ICHD - ENVIRONMENTAL HEALTH DIVISION

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

BR

BIDR-2022-1033

PERMIT # OSWP-2022-1309

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

PIN # 4746 -- 48 -- 6174

APPLICANT/OWNER: JAMES R. GALLIHER/ DANNY DRYE | APPLICANT ADDRESS: 444 HUIE ROAD, OLIN, N.C. 28660

SITE ADDRESS: 254 HOUPE ROAD, STATESVILLE, N.C. 28625 | PHONE: 704-902-4629 | ALT. PHONE 704-746-5046 LSS

SITE DIRECTIONS: (N) ON 21, (L) ON HOUPE, LOT ON (R) | SAP CONTROLLED: ☐ YES ☑ NO

SUBDIVISION: James Rex Galliher | SECTION: — | LOT # 2 | LOT AREA: AC | DESIGN FLOW: 360 GPD | L.T.A.R.: 0.3

Septic Tank	1000	(gal)	STB 760	Date	12/6/22	☑ New System ☐ Repair ☐ Expansion	System Type: I II (III) IV V VI	☑ Residence	No. Bedrooms 3
Pump Tank	—	(gal)	PT —	Date	—	System Description:	25% REDUCTION	☐ Business	No. Persons 6
Pump Make	—	Model	—	Serial #	—	Repair System Description:		☐ Other	No. Employees —
# Nitrification Fields	1	# Lines	4	Linear Ft	300FT	Maintenance Agreement Required:	☐ YES ☑ NO	☐ Slab	☑ Crawl Space
Trench Width	36 IN	Trench Bottom Depth(Low side)	32 IN	Gravel Depth	—	☑ GRAVITY	☐ PRESSURE	☐ Basement w/plumbing	☐ Basement w/o plumbing

Water Supply: ☐ Private ☑ Public ☐ Community

Comments / Conditions: PROPERTY MUST BE RECORDED PRIOR TO A.C.

PROPERTY RECORDED IN DEED BOOK 2930 PAGE 96 *

INITIAL SITE SKETCH

This permit is issued pursuant to G.S. 130A-335(a2), (a3) & (a4) using the signed and sealed LSS/LG Evaluation attached here, from:

SOIL AND FORESTRY SERVICES OF THE CAROLINAS, PA

LSS# 1231, ASHLEY ROLLANS

DATED: 8-30-2022

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.

Installed as drawn

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: ONLINE SIGNATURE | Date: — | Installed by: Stutts Grading

