ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 | Mooresville Office (704) 660-3625 | PERMIT # 304000

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

PIN # 4658884849

APPLICANT/OWNER: Nest Communities, LLC | APPLICANT ADDRESS: 736 Raceway, Suite 7, Mooresville NC 28117

SITE ADDRESS: 121 Collins Grove CT Mooresville NC 28117 | PHONE: 704-208-4251 | ALT. PHONE: -

SITE DIRECTIONS: Hwy 21 N New Road on Right past Shinnville Rd | SAP CONTROLLED: ☐ YES ☒ NO

SUBDIVISION: Collins Grove | SECTION: - | LOT # 3 | LOT AREA: 0.84 Ac | DESIGN FLOW: 480 | L.T.A.R.: .275

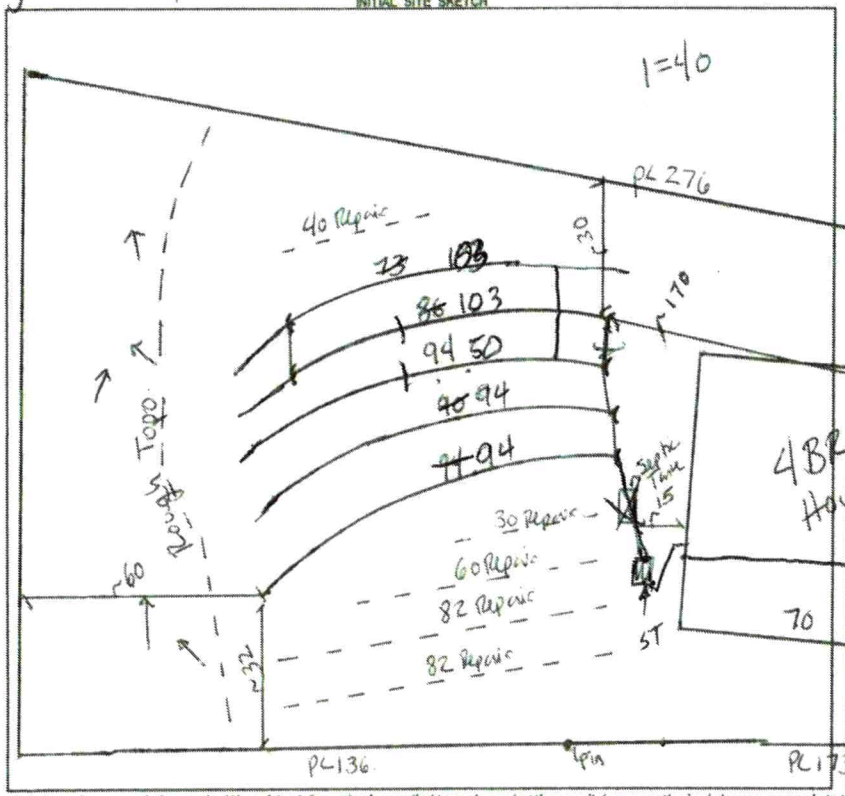
Septic Tank	1000 (gal)	STB	760	Date	8-11-2021	☐ New System ☐ Repair ☐ Expansion	System Type: I II (III) IV V VI	☒ Residence	No. Bedrooms 4
Pump Tank	- (gal)	PT	-	Date	-	System Description:	Gravity 25% Reduction	☐ Business	No. Persons 8
Pump Make	-	Model	-	Serial #	-	Repair System Description:	LP-Panel 50% Reduction	☐ Other	No. Employees
# Nitrification Fields	1	# Lines	5	Linear Ft	437	Maintenance Agreement Required:	☐ YES ☒ NO	☐ Slab	☒ Crawl Space
Trench Width	36	Trench Bottom Depth(Low side)	30	Gravel Depth			☒ GRAVITY ☐ PRESSURE	☐ Basement w/ plumbing	☐ Basement w/o plumbing

