Bldr-2023-28075

ICHD - ENVIRONMENTAL HEALTH DIVISION

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

PERMIT # OSWP-2023-19958

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

PIN # 4740-01-5244

APPLICANT / OWNER: HELMSMAN HOMES, LLC | APPLICANT ADDRESS: PO Box 3965, MOORESVILLE, NC 28117

SITE ADDRESS: 112 BROOK CREEK DR, TROUTMAN, NC 28166 | PHONE: 7042391492 | ALT. PHONE: 7043636038

SITE DIRECTIONS: N Perth -> R Clontz Hill -> R Ridge Creek -> R Brook Creek -> lot on R | SAP CONTROLLED: YES ☑ NO ☐

SUBDIVISION: Rocky Creek Cove | SECTION: 1 | LOT #: 59 | LOT AREA: 1.02 | DESIGN FLOW: 360 | L.T.A.R.: 0.3

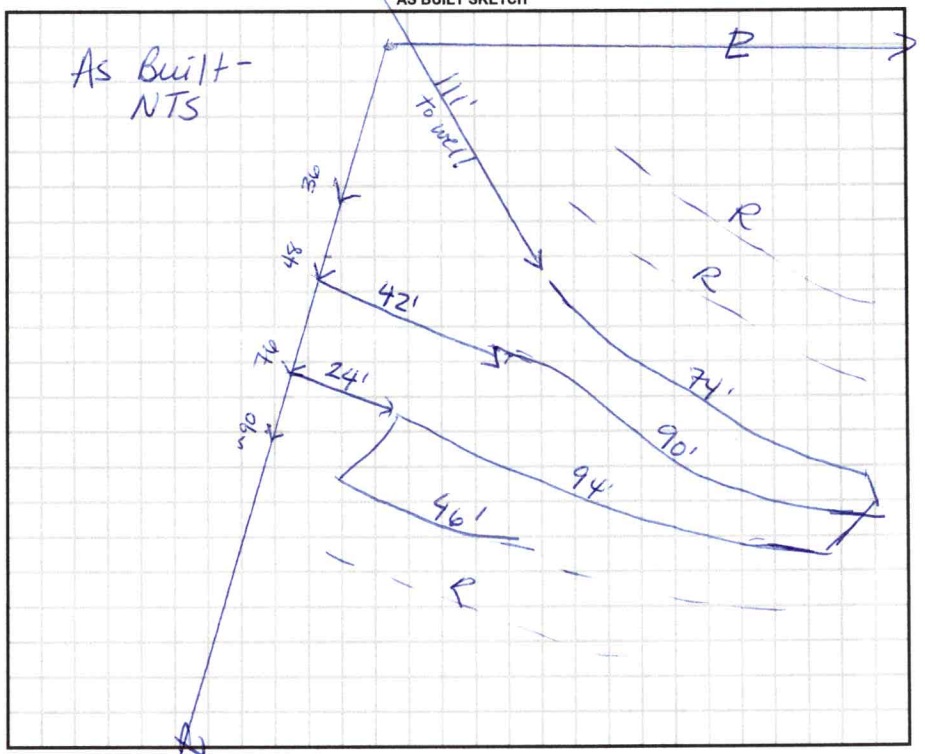
Septic Tank: 1000 (gal)	STB: 7100	Date: 10/9/23	☑ New System ☐ Repair ☐ Expansion	System Type: III	☑ Residence	No. Bedrooms: 3	Water Supply: New Well
Pump Tank: (gal)	PT:	Date:	System Description: 25% Reduction		☐ Business	No. Persons: 6	
Pump Make:	Model:	Serial #:	Repair System Description: 50% Reduction		☐ Other	No. Employees:	
# Nitrification Fields: 1	# Lines: 4	Linear Ft.: 302	Maintenance Agreement Required: ☐ YES ☑ NO		☑ Slab	☐ Crawl Space	
Trench Width: 36	Trench Bottom Depth (Low side): 28		Gravel Depth: 0	☑ GRAVITY ☐ PRESSURE	☐ Basement w/ Plumbing	☐ Basement w/o Plumbing	

Comments / Conditions: Do not pave, grade, park, drive, or bury utility lines in drainfield area. Divert all drainage from drain field. Fill any gullies within 15' of drainlines. Install on contour, do not exceed 36" on the high side. Stay 100' off all wells

INITIAL SITE SKETCH

See attached site plan by Paul Penninger, LSS approved 6/19/23

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: | Date: | Installed By: Sid Gaskins

