IREDELL COUNTY HEALTH DEPARTMENT

Statesville Office (704) 878-5305 (BB) Mooresville Office (704) 660-3625

PERMIT # 216973

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

PIN # 4639-83-0278

APPLICANT: BCSC

APPLICANT ADDRESS: 2524 Reliance Ave. Apex, NC

SITE ADDRESS: 288 S. San Agustin Dr. Mooresville, NC

PHONE: 704-658-8616 ALT. PHONE:

SITE DIRECTIONS: Perth Rd N from Rt. 150 → L on Bells Crossing Dr. → L on S. San Agustin → House on Right

SUBDIVISION: Bells Crossing

SECTION: 4 LOT # 140 LOT AREA: 0.83 acres DESIGN FLOW: 480 GPD L.T.A.R.: 0.275

Septic Tank	2 x 1000	(gal)	STB	760	Date	5-7-17	☒ New System	☐ Repair	☐ Expansion	System Type: I II (III) IV V VI	☒ Residence	No. Bedrooms 4
Pump Tank	—	(gal)	PT	—	Date	—	System Description: 25% Reduction (Gravity) w/ grinder pump				☐ Business	No. Persons 8
Pump Make	—	Model	—	Serial #	—		Repair System Description: Drip				☐ Other	No. Employees
# Nitrification Fields	1	# Lines	9	Linear Ft:	436		Maintenance Agreement Required:	☐ YES	☒ NO		☐ Slab	☐ Crawl Space
Trench Width	36"	Max. Trench Bottom Depth	24" - 28" (low side)	Gravel Depth	—			☒ GRAVITY	☐ PRESSURE		☒ Basement w/plumbing	☐ Basement w/o plumbing

Water Supply: ☐ Private ☐ Public ☒ Community

Comments / Conditions: First tank in series to act as trash tank while 2nd tank must have filter (effluent) installed. Recommend septic tanks be pumped every 3-5 years and that a larger series filter be installed (Table X-300 or equivalent)

INITIAL SITE SKETCH

See attached site plan from Bateman Civil Survey Company

Dated 2/13/17

- Kids Retreat to function as playroom and is not a bedroom.

6/28/17 Shot grade, able to do gravity w/ no grinder pump.

AS BUILT SKETCH

6/30/17 Checked ST & 1st 4 drainlines

7/3/17 Checked remaining drainlines

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: 3-22-17

IMPROVEMENT PERMIT by: Tom Shuck Date: 3/22/17

AUTHORIZATION TO CONSTRUCT by: Tom Shuck Date: 3/22/17

Installed by: Carolina Rice

OPERATION PERMIT by: Maiva L. Gibson Date: 7/3/17

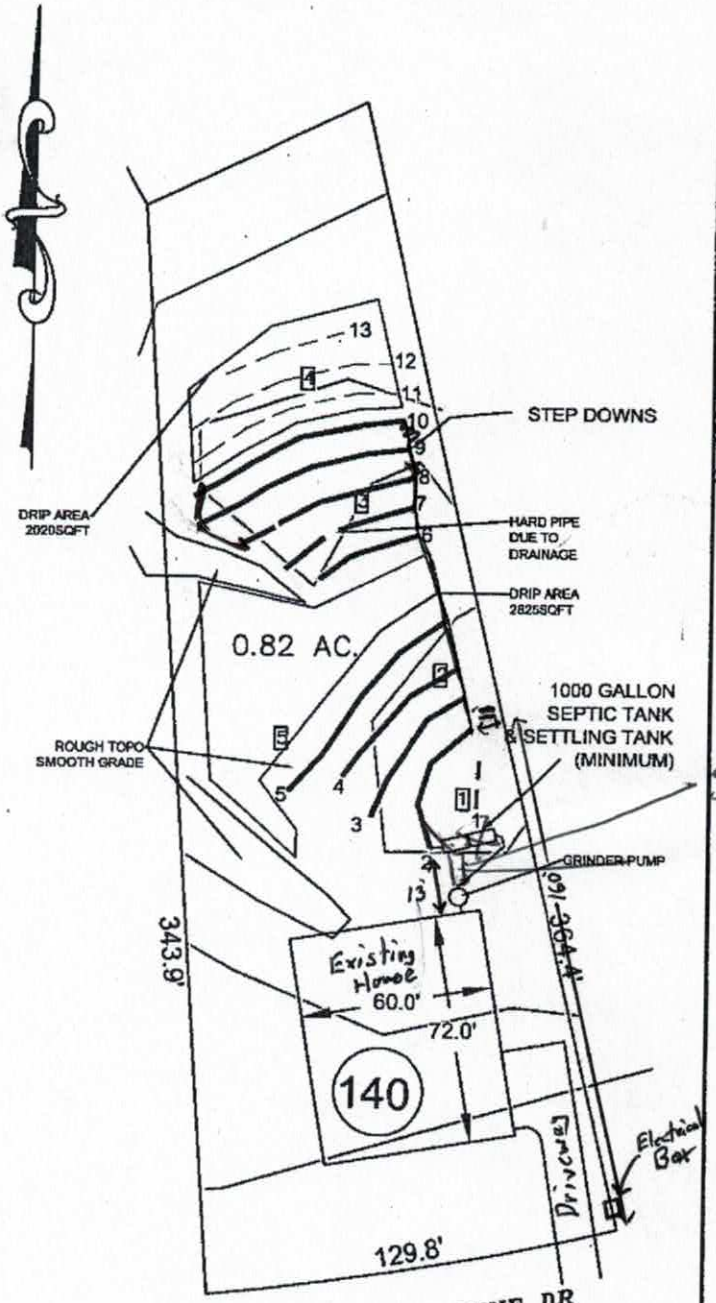
Existing System Inspected by: Date:

Health Dept. Copy - WHITE Applicant (Final Approval) - YELLOW Applicant (Conditional Approval) - PINK

Opt 2

LINE SCHEDULE

LINE NUMBER	COLOR	FIELD ELEVATION	LENGTH (FT)
1	ORANGE	4.3	15
2	YELLOW	6.2	45 46
3	BLUE	8.2	50
4	RED	10.2	50
5	YELLOW	12.3	75 74
6	RED	18.4	30
7	WHITE	20.0	39 38
8	BLUE	22.5	57 58
9	RED	26.1	~~72~~ 54
10	YELLOW	28.5	~~70~~ 42
11	ORANGE	31.3	70
12	WHITE	33.7	68
13	BLUE	35.3	36
			677



LOT 140 BELLS CROSSING SUBDIVISION

4-BEDROOM INNOVATIVE GRAVITY SYSTEM
SERIAcL DISTRIBUTION WITH DROP BOXES
LINES 2-10 TOTAL 443 LINEAR FEET(USE 436')
EZFLOW OR CHAMBER
28" TRENCH DEPTH
LTAR 0.275
25% REDUCTION

4-BEDROOM PRETREATED DRIP REPAIR
LINES 11-13 TOTAL 4845 SQFT
LTAR 0.1

FOR GENERAL USE NOT A SURVEY
PRELIMINARY NOT FOR CONSTRUCTION

SOIL ANALYSIS AND APPLICATION RATES PROVIDED BY
IREDELL COUNTY HEALTH DEPARTMENT

SYSTEM LINE ———

REPAIR LINE – – – – –

Approved
3/22/17

0 30 60

SCALE:
1" = 60 ft.

