File/Permit #: 2024-669167

HS

**IREDELL COUNTY HEALTH DEPARTMENT**
BRADY FREEMAN, MPA REHS
HEALTH DIRECTOR

Public Health
Prevent. Promote. Protect.
Iredell County Health Department

# EXISTING SYSTEM APPROVAL

☒ Existing System Approval
- ☒ Site modification (e.g., storage shed) or footprint addition with no DDF or wastewater strength increase
- ☐ Reconnection when the proposed facility is in the same footprint as existing/previous facility

☒ Construction Authorization/Notice of Intent to Construct
*[issued for reconnection when the proposed facility is not in the same footprint as existing/previous facility pursuant to Session Law 2023-77, Section 5.(c)]*
*[certified inspectors are not authorized to approve reconnections outside of footprint pursuant to Session Law 2023-77, Section 5.(c)]*

Applicant: GL Wilson Building Company
Mailing Address: 190 Wilson Park Rd
City: Statesville
State: NC Zip: 28625
Phone #: 704-880-0611
Email: stevenbell@glwilson.com

Owner: State of North Carolina
Mailing Address: 1321 Mail Service Center
City: Raleigh
State: NC Zip: 27699
Phone #: -
Email: -

PIN/Lot Identifier: 4735-79-4546
Property Location/Address: 438 Fort Dobbs Rd, Statesville (No Sub)
Facility Type: ☐ House/Modular ☐ Mobile/Manufactured Home ☐ Business ☐ Other:

Operation Permit/ATO #: 2024-669167 Design Daily Flow: 600 GPD
Number of Bedrooms: Max # Occupants: Other: 45 parking spots
Wastewater Strength: ☐ Domestic ☐ High Strength ☐ Industrial Process Wastewater
Water Supply: ☐ Private well ☒ Public well ☐ Shared well ☐ Municipal Supply ☐ Spring ☐ Other:

Proposed Property Improvement: Adding an addition to existing bath house.
Park approved for 45 parking spaces (10 gpd per spot)

All the following must be checked for approval:
- ☒ No current or past uncorrected malfunction of the system as described in 15A NCAC 18E .1303(a)(2)
- ☒ DDF and wastewater strength for the proposed facility do not exceed that of the existing system
- ☒ Proposed facility meets the setbacks in Section .0600 of 15A NCAC 18E

Approval Conditions: System appeared to be working at time of inspection.

Inspector's Printed Name: Cory Whicker ✓ Inspector Certification #: 3014
Inspector's Signature: Cory Whicker ✓ Date: 1/28/25

