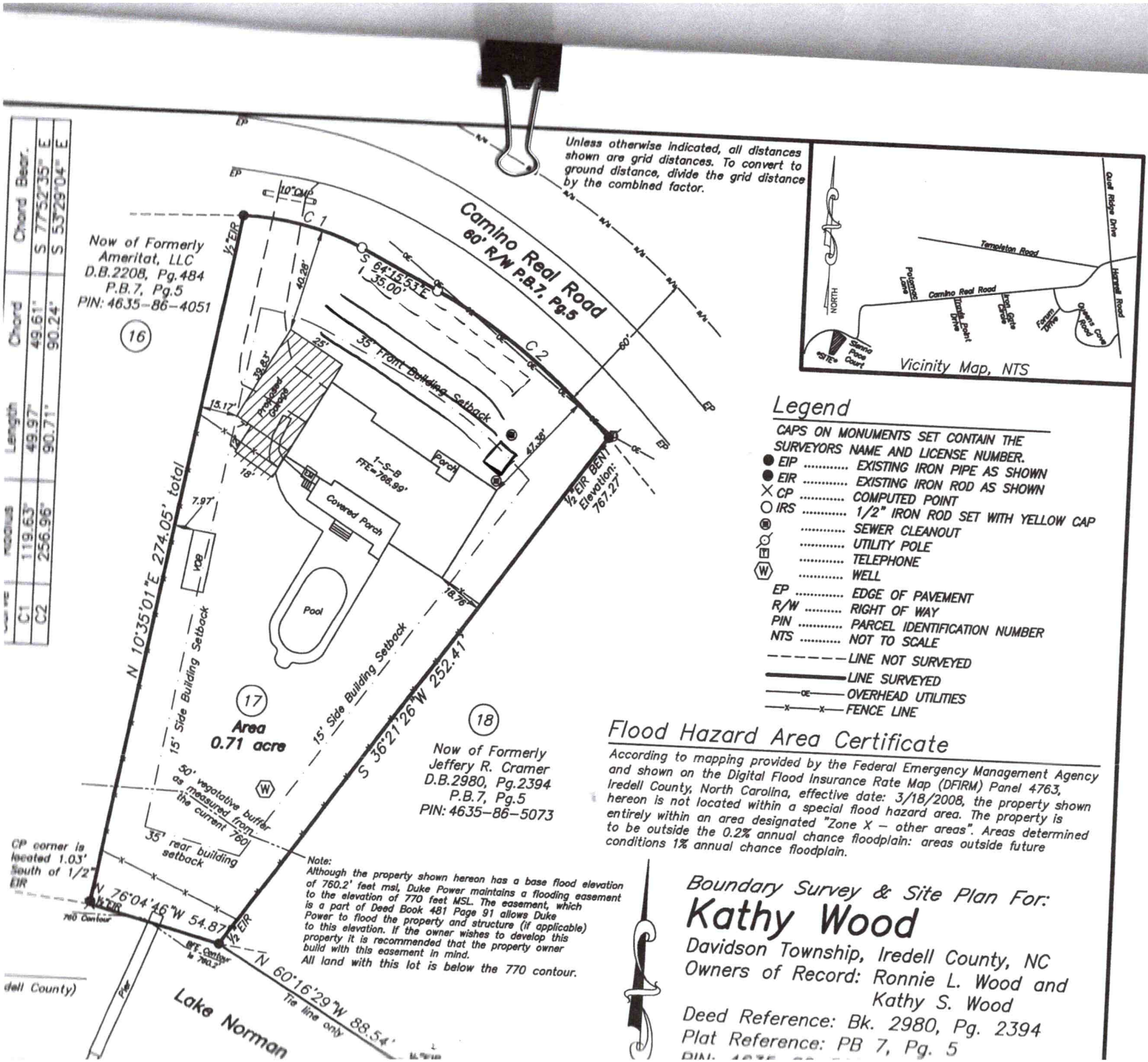
Boundary Survey & Site Plan For:

Kathy Wood

Davidson Township, Iredell County, NC
Owners of Record: Ronnie L. Wood and Kathy S. Wood
Deed Reference: Bk. 2980, Pg. 2394
Plat Reference: PB 7, Pg. 5
PIN: 4635-86-5073
Job Number:2310351.DWG (2310351.CRD)
Field Work: 10/16-2023
Plat Date: 10/23/2023
Drawn By: DF

RELATIVE TO NCGS GRID NAD83

PB 7-5
Camino Real
Camino Real
135
40'To property Line
25'
28'
Driveway
175
17
42'
9'
15' 7"
25'
337
117
274
18
252
329
220
222' to back property line
Garage has been extended. 18'x12'-side setback to property line is 16' from back corner
55
90



	Radius	Length	Chord	Chord Bear.
C1	119.63'	49.97'	49.61'	S 77°52'35" E
C2	256.96'	90.71'	90.24'	S 53°29'04" E

Legend

CAPS ON MONUMENTS SET CONTAIN THE SURVEYORS NAME AND LICENSE NUMBER.

