ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 | Mooresville Office (704) 660-3625 | PERMIT # 313316.

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

PIN # 4668 -19 -0593

APPLICANT/OWNER: Tim North Homes LLC | APPLICANT ADDRESS: 631-300 Brawley School Rd Mooresville NC 28117. 2527

SITE ADDRESS: 293 Shinnville Rd Mooresville NC 28115 | PHONE: 704-363-2845 | ALT. PHONE

SITE DIRECTIONS: Hwy 21 to Shinnville Rd 293 on Left | SAP CONTROLLED: ☐ YES ☒ NO

SUBDIVISION: Brook Glen | SECTION: 1 | LOT # 2 | LOT AREA: .72 Ac | DESIGN FLOW: 360 | L.T.A.R.: .25

Septic Tank	1000	(gal)	STB	760	Date	2/11	☒ New System	☐ Repair	☐ Expansion	System Type: I II (III) IV V VI	
Pump Tank	1000	(gal)	PT	363	Date	3/6	System Description:	PM-25% Reduction			
Pump Make	Zoller		Model	N153B	Serial #	2KALOE	Repair System Description:	Drip			
# Nitrification Fields	1		# Lines	5	Linear Ft	360	Maintenance Agreement Required:	☐ YES	☒ NO		
Trench Width	36		Trench Bottom Depth ~~(Low Side)~~	30 in			Gravel Depth	☐ GRAVITY	☒ PRESSURE		

☐ Residence	No. Bedrooms	3	Water Supply		
☐ Business	No. Persons	6	☒ Private		
☐ Other	No. Employees		☐ Public		
☒ Slab	☐ Crawl Space		☐ Community		
☐ Basement w/plumbing			☐ Basement w/o plumbing		

Comments / Conditions: Tanks will need to be left from Bondarian Drain if installed
Maintain Soft from well with my Septic Component.

INITIAL SITE SKETCH

BLW CHECK 5-7-2021 - FLOATS
- ALARM
- ELECTRICAL
- PRESSURE HEAD
- PRESSURE MANIFOLD
- NO MAINT. CONT.

This permit is issued pursuant to Section 11 . (C) of S.L. 2018-114 using the signed and sealed LSS Evaluation by:

Soil & Forestry Services of the Carolinas PA

LSS # 1231

AS BUILT SKETCH

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 time.

4/9/2021: Tanks checked and were good, Filter was in st and pump was in pt but not connected to anything drain lines were installed in repair area and have to be moved, Russle put stakes at either end of the drain line so that Ashly can go back and regps the drain lines to see if there is still enough repair area, He also packed the dirt back in the lines.

4/13/2021: drain lines were checked but look like they have shifted down hill closer to shed and more into the repair area, Russle covered the lines but again placed stakes for Ashley to GPS to see the impact on the repair area. Russle and I both tried to get in touch with Ashley.