***The existing system approval expires one year after the date of issuance.***

***See attached site sketch***


**Central Office**
318 Turnersburg Hwy
Statesville, NC 28625
704 878-5300

**Mooresville Office**
610 E. Center Avenue
Mooresville, NC 28115
704 664-5281

**Environmental Health**
349 N. Center Street
Statesville, NC 28677
704 878-5305 Ext.3456

https://www.iredellcountync.gov/161/Health-Department/

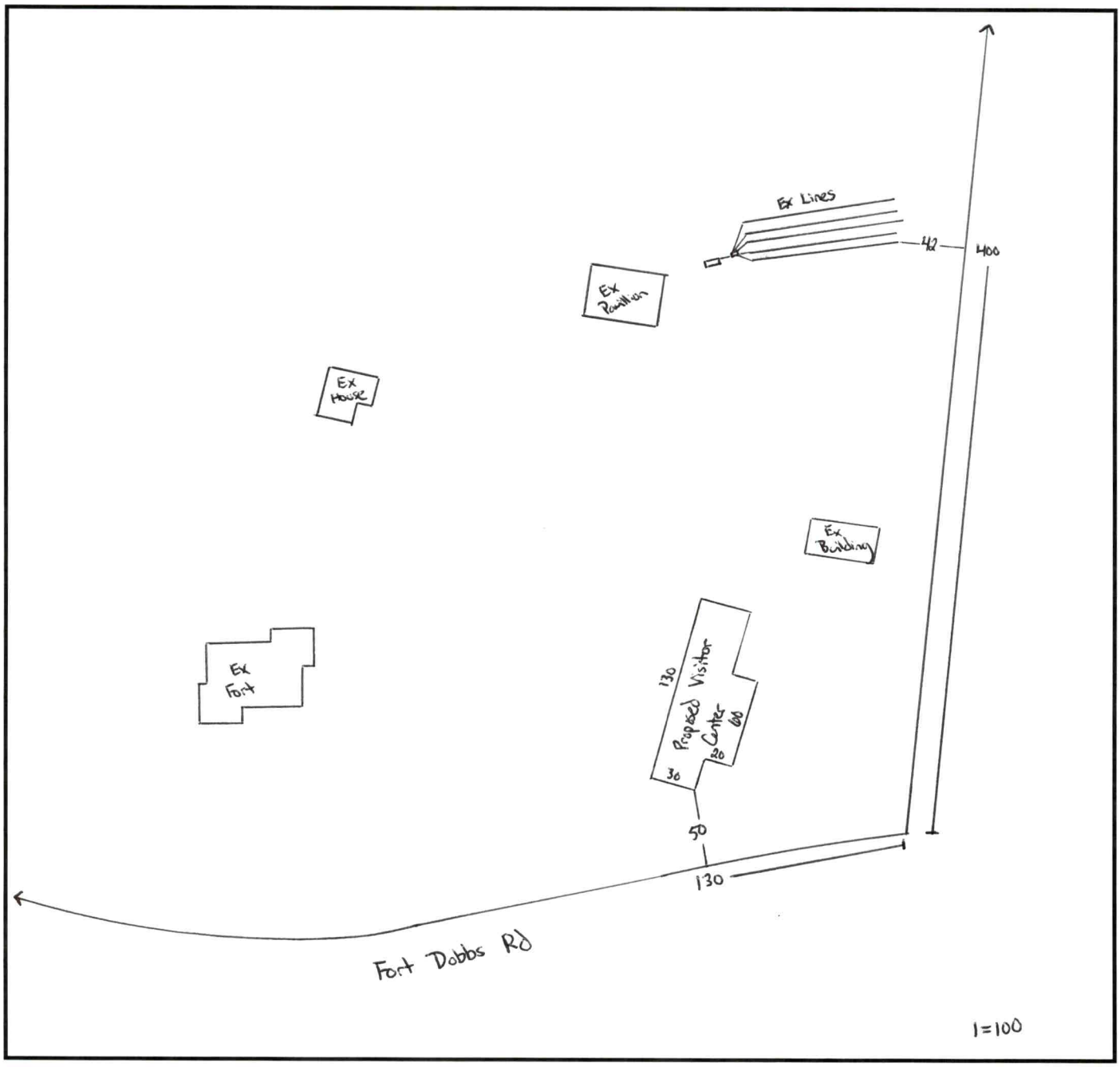
*See attached site sketch*

# EXISTING SYSTEM APPROVAL

## SITE SKETCH

Operation Permit/ATO #: 2024-660967 PIN/Lot Identifier: 4735-79-4546

Owner: State of North Carolina Property Location/Address: 438 Fort Dobbs Rd




*Include the existing and proposed structures and applicable setbacks.*


**Central Office**
318 Turnersburg Hwy
Statesville, NC 28625
704-878-5300

**Mooresville Site**
610 E. Center Avenue
Mooresville, NC 28115
704-664-5281

**Environmental Health**
349 N. Center Street
Statesville, NC 28677
704-878-5305 x3456

www.co.iredell.nc.us/161/Health-Department

# PERMIT SNAPSHOT REPORT OSWP-2024-66967 FOR IREDELL COUNTY

| | | | | | |
|---|---|---|---|---|---|
| **Permit Type** | Environmental Health OSWP | **Project:** | | **App Date:** | 12/17/2024 |
| **Work Class:** | EH Septic Permit | **District:** | | **Exp Date:** | NOT AVAILABLE |
| **Status:** | In Progress | **Square Feet:** | 0.00 | **Completed:** | NOT COMPLETED |
| **Valuation:** | $0.00 | **Assigned To:** | Whicker, Cory | **Approval Expire Date:** | |