Bateman Civil Survey Company
Engineers • Surveyors • Planners
200 N. Main Street, Holly Springs, NC 27540 Ph: 919.577.1080 Fax: 919.577.1081
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2375

MeritageHomes

LOT 140
BELLS CROSSING SUBDIVISION
MOORESVILLE, NC
IREDELL COUNTY

DATE:2/13/17 DRAWN BY: MDB CHECKED BY: MDB

RECEIVED MAY 2 3 2016

LINE SCHEDULE

LINE NUMBER	COLOR	FIELD ELEVATION	LENGTH (FT)
1	ORANGE	4.3	15
2	YELLOW	6.2	45
3	BLUE	8.2	50
4	RED	10.2	50
5	YELLOW	12.3	75
6	RED	18.4	30
7	WHITE	20.0	39
8	BLUE	22.5	57
9	RED	26.1	72
10	YELLOW	28.5	70
11	ORANGE	31.3	70
12	WHITE	33.7	68
13	BLUE	35.3	36
			677

PITS

LOT 140 BELLS CROSSING SUBDIVISION

4-BEDROOM INNOVATIVE GRAVITY SYSTEM
SERIAcL DISTRIBUTION WITH DROP BOXES
LINES 2-10 TOTAL 443 LINEAR FEET(USE 436')
EZFLOW OR CHAMBER
28" TRENCH DEPTH
LTAR 0.275
25% REDUCTION

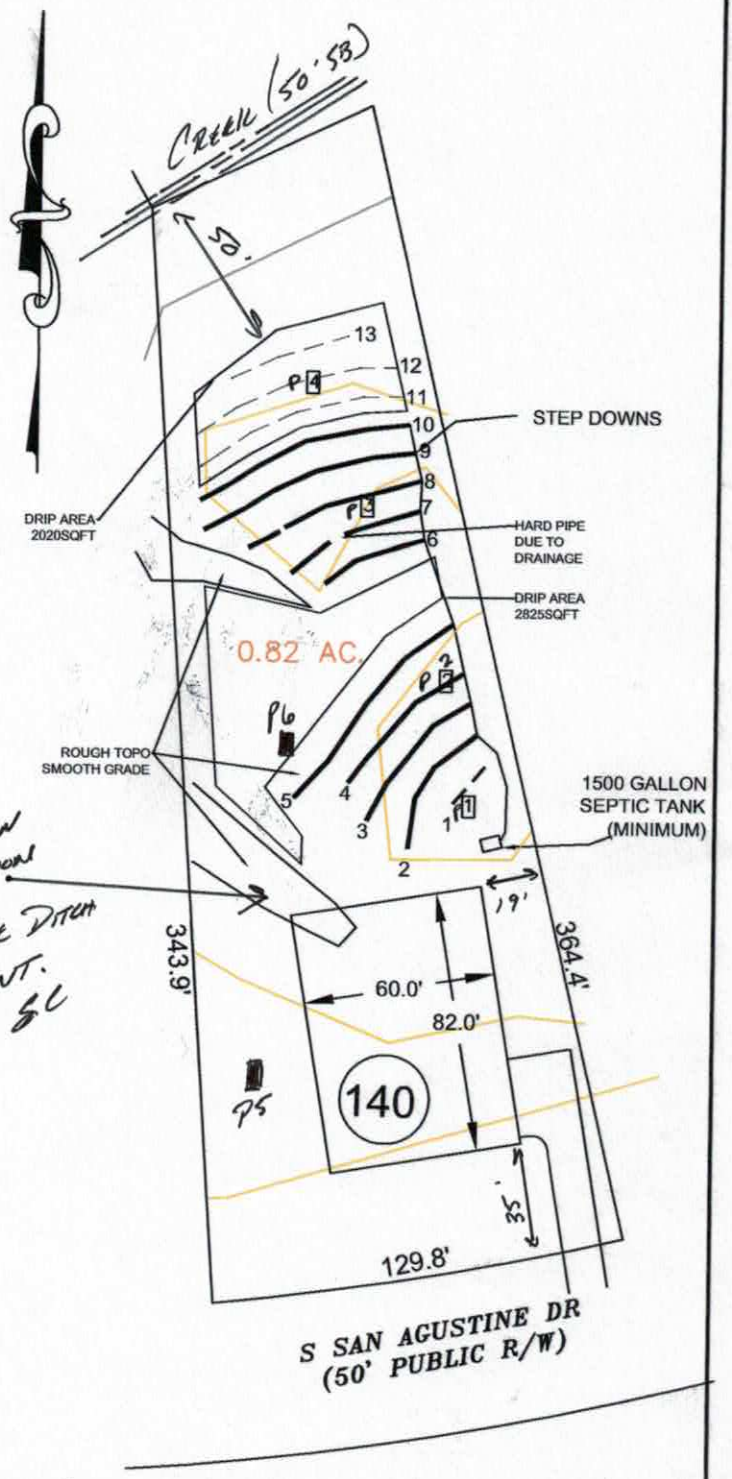
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FOR GENERAL USE NOT A SURVEY
PRELIMINARY NOT FOR CONSTRUCTION

SOIL ANALYSIS AND APPLICATION RATES PROVIDED BY
IREDELL COUNTY HEALTH DEPARTMENT

SYSTEM LINE ———

REPAIR LINE – – – – –



OK ICHD
APPROVED MAY 31 2016
SC

0 30 60

SCALE:
1" = 60 ft.