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**

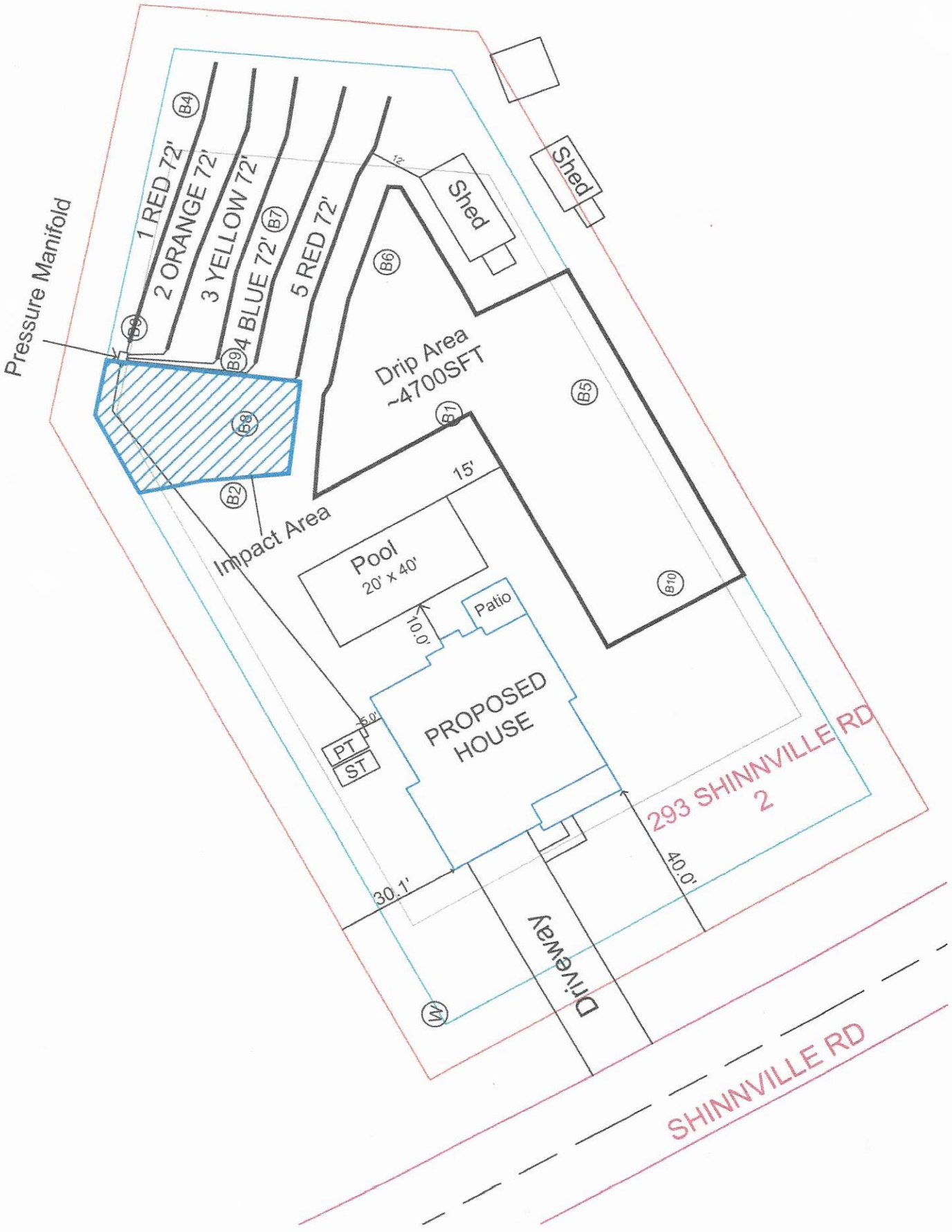
☐ **IMPROVEMENT PERMIT** *with plan valid without expiration.* ☐ **IMPROVEMENT PERMIT** *with site plan valid for 60 mos.* ☒ **AUTHORIZATION TO CONSTRUCT** *valid for period equal to IMPROVEMENT PERMIT--not to exceed 60 mo.*

Owner / Applicant Signature: _____ Date: 12-29-20 Installed by: (Russell Williams) Wastewater Solutions + Design

IMPROVEMENT PERMIT by: Benjamin A Botts Date: 12-16-2020 OPERATION PERMIT by: Bryant C. White Date: 5-7-2021

AUTHORIZATION TO CONSTRUCT by: Benjamin A Botts Date: 12-16-2020 Existing System Inspected by: _____ Date: _____

FOR SEPTIC FINAL INSPECTION: CALL 704-664-3703 between 8am-9am the day the inspection is needed.


Pressure Manifold
1 RED 72'
2 ORANGE 72'
3 YELLOW 72'
4 BLUE 72'
5 RED 72'
B4
B7
B6
B9
B8
B2
B1
B5
B10
Shed
Shed
Drip Area
~4700SFT
Impact Area
15'
Pool
20' x 40'
10.0'
Patio
PROPOSED
HOUSE
5.0'
PT
ST
293 SHINNVILLE RD
2
40.0'
30.1'
Driveway
SHINNVILLE RD
NORTH
SCALE
1" = 30'

3

SOIL & FORESTRY SERVICES
OF THE CAROLINAS, PA

www.soilandforestryservices.com

Project#: 20-0117
December 4th, 2020

TRUNORTH HOMES, LLC
Attn: *Garrison Davis*
Email: garrison@trunorthhomes.com

RE: Soil & Site Evaluation for a 3 Bedroom Residence at 293 Shinnville Road, Mooresville, NC 28115, PIN # (4668192527), Iredell County.