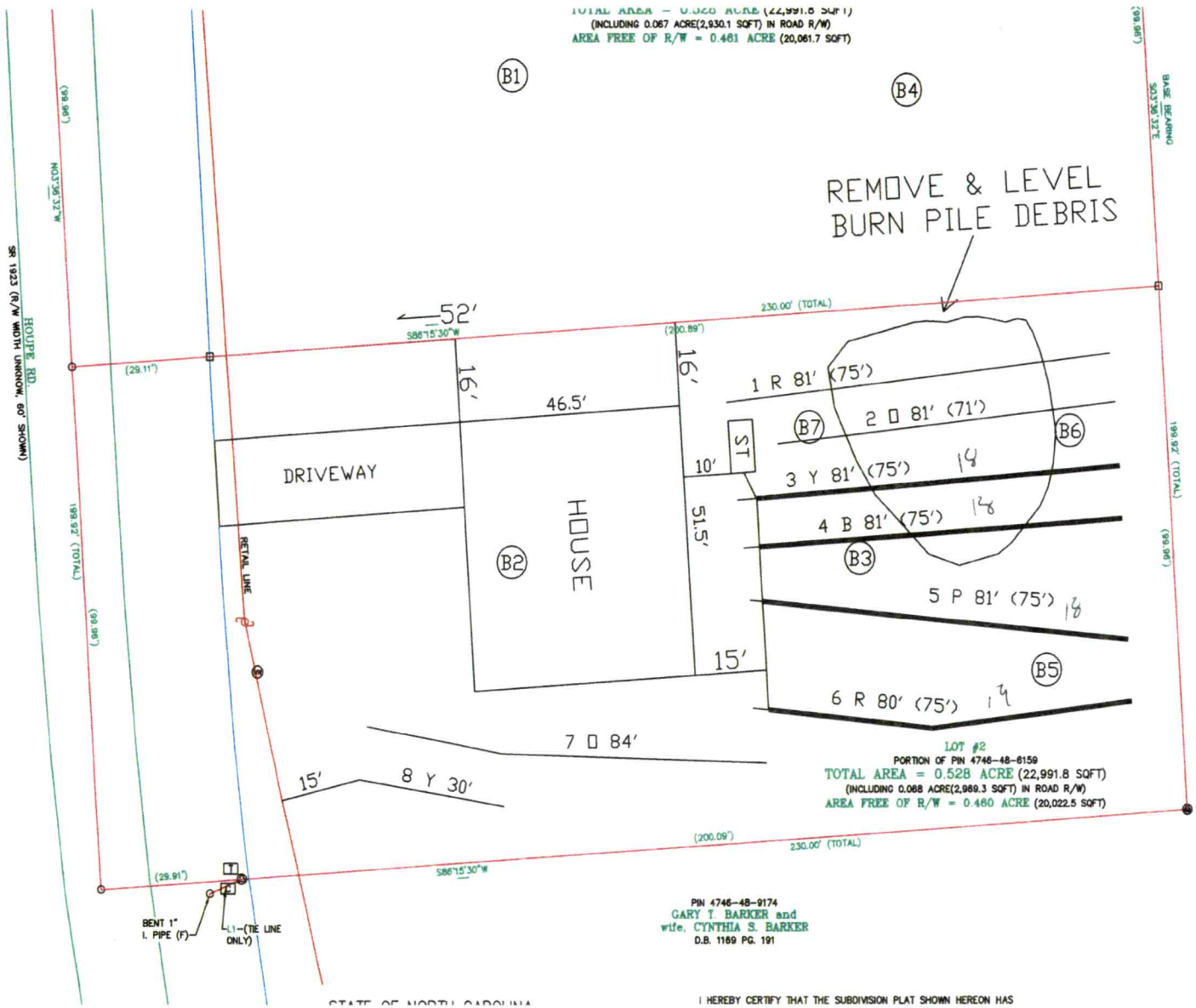
IMPROVEMENT PERMIT by: Bryant C. White | Date: 9-13-2022 | OPERATION PERMIT by: [signature] | Date: 2/7/23

AUTHORIZATION TO CONSTRUCT by: Bryant C. White | Date: 9-15-2022 | Existing System Inspected by: | Date:

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

Item	Date	Initials
Drain Lines Checked		
Tanks Checked		
Pressure Manifold or Valve Box Checked		
Pressure Head Set		
Electrical Checked		
Floats Set		
Alarm Checked		
Maintenance Contract Needed? Y / N		
Comments:		

Repairs Only	
	State Code
Failing System Code	
Type of Distribution	G or P
Type of Failure/Malfunction	
Primary Cause of Failure/Malfunction	
Age of System? _____	
Initial or Repair? _____	



APPROVED AUG 3 0 2022

STATE OF NORTH CAROLINA

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS

CALCULATIONS

Location	Houpe Rd Statesville, NC 28625	
Project Number	22-0050	
Lot No:	2	
No. of Bedrooms	3	
Design Flow	360	$^{gal}/_{day}$
LTAR	0.300	$^{gal}/_{ft^2\ day}$
PPBPS? (YES OR NO)	NO	
Supply Line Length	7	ft.
Supply Line Volume	4.571	gal.
Required Feet of Line	300	ft.
Amount of Line from Layout	300	ft.
Gallons per Minute	N/A	$^{gal}/_{min}$
Required Septic Tank Capacity	1000	gal.
Septic Tank Size	1000	gal.
Panel Volume	N/A	gal.
# of Panels	N/A	
Dosing Volume	N/A	gal.
Tank Draw Down	N/A	
Pump Run Time		
Elevation Head	N/A	ft.
Pressure Head	N/A	ft.
Friction Factor	N/A	ft./100 ft. *(From the interpolater.)*
Friction Head	N/A	ft.
Total Dynamic Head (+15%)	N/A	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

APPROVED AUG 3 0 2022

County: IREDELL

This Section for Local Health Department Use Only

Initial submittal received: 8-30-2022 (Date) by BW (Initials)

Permit Number: OSWP- 2022-1309

G.S. 130A-335(a4) states the following: *'If a local health department fails to act on an application for an improvement permit submitted pursuant to subsection (a3) of the section within 10 business days of receipt of a complete application, the local health department shall issue the improvement permit.'*

In accordance with G.S. 130A-335(a3) the improvement permit application is:

☐ Incomplete (If box is checked, information in this section is required.)