**Description:** Construction of a new Visitor Center to be attached to existing toilet and shower facility. Existing toilets to serve new facility. One hand sink being added and one shower is to be replaced with a janitor sink.
*** Of the two site plans I uploaded, one is for the proposed new facility that will attach to the existing toilets and the other is the site plan from when the toilet facility was constructed and that shows the septic system as it was reworked at that time.

I will make sure the building corners are marked on the ground in the next day or two.

Steven Bell

| **Parcel:** | **Address:** | **Zone:** |
|---|---|---|
| 4735794546.000 Main | 438 Fort Dobbs Main<br>Statesville, NC 28625 | R-20(Suburban Residential District)<br>R-A(R-A) |

Applicant/Authorized Agent
GL WILSON BUILDING COMPANY
190 Wilson Park Rd 190
WILSON PARK RD
STATESVILLE, NC 28625
Business: (704) 872-2411

Property Owner
State of North Carolina
Home: (704) 880-0611 - Steven Bell
Business: (704) 880-0611
Mobile: (704) 880-0611

**Permit Custom Fields**

| | | | | | |
|---|---|---|---|---|---|
| How is your site plan being submitted | Custom Site Plan | Septic Application/Permit Type | Existing System Inspection | Does the site contain any jurisdictional wetlands | No |
| Non-domestic Sewage Generated | No | Other Public Agency | Yes | All proposed structure dimensions | new 3743 sf visitor center addition to existing toilet facility. |
| What are the proposed structures | Other Addition/Structure | Maximum Number of Bedrooms | 0 | If other Addition/Structure, please explain | new 3743 sf visitor center addition to existing toilet facility. |
| Number of Occupants | 97 | Foundation Type | Concrete Slab Foundation | Residential/Business/Other | Other |
| Number of Employees | 5 | Water Supply | Municipal Water | Desired Septic System Type | No Preference |
| If other septic system type, please explain | | Pump Make | | # of Nitrification Fields | |
| Model | | Serial # | | System Description | |
| Repair System Description | | Comments/Conditions | | Zoning Notes/Addendums | Zoning issued on permit 65457 |
| Additional Unique Setbacks Apply | No | | | | |

| Attachment File Name | Added On | Added By | Attachment Group | Notes |
|---|---|---|---|---|
| Signature_Steven_Bell_12/17/2024.jpg | 12/17/2024 11:43 | Bell, Steven | | Uploaded via CSS |
| DOC TO AUTHORIZE AN OWNER_v2.pdf | 12/17/2024 15:20 | Bell, Steven | Available Online | |

| Inspection Number | Status | Inspection Type | Request Date | Scheduled Start Date | Scheduled End Date | Actual Start Date | Actual End Date |
|---|---|---|---|---|---|---|---|
| 2025-274592 | Requested | OSWP Septic/Well Preliminary Site Visit | 01/06/2025 | 01/07/2025 0:00 | 01/07/2025 0:00 | | |

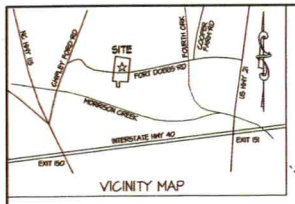
# PERMIT SNAPSHOT REPORT (OSWP-2024-66967)