Mr. Davis:

At your request Soil & Forestry Services of the Carolinas (S&FS) has performed soil/site evaluations on parcel noted above. The Lot size is noted on the attached survey map & soil evaluation form. The purpose of our work was to identify soil areas with potential to support subsurface wastewater disposal systems and provide design details for Session Law submittal to Iredell County Health Department.

Site Conditions

At the time of our evaluation land cover on the property was mostly open with some trees along the back property line. Topography within the evaluated area was gently slope near the house site and proposed drainfield area. A shed was located in the right rear corner of the property. Property lines and corners were marked at the time of the evaluation by Bateman Civil Survey Co. The Surveyor provided an Autocad File of the survey as a basemap. The proposed septic layout was located via measuring tape/GPS and used to produce the attached *Site Plan*. The house envelope was located via Survey by Bateman Civil Survey Co. The attached Survey provided has house plot and acreage.

Methodology

We evaluated soil areas through the use of hand augers. Soil morphological conditions including color, texture, structure, etc. were reviewed in the field with ten boring locations on the property flagged and located via GPS. All ten of the soil borings are located in the proposed septic layout and drip repair area. Soil suitability was determined by referencing 15A NCAC 18A.1900 "Laws and Rules for Sewage Treatment and Disposal Systems". *Soil & Site Evaluation Forms* were utilized to record the soil morphological data for each boring. The house envelope was located via survey. An on-ground layout of system was performed using a laser level. Pin flag locations of the layout were also located by tape measure and GPS. Detailed system & repair information is summarized in the following paragraph for this Lot.

293 Shinnville Road (*See Attached Design*)
The septic layout for this lot (9' centers) yielded a total of 360 linear feet of line. The primary system is proposed as 360 linear feet of Accepted (25% Reduction) drainfield with pressure manifold distribution. Trench depth is specified at 30 inches. The repair system is proposed as 5,800 SF of Innovative Drip Irrigation drainfield with low pressure distribution. Trench depth is specified at 6 inches.

Session Law Requirements

An LSS Evaluation may be submitted in conjunction with a complete application to the LHD. The application shall include all information described in 15A NCAC 18A .1937(d) and be accompanied by a signed and dated statement from the applicant (owner or owner's legal representative) that reads as follows:

"The LSS Evaluation attached to this application is to be used to produce design and construction features for permitting in accordance with SL 2018-114 Section 11.(c).".

Owner

Date

Print Name Garrison Davis
Signature

12/9/20

The LSS Evaluation shall include a statement bearing the LSS seal and signature that reads as follows:

"The LSS Evaluation is being submitted pursuant to and meets the requirements of SL 2018-114 Section 11.(c)."

Disclaimer
This report reflects the findings of S&FS, PA. *This LSS Evaluation is being submitted pursuant to and meets the requirements of SL 2018-114 Section 11.(c).* Any site modifications that impact the proposed septic areas at 293 Shinnville Road, Mooresville, NC may nullify this design. System design requirements and site requirements shall be adhered to for installation and Operations Permits to be issued by the local Health Department. If you have questions regarding these requirements a Pre-Construction meeting should be scheduled to discuss. Please contact S&FS if you have any questions regarding this report or the attached information. S&FS also offers septic system inspection, wetland delineation and forestry services.

Sincerely,

S. Ashley Rollans, LSS
Attachment: *Septic Design*

SOIL & FORESTRY SERVICES
OF THE CAROLINAS, PA

www.soilandforestryservices.com

Attached is a proposed design for an Accepted (25% reduction) Septic System with Pressure Manifold distribution for a 3 bedroom single family residence at 293 Shinnville Rd, Lot 2, (PIN #:4668192527), Mooresville NC, 28115.