Water Supply: ☒ Private ☐ Public ☐ Community

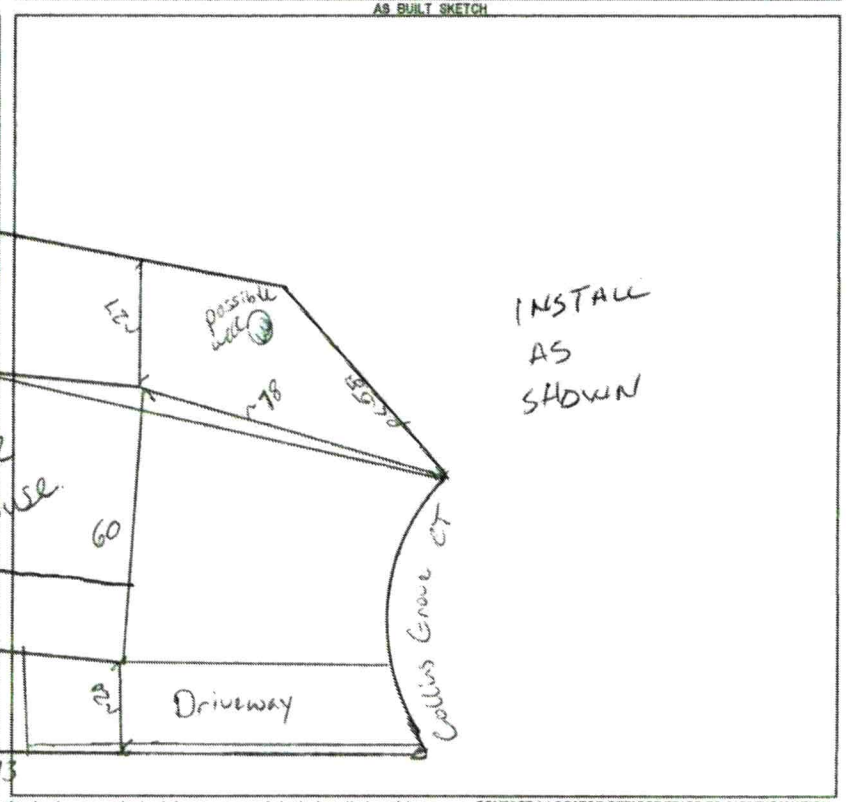
Comments / Conditions: Install Septic Drainlines on the Contour of the land and utilize Serial distribution. Maintain 15ft from any Cut. Do not pave, place grade or bury utilities in drainfield areas.

1/28/2021 Reviewed Floorplans

INITIAL SITE SKETCH



AS BUILT SKETCH



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: 4.30.21 | Installed by: SPECILITY SEPTIC

IMPROVEMENT PERMIT by: Benjamin A. Bottoms Date: | OPERATION PERMIT by: Bryant L. White Date: 9-29-2021

AUTHORIZATION TO CONSTRUCT by: Maine Lobon Date: 1/28/2021 | Existing System Inspected by: Date:

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 inspection time.

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

Sheet 1 of 1
PROPERTY ID #:
COUNTY: Iredell

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

OWNER: West Community LLC
ADDRESS: 236 Perry Ct Suite 7 Mooresville NC 28117
PROPOSED FACILITY: 4 BR SFH
PROPOSED DESIGN FLOW (.1949): 480
LOCATION OF SITE: 121 Collins Cove
APPLICATION DATE: Jan 2020
DATE EVALUATED: Jan 2020
PROPERTY SIZE: 80 AC
PROPERTY RECORDED: No
WATER SUPPLY: ☐ Private ☐ Public ☐ Well ☐ Spring ☐ Other Lot 3
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
1	Side FS 10-15%	0-8	SCL GR SBK	SS SP FR SEXP	2.5YR 6/6	60	/	/	PS .275
		8-30	C ABK	SS SP FR					
		30-60	CL WSBK	SS SP FR					
2	Side FS 10-15%	0-7	SCL GR/SBK	SS SP FR SEXP	2.5YR 6/6	55	/	/	PS .275
		7-30	C ABK	SS SP FR					
		30-55	CL WSBK	SS SP FR					
3	Side FS 10-15%	0-4	SCL GR/ABK	SS SP FR SEXP	" "	58	/	Mica	PS ~~.300~~
		4-30	C ABK/SBK	SS SP FR					
		30-58	CL WSBK	SS SP FR					
4	Side FS 10-15%	0-24	C ABK/SBK	SS SP FR SEXP	" "	50	/	/	PS .30
		24-50	CL WSBK	SS SP FR SEXP					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	431 L.F.	210
System Type(s)	III 25%	IV 5%
Site LTAR	.275	.275

OTHER FACTORS (.1946): Gully - Topo
SITE CLASSIFICATION (.1948): PS
EVALUATED BY: B. Butcher
OTHER(S) PRESENT: P. Pennington

COMMENTS:

$500.00 1/9/20 AP-304000

IREDELL COUNTY DEPARTMENT of ENVIRONMENTAL HEALTH

APPLICATION FORM

Application For: ( ) New Well Permit ( ) Well Repair Permit ( ) Well Abandonment
(X) Septic Improvement Permit ( ) Authorization to Construct ( ) Existing System Inspection ( ) Septic System Repair

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.