- EIP ..... EXISTING IRON PIPE AS SHOWN
- EIR ..... EXISTING IRON ROD AS SHOWN
- CP ..... COMPUTED POINT
- IRS ..... 1/2" IRON ROD SET WITH YELLOW CAP
- ..... SEWER CLEANOUT
- ..... UTILITY POLE
- ..... TELEPHONE
- ..... WELL
- EP ..... EDGE OF PAVEMENT
- R/W ..... RIGHT OF WAY
- PIN ..... PARCEL IDENTIFICATION NUMBER
- NTS ..... NOT TO SCALE
- LINE NOT SURVEYED
- LINE SURVEYED
- OE OVERHEAD UTILITIES
- FENCE LINE

Flood Hazard Area Certificate

According to mapping provided by the Federal Emergency Management Agency and shown on the Digital Flood Insurance Rate Map (DFIRM) Panel 4763, Iredell County, North Carolina, effective date: 3/18/2008, the property shown hereon is not located within a special flood hazard area. The property is entirely within an area designated "Zone X – other areas". Areas determined to be outside the 0.2% annual chance floodplain: areas outside future conditions 1% annual chance floodplain.

Note:
Although the property shown hereon has a base flood elevation of 760.2' feet msl, Duke Power maintains a flooding easement to the elevation of 770 feet MSL. The easement, which is a part of Deed Book 481 Page 91 allows Duke Power to flood the property and structure (if applicable) to this elevation. If the owner wishes to develop this property it is recommended that the property owner build with this easement in mind.
All land with this lot is below the 770 contour.

dell County)

Boundary Survey & Site Plan For:

Kathy Wood

Davidson Township, Iredell County, NC
Owners of Record: Ronnie L. Wood and Kathy S. Wood
Deed Reference: Bk. 2980, Pg. 2394
Plat Reference: PB 7, Pg. 5
PIN:

#635-86
5073

IREDELL COUNTY HEALTH DEPARTMENT

(SEPTIC TANK) IMPROVEMENTS PERMIT AND CERTIFICATE OF COMPLETION
(Ground Absorption Sewage Disposal System – G. S. Chapter 130-Article 13C)

OWNER OR CONTRACTOR Henry S. Powell Jr. DATE March 14 '90 PERMIT NO. _____

PHONE: Business _____ Home _____

LOCATION 215 S. X I77 TR 1206 (Alcove) TR 1108 TR 1181
2 1/2 miles on left S. R. No. _____

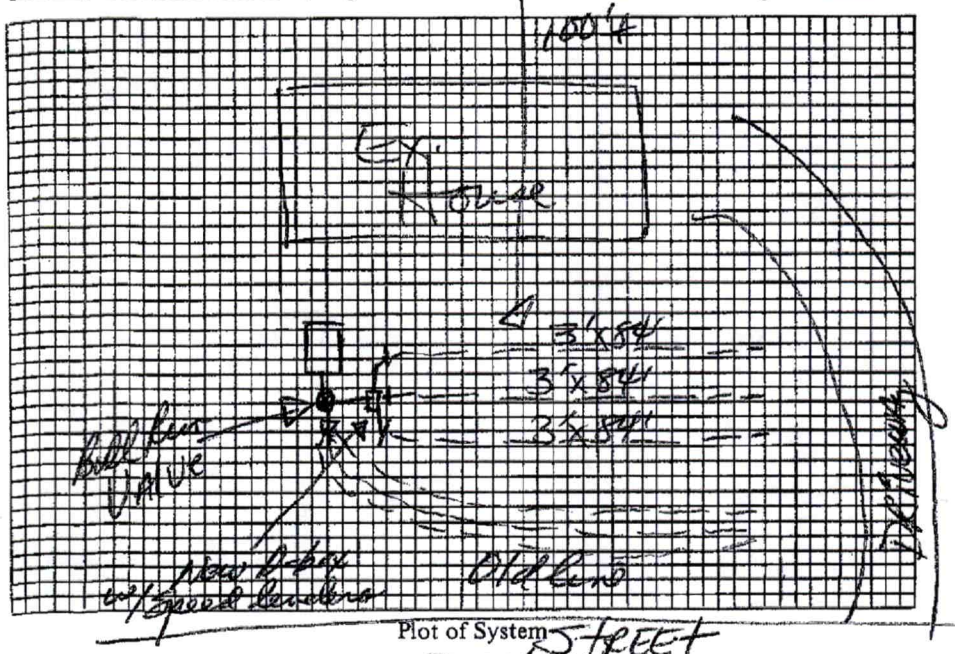
SUBDIVISION NAME Lakemont Park LOT NO. 17 SECTION OR BLOCK NO. _____

House (✓) Mobile Home ( ) Business ( ) Other Repair

No. Bedrooms 3 No. Bathrooms 2

Garbage Disposal Unit	Yes (✓)	No ( )	Character & Porosity of Soil	PS clay
Auto. Dishwasher	Yes (✓)	No ( )	Percolation Rate	2-30
Auto. Wash. Machine	Yes (✓)	No ( )	Topography	wet
Site ~~Suitable~~ PS	Yes (✓)	No ( )	Depth to Water Table	24
Lot Area Existing 2 1/2 - 3/4 ac			Rock or other impervious formations	none obs.