Contents: **Page**

Information for the Installer---------- 1

Design Information
- Design Specifications---------- 2-3
- Layout Specifications---------- 4
- System Tapsheet---------- 5
- Pressure Manifold Diagram---------- 6

Site Plan/System Plan---------- 7

Calculations---------- 8

Profile Descriptions---------- 9-11

Zoning Permit & Receipt---------- 12-13

Application---------- 14-15

Agent Authorization Form---------- 16

Green Sheet---------- 17

Survey---------- 18

December 4, 2020
Project No. 20-0117
Design By: Soil & Forestry Services of the Carolinas, PA

INFORMATION FOR THE INSTALLER:

- The permit should be read very carefully prior to bidding. The following are details that must be considered along with all other considerations.
- Tanks shall be approved by DHHS. and certification supplied by the manufacturer.
- Tanks shall be water tested prior to installation.
- The installer shall be responsible to the owner for placement of the tanks and to insure that final grades are returned to the original natural grade, with exception of added structural features.
- The supply trench shall be compacted to eliminate cavities left during initial fill placement.
- Installation of the system shall be during dry conditions in order to protect the soil structure.
- All fittings shall be pressure rated fittings.
- All joints shall be cleaned with PVC pipe cleaner and a heavy bodied glue applied to weld all joints.
- Trenches shall be carefully excavated so the bottom is within 2" from the highest to . the lowest points of elevation within the trench. If the bottom elevation needs adjusting after it has been trenched, it will be done by removing high points rather than filling low points. It is extremely important to insure that trenches are not over excavated during initial trenching. All fine grading within the trench will be hand done with a shovel. No loose material will be left in the trench
- All pipe openings in the tanks shall be properly grouted. This also applies to the joints around the riser.
- All tanks shall be properly back filled and compacted to prevent slump at a later date.
- Earth dams, constructed of relatively impervious material, shall be installed at the beginning and end of each lateral.
- No heavy equipment shall be used on the field during or after installation. The use of a small loader (i.e. Bobcat) or a trencher (i.e. Ditch Witch 2300/2310) may be used for installation.
- Elevations at pinflag locations should be checked by the installer prior to beginning trenches.
- Pumptank riser should be 6" above grade, control panel should be 12" above grade.
- Septic tank riser shall be a minimum of 6" above finished grade.
- System is specified as an Accepted 25% reduction installation w/Pressure Manifold.
- Repair is specified as Drip Irrigation installation with Low Pressure Distribution.
- Rake trench walls, lime sidewalls, install trenches 36" wide and have no more than 1/4" fall in 10 feet.

PRESSURE MANIFOLD SYSTEM
FOR WASTEWATER TREATMENT

Owner/Applicant:	TruNorth Homes, LLC
Address:	631-300 Brawley School Rd Mooresville, NC 28117
Phone:	704.363.2845
County:	Iredell
Location:	293 Shinnville Rd Mooresville, NC 28115
Source of Wastewater Flow:	3 Bedroom Single Family Residence
Estimated Daily Wastewater Production:	360 gpd
System Flow:	35.55

Design Specifications

Drainfield Size:	360
Loading Rate:	0.25
Depth of Gravel in Trench:	NA (25% reduction)
Gravel Size:	NA (25% reduction)
Trench Depth:	30 in. Repair Trench Depth 6 in.
Trench Width:	36 in.
Septic Tank Size:	1000
Pump Tank Size:	1000
Estimated Supply Line Length:	100
Supply Line Diameter:	2 in. SCH 40 PVC
Supply Line Volume:	17.40
Dosing Volume:	164.56
Supply Manifold:	4 in. SCH 80 PVC
Supply Manifold Length:	4 ft. (minimum)
Supply Manifold Volume:	N/A
Recommended Float Controls:	SJE Sensor Float Control Switches as Required for Control Panel or County Approved Equivalents
Recommended Control Panel:	SJE-Rhombus Model 112 (NEMA 4x) Control Panel or County Approved Control Panel.
Pressure Head:	2 ft.
Friction Head:	3.03
Elevation Head:	6.50
Total Dynamic Head:	13.26
Threaded Union:	In Tank
Gate Valves:	1 in Tank 1 at Pressure Manifold
Check Valves:	In Tank
Anti-Siphon Hole:	NA
Additional Comments:	Soil suitability was performed by Soil & Forestry Services of the Carolinas, PA.