Page 2: *Site Plan Worksheet* form MUST accompany this application

The following optional attachments may also be submitted: ( ) Survey Plat, scaled no more than 1 inch = 60 feet
Place an (X) *beside whichever is submitted if applicable* (X) Custom Site Plan, scaled no more than 1 inch = 60 feet

Applicant Information: **(PRINT CLEARLY)**

Applicant Name: Nest Communities, LLC **Address:** 236 Raceway, Suite 7, Mooresville, NC **Zip:** 28117

Applicant Email: dhughes@nesthomes.com **Phone:** (704) 208-4251 **Alt. Phone:** _____

Owner Name: same as above **Address:** _____ **Zip:** _____

Owner Email: _____ **Phone:** _____ **Alt. Phone:** _____

Property Information:

Street Address: 121 Collins Grove Court

Subdivision Name: Collins Grove **Section/Phase:** _____ **Lot Number:** 3

Driving Directions: Highway 21 North, new road on right past Shinnville Road.

2-4-20 TOP

Site Development Information: *(check or complete ALL that apply*

(X) New Single Family Residence
( ) New Multi-Family Residence
( ) Accessory Building
( ) Bedroom(s) Addition
( ) Repair to failing septic system ___ Tank ___ Drain lines Describe Problem: _____

Maximum Number of Bedrooms: 3 4
Maximum Number of Occupants: 6 8
( ) Swimming Pool
( ) Other Addition/Structure: _____

CHECK FOUNDATION TYPE
(X) Crawl Space Foundation
( ) Concrete Slab Foundation
( ) Basement with Plumbing
( ) Basement without Plumbing

Non-Residential Site Development: Type of Business: _____
Square Footage of Building: _____ Max. Number of Employees: _____ Max. Number of Seats/Beds/Other: _____

Water Supply: ( ) Replacement Well – Reason: _____
( ) Multi-connection Well Number of Houses: _____ Number of Persons: _____

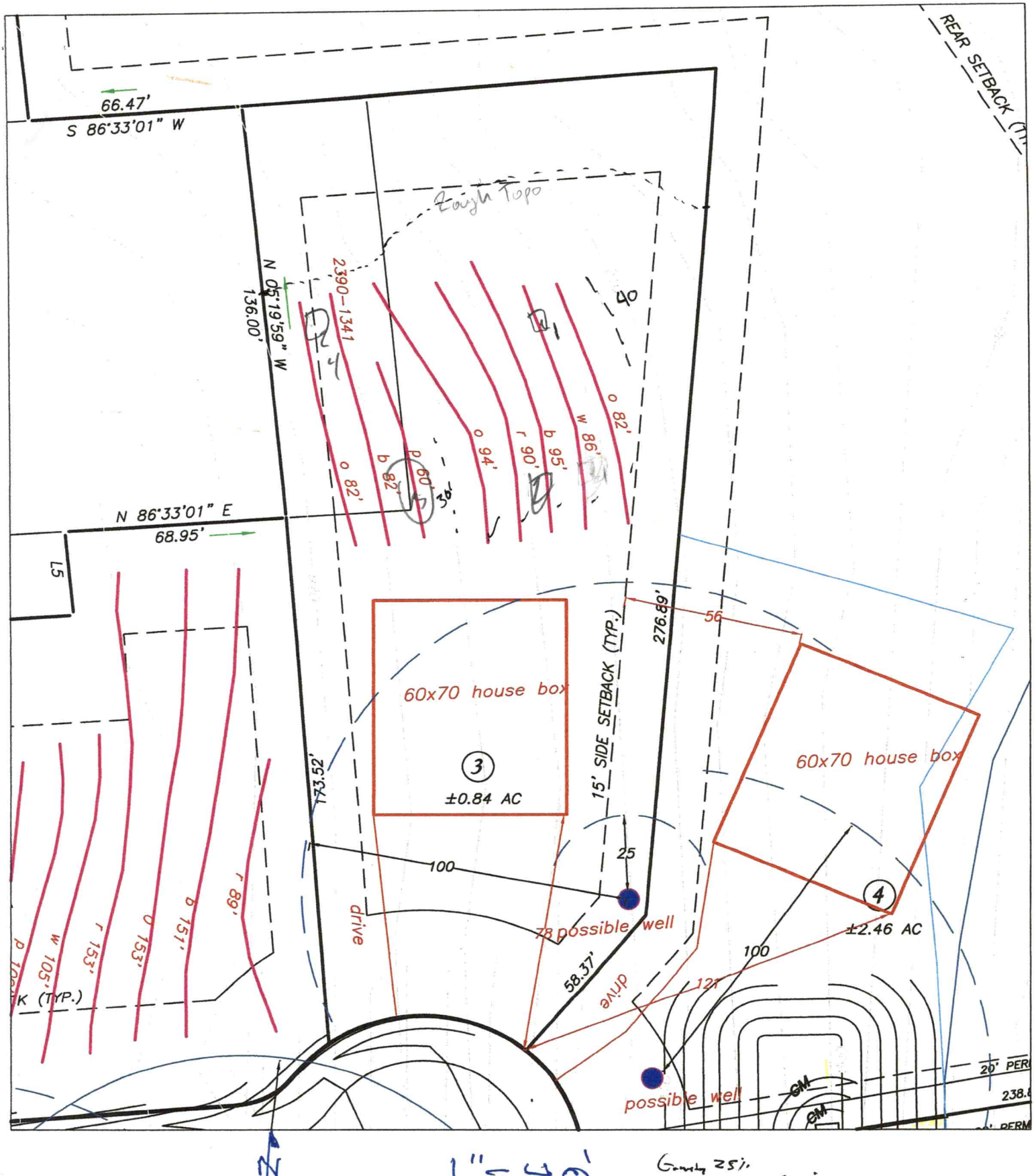
(X) New Well ( ) Existing Well ( ) Community Well ( ) City Water ( ) Other Public Water