The following items are missing:

_____

_____

Copies of this were sent to the LSS and the Owner on _____ (Date)

State Authorized Agent: _____ Date: _____

☐ Denied (See attached report.)

Copies of this were sent to the LSS and the Owner on _____ (Date)

State Authorized Agent: _____ Date: _____

☑ Complete

State Authorized Agent: Bryant C. White Date of Issuance: 9-12-2022

This Improvement Permit is issued pursuant to G.S. 130A-335 (a2), (a3), and (a4) using the signed and sealed LSS/LG evaluation(s) attached here. The issuance of this permit by the Health Department in no way guarantees the issuance of other permits. The permit holder is responsible for checking with appropriate governing bodies in meeting their requirements. This site is subject to revocation if the site plan, plat, or the intended use changes, or if information submitted in the application was falsified, inaccurate or misleading. The Improvement Permit shall not be affected by a change in ownership of the site. This permit is subject to compliance with the provisions of the Laws and Rules for Sewage Treatment and Disposal and to conditions of this permit. The location and identification of all property lines, easements, water lines, and other appropriate utilities shall be the responsibility of the owner.

The Department, the Department's authorized agents, and the local health departments shall be discharged and released from any liabilities, duties, and responsibilities imposed by statute or in common law from any claim arising out of or attributed to evaluations, submittals, or actions from a licensed soil scientist or licensed geologist pursuant to GS 130A-335(a2).

Improvement Permit Expiration Date: 9-12-2027

See attached site sketch

County: Iredell

IMPROVEMENT PERMIT FOR G.S. 130A-335(a2)/SL2022-11

PIN/Lot Identifier: 4746486159

Issued To: Danny Dye

Property Location: Houpe Rd

Subdivision: _____ Lot #: _____ Block: _____ Section: _____

LSS Report Provided: Yes ☑ No ☐

If yes, name and license number of LSS: Samuel Ashley Rollans #1231

New ☑ Repair ☐ Expansion ☐ System Relocation ☐

Proposed Structure: Residential

Proposed Wastewater System Type: Gravity (Initial) Gravity (Repair)

Fill System: ☐ Yes ☐ No If yes, specify: ☐ New ☐ Existing (when adding more than 6 inches of fill to system area please provide a fill plan)

Proposed Design Daily Flow: 360 GPD Proposed LTAR (Initial): 0.3 Proposed LTAR (Repair): 0.3

Design Wastewater Strength: ☑ domestic ☐ high strength ☐ industrial process

Number of bedrooms: 3 Number of Occupants: 6 Other: _____

Pump Required: ☐ Yes ☑ No ☐ May be required based upon final location and elevations of facilities

Artificial Drainage Required: ☐ Yes ☑ No If yes, please specify details: _____

Type of Water Supply: ☐ Private well ☑ Public well ☐ Municipal Supply ☐ Spring ☐ Other: _____

Drainfield location meets requirements of Rule .1945: Yes ☑ No ☐

Drainfield location meets requirements of Rule .1950: Yes ☑ No ☐

Permit valid for: ☑ Five years [site plan submitted pursuant to GS 130A-334(13a)] ☐ No expiration [plat submitted pursuant to GS 130A-334(7a)]

Permit conditions:

Licensed Soil Scientist Print Name: Samuel Ashley Rollans

Licensed Soil Scientist Signature: Samuel A Rollans Date: _____

The LSS evaluation is being submitted pursuant to and meets the requirements of G.S. 130A-335(a2).