**Inspectors:** COMEAUX, DEBRA (Primary)

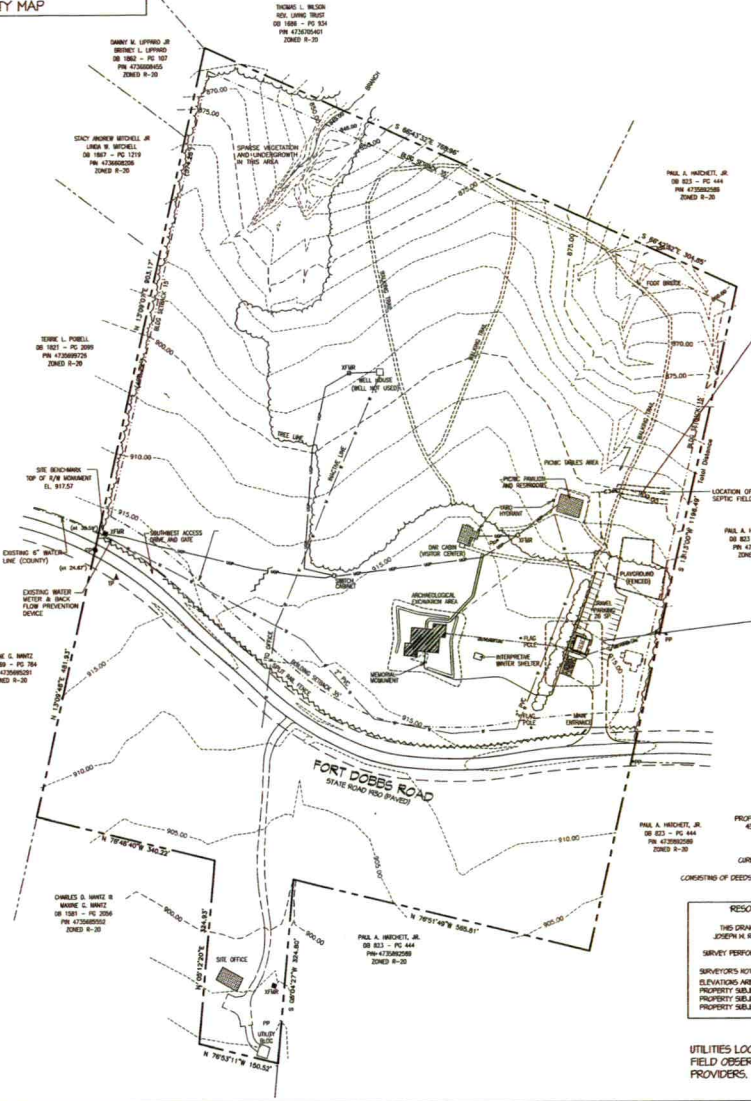
| Checklist Item | Description | Passed | Comments |
|---|---|---|---|
| General Comments | Checklist item used to track general comments, not specific to any other checklist item | No | |

| Invoice No. | Fee | Fee Amount | Amount Paid |
|---|---|---|---|
| INV-00039505 | Existing System Inspection | $250.00 | $250.00 |
| | Total for Invoice INV-00039505 | $250.00 | $250.00 |
| | **Grand Total for Permit** | **$250.00** | **$250.00** |