Desired Septic System Type: *(you may rank in order of preference)* Year existing system installed: _____
( ) No Preference ( ) Alternative ( ) Conventional ( ) Innovative ( ) Modified Conventional ( ) Other: 2 5 9

Please answer the following to the best of your ability:
( ) Yes (X) No Does the site contain any jurisdictional wetlands?
( ) Yes (X) No Is any non-domestic sewage (i.e. industrial) to be generated?
( ) Yes (X) 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.

Signature: _____ 1-6-20
Property owner or owner's legal representative signature (SIGNATURE REQUIRED) DATE



N

1" = 40'

County 25'
LP-Parking Remi

Nest Communities, LLC Collins Grove Septic Site Plan 1-6-20

369
210

*base site plan from Latham-Walters Engineering, Inc. Preliminary Plat. Field lot staking by Patterson Land Surveying
*proposed septic lines approximately sketched on site plan by Penninger Soil Consulting, PLLC. Refer to actual flag locations in field.
*soils and proposed septic systems and well locations must be approved and permitted by the Iredell County Env. Health Department.

IREDELL COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH

DOCUMENTATION TO AUTHORIZE AN OWNER'S LEGAL REPRESENTATIVE

(Check and sign only ONE of the options below)

1. * APPLICANT AND OWNER ARE THE SAME. * (*Sign here*) _____

Applications for permits require the "signature of the owner or owner's legal representative" (15A NCAC 18A .1937). If the owner does not sign the application himself or herself, they can submit any one of the following documents to designate their legal representative: *Power of Attorney; Real Estate Contract; Estate executor; Bankruptcy trustee; Court ordered guardianship* In the absence of the above documentation, the property owner may provide the local health department with documentation that designates a legal representative. A property owner may:
Complete this form to document his or her legal representative, or provide his or her own form that contains the information in this form. If there are multiple property owners, then all property owners must sign the form that designates a legal representative.
By signing a form that designates a legal representative for purposes of 15A NCAC 18A .1937, the property owner authorizes that representative to act on their behalf in matters pertaining to the application and permitting process, including signing or receiving any application, document or permit. The owner retains full responsibility to meet all permit conditions specified by the local health department.

2. I, Nest Communities, LLC, am the legal owner(s) of the property located at Collins Grove Court - Lots 1-8, identified as

PIN (Parcel Identification Number) 4658884711.000, located in Iredell County, North Carolina.

I do hereby authorize (**print legal representative/company name**) Paul Penninger / Penninger Soil Consulting _____, to act as an agent on my behalf in applying for/signing/obtaining any of the documents described below.

- Application for Improvement Permit (IP) / Authorization to Construct (AC)
- Improvement Permit (IP) / Authorization to Construct (AC)
- Application for soil-site evaluation (new/repair)
- Application/permit for private drinking water well/well abandonment
- Application for Compliance Inspection

I agree to abide by all decisions and/or conditions between the legal representative acting on my behalf and the Iredell County Department of Public Health, Environmental Health Division.