Bateman Civil Survey Company
Engineers • Surveyors • Planners
200 N. Main Street, Holly Springs, NC 27540 Ph: 919.577.1080 Fax: 919.577.1081
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NCBELS Firm No. C-2378

MeritageHomes

LOT 140
BELLS CROSSING SUBDIVISION
MOORESVILLE, NC
IREDELL COUNTY

DATE:5/23/16 DRAWN BY: MDB CHECKED BY: TMB

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

Sheet 1 of 3
PROPERTY ID #: 4639-83-02
COUNTY: IREDELL

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

OWNER: MERITAGE HOMES
ADDRESS: — LOT 140
APPLICATION DATE 3/7/16
DATE EVALUATED: 4/2/16
PROPOSED FACILITY: SFR
PROPOSED DESIGN FLOW (.1949): 480 GPD
PROPERTY SIZE: .83 ACRE
LOCATION OF SITE: 288 S. SAN AGUSTIN DR. MOORESVILLE NC LOT 140
PROPERTY RECORDED: —
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
P 1	LS 10%	0-4	BSCL, WSBK	FR, SS, SP	/	40"	PS C-M SAP INCL 20"-40"	/	.275 0-25" .3 25"-54"
		4-25	RCL, ABK	FI, SS, SP					
		25-40	RCL, SBK/ABK	FR, SS, SP					
		40-54	MASS & SAP	VFR, SS, SP					
P 2	LS 15%	0-10	BSCL, WSBK	FR, SS SP	/	54"	C SAP INCL 39-54"	/	.275
		10-42	RCL, ABK	FI/FR, SS, SP					
		42-54	RCL, SBK/SAP	FR, SS, SP					
P 3	LS 20%	0-13	BSCL, WSBK	FR, SS, SP	SOME DRAIN MOTTLES 36-48	48"	C-M SAP INCL 34"-48"	/	.275 0"-36" .25 36"-48"
		13-48	RCL, ABK	FR, " "					
P 4	TS 15%	0-12	BCL, SBK	FR, SS, SP	YB DRAIN MOTTLES 10"-24" CHROMA 2's 24"-48"	48"	C SAP INCL 24"-48"	24"	.225-.25 0-24" .1 DRIP
		12-48	VRC, WSBK/MW SBK	FR, S, P					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	PS	PS
System Type(s)	APPROVED	APPROVED
Site LTAR	.275	.275/.1 DRIP

OTHER FACTORS (.1946): —
SITE CLASSIFICATION (.1948): PS
EVALUATED BY: SC
OTHER(S) PRESENT: B. ALDRIDGE, M. BENFIELD

COMMENTS:

SOIL/SITE EVALUATION

(Continuation Sheet-Complete all field in full)

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

PROPERTY ID #: 0278
DATE OF EVALUATION: 4/2/16
COUNTY: Iredell

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	OTHER PROFILE FACTORS .1943 SOIL DEPTH	OTHER PROFILE FACTORS .1956 SAPRO CLASS	OTHER PROFILE FACTORS .1944 RESTR HORIZ	PROFILE CLASS & LTAR
P1	LC 7%	0-18	RC, ABK	FR, SS, SP	/	38"	PS • C-M SAP INCL 17-38"	/	.3 0-18 .35 18-55
		18-38	RCL, SBK/WSBK	FR/VFR, SS, SP					
		38-55	MASS SL SAP	VFR, SS, SP					
P2	LS 10%	0-16	RC, ABK	FR, SS, SP	/	39"	PS C-M SAP INCL 14"-39"	/	.3 0-16" .325-.35 16-64"
		16-39	RCL, WSBK/WMSBK	FR, SS, SP					
		39-64	MASS SL SAP	VFR, SS, SP					

COMMENTS:

RECEIVED FEB 2 1 2017

IREDELL COUNTY HEALTH DEPARTMENT *ENVIRONMENTAL HEALTH DIVISION*

(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) Paid $320.00 Int. Reda

1. APPLICATION FOR: ___Improvement Permit ✓Authorization To Construct ___ Existing System Inspection

****

2. Page 2: *Site Plan Worksheet* Form MUST Accompany This Application #216973
   The following optional attachments may also be submitted: ✓Survey Plat, Scaled no more than 1 Inch = 60 Feet
   Place check ( ) beside whichever is submitted if applicable ✓Custom Site Plan, Scaled no more than 1 Inch = 60 Feet

3. **Applicant Information:**

Applicant Name	Mailing Address	Home Phone #	Alternate Phone #
BCSC	2524 Reliance Ave ~~Clar~~ Apex NC		704-658-8616
Owner Name	**Mailing Address**	**Home Phone #**	**Alternate Phone #**
Meritage Homes			

4. **Property Information:**

Street Address	Subdivision Name	Section/Phase and Lot Number
988 S. San Agustine	Bells Crossing	4 140

Driving Directions: _____

5. **RESIDENTIAL Site Development Information:** *(Check or Complete ALL that apply)*

( ) New, Single Family Residence
( ) New, Multi-Family Residence
( ) Expansion of Existing Septic System
( ) Repair To Failing Septic System due to _____
(✓) Other Grade of Basement is lower than 1st. Designed line

Maximum Number of Bedrooms 4
Maximum Number of Occupants 8
If Expansion, Current Number of Bedrooms ___

( ) Crawl Space Foundation?
( ) Concrete Slab-Foundation?
(✓) Basement w/Plumbing?
( ) Basement w/out Plumbing?

IF Non-Residential Site Development: Type of Business _____
Square Footage of Building _____
Maximum Number of Employees _____
Maximum Number of Seats _____

6. **Proposed Water Supply:**

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

7. **Desired Septic System Type:** *(You may rank in order of preference, if any)* ( ) EXISTING SYSTEM installed _____ *Year*

( ) Alternative ( ) Conventional ( ) Innovative ( ) Modified Conventional (✓) Other _____

8. 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. industry) 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.

9. Signature: _____ 2-13-17
Property owner or owner's legal representative signature (SIGNATURE REQUIRED) DATE

IREDELL COUNTY HEALTH DEPARTMENT *ENVIRONMENTAL HEALTH DIVISION*

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Owner Name	**Mailing Address**	**Home Phone #**	**Alternate Phone #**
Meritage Homes			

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Street Address	Subdivision Name	Section/Phase and Lot Number
288 S San Agustine	Bells Crossing	Ph 4 140

Driving Directions: _____

****

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( ) New, Multi-Family Residence
( ) Expansion of Existing Septic System
Repair To Failing Septic System due to _____
( ) Other _____

Maximum Number of Bedrooms 4
Maximum Number of Occupants 8
If Expansion, Current Number of Bedrooms ___

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( ) Concrete Slab Foundation?
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Square Footage of Building _____
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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.

9. Signature: _____ 1-17-17

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

AUTHORIZATION TO ACT AS AGENT FOR OWNER

Any application/document/permit requiring a signature must be signed by the property owner or their authorized agent. This form shall be provided by the owner to allow specified individuals to act as agents for the owner. This form allows the specified individuals to sign or receive any application/document/permit on behalf of the owner. This form allows the authorized agent to make decisions on behalf of the owner pertaining to modifications of permits in the field. It is the responsibility of the owner to assure that any/all permit conditions specified on permits issued by this Division are followed.

I, Robert Price (Meritage Homes), am the legal owner of the property located at Bells Crossing, identified as PIN(Parcel Identification Number) Lot 140 located in Iredell County, North Carolina.