See attached site sketch

APPROVED AUG 30 2022

SOIL & FORESTRY SERVICES
OF THE CAROLINAS, PA

www.soilandforestryservices.com

Project#: 22-0050
July 21st, 2022

DANNY DRYE
Attn: *Danny Drye*
Email: aerohead310@yahoo.com

RE: Soil& Site Evaluation for a 3 Bedroom Residence (Crawl Space) at Houpe Rd, 0.528 ac Parcel, PIN# 4746486159, Statesville, NC 28625.

Danny:

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/cleared. Topography within the evaluated area was gently slope near the house site and moderate slope near the proposed drainfield area. Property lines and corners were marked at the time of the evaluation by survey. The attached Prelminary Plat was utilized to produce a Site Plan for the design. The proposed septic layout was located via Trimble Submeter GPS and used to produce the attached *Site Plan*. The house envelope was staked by the client. The attached Survey provided has building setbacks to property lines.

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 seven boring locations on the two Lots (1 & 2) flagged and located via GPS. Five of the seven soil borings are located on Lot 2 in or adjacent to the proposed septic layout. 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 GPS. An on-ground layout of system and repair was performed using a laser level. Pin flag locations of the layout were also located by GPS. Detailed system & repair information is summarized in the following paragraph for this Lot.

APPROVED AUG 3 0 2022

Houpe Rd- Lot 2 (*See Attached Design*)
The septic layout for this lot (9' centers) yielded a total of 569 linear feet of line. The primary system is proposed as 308 linear feet of Accepted (25% Reduction) drainfield with gravity distribution. Trench depth (Low Side) is specified at 32 inches. The repair system is proposed as 200 linear feet of Modified Conv. (50% Reduction) drainfield with low pressure distribution. There is 260 linear feet of repair available. Trench depth (Low Side) is specified at 32 inches.

Session Law Requirements

All information needed to issue the IP must be submitted with the application. 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/LG evaluation(s) attached to this application is to be used to issue an Improvement Permit in accordance with G.S. 130A-335(a2) and (a3)."

Owner Date

Print Name Timothy Gaither

Signature _____ _____

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 G.S. 130A-335(a2)."

Disclaimer
This report reflects the findings of S&FS, PA. *This LSS evaluation is being submitted pursuant to and meets the requirements of G.S. 130A-335(a2)."* Any site modifications that impact the proposed septic areas on Houpe Rd- Lot 2 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,



APPROVED AUG 3 0 2022

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 Septic System with gravity dist. for a 3 bedroom single family residence at Houpe Rd, Statesville 28625, Iredell County, NC. PIN#: (4746486159)

Contents: **Page**

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

Design Information
- Design Specifications---------- 2-3
- Layout Specifications---------- 4

Site Plan/System Plan---------- 5

Calculations---------- 6

Profile Descriptions---------- 7-8

LICENSED SOIL SCIENTIST
Samuel A. Rollins
1231

7/21/2022
Project #: 22-0050
Design By: Soil & Forestry Services of the Carolinas, PA

APPROVED AUG 3 0 2022

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 NC 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.
- Where required by the county health department, post installation inspections by the designer must be scheduled 5 week days in advance.
- 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.
- Septic tank riser shall be a minimum of 6" above finished grade.
- System is specified as a gravity 25% reduction (Accepted) installation.
- Repair is specified as a 50% reduction (Modified Conv.) PPBPS w/ low pressure installation.

APPROVED AUG 3 0 2022

GRAVITY ACCEPTED SYSTEM FOR WASTEWATER TREATMENT

Owner/Applicant:	Danny Drye
Address:	390 Liberty Hill Road Statesville, NC 28625
Phone:	704.880.1396
County:	Iredell
Location:	Houpe Rd Statesville, NC 28625
Source of Wastewater Flow:	3 Bedroom Single Family Residence
Estimated Gallons Per Day Flow:	360
System Flow:	N/A