| Workflow Step / Action Name | Action Type | Start Date | End Date |
|---|---|---|---|
| **Application Completeness Check v.1** | | 12/17/2024 15:22 | 12/17/2024 15:22 |
| Confirm application complete v.1 | Generic Action | | 12/17/2024 15:22 |
| ~~**Zoning Review v.1**~~ | | | 01/02/2025 9:22 |
| ~~Floodplain Admin Overview v.1~~ | Task | | 01/02/2025 9:20 |
| ~~Iredell County Zoning Approval v.1~~ | Task | | 01/02/2025 9:21 |
| ~~Statesville Zoning Approval v.1~~ | Task | | 01/02/2025 9:21 |
| ~~Issue Invoice v.1~~ | Generic Action | | 01/02/2025 9:22 |
| ~~Fees Paid v.1~~ | Generic Action | | 01/02/2025 9:22 |
| **Fees v.1** | | 01/02/2025 11:10 | 01/06/2025 8:19 |
| Issue Invoice v.1 | Generic Action | | 01/02/2025 11:10 |
| Fees Paid v.1 | Generic Action | | 01/06/2025 8:19 |
| **Lot Readiness Verification v.1** | | 01/06/2025 14:44 | |
| OSWP Septic Preliminary Site Visit v.1 | Inspection | 01/06/2025 14:44 | 01/06/2025 14:44 |
| OSWP Site Evaluation v.1 | Inspection | | |
| Issue Improvement Permit v.1 | | | |
| Issue Invoice v.1 | Generic Action | | |
| Fees Paid v.1 | Generic Action | | |
| Issue Permit v.1 | Generic Action | | |
| Permit Completion Process v.1 | | | |
| Authorization to Construct Permit v.1 | Create Sub Permit | | |
| Issue Authorization to Construct v.1 | Generic Action | | |




This not-for-profit based project seeks "in-kind" gifts or donations to minimize costs. In an effort to remain flexible to donation of construction materials, fixtures, equipment and other components specified, those items shall be considered open to substitution for items of equal or greater quality, characteristics or technical specification.




## FORT DOBBS

PROPERTY IN THE NAME OF THE NORTH CAROLINA HIGHWAY COMMISSION
458 FORT DOBBS ROAD, STATESVILLE, NORTH CAROLINA 28625
BETHANY TOWNSHIP IREDELL COUNTY
EBENEZER FIRE DISTRICT
ZONED R-20
CURRENT USE - STATE HISTORICAL SITE AND LIVING HISTORY MUSEUM
PIN: 4735914549
CONSISTING OF DEEDS: DB 564 - PG 574, DB 594 - PG 355, DB 534 - PG 358, AND DB 550 - PG 551
TOTAL AREA: 32.48 ACRES

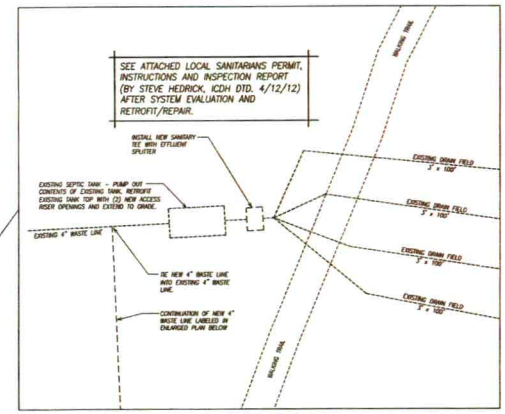
### RESOURCE FOR BOUNDARY AND EXISTING CONDITIONS

THIS DRAWING HAS REPRODUCED FROM A DIGITAL SURVEY PRODUCED BY JOSEPH M. RAYMER, PLS ADDITIONAL ADJACENT PROPERTY INFO TAKEN FROM AVAILABLE GIS AND TAX DATA
SURVEY PERFORMED ON DECEMBER 21, 2006 BY: JOE M. RAYMER, PLS, L-3248
DRAWING NO. 12280601

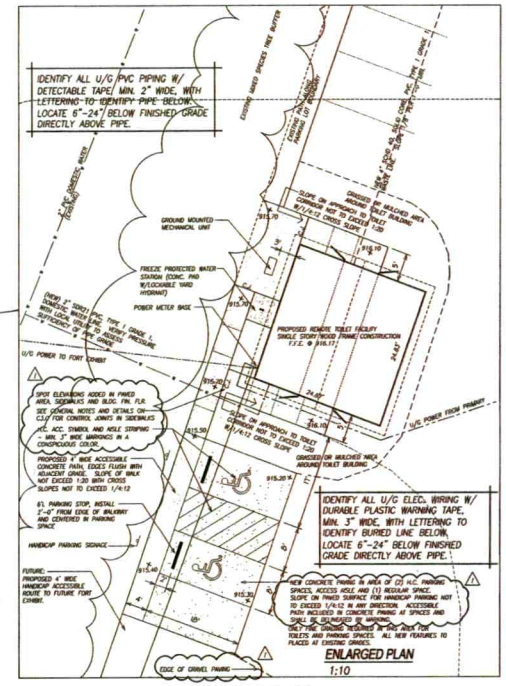
SURVEYOR'S NOTES
ELEVATIONS ARE RELATIVE AND BASED ON IREDELL COUNTY GIS DATA
PROPERTY SUBJECT TO ANY EASEMENTS OF RECORD
PROPERTY SUBJECT TO THE RIGHT-OF-WAY FOR STATE ROAD #150
PROPERTY SUBJECT TO EASMENT TO DUKE POWER COMPANY FOR ELECTRIC SERVICE