I do hereby authorize (print authorized agent/company name) Bateman Civil Survey Company, Michael Benfield, Matt Burdette, _____, _____, to act as an agent on my behalf in applying for/signing/obtaining any of the documents described below.

1. Improvement Permit (IP)/ Authorization to Construct (AC).
2. Application for soil-site evaluation (new/repair).
3. Application/permit for water well/well abandonment.
4. Application for existing system.
5. Application for Improvement Permit (IP)/ Authorization to Construct (AC).

I agree to abide by any and all decisions and/or conditions between the agent acting on my behalf and the Iredell County Department of Public Health, Environmental Health Division. This form must be fully executed before the individual's specified above will be recognized as the authorized agent.

Signature of Owner — Date: 3/10/15

Signature of Witness — Date: 3/10/15

IREDELL COUNTY HEALTH DEPARTMENT

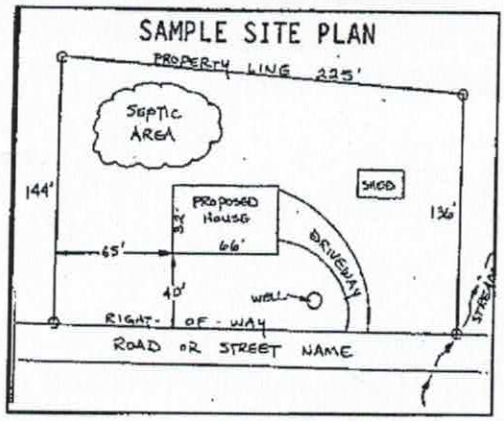
ENVIRONMENTAL HEALTH DIVISION

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:

( ) Property Line measurements are clearly identified
( ) All proposed structures are indicated
( ) Front and side setbacks from property line
( ) Preferred driveway location and well location
( ) Area you prefer your septic system to be placed
( ) 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

See Attached

Signature: _____
Property owner or owner's legal representative signature (SIGNATURE REQUIRED)

2-13-17
DATE

IREDELL COUNTY HEALTH DEPARTMENT

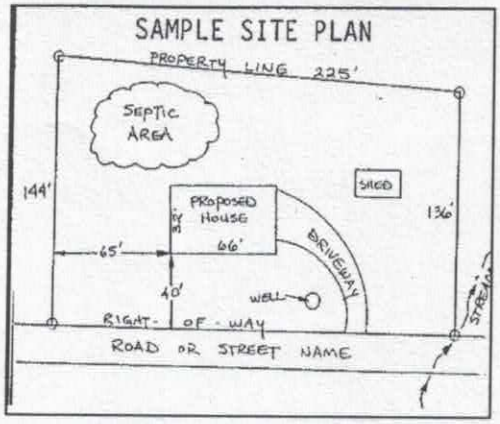
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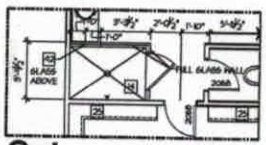
Signature: _____ 1-17-17

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

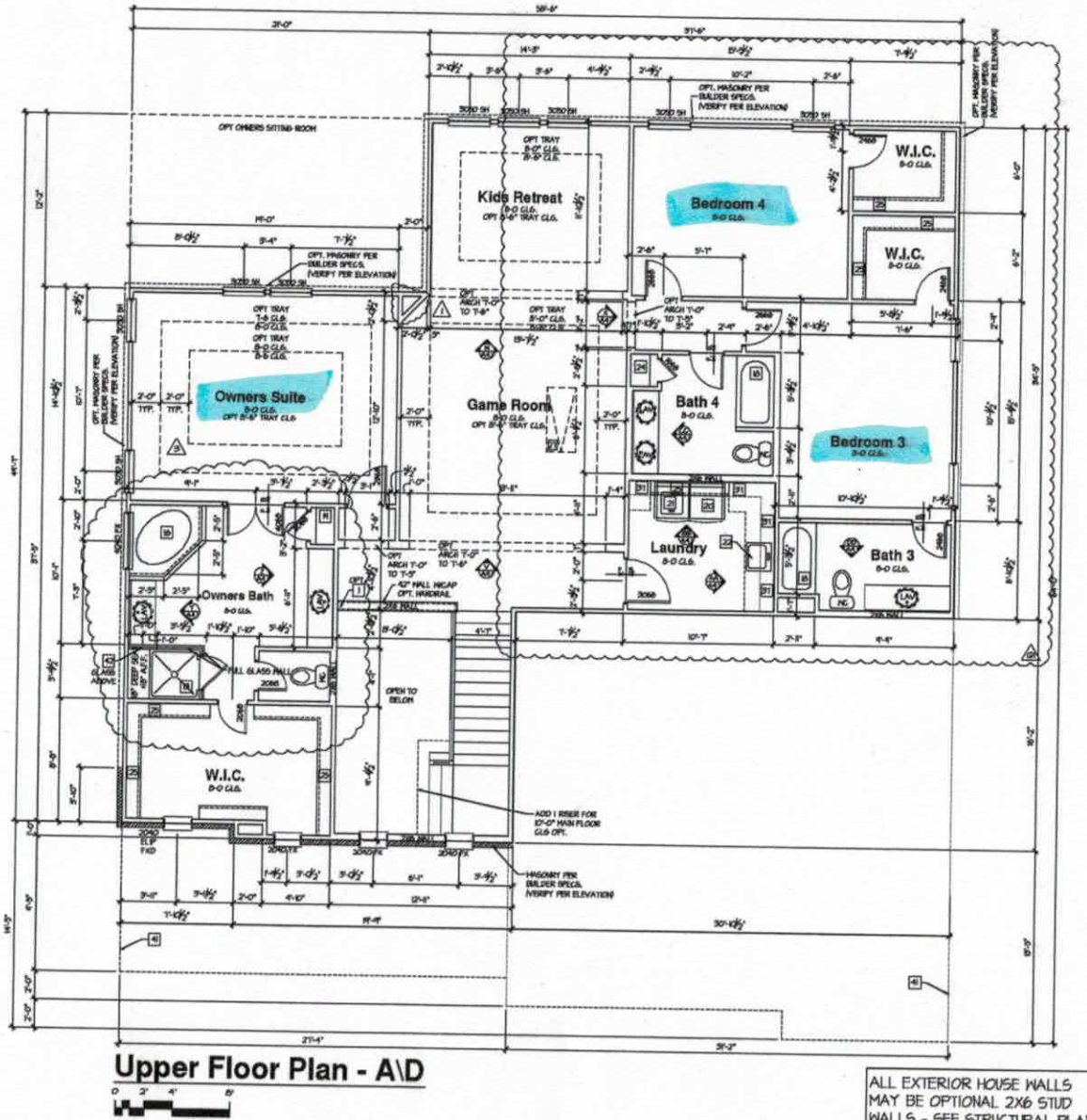
Acknowledgement of Plans Submittal ONLY!