293 Shinnville Rd
PRESSURE MANIFOLD DESIGN

DESIGN FLOW:	360	
SOIL APPLICATION RATE:	0.25	
TOTAL AREA TRENCH BOTTOM:	1080	
TOTAL LATERAL LENGTH:	360	
NUMBER OF FIELDS:	1	
LATERAL LENGTH REQUIRED PER FIELD:	360	
SUPPLY LINE LENGTH:	100	
TOTAL DYNAMIC HEAD:	13.26	
MANIFOLD SIZE:	4 in.SCH 80 PVC	
DOSING VOLUME:	164.56	
PUMP TANK DRAW DOWN*:	7.8	
SEPTIC TANK SIZE:		1000
PUMP TANK SIZE:		1000

**Pump tank draw down based on a volume basis of 21 gallons per inch. Draw down may vary among pump tank manufacturers.*

Layout Specifications - 293 Shinnville Rd

Project #: 20-0117

LAYOUT FOR 3 BEDROOM HOME

December 4, 2020

LINE #	FLAG COLOR	BS	HI	FS	ELEVATION	FLAGGED LINE LENGTH	DESIGN LINE LENGTH
TBM	Left Rear CNR	2.50			100.00		
HOUSE	Left Rear			4.60	97.90		
PUMP TANK				4.00	98.50		
INSTR. 1			102.5				
1	***RED***			***3.00***	***99.50***	*72*	*72*
2	***ORANGE***			***3.30***	***99.20***	*72*	*72*
3	***YELLOW***			***3.80***	***98.70***	*72*	*72*
4	***BLUE***			***4.20***	***98.30***	*72*	*72*
5	***RED***			***4.60***	***97.90***	*72*	*72*
6	Drip Irr.					~5800SFT	~5800SFT
					Total	360	360

	LINE LENGTH	LTAR GPD/FT2	SYSTEM TYPE	SOIL LTAR GPD/FT2	TRENCH SYSTEM	DISTRIBUTION
** System*	*360*	*0.250*	*ACCEPT.*	*0.250*	*25% RED*	*GRAVITY*
Repair	~5800SFT	0.100	DRIP IRR.	0.100	DRIP IRR.	LOW PRESSURE

