PAID
MAR 2007
TOWN OF TROUTMAN

TOWN OF TROUTMAN
ZONING CLEARANCE APPLICATION
PERK TEST ONLY

Change of Principal Use
New or Enlarged Principal Use ✓
New or Enlarged Accessory Structure

PERMIT 03 -p- 03-02 **DATE OF APPLICATION** 3/14/07

APPLICANT'S NAME Medallion Properties, Inc.
APPLICANT'S MAILING ADDRESS 185 Whippoorwill Rd
Mooresville NC 28117

DAY TIME PHONE # (704 6341185

PROPERTY LOCATION: Lot 3 Talley Ridge, 114 Talley Ridge Drive

TAX MAP OR PARCEL IDENTIFICATION NUMBER (PIN): 4731233094

EXISTING ZONING: RS **IN A SPECIAL FLOOD HAZARD AREA?** Yes ___ No X

LOT DIMENSIONS: (Fill in all four blanks)
Length 202'x192' Area 21,871 sq. ft.
Width 111'x111' Street Frontage 111'

TYPE OF BUILDING PROPOSED AND/OR PROPOSED USE: Single Family

PROPERTY OWNER'S NAME: Ryon-West Developers, LLC

PROPERTY OWNER'S MAILING ADDRESS 215 Crystal Circle
Mooresville NC 28117

RELATIONSHIP OF APPLICANTS TO PROPERTY OWNER Buyer

IF ACCESSORY STRUCTURE, CHECK PROPOSED YARD LOCATION

Front: ___ Right Side: ___
Rear: ___ Left Side: ___

STRUCTURE REQUIREMENT *(Note: A separate application must be completed for each structure)*

(Set Backs)	**Required**	**Proposed**
Lot Area	20,000	21,871
Side Yard—Left	15'	30'
Side Yard—Right	15'	30'
Front Setback(from road R/W)	40'	40'
Building Height	35' MAX	26'
Lot Width at Building Line	100'	111'
Rear Yard Setback	25'	91'

***Additional ten feet (10') required on all side yards which abut a public or private street**

Comments: **PERK TEST ONLY!!!!**