Date 1-17-17

Date 1/25/17



Opt
42x60 Shower



Upper Floor Plan - A\D

ALL EXTERIOR HOUSE WALLS MAY BE OPTIONAL 2X6 STUD WALLS - SEE STRUCTURAL PLANS FOR DETAILS.

FLOOR PLAN NOTES:

THE FOLLOWING KEYNOTES REFERENCE THE SYMBOLS AS SHOWN ON PLANS.

1. 9" RAILING / SIDEWORAIL IS PROVIDED, ALL RAILING / SIDEWORAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAILING/HANDRAILS ARE TO BE AT A 34" MINIMUM TO 38" MAXIMUM HEIGHT A.F.F. FOR STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE GUARDS.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
4. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
5. SINK W/ GARBAGE DISPOSAL
6. DISHWASHER
7. RANGE
8. COOK TOP
9. OVEN
10. REFRIGERATOR SPACE.
11. PANTRY
12. PEDESTAL SINK
13. 42" x 42" SHOWER
14. 42" x 60" SHOWER
15. 42" X 60" TUB 20" TO TOP OF DECKING
16. 60" X 60" SHOWER
17. 30" X 60" TUBSHOWER
18. 32" X 60" TUBSHOWER
19. LINEN SHELVING PER BUILDER SPECS.)
20. WASHER SPACE
21. DRYER VENT
22. OPTIONAL LAUNDRY SINK.
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 6" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 3 SHELVES PER BUILDER SPECS.
25. ROOF AND CEILING PER BUILDER SPECS.
26. ATTIC ACCESS (22 1/2"x30" (U.N.O.)
27. ATTIC ACCESS W/ STAIRS (25 1/2"x54 1/2")
28. SYMBOL INDICATES CHANGE IN 8'-0" TO 9'-0" FLOOR & 7'-0" AT UPPER FLOOR (U.N.O.
29. GYPSUM BOARD ARCH @ 11'-2" TO 81-0".
30. GYPSUM BOARD LOW WALL, 36" A.F.F. (U.N.O.) W/ POP CAP.
31. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
32. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
33. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
34. PORCH RAIL, SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 8x8 BEAM.
37. OPTIONAL UPPER CABINETS.
38. OPTIONAL CABINETS.
39. OPTIONAL COFFERED CEILING @ 81-0" PER BUILDER SPEC.
40. LINE OF FRAMING ABOVE.
41. LINE OF FRAMING WALL BELOW.
42. 2x4 LOW WALL 42" A.F.F.
43. 2x6 LOW WALL 42" A.F.F.
44. ART NICHE
45. HORIZONTAL LAUNDRY CABIE
46. LOW WALL 42" A.F.F.
47. GYPSUM BOARD ARCH @ 81-0" TO 81-6"
48. LOW WALL 30" A.F.F.
49. NO HARD LATCH OR LOCKING KNOB

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION:
ASPHALT ROOF SHINGLES

B. TYPICAL FRAME FLOOR CONSTRUCTION:
FINISH FLOORING ON 3/4" TONGUE & GROOVE FLOOR SHEATHING ON FLOOR TRUSSES OR FLOOR JOISTS AS NOTED ON STRUCTURAL DRAWINGS.

C. SLAB ON GRADE FLOOR CONSTRUCTION:
4" CONCRETE SLAB, EXCEPT AS SPECIFIED BY SOIL REPORT, AND STRUCTURAL ENGINEER. INCLUDE VAPOR BARRIER PER SECTION M, G, R, a.

D. WINDOWS:
A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE RES. CHECKS.
B. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ. FT. WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH. SILL HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
C. TYPICAL WINDOW HEAD HEIGHT:
7'-0" A.F.F @ 8'-1 1/8" PLATE HEIGHT (U.N.O.)
8'-0" A.F.F @ 9'-1 1/8" PLATE HEIGHT (U.N.O.)