Notes: **All measures in feet

**Nitrification lines are demonstrated on contour via colored pin flags

**Nitrification lines were located by GPS.

PRESSURE MANIFOLD TAPSHEET - 293 Shinnville Rd

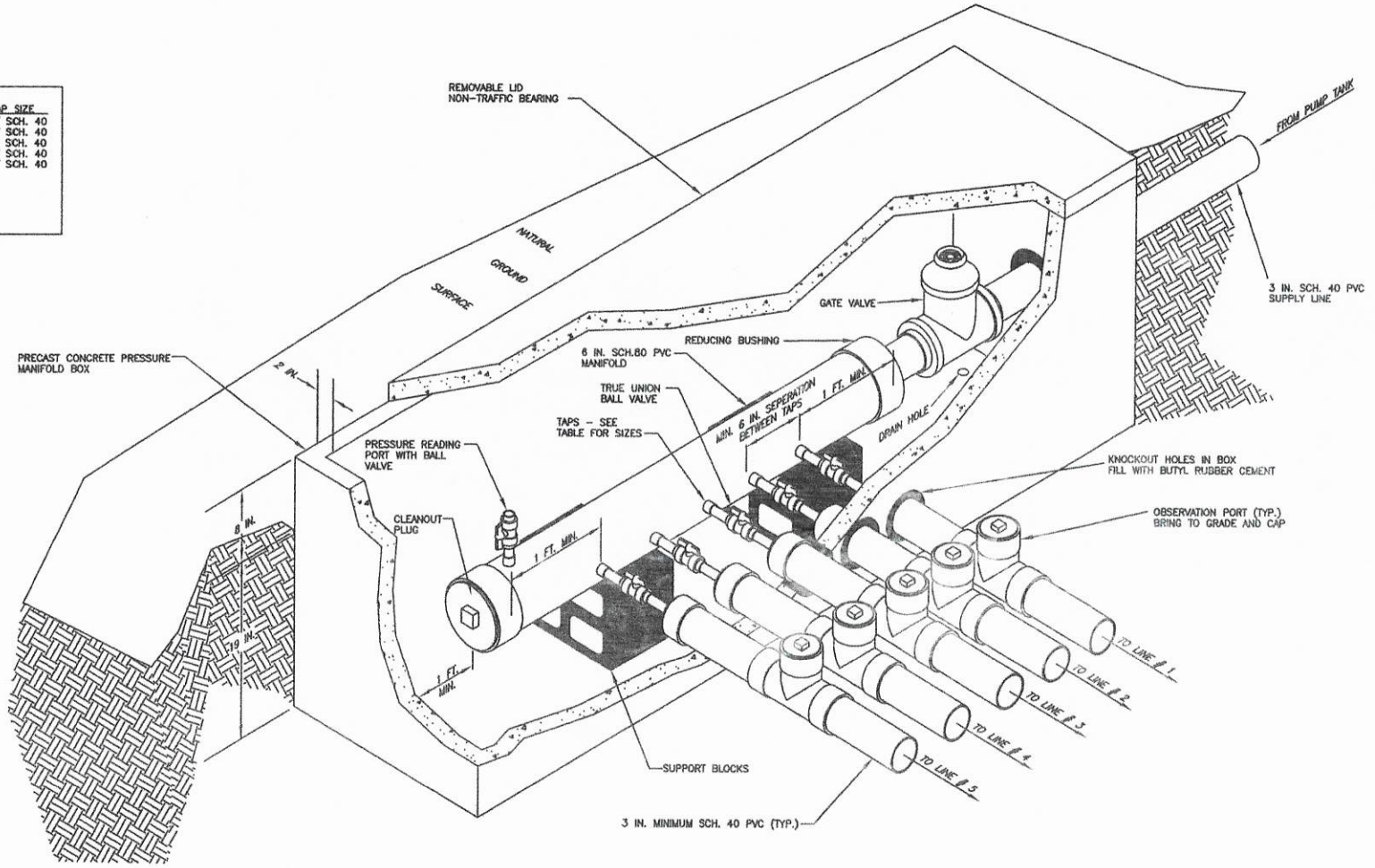
SYSTEM

Line #	Color	Elevation	Length	Hole Size	Flow/Tap	Trench Area	Line LTAR
1	***RED***	***99.50***	72	SCH 40 1/2	**7.11**	216	0.15
2	***ORANGE***	***99.20***	72	SCH 40 1/2	**7.11**	216	0.15
3	***YELLOW***	***98.70***	72	SCH 40 1/2	**7.11**	216	0.15
4	***BLUE***	***98.30***	72	SCH 40 1/2	**7.11**	216	0.15
5	***RED***	***97.90***	72	SCH 40 1/2	**7.11**	216	0.15
	total	feet =	360	gal/min =	35.55		
			Des. Flow	360			
			Pump Run=	4.63			
			soil LTAR	0.25			
			LTAR +5%	0.2625			
			LTAR with ACCEPTED	0.333333333			
			LTAR with ACCEPTED + 5%	0.35			

PRESSURE MANIFOLD DETAILS
FOR
293 SHINNVILLE ROAD

TAP SIZES

LINE No.	TAP SIZE
1	1/2" SCH. 40
2	1/2" SCH. 40
3	1/2" SCH. 40
4	1/2" SCH. 40
5	1/2" SCH. 40



CALCULATIONS

Location 293 Shinnville Rd
Mooresville, NC 28115
Project Number 20-0117

Lot No:	2	
No. of Bedrooms	3	
Design Flow	360	$^{gal}/_{day}$
LTAR	0.250	$^{gpd/ft^2}$
25% RED.? (YES OR NO)	YES	
Supply Line Length	100	ft.
Supply Line Volume	17.4	gal.
Required Feet of Line	360	ft.
Amount of Line from Layout	360	ft.
Gallons per Minute	35.55	$^{gal}/_{min}$
Required Septic Tank Capacity	1000	gal.
Minimum Standard Tank Size	1000	
Lateral Line Volume	235.08	gal.
Dosing Volume	164.56	gal.

Note: Dosing Volume based on 70% of lateral line volume

Tank Draw Down	7.8	*Generic Draw Down of 21 gal.per in.*
Pump Run Time	4.63	minutes
Elevation Head	6.5	ft.
Pressure Head	2	ft.
Friction Factor	3.03	ft./100 ft. *(From the interpolater.)*
Friction Head	3.03	ft.
Total Dynamic Head (+15%)	13.26	ft.