PLAT BY: L. B. BRIRK, PLS DATED NOVEMBER 26, 1979

UTILITIES LOCATIONS SHOWN ARE APPROXIMATE, BASED ON FIELD OBSERVATION AND AS CONVEYED BY UTILITIES PROVIDERS.




ENLARGED PLAN
1:10




ENLARGED PLAN
1:10

North Carolina One-Call Center
CALL 1-800-632-4949
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"It's The Law"

FINAL DRAWING - "FOR REVIEW PURPOSES ONLY"

G.L. WILSON BUILDING COMPANY
100 WILSON PARK ROAD - STATESVILLE, NC 28625-4806
Commercial and Industrial Construction Since 1945

G.L. WILSON BUILDING CO. CORPORATE SEAL F-0267 1995 NORTH CAROLINA
NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECT 001386 D. MARK TART
7/25/12

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GRAPHIC SCALE
( IN FEET )
1 inch = 100 ft.

ISSUES/REVISIONS

| REV | DATE | DESCRIPTION | BY |
|---|---|---|---|
| 1 | 7.25.12 | REV PER SLO COMMENTS | SMB |

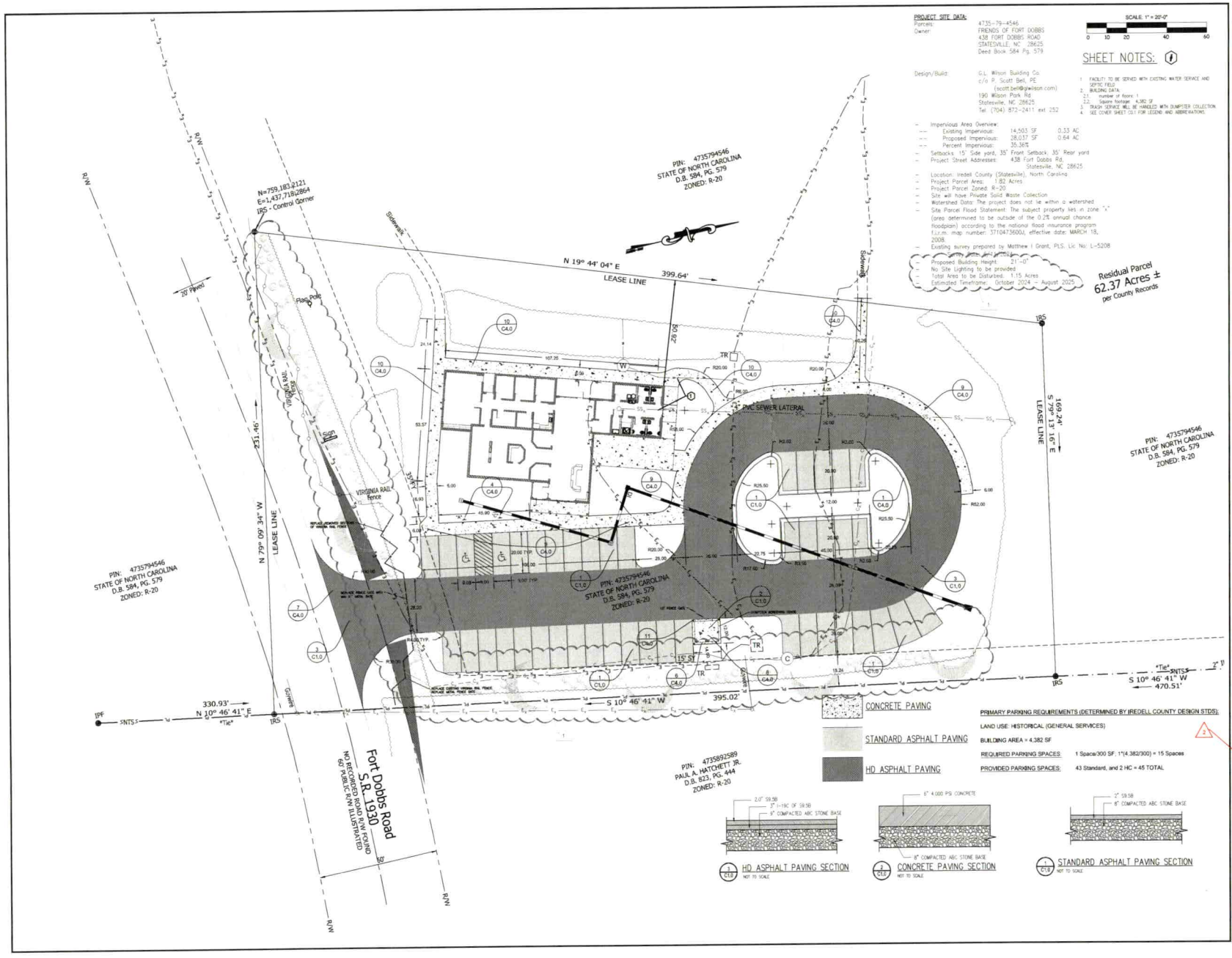
DESIGN NO. : 2011-020 DRAWN BY : SEB/MDL
ISSUED DATE : 04.30.12

North Carolina Department of Cultural Resources
Division of State Historic Sites