E. ELECTRICAL:
ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS. CONTRACTOR TO VERIFY.

F. HVAC:
PROVIDE BASE DRAFT DAMPERS @ DRYER VENT, HOOD VENT, & EXHAUST FANS.

G. STONE SIDING:
INSTALL PER LOCAL CODE.

H. DIMENSIONS ARE TO THE FACE OF STUD, U.N.O.

I. ALL EXTERIOR DIMENSIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.

M. ALL ANGLED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED.

K. BRICK SIDING:
INSTALL PER LOCAL CODE.

ISSUE DATE: 01/17/2014
REVISIONS

5400 Trinity Road
Suite 107
Raleigh,
North Carolina 27607
919-322-2265 Phone

Meritage Homes

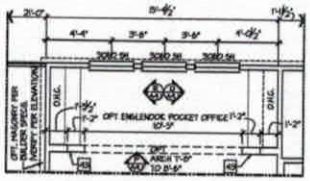
Meritage Homes

BSB DESIGN

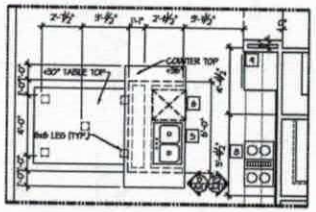
UPPER FLOOR PLAN - ELEVATION A\D

Plan 4268

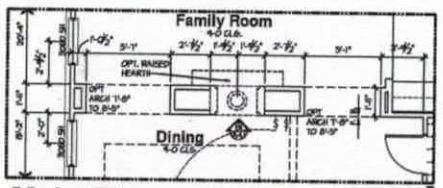
A2.2A\D



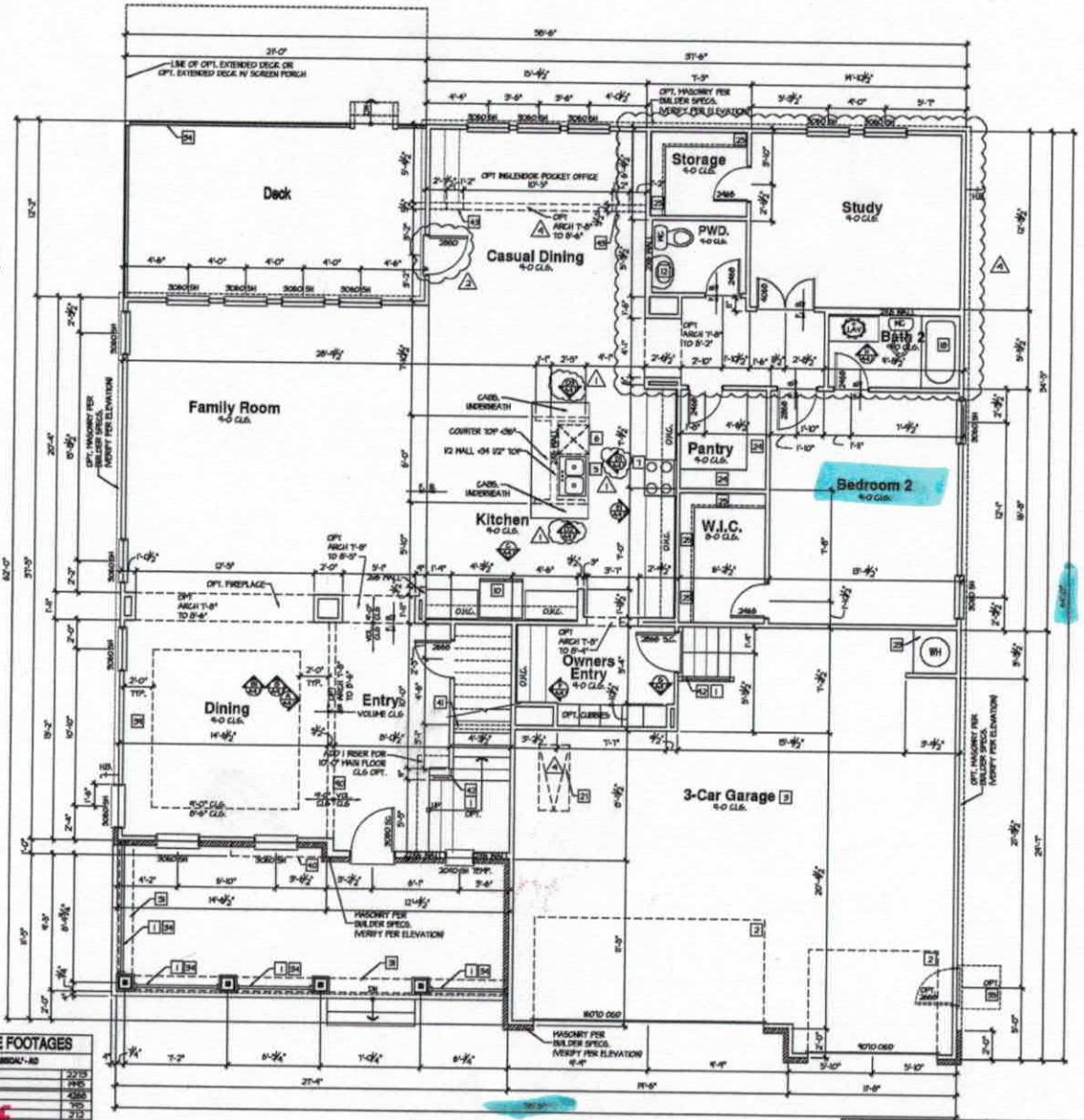
Opt Inglenook Pocket Office



Main Floor
Opt Kitchen Island



Main Floor - Opt Fireplace



Main Floor Plan - A\D

56'6"

ALL EXTERIOR HOUSE WALLS MAY BE OPTIONAL 2X6 STUD WALLS - SEE STRUCTURAL PLANS FOR DETAILS.

SQUARE FOOTAGES	
"CLASSICAL" - A\D	
MAIN FLOOR	2215
UPPER FLOOR	1985
SUBTOTAL	4385
GARAGE	715
PORCH	215
TOTAL	5315
OPT. ROOM OVER GARAGE	+245
OPT. 3-CAR GARAGE	+251
OPT. OWNERS SITTING ROOM	+256
OPT. FINISHED BASEMENT	+2185
OPT. 2ND FLOOR LAUNDRY	-45

FLOOR PLAN NOTES:

(MAIN FLOOR)

THE FOLLOWING KEYNOTES REFERENCE THE SYMBOLS AS SHOWN ON PLANS.

1. IF RAILING / BANNISTER IS PROVIDED, ALL RAILING / BANNISTER BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAILING/HANDRAILS ARE TO BE AT A 34" MINIMUM TO 38" MAXIMUM HEIGHT A.F.F. FOR STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE GUARDS.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
4. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
5. SINK W/ GARBAGE DISPOSAL
6. DISHWASHER
7. RANGE
8. COOK TOP
9. OVEN
10. REFRIGERATOR SPACE.
11. PANTRY
12. PEDESTAL SINK
13. 42" X 42" SHOWER
14. 42" X 60" SHOWER
15. 42" X 60" TUB 21" TO TOP OF DECKING
16. 60"X 60" SHOWER W/ BENCH
17. 30" X 60" TUB/SHOWER
18. 32" X 60" TUB/SHOWER
19. LINEN SHELVING PER BUILDER SPECS.
20. WASHER SPACE
21. DRYER VENT
22. OPTIONAL LAUNDRY SINK.
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 8" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 3 SHELVES PER BUILDER SPECS.
25. 60"L AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22 1/2"x30" MIN.)
27. ATTIC ACCESS W/ STAIRS (22 1/2"x54 1/2")
28. DROP CEILING TO ACCOMMODATE 7'-0" HIGH DOOR & 7'-0" AT UPPER FLOOR U.N.O.
29. GYPSUM BOARD ARCH @ 7'-2" TO 8'-0".
30. GYPSUM BOARD LOW WALL 36" A.F.F. (U.N.O.) W/ MDF CAP.
31. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
32. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
33. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
34. PORCH RAIL, SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 8x8 BEAM.
37. OPTIONAL UPPER CABINETS.
38. OPTIONAL CABINETS.
39. OPTIONAL COFFERED CEILING @ 8'-0" PER BUILDER SPEC.
40. LINE OF FRAMING ABOVE.
41. LINE OF FRAMING WALL BELOW.
42. 24x4 LOW WALL 42" A.F.F.
43. 2x6 LOW WALL 42" A.F.F.
44. ART NICHE
45. HORIZONTAL LAUNDRY CHUTE
46. LOW WALL 42" A.F.F.
47. GYPSUM BOARD ARCH @ 8'-0" TO 8'-6"
48. LOW WALL 32" A.F.F.
49. NO HARD LATCH OR LOCKING KNOBS

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION.
ASPHALT ROOF SHINGLES

B. TYPICAL FRAME FLOOR CONSTRUCTION.
FINISH FLOORING ON 3/4" TONGUE & GROOVE FLOOR SHEATHING ON FLOOR TRUSSES OR FLOOR JOISTS AS NOTED ON STRUCTURAL DRAWINGS.

C. SLAB ON GRADE FLOOR CONSTRUCTION.
4" CONCRETE SLAB, EXCEPT AS SPECIFIED BY SOIL REPORT, AND STRUCTURAL ENGINEER. INCLUDE VAPOR BARRIER PER SECTION N, C, R, B.

