Iredell County
Planning & Enforcement
349 N. Center St. PO Box 788
Statesville, NC 28687
704-878-3113

Zoning Permit

Permit Number: 154676ZO

Printed: 2/3/2009

Master #: 154676

Associated Permits:
154676ZO Zoning

Applicant

Name: Phil Smith Builders
Address: 582 New Salem Road
Statesville, NC 28625

Phone: 704-872-0223

Parcel

Parcel Number: 4646335981.000
Address: 244 PONDEROSA CIR
MOORESVILLE , NC 28117
Subdivision: BONANZA

Zoning: R20
Township: 1700
Area: 0.557
Lot(s): 5 & 6

Directions to Parcel: 150w,tl Williamson,tr Ponderosa,on Right

Owners

Name: GARRY L & ELIZABETH BALLARD
Address: 244 PONDEROSA CR
MOORESVILLE, NC 281170000

Contractors

Contractor Type: Building
Name: Phil Smith Builders
Address: 582 New Salem Road
Statesville, NC 28625

Phone: 704-872-0223

Fees and Receipts:

Number	Description	Amount
FEE-185303-07	Zoning - Permit / Inspection	$55.00
	Total Fees:	**$55.00**
REC-105283-07		$55.00

Total Receipts: **$55.00**

Conditions

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

Condition Description:

Condition Comments:

Permit Information:

Max Built Upon Area:	
Watershed:	WSIV CRIT
Flood Zone:	No
Set Backs:	F35 R50 LS15 RS15
Minimum Lot Size:	
Minimum Lot Width:	
Min # Parking Spaces:	
Land Use Permitted:	Yes
Community Sewer:	No
Site Plan Reviewed:	
Staff:	
Zoning Permit:	Yes
Septic Typet:	Existing System
Proposed Use:	Attached Garage
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: 28X24 ATTACHED GARAGE BY BREEZEWAY

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.
C. If land clearing is needed for septic tank testing, then erosion control measures may be needed. Contact Erosion Control Department for further assistance.

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 enforcement of deed restrictions, plat conditions and other contractual agreements will not be undertaken by Iredell County and is the sole responsibilty of the affected parties.

Applicant: _____ Date 2-4-09

A non-refundable fee of $55.00 is charged on all permit applications

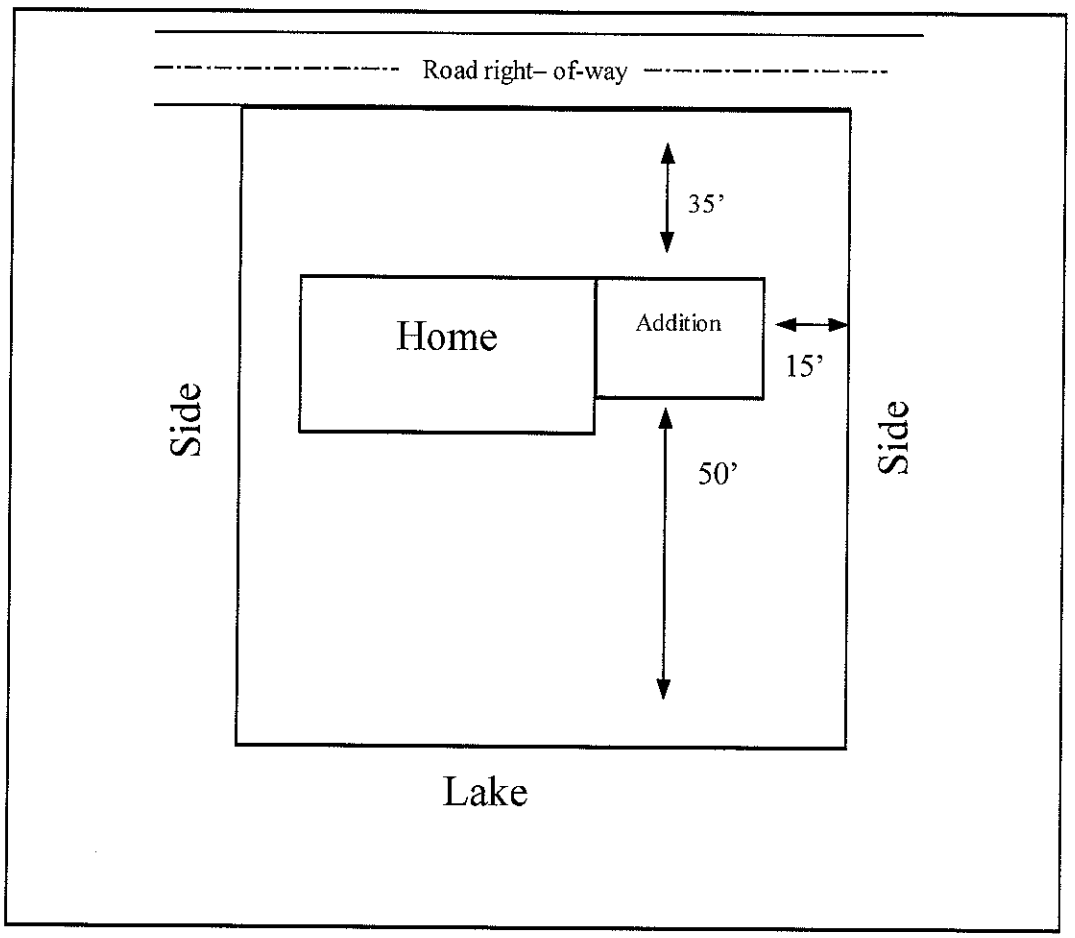
Permit Number: 154676ZO

ZONING DISCLAIMER

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Applicant Date

STREET NAME: 244 PONDEROSA CIRCLE



In the box above indicate the location of the building's or structure's, their orientation to the front of the lot as indicated, and the setback distances to all property lines and the distances to any other building's or structure's on the lot. Also indicate the size/shape of the lot and the corresponding dimensions when necessary. The front of the lot is the portion which abuts a public right of way or easement.