**Iredell County**
**Planning & Enforcement**
**227 S. Center St. PO Box 788**
**Statesville, NC 28687**
**704-878-3113**

# DEVELOPER PERMIT

**Zoning Permit**
**Permit Number:** 140479ZO


Printed: 1/30/2007

**Master #:** 140479

**Associated Permits:**
140479ZO Zoning

## Applicant

**Name:** Mark Kenney
**Address:** 149 Fern Brook Dr
MOORESVILLE, NC 28117

**Phone:** 704-660-9831

## Parcel

**Parcel Number:** 4638964109.000
**Address:** 162 SAGEMORE RD
Mooresville, NC 28117
**Subdivision:** Duke Section 14

**Zoning:** RR
**Township:** 1700
**Area:** 0.768
**Lot(s):** 17

**Directions to Parcel:** 150W, right on Perth, right on Sagemore, on the right

## Owners

**Name:** JAMES MICHAEL & MELISSA MCGUIRE
**Address:** 352 SOUTH LAUREL AVENUE
CHARLOTTE, NC 282070000

## Contractors

## Fees and Receipts:

| Number | Description | Amount |
|---|---|---|
| FEE-144180-07 | Environmental Health - Existing System | $100.00 |
| FEE-144181-07 | Zoning - Permit / Inspection | $45.00 |
| | **Total Fees:** | **$145.00** |
| REC-78150-07 | | $145.00 |
| | **Total Receipts:** | **$145.00** |

## Conditions

**Date:** **Status:** **Code:**

**Condition Description:**

**Condition Comments:**

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## Permit Information:

| | |
|---|---|
| Max Built Upon Area: | |
| Watershed: | WSIV-CA |
| Flood Zone: | No |
| Set Backs: | F35 R50 LS15 RS15 |
| Minimum Lot Size: | 30000 |
| Minimum Lot Width: | 100 |
| Min # Parking Spaces: | |
| Land Use Permitted: | Yes |
| Community Sewer: | No |
| Site Plan Reviewed: | |
| Staff: | |
| Zoning Permit: | Yes |
| Septic Typet: | Existing System |
| Proposed Use: | Single Family |
| Property Recorded: | Yes |
| Community Water: | No |
| Provider: | |
| Provider: | |
| Date: | |
| # of Stories: | 0 |
| # of Bedrooms: | 0 |
| # of Units in Building | 0 |

Site Plan Conditions:

Zoning Permit Comments: replacing mobile home with single family existing septic, nopt changing number of bedrooms

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No Building permit shall be issued for a residential dwelling or a nonresidential principal structure until a grading permit has been issued. No land shall be graded for the purpose of construction of a residential dwelling or a nonresidential principal structure, until a grading permit has been issued by the County. The County shall collect such fees for the issuance of grading permits as are authorized by the fee schedule adopted by the Board of Commissioners.

In addition to obtaining the permit; the owner, building contractor, or other responsible party shall:

A. Control run-off as to not damage or adversely impact adjoining properties by providing silt fencing and stabilization or utilizing Low Impact Design (drainage swales, functional landscaping, etc.); and
B. Refrain from altering the general direction of the natural drainage flow.

# Iredell County
# ZONING PERMIT

227 South Center St. PO Box 788 Statesville, NC 28687 Phone 704-878-3118

**Call Sanitarian between 8 a.m. & 9 a.m. Statesville 704-878-5305 Mooresville 704-664-5281**

| | | | |
|---|---|---|---|
| Permit #: | 133375ZO | Subdivision: | Duke Section 14 |
| Proposed Use: | Single Family | Township: | 1700 Davidson |
| Location of Property: | 162 SAGEMORE RD Mooresville NC 28117 | | |
| Parcel #: | 4638964109.000 | Zoning: | RR |
| Lot #: | 17 Size: 0.768 | Flood Plain: | Watershed: WSIV-CA |
| Applicant: | Michael Todd | Owner: | JAMES MICHAEL & MELISSA MCGUIRE |
| Address: | 349 E Monbo Rd<br>Statesville NC 28677 | Address: | 352 SOUTH LAUREL AVENUE<br>CHARLOTTE, NC 282070000 |
| Phone: | | Phone: | |
| Property Recorded: | Yes Site Plan Reviewed: | Community Water: | No Community Sewer: |

**If permitted the following minimum requirements must be met, unless Health Department requires more land area, or other qualifications are indicated in the comments.**

Min. Lot Area: Min. Front Yard: 35 ft Min. Left Side Yard: 15 ft

Min. Lot Width: Min: Rear Yard: 50 ft Min: Right Side Yard: 15 ft

Min. Number Parking Spaces: Max. Built-Upon Area:

Comments:

Removing MH and building single family - MH to removed before C/O can be issued.

DEVELOPER PERMIT

Directions:

150W, right on Perth, right on Sagemore, on the right

**FEES**

| | | |
|---|---|---|
| Zoning Permit/Inspection Fee | ☑ | $45.00 |
| Site Plan Review Fee | ☐ | $0.00 |
| Environmental Health New System | ☐ | $0.00 |
| Environmental Health Existing System | ☑ | $100.00 |
| Total Fees: | | $145.00 |

I certify that all statements made in this application and any attached documents are true, complete, and correct to the best of my knowledge and belief and are made in good faith. I understand that false information may be grounds for rejection of this application. Authorized Health Department and Planning & Enforcement Representatives are granted right of entry to make evaluations or inspections and to release information upon public request.

Applicant: _____ Date: 1/10/06

A non-refundable fee of $45.00 is charged on all permit applications.

STEPHANIE WHITLOCK Printed: 1/10/2006