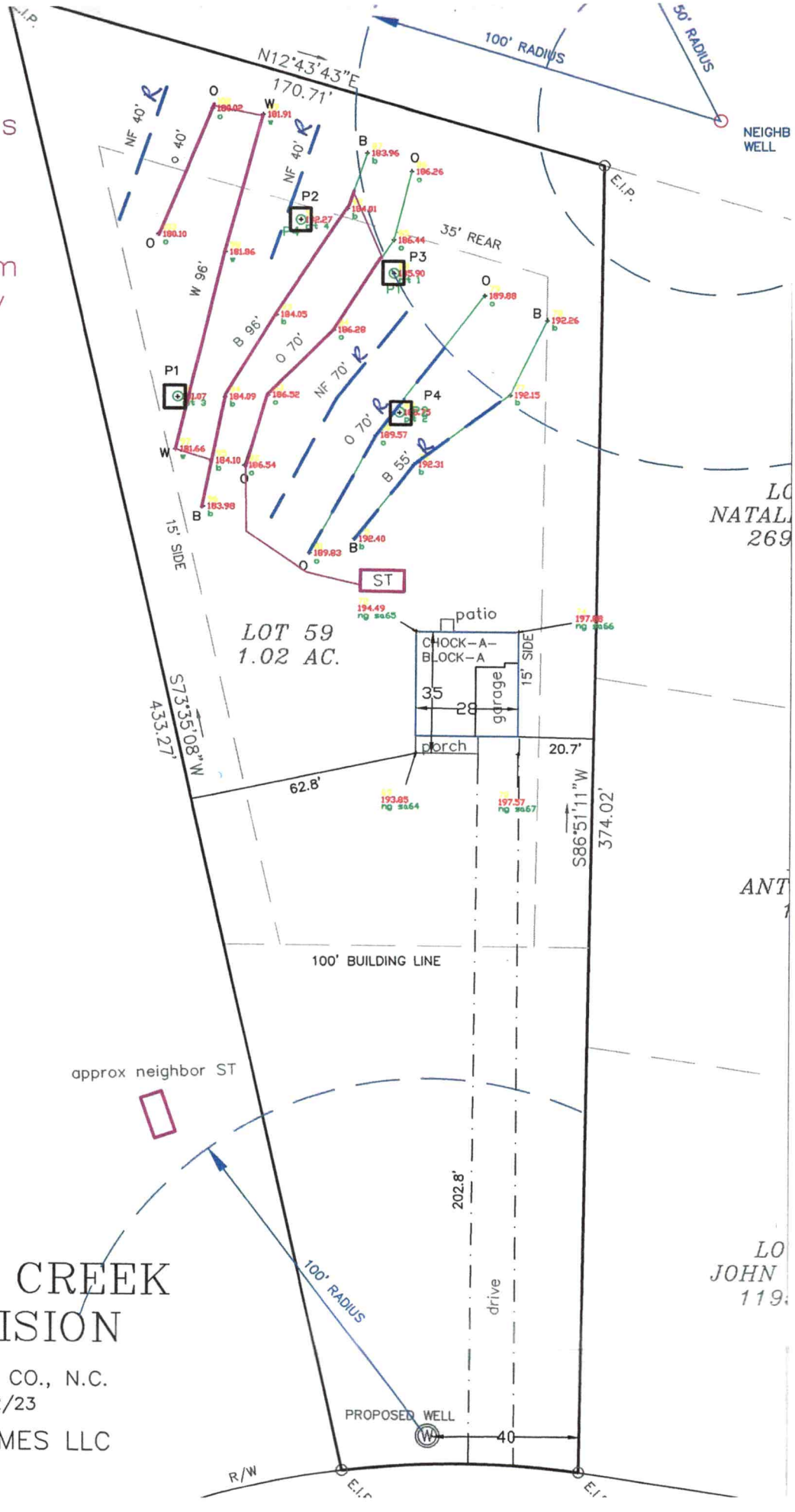
IMPROVEMENT PERMIT by: D.Wrenn | Date: 6/20/23 | OPERATION PERMIT by: D.Wrenn | Date: 12/6/23

AUTHORIZATION TO CONSTRUCT by: D.Wrenn | Date: 6/20/23 | Existing System Inspected By: | Date:

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

Septic Site Plan
6.13.23

DAS located neighbor's well, septic lines (except for nf lines), and backhoe pits. Well and septic system must be permitted by the ICHD.