FRICTION FACTOR INTERPOLATER
2" SCH 40 PVC

GPM	*f*
20	0.84
	-0.88
25	1.27
	-1.28
30	1.78
	-1.76
35	2.37
	-2.25
40	3.03
43.07	3.48
45	3.77
48.14	4.28
50	4.58
57.11	5.89
60	6.42

RECEIVED DEC 10 2020

IREDELL COUNTY DEPARTMENT of ENVIRONMENTAL HEALTH

APPLICATION FORM

Application For:

(✓) New Well Permit ( ) Well Repair Permit ( ) Well Abandonment
(✓) 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: Tru North Homes LLC Address: 631-306 Brawley School Rd, Mooresville NC Zip: 28117
Applicant Email: garrison@trunorthhomes.com Phone: 704-363-2845 Alt. Phone: _____
Owner Name: Larry Sloop Address: 4587 Welborn Dr. Sherrills Ford NC Zip: 28673
Owner Email: _____ Phone: _____ Alt. Phone: _____

Property Information:

Street Address: 293 Shinnville Rd, Mooresville NC 28115
Subdivision Name: Brook Glen Section/Phase: _____ Lot Number: 2
Driving Directions: Hwy 21 to Shinnville Rd, 293 Shinnville Rd will be on left

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

(✓) 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
Maximum Number of Occupants: 6
(✓) Swimming Pool
( ) Other Addition/Structure: _____

CHECK FOUNDATION TYPE
( ) 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: _____
(✓) New Well ( ) Existing Well ( ) Community Well ( ) City Water ( ) Other Public Water

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

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. industrial) 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.

Signature: _____ 12/4/20
Property owner or owner's legal representative signature (SIGNATURE REQUIRED) DATE

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, Larry Sloop, am the legal owner(s) of the property located at 293 Simonville Rd, Mooresville NC 28115, identified as

PIN (Parcel Identification Number) 4664192537, located in Iredell County, North Carolina.

I do hereby authorize **(print legal representative/company name)** SFS / Garrison Davis Ashley Rollins, 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.

Larry L Sloop
Signature of Owner(s)

12/7/2020
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

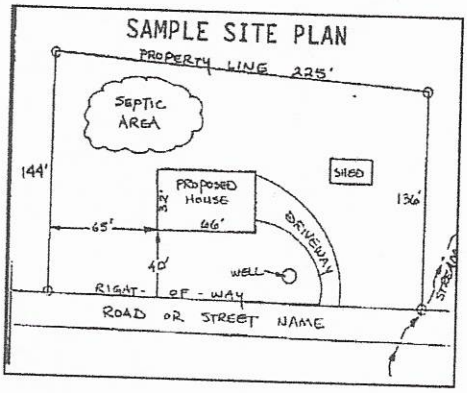
IREDELL COUNTY DEPARTMENT of ENVIRONMENTAL HEALTH

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 OR WELL PERMIT!!!***

Place an (X) beside each item as you complete the site plan:

- (X) Property Line measurements are clearly identified
- (X) All proposed structures are indicated
- (X) Front and side setbacks from property line
- (X) Preferred driveway location
- (X) Preferred well location
- (X) Preferred septic system location
- (X) 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)

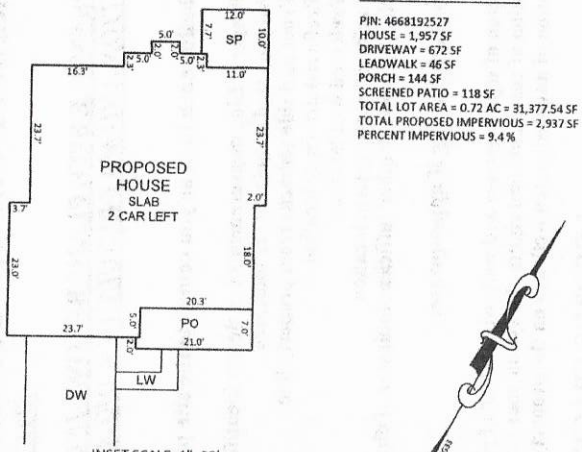
USE THIS SPACE TO DRAW YOUR SITE PLAN

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: _____ 12/4/20

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



LOT INFORMATION:

PIN: 4668192527
HOUSE = 1,957 SF
DRIVEWAY = 672 SF
LEADWALK = 46 SF
PORCH = 144 SF
SCREENED PATIO = 118 SF
TOTAL LOT AREA = 0.72 AC = 31,377.54 SF
TOTAL PROPOSED IMPERVIOUS = 2,937 SF
PERCENT IMPERVIOUS = 9.4 %

BUILDING SETBACKS:
(unless otherwise noted)
FRONT = 35 ft
REAR = 35 ft
SIDE = 15 ft
CORNER = 25 ft

SHINNVILLE ROAD - SR 2383
PUBLIC 60' R/W

NOTES:

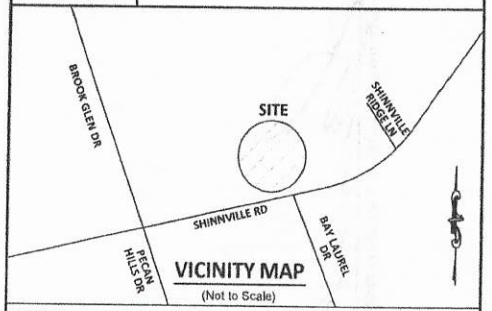
1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND/OR PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS OF WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
8. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
9. THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD ZONE. IT IS LOCATED IN ZONE "X" AS DEFINED BY HUD F.I.R.M. MAP NO. 3710466800J, DATED MARCH 18, 2008. FLOODPLAIN AND FLOODWAY SHOWN HEREON ARE SCALED GRAPHICALLY FROM SAID PANEL.
10. ZONING: R-A
11. ALL LOTS ARE SUBJECT TO A 10' UTILITY AND DRAINAGE EASEMENT.
12. PROPERTY OWNER: TRUNORTH HOMES, LLC
631-300 BRAWLEN SCHOOL ROAD
MOORESVILLE, NC 28117

SCALE:
1" = 30 ft.

REVISIONS: MOVE HOUSE 15' LEFT PER REQUEST. UPDATE PLOT PLAN 12-3-20 NMW

P:\2020 Projects\200668 Brook Glen TruNorth\dwg\200668 Brook Glen TruNorth.dwg, 12/3/2020 11:51:16 AM, mwalker

Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, NC 27539 Ph: 919.577.1080 Fax: 919.577.1081
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378



LEGEND

PO = PORCH
P = CONCRETE PATIO
CP = COVERED PORCH/PATIO
SP = SCREENED PORCH/PATIO
WD = WOOD DECK
S = CONCRETE STOOP
SW = SIDEWALK
LW = LEADWALK
DW = CONCRETE DRIVEWAY
⊗ = COMPUTED POINT
○ = IRON PIPE FOUND (IPF)
◉ = IRON PIPE SET (IPS)
WM = WATER METER
WV = WATER VALVE
CO = CLEAN OUT
AC = AIR CONDITIONER
SM = SEWER MANHOLE
EB = ELECTRIC BOX
CB = CABLE BOX
TB = TELECOMM BOX
CI = CURB INLET
DI = DROP INLET
YI = YARD INLET
LP = LIGHT POLE
FH = FIRE HYDRANT
HHC = HAND HOLE COVER

I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA.
L-4752
DATED:

PRELIMINARY

This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

BUILDER TO VERIFY HOUSE MODEL, LOCATION, DIMENSIONS AND REVIEW TOTAL IMPERVIOUS NOTED ON THIS PLOT PLAN

PRELIMINARY PLOT PLAN
FOR
TruNorth Homes, LLC

BROOK GLEN - PHASE 1 - MAP 1 - LOT 2
293 SHINNVILLE ROAD, MOORESVILLE, NC
CODDLE CREEK TOWNSHIP, IREDELL COUNTY

DATE: 11/23/20 DRAWN BY: NMW CHECKED BY: SPC
REFERENCE: PB 36, PG 33 PROJECT #: 200668 SCALE: 1" = 30'