_____ 1-6-20

Signature of Owner(s) Date

Mooresville - Environmental Health
ronda.hart@co.iredell.nc.us
Fax: 704-662-3239
610 E. Center Avenue, Mooresville, NC 28115

Statesville - Environmental Health
adrienne.shea@co.iredell.nc.us
Fax: 704-871-3483
349 N. Center Street, Statesville, NC 28677

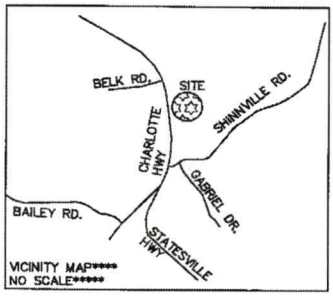
DAS DON ALLEN & ASSOCIATES, P.A.
"Since 1971"
Commercial * Residential * Mortgage Surveys * Multi-Family
Construction Staking * Subdivision Design * Topographical
131 Crosslake Park Drive – Suite 102 * Mooresville * NC * 28117
(704) 664-7029 (704) 664-8041 Fax

I, certify that this map was drawn under my supervision from an actual survey made under my supervision recorded in deed book 2695, page 1435, and/or plat book 72, page 97, that the ratio of precision is 1':10,000, that this map was prepared in accordance with the General Statutes of North Carolina Chapter 89C.

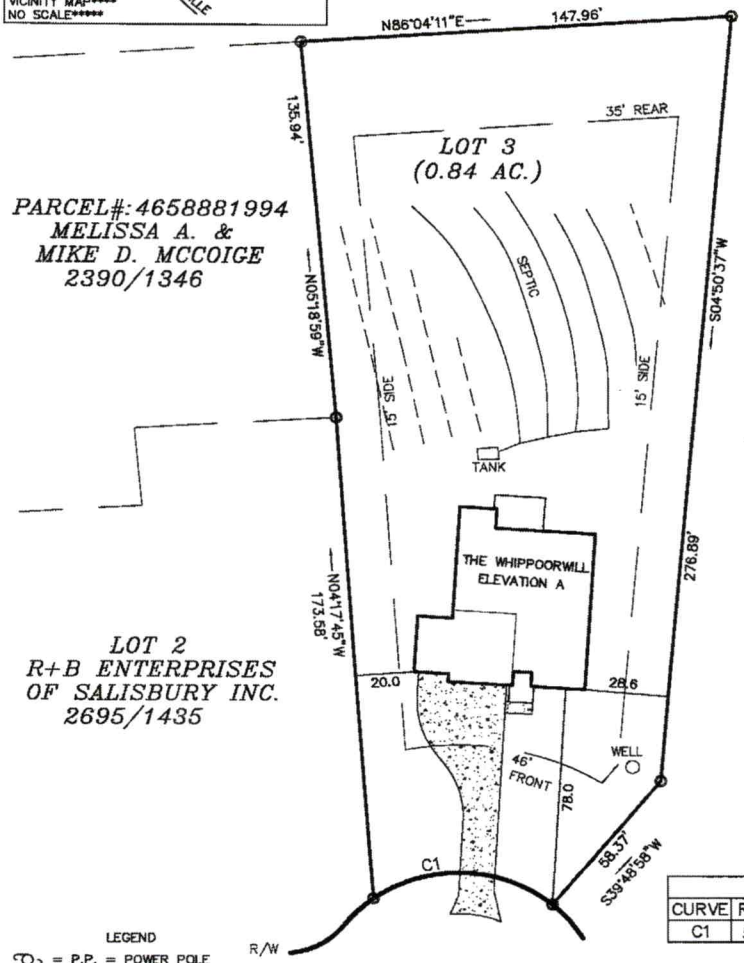
my hand and seal on the 10, day of NOVEMBER,
A.D. 20 20. revised : dec. 8, 2020 (updated plans)
REVISED: JAN. 12, 2021(MOVED HOUSE AND ADDED SEPTIC)

WILLIAM M. ALLEN

NORTH CAROLINA PROFESSIONAL SEAL L-3499 LAND SURVEYOR WILLIAM M. ALLEN



LOT 3
R+B ENTERPRISES
OF SALISBURY INC.
2695/1435



PARCEL#:4658881994
MELISSA A. &
MIKE D. MCCOIGE
2390/1346

LOT 3
R+B ENTERPRISES
OF SALISBURY INC.
2695/1435

PB.72 PG.97

LOT 2
R+B ENTERPRISES
OF SALISBURY INC.
2695/1435

CONC. CAL.
DRIVEWAY = 1,559 SF
SIDEWALK = 37 SF

CURVE TABLE				
CURVE	RADIUS	LENGTH	BEARING	CHORD
C1	50.00'	65.98'	N 87°59'36" W	61.30'

LEGEND
P.P. = POWER POLE
□ = POWER TRANS.
E.I.P. = EXISTING IRON FOUND
I.P.S. = #4 REBAR SET
R/W = RIGHT-OF-WAY
CP = COMPUTED POINT

COLLINS GROVE CT.
(50' PUBLIC R/W)

NOTES
1) THIS PROPERTY MAY BE SUBJECT TO ANY EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.
2) ACREAGE COMPUTED BY THE COORDINATE METHOD.
3) UNDERGROUND POWER
4) NO GRID MONUMENT FOUND WITHIN 2000 FEET.