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.
5) DEED REFERENCE: 2742/1
6) TAX PARCEL: 4740015244.000
7) ADDRESS: 112 BROOK CREEK DR

LEGEND

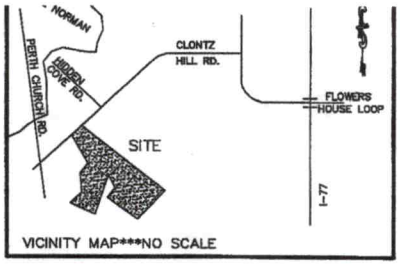
E.I.P. = EXISTING IRON FOUND
I.P.S. = #4 REBAR SET
R/W = RIGHT-OF-WAY
CP = COMPUTED POINT

PLOT PLAN
OF

LOT 59 ROCKY CREEK COVE SUBDIVISION

FALLSTOWN TWSP., IREDELL CO., N.C.
SCALE: 1" = 40' DATE: 1/12/23

OWNER: HELMSMAN HOMES LLC



I, WILLIAM M. ALLEN CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION DEED DESCRIPTION RECORDED IN BOOK 2742, PAGE 1; THAT THE RATIO OF PRECISION AS CALCULATED BY LATITUDES AND DEPARTURES IS 1:10000, (THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK 29, PAGE 80); THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30, AS AMENDED.

WITNESS MY HAND AND SEAL THIS 12 DAY OF Jan., A.D. 2023.

OFFICIAL SIGNATURE

PROFESSIONAL LAND SURVEYOR

REGISTRATION NUMBER L-3499

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

LOT 55
GARY POORE
2496/637

LOT 56
NATALIA A. KITA
2696/1701

LOT 57
ANTON T WILKINS
1680/2403

LOT 58
JOHN M. WILCOX
1195/1707

LOT 60
ZIDANE E ALAOUI
2879/936

LOT 59
1.02 AC.

E.I.P.

N12°43'43"E
170.71'

S73°35'08"W
433.27'

S86°51'11"W
374.02'

30' REAR

15' SIDE

15' SIDE

50.0'

50.0'

PROPOSED HOUSE BOX

24.9'

25.5'

35' FRONT

Septic Area?

Septic Area?

drive

can well go here?

Terrace

26'

105'

100'

152.4'

41'

C7

R/W

E.I.P.

E.I.P.

R/W

BROOK CREEK DRIVE
(50' PUBLIC R/W)

NOTES
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3) UNDERGROUND POWER
4) NO GRID MONUMENT FOUND WITHIN 2000 FEET.
5) DEED REFERENCE: 2742/1
6) TAX PARCEL: 4740015244.000
7) ADDRESS: 112 BROOK CREEK DR

LEGEND
E.I.P. = EXISTING IRON FOUND
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PLOT PLAN
OF

LOT 59 ROCKY CREEK COVE SUBDIVISION

FALLSTOWN TWSP., IREDELL CO., N.C.
SCALE: 1" = 40' DATE: 1/12/23
OWNER: HELMSMAN HOMES LLC

CURVE TABLE				
CURVE	RADIUS	LENGTH	BEARING	CHORD
C7	249.51'	64.96'	S 04°00'45" E	64.77'

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

0' 20' 40' 100'
SCALE IN FEET

FILE NAME: ROCKY CREEK COVE 2-4,20,21,59

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

Sheet 1 of 1
PROPERTY ID #: 4740015244
COUNTY: Iredell

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

20" LS

OWNER: John Morrow
ADDRESS: 116 Gasoline Alley Ste 105 Mooresville
PROPOSED FACILITY: 3BR
PROPOSED DESIGN FLOW (.1949): 360
LOCATION OF SITE: 112 Brook Creek Treatment