Design Specifications

Drainfield Size:	300	
Loading Rate (gpd/ft.^{2}):	0.3	
Depth of Gravel in Trench:	N/A	
Gravel Size:	N/A	
Trench Depth (Low Side):	32 in.	Repair Trench Bottom 32 in.
Trench Width:	36 in.	
Septic Tank Size:	1000	
Estimated Supply Line Length:	7	
Supply Line Diameter:	4 in. SCH 40 PVC	
Supply Line Volume:	4.57	
Dosing Volume:	N/A	
Supply Manifold:	N/A	
Supply Manifold Length:	N/A	
Supply Manifold Volume:	N/A	
Recommended Float Controls:	N/A	
Recommended Control Panel:	N/A	
Pressure Head:	N/A	
Friction Head:	N/A	
Elevation Head:	N/A	
Total Dynamic Head:	N/A	
Threaded Union:	N/A	
Gate Valves:	N/A	
Check Valves:	N/A	
Anti-Siphon Hole:	N/A	
Additional Comments:	Soil suitability was performed by Soil & Forestry Services of the Carolinas, PA	

APPROVED AUG 3 0 2022

Houpe Rd

ACCEPTED SYSTEM

DESIGN FLOW (gpd):	360
SOIL APPLICATION RATE (gpd/ft.^{2}):	0.3
TOTAL AREA TRENCH BOTTOM:	900
TOTAL LATERAL LENGTH:	300
NUMBER OF FIELDS:	1
LATERAL LENGTH REQUIRED PER FIELD:	300
SUPPLY LINE LENGTH:	7
TOTAL DYNAMIC HEAD:	N/A
MANIFOLD SIZE:	N/A
DOSING VOLUME:	N/A
PUMP TANK DRAW DOWN*:	N/A
SEPTIC TANK SIZE:	1000

APPROVED AUG 3 0 2022

Layout Specifications - 254 Houpe Rd- Lot 2

Project #: 22-0050

LAYOUT FOR 3 BEDROOM HOME 7/21/2022

LINE #	FLAG COLOR	BS	HI	FS	ELEVATION	FLAGGED LINE LENGTH	DESIGN LINE LENGTH
TBM							
INSTR. 1							
1	RED					81	75
2	ORANGE					81	71
3	***YELLOW***					***81***	***75***
4	***BLUE***					***81***	***75***
5	***PINK***					***81***	***75***
6	***RED***					***80***	***75***
7	ORANGE					84	84
8	YELLOW					30	30
					Total	569	530

	LINE LENGTH	LTAR GPD/FT2	SYSTEM TYPE	SOIL LTAR GPD/FT2	TRENCH SYSTEM	DISTRIBUTION	TRENCH DEPTH
**** System***	***300***	***0.300***	***ACCEPT.***	***0.300***	***25% RED***	***GRAVITY***	32"
Repair	260	0.300	MOD CONV.	0.300	PPBPS	LOW PRESSURE	32"