D. WINDOWS.
A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE RES. CHECKS.
B. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR RAWING OPENING OF 5.7 SQ. FT. WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH SILL HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
C. TYPICAL WINDOW HEAD HEIGHT:
7'-0" A.F.F. @ 8'-1 1/8" PLATE HEIGHT (U.N.O.)
9'-0" A.F.F. @ 10'-1 1/8" PLATE HEIGHT (U.N.O.)

E. ELECTRICAL.
ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS. CONTRACTOR TO VERIFY.

F. HVAC.
PROVIDE RAGE DRAFT DAMPERS @ DRYER VENT, HOOD VENT, & EXHAUST FANS.

G. STONE SILLS.
INSTALL PER LOCAL CODE.

H. DIMENSIONS ARE TO THE FACE OF STUD, U.N.O.

I. ALL EXTERIOR DIMENSIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.

H. ALL ANGLED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED.

N. BRICK SILLS.
INSTALL PER LOCAL CODE.

Acknowledgement of Plans Submittal ONLY!

Date 1-17-17

Date 1-25-17

ISSUE DATE: 01/17/2014
REVISIONS:

5400 Trinity Road
Suite 107
Raleigh,
North Carolina 27607
919-322-2265 Phone

Meritage Homes

Meritage Homes

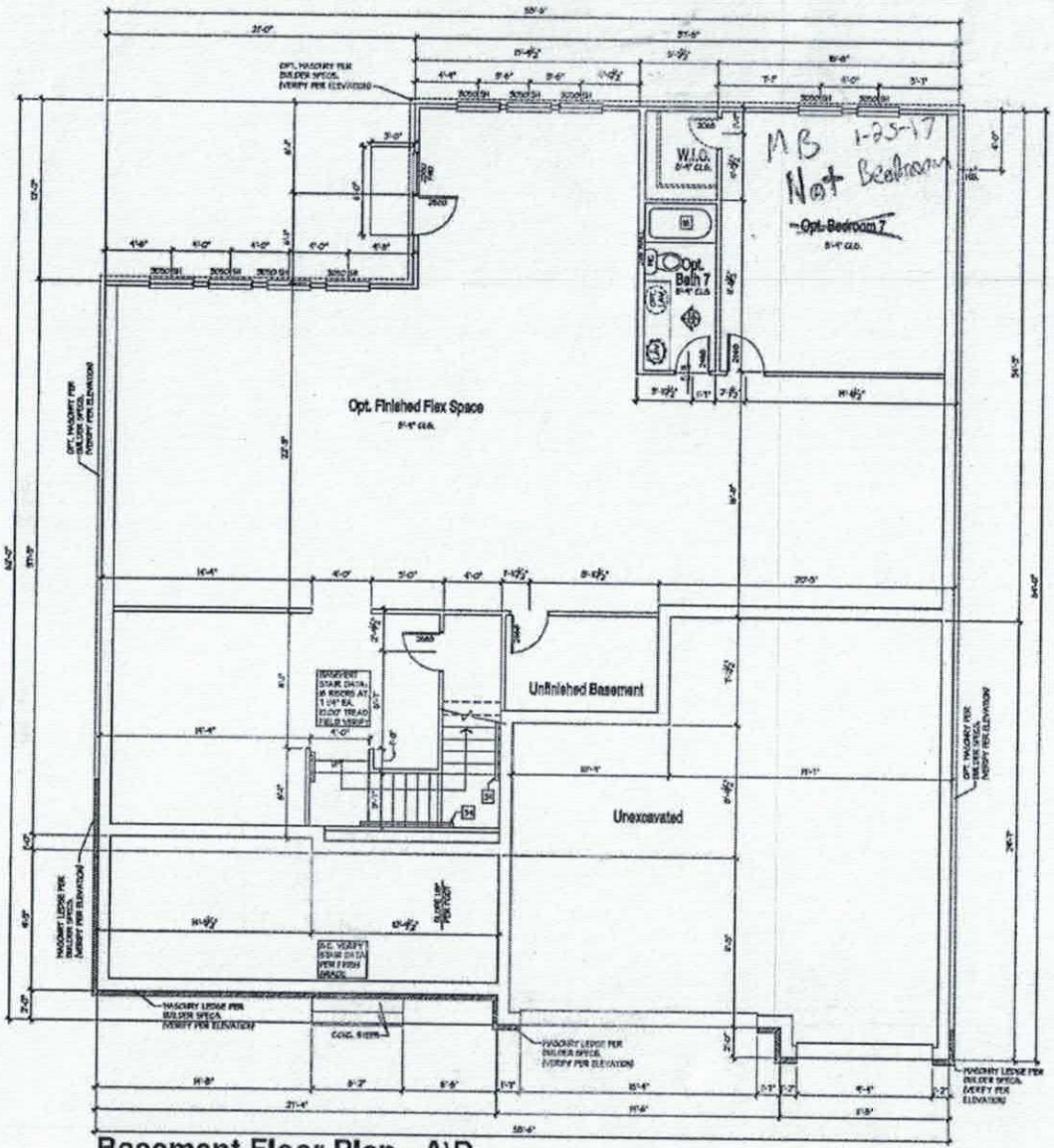
BSB DESIGN

www.bsbdesign.com
5001 Western Parkway, Suite 202
West Des Moines, Iowa 50266
515.223.2829

JOB NO. 15-0000 PROJ MGR: S
DRAWN: JT, KT CHECKED:

MAIN FLOOR PLAN - ELEVATION A\D

Plan 4268
A2.1A\D



Basement Floor Plan - A\D

WALK-OUT BASEMENT OPTION

FLOOR PLAN NOTES:

1. 8' RAILING / GUARDRAIL IS PROVIDED ALL BALCONY / GUARDRAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAIL INSTALLATIONS ARE TO BE AT A 34" MINIMUM TO 38" MAXIMUM HEIGHT ABOVE FOR STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE SURFACES.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
4. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
5. SINK W/ GARBAGE DISPOSAL
6. DISHWASHER
7. RANGE
8. COOK TOP
9. OVEN
10. REFRIGERATOR SPACE.
11. PANTRY
12. PEDESTAL SINK
13. 42" X 42" SHOWER
14. JACUZZI/WHIRLPOOL
15. 42" X 60" TUB 21" TO TOP OF DECKING
16. ROPE MOP DRAIN SUP
17. 60" X 60" TUB/SHOWER
18. 32" X 60" TUB/SHOWER
19. LINEN SHELVING PER BUILDER SPECS
20. WASHER SPACE
21. DRYER, VENT
22. OPTIONAL LAUNDRY SINK
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 8" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 5 SHELVES PER BUILDER SPECS.
25. ROD AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22 1/2"x30" MIN.)
27. ATTIC ACCESS W/ STAIRS OR 30"x54 1/2" MIN. PULL-DOWN STAIRS @ 9'-0" AT 'WELL' FLOOR & 11'-0" AT UPPER FLOOR LEVEL.
28. GYPSUM BOARD ARCH @ 1'-2" TO 8'-0"
29. GYPSUM BOARD LOW WALL 36" A.F.F. ENDS W/ HOT CAP.
30. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
31. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
32. 66" WALL W/ HOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
33. PORCH/RAIL, SEE ELEVATION.
34. 2'6"x54" CONCRETE STOOP.
35. 6x8 DEAK.
36. OPTIONAL DRYER CABINETS.
37. OPTIONAL CABINETS.
38. OPTIONAL COFFERED CEILING @ 8'-0" PER BUILDER SPEC.
39. LOW WALL W/ HOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
40. LINE OF PROWEB ABOVE.
41. LINE OF PROWEB WALL BELOW.
42. 24x4 LOW WALL 42" A.F.F.
43. 24x LOW WALL 42" A.F.F.
44. ART NICHE
45. HORIZONTAL 3 NOMINY GATE
46. LOW WALL 42x1" A.F.F.
47. GYPSUM BOARD ARCH @ 8'-0" TO 8'-6"
48. LOW WALL 30@ A.F.F.
49. NO WARD LARGE OR LOCKING DOOR

FOUNDATION NOTES

1. STRUCTURAL FOUNDATION PLANS SHALL BE BY OTHERS. SEE STRUCTURAL FOUNDATION AND FRAMING PLANS FOR STEEL COLUMN, STEEL BEAM, WOOD POST SIZES, AND DIMENSIONS.
2. DROP TOP OF FOUNDATION AT GARAGE DOOR.
3. EMERGENCY EGRESS: WINDOWS SHALL COMPLY WITH SOVEREIGN FIRE & BUILDING CODES. MAXIMUM SILL HEIGHT OF EGRESS WINDOW SHALL NOT BE MORE THAN 44" A.F.F.
4. WINDOW WELL AS SPECIFIED BY BUILDER CLEAR DIMENSION OF WELL SHALL BE 36"x36" MINIMUM LADDER AT EGRESS WINDOWS.
5. DROP TOP OF FOUNDATION AT PORCH STOOP.
6. LINE OF FRAMING ABOVE.
7. LINE OF STOOP ABOVE.
8. HANDRAIL
9. SUMP PIT LOCATION AS REQUIRED BY SOILS ENGINEER.
10. 30"x30" CRAWL SPACE ACCESS PANEL, AS REQUIRED BY CODE.
11. APPLY 10 MIL POLYVINYL GROUND COVER OVER FINISH GRADE OF CRAWL SPACE, OR PER BUILDERS SPECIFICATIONS. INSULATE PER RES. ENERGY REQUIREMENTS.
12. MECHANICAL CRAWL SPACE VENTILATION PER LOCAL CODE.
13. OPTIONAL 5-SHELF SHELF LINEN
14. OPTIONAL PRE SHELVING PER BUILDER SPEC.
15. OPTIONAL VANITY
16. FLOOR DRAIN
17. BEAM POCKET
18. LINE OF SLAB ABOVE.
19. PROVIDE FOR 1/2" GYPSUM BOARD ON WALLS, UNDER STAIR SURFACE, AND ON SOFFITS OF ENCLOSED ACCESSIBLE SPACE UNDER STAIRS.
20. STANDARD BEARING WALL

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION:
ASPHALT ROOF SHINGLES

B. TYPICAL FRAME FLOOR CONSTRUCTION:
FINISH FLOORING ON 3/4" TONGUE & GROOVE FLOOR SHEATHING ON FLOOR TRUSSES OR FLOOR JOISTS AS NOTED ON STRUCTURAL DRAWINGS.

C. SLAB ON GRADE FLOOR CONSTRUCTION:
4" CONCRETE SLAB, EXCEPT AS SPECIFIED BY SOIL REPORT, AND STRUCTURAL ENGINEER. INCLUDE VAPOR BARRIER PER SECTION M, G, E, a.

D. WINDOWS:
A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS LISTED IN APPLICABLE RES. CHECKS.
B. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ. FT. WITH MIN. DIMENSION OF 24" W HEIGHT AND 20" W WIDTH. SILL HEIGHT NOT EXCEED 44" ABOVE FLOOR.
C. TYPICAL WINDOW HEAD HEIGHTS:
7'-0" A.F.F. @ 9'-1 1/8" PLATE HEIGHT (SOLID)
8'-0" A.F.F. @ 10'-1 1/8" PLATE HEIGHT (SOLID)

E. ELECTRICAL:
ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS, CONTRACTOR TO VERIFY.

F. MISC.:
PROVIDE BACK DRAFT DAMPERS @ DRYER VENT, HOOD VENT, & EXHAUST FANS.

G. STONE VENEER:
INSTALL PER LOCAL CODE.

H. DIMENSIONS ARE TO THE FACE OF STUD, SIDE.

I. ALL EXTERIOR DIMENSIONS ARE TO FACE OF SHEETS UNLESS OTHERWISE NOTED.

J. ALL ANGLED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED.

K. BRICK SOLDIER COURSE:
INSTALL PER LOCAL CODE.

Acknowledgement Of Plans Submittal ONLY!
Date 1-26-17
Date 1/26/17

ISSUE DATE: 01/17/2014
REVISIONS

5400 Trinity Road
Suite 107
Raleigh,
North Carolina 27607
919-322-2355 Phone

Meritage Homes

Meritage Homes

BSB DESIGN

BASEMENT PLAN - ELEVATION A\D

Plan 4268
A0.1A\D

Lot 140

IREDELL COUNTY

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

APPLICATION NUMBER
216973
Issue Date: 03/01/2016

ZONING PERMIT

Parcel Number	Street Address	Jurisdiction
4639830278.000	288 S SAN AGUSTIN DRIVE, MOORESVILLE, NC	IREDELL COUNTY

Owner Information	Applicant Information
Owner: MERITAGE HOMES	Applicant: MERITAGE HOMES
Address: 11605 N COMMUNITY HOUSE RD. #250 CHARLOTTE, NC 28277	Address: 11605 N COMMUNITY HOUSE RD. #250 CHARLOTTE, NC 28277
Phone: 704-944-8933	Phone: 704-944-8933

Use Requested	Zone Code
SFD	RA

Lot Acreage	F Setback	B Setback	L Setback	R Setback	Watershed	Flood Zone
.830	35.00	35.00	15.00	15.00	CACL	X

Remarks:

PAID
V 7050995 #7725
V 7050997 #50000
3416

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.

Applicant: _____ Date: _____

Permit Number	61580	TOTAL FEES:	$ 77.25