APPLICATION DATE 3/24/23
DATE EVALUATED: 4/27/23
PROPERTY SIZE: 1.02
PROPERTY RECORDED: Y

WATER SUPPLY: ☐ Private ☐ Public ☒ Well ☐ Spring ☐ Other
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	LS 20	0-4	CL - WSBK	SSSP - FR - SNP	Sap incl common	41"	S	N/A	PS 0.35
		4-41	SCL/L - WSBK	"					
		41-65	SAP-M-L/SL	SSNP - FR SNP					
2	LS 15	0-11	FILL			43"	S	N/A	PS 0.3
		11-28	C - SBK	SP FR SNP					
		28-43	CL - WSBK	SSP FR SNP					
		43-62	SAP/L-M/SBK	SNP FR SNP					
3	LS 10	0-9	CL - WSBK	SSSP - FR SNP	Sap common 20"+	52"	N/A	N/A	PS 0.3
		9-20	C SBK	SP FR SNP					
		20 52	CL/L WSBK	SSSP FR SNP					
4	LS 10	0-5	SC - WSBK	SSSP - FR - SNP		36"	S	N/A	PS 0.3
		5-15	C * SBK	SP - FR SNP					
		15 36	CL/L - WSBK	SSSP - FR SNP					
		36-60	SAP-L/SL	SSNP - FR					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	300	280
System Type(s)	25%	50
Site LTAR	0.3	0.3

OTHER FACTORS (.1946):
SITE CLASSIFICATION (.1948): PS
EVALUATED BY: D. Wiebers
OTHER(S) PRESENT: P. Pennington

COMMENTS:

Updated February 2014

4/27 @ 8am

PERMIT SNAPSHOT REPORT OSWP-2023-19958 FOR IREDELL COUNTY

Permit Type: Environmental Health OSWP
Work Class: EH Septic Permit
Status: In Progress
Valuation: $0.00
Description: Applying for IP-AC

Project:
District: Iredell County
Square Feet: 0.00
Assigned To: Wieberg, Danielle

App Date: 03/24/2023
Exp Date: NOT AVAILABLE
Completed: NOT COMPLETED
Approval Expire Date:

Parcel: 4740015244.000 Main

Address: 112 Brook Creek Dr Troutman, NC 28166 Main

Zone: RA(Residential Agricultural District)

Applicant/Authorized Agent
HELMSMAN HOMES, LLC
Staci Ivester
PO Box 3965
MOORESVILLE, NC 28117
Business: (980) 500-1251
Mobile: (704) 363-6038

Property Owner
John Morrow
116 Gasoline Alley Suite 105
Mooresville, NC 28117
Business: (980) 500-1251
Mobile: (704) 239-1492

Applicant/Authorized Agent
John Morrow
116 Gasoline Alley Suite 105
Mooresville, NC 28117
Business: (980) 500-1251
Mobile: (704) 239-1492

pending survey

Permit Custom Fields

EHExpeditedApplication/PermitType	Improvement Permit	How is your site plan being submitted	Survey Plat	Does the site contain any jurisdictional wetlands	No
Non-domestic Sewage Generated	No	Other Public Agency	No	All proposed structure dimensions	50x50
Maximum Number of Bedrooms	3	Number of Occupants	6	Foundation Type	Concrete Slab Foundation
Water Supply	Other Public Water	Desired Septic System Type	Conventional (most common)	If other septic system type, please explain	
Has this project been approved by TRC	No	Front Setback	35	Back Setback	35
Left Setback	15	Right Setback	15	Zoning Permit Issued Date	Mar 31 2023 12:00AM
Zoning Permit Expiration Date	Sep 27 2023 12:00AM	Is the structure or development in the floodplain	No	Is the property in a local historic district?	No
Is the property located downtown?	No	Additional Unique Setbacks Apply	No	Watershed	WSIV CA CATAWBA/LAKE NORMAN

Type of Hold	Created By	Date Created	Hold Origin	Comments	Active
Awaiting Additional Documents	Brandi Kendrick	03/29/2023 8:33	OSWP-2023-19958	need site plan with house box and set backs drawn on there	No

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Staci_Ivester_3/24/2023.jpg	03/24/2023 13:01	Ivester, Staci		Uploaded via CSS
Wilitshire Iredell County AUTHORIZE AN OWNER_v1.pdf	03/24/2023 15:59	Nebel, Barbara	Available Online	Authorize to Act as Agent
112 Brook Creek Septic Site Plan 3.14_v1.pdf	03/28/2023 16:57	Kendrick, Brandi	Available Online	Site Plan
Chock-A-Block HB_v1.pdf	03/28/2023 16:57	Kendrick, Brandi	Available Online	Floor Plan(s)
19958 site plan.pdf	03/31/2023 16:13	Horton, Amanda		

Invoice No.	Fee		Fee Amount	Amount Paid
INV-00011639	New Gravity System	338 Agnew	$500.00	$500.00
	Iredell Zoning Tech Fee		$2.25	$2.25
	Iredell Zoning Permit Fee		$75.00	$75.00
		Total for Invoice INV-00011639	$577.25	$577.25
		Grand Total for Permit	**$577.25**	**$577.25**