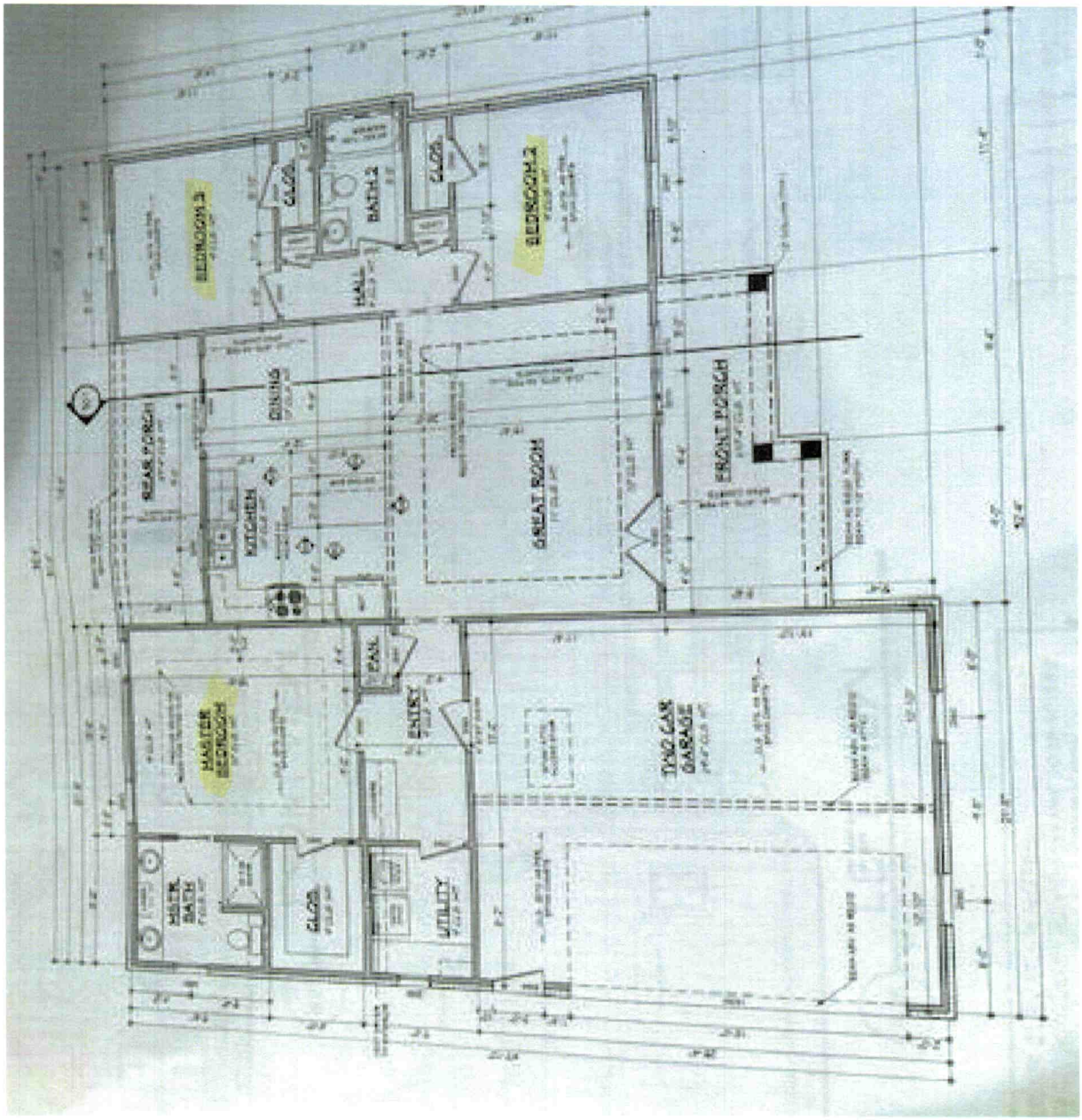
Notes: **All measures in feet

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

**Nitrification lines & house envelope were located by GPS.

APPROVED SEP 12 2022

Floor Plan Dimensions 46' x 52'



Byfield, Mitt 9-14-2022

Sheet 1 of 2
PROPERTY ID #: 4746486150
COUNTY: Iredell

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

OWNER: James Gallihar
ADDRESS: 325 E Memorial Hwy Harmony, NC 28634
PROPOSED FACILITY: 3Br
PROPOSED DESIGN FLOW (.1949): 360 GPD
LOCATION OF SITE: Houpe Rd Statesville NC, 28625 - Lot 2
APPLICATION DATE
DATE EVALUATED: 4/6/22
PROPERTY SIZE: 0.52
PROPERTY RECORDED: Yes

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)		OTHER PROFILE FACTORS				PROFILE CLASS & LTAR
			.1941 STRUCTURE/ TEXTURE	.1941 CONSISTENCE/ MINERALOGY	.1942 SOIL WETNESS/ COLOR	.1943 SOIL DEPTH	.1956 SAPRO CLASS	.1944 RESTR HORIZ	
B1	L/4%	0-3	DBCL wmsbk	Fr SS SP	C to Many SAP	50	–	–	PS 0.325
		3-16	BRC wmsbk	" "					
		16-50	RBCL wfsbk	" "					
B2	L/4-5%	0-4	RBCL wmsbk	Fr SS SP	C. SAP	50	–	–	PS 0.325
		4-26	BRC wmsbk	" "					
		26-50	RBCL wfsbk	" "					
B3	L/4-5%	0-6	RBCL wmsbk	Fr SS SP		50	–	–	PS 0.3
		6-36	BRC wmsbk	" "					
		36-50	RBCL wfsbk	" "					
B4	L/3-4%	0-40	BRC wmsbk	Fr SS SP		50	–	–	PS 0.3
		40-50	RBCL wfsbk	" "					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	PS	PS
System Type(s)	25% Reduction Gravity	PPBFS w/Low Pressure
Site LTAR	0.3	0.3