800 ID#11-00021-018
Fort Dobbs State Historic Site
Remote Toilet Facilty
438 Fort Dobbs Road
Statesville, North Carolina

PROPOSED IMPROVEMENTS OVERALL SITE PLAN

C2.0

8/16/2012



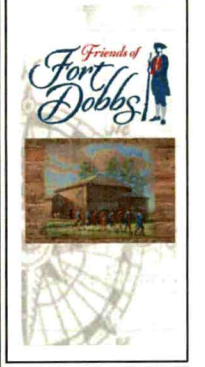

G.L. WILSON BUILDING COMPANY
190 WILSON PARK ROAD, STATESVILLE, NC 28625-8688
Phone: 704.872.2411 Fax: 704.872.6281 Email: hello@glwilson.com
Commercial and Industrial Construction Since 1945

G.L. WILSON BUILDING CO. CORPORATE SEAL F-0267 1945 NORTH CAROLINA

NORTH CAROLINA PROFESSIONAL SEAL 029822 ENGINEER P. SCOTT BELL

11/6/24

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ISSUES/REVISIONS

| REV | DATE | DESCRIPTION | BY |
|---|---|---|---|
| 1 | 9/27/2024 | IREDELL CO. ZONING REV | DMR |
| 2 | 11/6/2024 | NCDNCR COMMENTS | DMR |

| | |
|---|---|
| DESIGN NO. | 2024-001 |
| DRAWN BY: | DMR |
| ISSUED DATE: | 9/16/2024 |

SCO ID #: 24-28123-01A

A PROPOSED FACILITY FOR:

FRIENDS OF FORT DOBBS
VISITOR'S CENTER
438 FORT DOBBS ROAD
STATESVILLE, NC 28625

ENLARGED SITE PLAN

CONSTRUCTION SET

C1.1