0' 25' 50' 100'
SCALE IN FEET

PLOT PLAN SURVEY

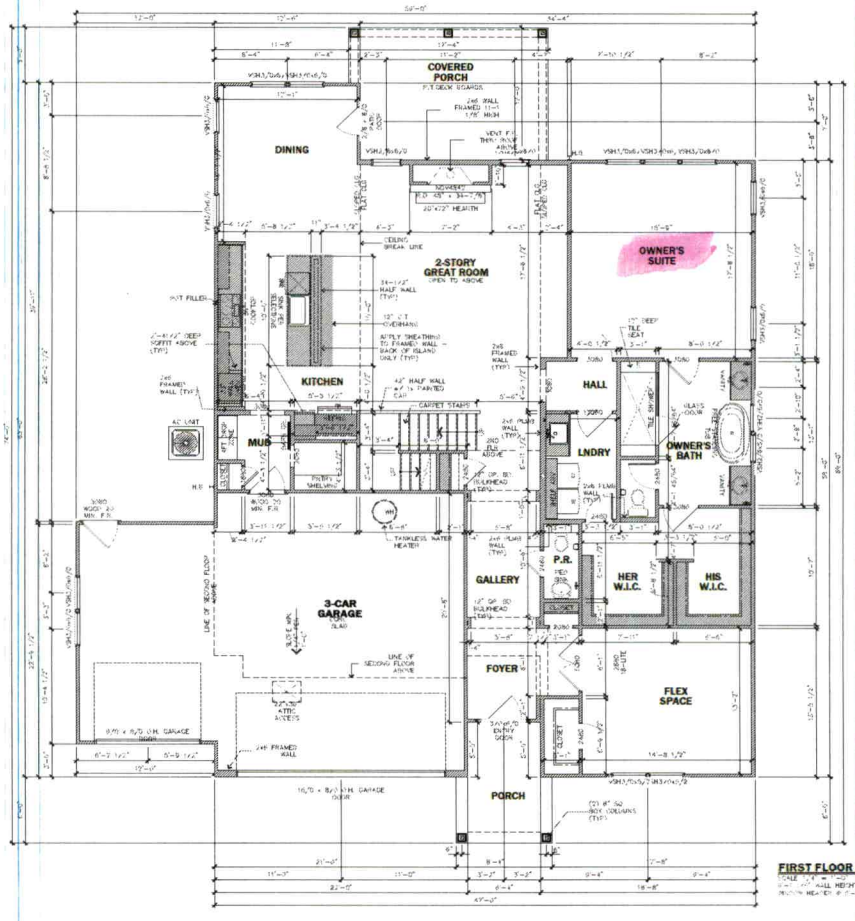
OF
121 COLLINS GROVE COURT
LOT 3 COLLINS GROVE

SCALE 1" = 50'
CODDLE CREEK TWSP., IREDELL CO., N.C.
ACQUIRED BY: NEST HOMES LLC.

FIELD BOOK: –
FILE: COLLINS GROVE 3.DWG
DC FILE:
TAX MAP NO: 4658884849

1/26/2021

59'



69'

FIRST FLOOR PLAN - A ELEVATION

CATAWBA SPRINGS TWSP
LINCOLN COUNTY

THE WHEATGRASS - ELEVATION A
COLLINS GROVE
LOT 1
121 COLLINS GROVE COURT
MOORESVILLE, NC 28115

ARTHUR FRANKLIN MEARS III
SARAH ELIZABETH MEARS

November 28, 2020

RES

PETERLS

1/4"=1'-0"
1/8"=1'-0"