_____ Basement with Plumbing _____ Basement without Plumbing ✓ No Basement



Plot of System STREET

Size of Tank Existing Gals.

Nitrification Field:
No. of Lines 3
Sq. Ft. 750 Linear Ft. 250
Depth of Stone in Lines 12"

Water Supply: Individual (✓)
Public ( )

Installed by Signor

I understand and agree to install septic tank system as specified on this Improvements Permit.

Signed: _____

IMPROVEMENTS PERMIT BY _____

COMMENTS: _____

CERTIFICATE OF COMPLETION BY _____ DATE 3-14-90

EXISTING SYSTEM CHECKED BY: _____ DATE _____

CONSTRUCTION MUST COMPLY WITH ALL OTHER APPLICABLE STATE AND LOCAL REGULATIONS.

Permit is VOID if any unauthorized changes are made in installation of system and/or if any false information is supplied in making Improvements Permit.

Health Dept. Copy: White Inspection Dept. Copy: Yellow Sanitarian's Copy: Pink Owner's Copy: Gold

PERMIT SNAPSHOT REPORT OSWP-2023-36234 FOR IREDELL COUNTY

Permit Type	Environmental Health OSWP	**Project:**		**App Date:**	09/09/2023
Work Class:	EH Septic Permit	**District:**	Iredell County	**Exp Date:**	NOT AVAILABLE
Status:	In Progress	**Square Feet:**	0.00	**Completed:**	09/12/2023
Valuation:	$0.00	**Assigned To:**	Wieberg, Danielle	**Approval Expire Date:**	

Description: Existing - Add on a new garage and renovate home. Home will remain 3 bedroom. 10/09 Sent email to Bryan at XHale. Bryan responded, he is checking and will advise when completed. GM 10/13 Spoke to Bryan. He is waiting for Benboe Surveying to mark HB. 10/18 Site ready GM

Parcel: 4635865073.000 Main	**Address:** 337 Camino Real Rd Mooresville, NC 28117 Main	**Zone:** R-20(Suburban Residential District)

Property Owner	Applicant/Authorized Agent
Ron Wood	Bryan Lawson
Home: (704) 467-5043	169 Rainbow Ln
Business: (704) 467-5043	Mooresville, NC 28117
Mobile: (704) 467-5043	Mobile: (704) 929-9584

Permit Custom Fields

How is your site plan being submitted	Custom Site Plan	Septic Application/Permit Type	Existing System Inspection	Does the site contain any jurisdictional wetlands	No
Non-domestic Sewage Generated	No	Other Public Agency	No	All proposed structure dimensions	Adding attached garage 25' x 42'
What are the proposed structures	Accessory Building	Maximum Number of Bedrooms	3	If other Addition/Structure, please explain	
Number of Occupants	2	Foundation Type	Crawl Space Foundation	Water Supply	Existing Well
Desired Septic System Type	Conventional (most common)	Lot Acreage	0.722	Front Setback	35
Back Setback	35	Left Setback	15	Lake/Stream Setback	50
Right Setback	15	Zoning Permit Issued Date	Oct 6 2023 12:00AM	Zoning Permit Expiration Date	Apr 3 2024 12:00AM
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.	Additional Unique Setbacks Apply	Yes	Watershed	WSIV CA CATAWBA/LAKE NORMAN

Type of Hold	Created By	Date Created	Hold Origin	Comments	Active
Awaiting Additional Documents	Julia Bailey	10/03/2023 8:47	OSWP-2023-36234	need rear setback measurement on the site plan	No

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Bryan_Lawson_9/9/2023.jpg	09/09/2023 9:36	Lawson, Bryan		Uploaded via CSS
Owner Legal Representative_v1.pdf	09/11/2023 11:49	Nebel, Barbara	Available Online	Authorize to Act as Agent
Site Map Garage All Setbacks_v1.pdf	10/06/2023 9:03	Bailey, Julia	Available Online	Site Plan
Original Septic Permit_v1.docx	10/19/2023 7:13	Wieberg, Danielle	Available Online	Additional Supporting Information

Inspection Number	Status	Inspection Type	Request Date	Scheduled Start Date	Scheduled End Date	Actual Start Date	Actual End Date
2023-152566	Passed - Permit	OSWP Septic/Well Preliminary Site Visit	10/18/2023	10/18/2023 0:00	10/18/2023 0:00	10/18/2023 11:43	10/18/2023 11:43

Inspectors: McLeod, Grace (Primary)