OTHER FACTORS (.1946):
SITE CLASSIFICATION (.1948): PS
EVALUATED BY: S. Ashley Rollans
OTHER(S) PRESENT: Chad Wagner, Mason

LICENSED SOIL SCIENTIST Samuel A. Rollans 1231 STATE OF NORTH CAROLINA

COMMENTS:

Updated February 2014

APPROVED AUG 30 2022

SOIL/SITE EVALUATION
(Continuation Sheet-Complete all field in full)

Sheet 2 of 2

PROPERTY ID #: Same
DATE OF EVALUATION: 7/27/22
COUNTY: Iredell

JR DRIVE HOUPE RD

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
5		0-7	B cl wfsbk	Fr SS P SEXP					PS
B	L/7%	7-44	" wmsbk	" " "					0.3
		44-50	Rcl wfsbk	" " "	fsap	50	-	-	
6		0-28	RC wmsbk	Fr SS P SEXP					PS
B	L/6%	28-50	Rcl wfsbk	" " "	fsap	50	-	-	0.3-3.25
7		0-10	RB cl wmsbk	Fr SS P SEXP	disturbed to 8"				PS
B	L/6%	10-35	RC wmAbk/sbk	Fr SS P SEXP	fsc	50	-	-	0.3
		35-50	RB cl wfsbk	" " "	fcsap				
8									0
9									0

COMMENTS:

Updated February 2014

APPROVED AUG 30 2022

STATE OF NORTH CAROLINA
IREDELL COUNTY

I, NICHOLAS D. WHITLEY, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book AS, page SHOWN, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book AS, page SHOWN; that the ratio of precision as calculated is 1: 10,000+; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 5th day of APRIL, A.D., 2022.

"PRELIMINARY PLAT"

NOT FOR RECORDATION, CONVEYANCES, OR SALES

Professional Land Surveyor
L-4952

NOTE:
1. THIS PLAT IS OF A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET;
2. THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE; OR
3. THAT THE SURVEY IS A CONTROL SURVEY.
X 4. THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
5. THIS PLAT IS OF A SURVEY THAT IS LOCATED IN SUCH PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND.
6. THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION

Professional Land Surveyor
L-4952

NOTES:
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
- AREA BY COORDINATE COMPUTATION.
- PROPERTY SUBJECT TO ANY VALID & ENFORCEABLE EASEMENTS, RESTRICTIONS & RIGHTS OF WAY OF RECORD.
- SURVEY IS BASED ON PHYSICAL EVIDENCE AND EXISTING MONUMENT FOUND DURING THE SURVEY.
- PROPERTY CORNER PIPE SIZES AS SHOWN ARE NOMINAL INSIDE DIAMETER.
- NO NCGS MONUMENT FOUND WITHIN 2000'
- SUBJECT PROPERTY ZONED R-20.
- SETBACKS: FRONT = 35'
  REAR = 35'
  SIDE = 15'
- LOTS WILL BE SERVED BY IREDELL WATER



LOCATION MAP NOT TO SCALE

PIN 4746-48-6347
AGNES JAKUBOWSKI ADAM
JAKUBOWSKI and HALEY
RENEE JAKUBOWSKI
D.B. 2717 PG. 1085

230.00' (TOTAL)
N86°15'30"E
(200.36')
(29.64')

LOT #1
PORTION OF PIN 4746-48-6159
TOTAL AREA = 0.528 ACRE (22,991.8 SQFT)
(INCLUDING 0.067 ACRE(2,930.1 SQFT) IN ROAD R/W)
AREA FREE OF R/W = 0.461 ACRE (20,061.7 SQFT)

(NR'69)
(NR'69)
(NR'69)
(NR'69)
25.68'
(N13°51'39"W)
(SHOWN)
(N13°51'39"W)
(SHOWN)
25.68'
(N13°51'39"W)
(SHOWN)
(N13°51'39"W)
(SHOWN)
25.68'
HOUPE RD
(SR 1151)
(60' R/W)
R/W MONUMENTATION
(NOT FOUND)
(NOT SET)
(NOT SET)
(NOT SET