9130
CONSTRUCTION

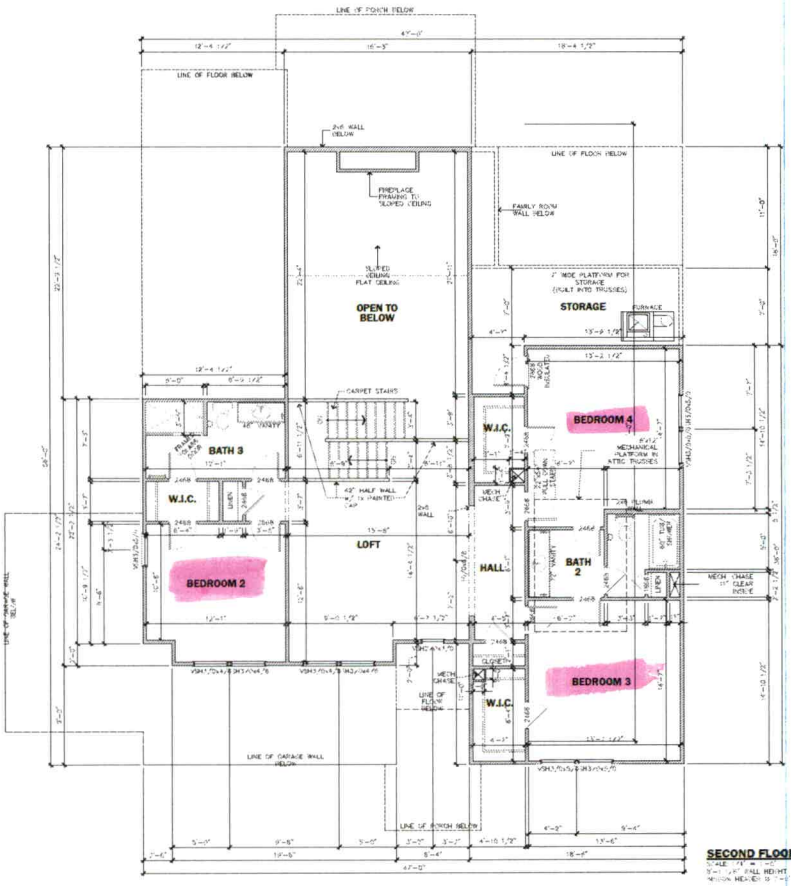
FIRST FLOOR PLAN

A3.0

ONL

Maria Dotson Date 1/28/2021

Date 1/29/21



SECOND FLOOR PLAN - A ELEVATION

SCALE: 1/4" = 1'-0"

1/4" FALL PER FT

VERIFY HEADER SIZES AT FT

UPPER LEVEL NOTES

UPPER LEVEL FRAMING NOTES:

WALL SHEATHING NOTE:

THE STRUCTURE HAS BEEN ANALYZED FOR LATERAL LOADING USING SHEATHING AT EXTERIOR WALLS AS INDICATED ON PLANS. ALONG THE SIDE AND REAR OF THE STRUCTURE IS FRAMING, BLOCK AND BRACING AS PLANS SHOWN. WHERE BRACED WALLS DO NOT MEET THE PRESCRIPTIVE REQUIREMENTS OF SECTION R602.10 OF THE 2018 IRC HAS BEEN ANALYZED BY ENGINEERED ANALYSIS INCLUDING ENGINEERED LATERAL BRACING ELEMENTS WHERE NEEDED TO MEET THE INTENT OF THE CODE. SEE PLANS FOR ALL NOTES AND DETAILS.

1. 1'-7" IS INDICATED THE CEILING ADJUSTS FROM 8'-1" TO 9'-1" WHERE FOUND.
2. ALL LOAD BEARING HEADERS SHALL BE (2)2X6 UNLESS OTHERWISE NOTED ON THE PLANS.
3. WHERE DIMENSIONS ARE NOT INDICATED AS BEING THAT RUN PARALLEL TO FLOOR JOISTS ARE INTENDED TO ALIGN UNDER LOAD BEARING WALLS. SEE THE ARCHITECTURAL PLANS FOR DIMENSIONS TO WALLS.
4. ALL WALLS UP TO 10 FT. TALL SHALL BE 2X4 SPF#2 @ 16" O.C. UNLESS NOTED OTHERWISE ON THE PLANS. TALLER WALLS SHALL COMPLY WITH TABLE R602.3(5) OF THE CODES OR AS NOTED ON THE PLAN.
5. WOOD BEAMS SHALL BE SUPPORTED BY METAL HANGERS OF ADEQUATE CAPACITY WHERE FRAMING INTO BEAMS OR LEDGERS. THE FOLLOWING HANGER SCHEDULE WAS BE USED UNLESS NOTED OTHERWISE ON THE PLANS.

