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Iredell County
Planning & Enforcement
349 N. Center St. PO Box 788
Statesville, NC 28687
704-878-3113

Detached Garage

Zoning Permit

Permit Number: 181471ZO
Printed: 10/14/2013

Master #: 181471

Associated Permits:
181471ZO Zoning

Applicant

Name: KGG Builders, LLC
Phone: (704) 892-0015
Address: 145 Waterview Dr.
Mooresville, NC 28117

Parcel

Parcel Number: 4740625561.000
Zoning: RA
Address: 120 HAWKS LANDING DR
TROUTMAN, NC 28166
Township: 1600
Area: 0.557
Subdivision: Hawks Landing
Lot(s): 3
Directions to Parcel: FLOWER HOUSE LOOP, TO HAWKS LANDING LOT ON RIGHT

Owners

Name: ELG INVESTMENTS LLC
Address: 16108 NORTH POINT ROAD
HUNTERSVILLE, NC 28078

$ PAID 10-14-13 tw

Contractors

Contractor Type: Building - L
Name: KGG Builders, LLC
Phone: (704) 892-0015
Address: 145 Waterview Dr.
Mooresville, NC 28117

Fees and Receipts:

Number	Description	Amount
FEE-299235-07	Zoning - Permit Application	$75.00
FEE-299236-07	Technology Fee - Planning	$2.25
FEE-299237-07	Environmental Health - In Office Plan Review	$40.00 pd

	Total Fees:	**$117.25**
REC-151657-07		$117.25
	Total Receipts:	**$117.25**

Conditions

Date: **Status:** **Code:**

Condition Description:

Condition Comments:

Permit Information:

Max Built Upon Area:	
Watershed:	WSIV-PA
Flood Zone:	No
Set Backs:	R10, LS10, RS10
Minimum Lot Size:	25000
Minimum Lot Width:	
Min # Parking Spaces:	
Land Use Permitted:	Yes
Community Sewer:	No
Site Plan Reviewed:	
Staff:	
Zoning Permit:	Yes
Septic Typet:	Existing System
Proposed Use:	Detached Garage
Property Recorded:	Yes
Community Water:	No
Provider:	
Provider:	
Date:	
# of Stories:	0
# of Bedrooms:	0
# of Units in Building	0

Site Plan Conditions:

Zoning Permit Comments: DETACHED GARAGE 492 SQ FT, Shall not be erected in front building line of the principal structure. Shall not be erected within 25 ft of any side street or corner lot. Shall not be erected within 10 ft of any line not a street line or within 10ft of any other building on the same lot. Shall not be erected within the 50ft buffer zone on lake front properties. Shall not exceed the height limitation of the principal structure. Exceptions to the front building line location: if the lot equals 1 acre or greater, and is double frontage lake lot or the location of the building/structure is 150 feet or greater than from the frontage street right of way line than the structure can be located in front of home. Any accessory building or structure over 1200 sq/ft shall be setback a minimum of fifty (50) feet from any property line.