MEMBER SIZE	SIMPSON HANGERS
(2)2X6	LUS 26
(2)2X8	LUS 210Z
(2)2X10	LUS 210Z
(2) IN. X VIF. L.V.L.	HUS 410
(2) IN. X 11 7/8" L.V.L.	HUS 412
(2) IN. X 14" L.V.L.	HUS 412
ALL TRIPLE L.V.L.	HHUS 5.50/10

6. NOTE: FULL ALL OF THE HOLES IN HANGERS WITH NAILS BY COMMON NAILS (3)2 X 6 NET OR 16d (3)3 1/2 THRU SHEAR UNLESS OTHERWISE SPECIFIED BY THE MANUFACTURER. DO NOT BEND OR MODIFY THE HANGER OR USE INAPPROPRIATE FASTENERS FOR THE USE YOUR HANGER AND FASTENERS NOTED ON THE PLANS OR IN SITUATIONS WHERE ONLY 1/2 OF HOLES OR LESS ARE FILLED.
7. I.R., AND SUB-LAM BEAMS MUST HAVE END BUT 1/2 SUPPORT AT HOLES AT ENDS AND BUTT A MINIMUM OF (3) 2X4 OR (2)2X6 STUDS UNDER EACH END UNLESS OTHERWISE NOTED.
8. ALL POINT LOADS FROM ROOF TRUSSES, BEAMS OR GIRDER TRUSSES (WHETHER ON OR LESS, EXPOSED BEAM OR SHEATHING ALONE, BLOCKING, WALL TO OR BETTER THAN THE POINT LOAD SUPPORTS ABOVE MUST BE CARRIED THROUGH ALL CONSTRUCTION TO THE FOUNDATION. INSTALL ON BEAMS OR GIRDER TRUSS OF BUILDING MEMBERS TO COLUMN AND/OR BETWEEN SUBFLOORS AND WEATHER WALLS OR LOWER PLATE. RIM BLOCKING AND JOIST BLOCKING SHALL NOT BE CONSIDERED AS ADEQUATE HOLD DOWN OR SUPPORT UNDER CONCENTRATE POINT LOADS FROM LVL AND STEEL BEAMS OR HEADERS. SEE BLOCKING ON THE PLAN.
9. FASTEN ALL TRIPLE PLY LVLS TOGETHER WITH TWO ROWS OF 3" LONG TRUSS CLIP OR SIMPSON SDS SCREWS @ 16" O.C. AND FOR PLY ALL WITH TWO ROWS OF PT TRUSS OR SCREWS @ 16" O.C. UNLESS NOTED OTHERWISE ON THE PLANS. THE SCREWS SHALL BE LOCATED A MINIMUM OF 2" AND A MAXIMUM OF 3" FROM THE TOP OR BOTTOM OF THE BEAM.
10. ANCHOR AND BRACE STAIRS AT FINAL COMPLETION.
11. BE INSTALLED AT EACH END OF GIRDERS UNLESS OTHERWISE NOTED AS "TYP" WITHIN PLAN.
12. CONTRACTOR TO PROVIDE 22"x30" ACCESS TO ATTIC.

Carolina Homes
Carolina Custom Homes, LLC
PO Box 2478
Mooresville, NC 28115
www.carolinahomes.com

Township/County:
CATAWBA SPRINGS TWSP
LINCOLN COUNTY

Engineer:
INTELLIGENT DESIGN ENGINEERING
1540 JW PEASE PLACE, #204
CHARLOTTE, NC 28262
CHAD BITTER, P.E.
CORPORATE LIC #C-3118
704-315-7300

Surveyors:

Project commander:
THE WHITEGOWDL
ELEVATION A
COLLINS GROVE
LOT 5
121 COLLINS GROVE COURT
MOORESVILLE, NC 28115
ARTHUR FRANKLIN MEARS III
SARAH ELIZABETH MEARS

Date:	November 26, 2020
Drawn by:	RLS
Revisions to:	INITIALS
Plan set scale:	2nd/3rd sheet 1/4"=1'-0" 1st sheet 1/8"=1'-0"
Property/Lot no.:	5121
Drawing for:	FOR CONSTRUCTION
Sheet title/description:	SECOND FLOOR PLAN
Sheet no.	A4.0
Master plan revision:	v1.0

Maria Dotson 1/28/2021

1/29/21

IREDELL COUNTY · NC

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

APPLICATION NUMBER
304000
Issue Date:

Permit Type: ZONING

Parcel Number	Street Address	Jurisdiction
4658884711.000	~~247177~~ CHARLOTTE HWY 121	Iredell County

Owner Information	Applicant Information
Name: NEST COMMUNITIES LLC	Name: NEST COMMUNITIES LLC
Address: P O BOX 3965	Address: P O BOX 3965
MOORESVILLE, NC 28117	MOORESVILLE, NC 28117
Phone:	Phone:

Use Requested	Zone Code
Single Family Dwelling	RA

Lot Acreage	F Setback	B Setback	L Setback	R Setback	Watershed	Flood Zone
0	35	35	15	15	N/A	NO

Remarks

SFD - 121 CHARLOTTE HWY

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.

Date: 01/09/2020

Signature of Owner/Contractor

Permit Number	304000	TOTAL FEES:	$77.25