200 Weatherstone Ranch Trl ✓

ICHD - ENVIRONMENTAL HEALTH DIVISION

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

PERMIT # AP 328108

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

PIN # 4760-37-2894 ✓

APPLICANT/OWNER: Kevin Lauder

APPLICANT ADDRESS: 12317 Bailey Rd Cornelius, NC 28031

SITE ADDRESS: 507 Weather's Creek Rd Troutman, NC

PHONE: 704 453-8640

ALT. PHONE

SITE DIRECTIONS: Hwy 115 N TR Shinnville TL Weathers Creek Rd left on right near end of drive

SAP CONTROLLED: ☒ YES ☐ NO

SUBDIVISION:

SECTION: — LOT # — LOT AREA: 34 Acre ✓

DESIGN FLOW: 480 gpd L.T.A.R.: 3 Inst / 2.5 Kg

Septic Tank	1000 (gal)	STB	Infi Hunter	Date		☒ New System	☐ Repair	☐ Expansion	System Type: I II III IV V VI	☒ Residence	No. Bedrooms 4
Pump Tank	(gal)	PT		Date		System Description:	Gravity - 25% Reduction			☐ Business	No. Persons 8
Pump Make		Model		Serial #		Repair System Description:	Same			☐ Other	No. Employees
# Nitrification Fields	1	# Lines	4	Linear Ft	400'	Maintenance Agreement Required:	☐ YES	☒ NO		☒ Slab	☐ Crawl Space
Trench Width	36"	Trench Bottom Depth (Low side)	Max 36"	Gravel Depth		☒ GRAVITY	☐ PRESSURE			☐ Basement w/plumbing	☐ Basement w/o plumbing

Water Supply: ☒ Private ☐ Public ☐ Community

Comments / Conditions: Shared Drive Agreement attached
AA Must keep well 100ft from Septic!

Keep any cuts >2' at least 15' from any part of Septic
* Have Box Keys Broadcast Septic Area. or 2ft Berms

INITIAL SITE SKETCH

See attached Sketch for Septic System layout.

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: Date:

Installed by: Massey Septic

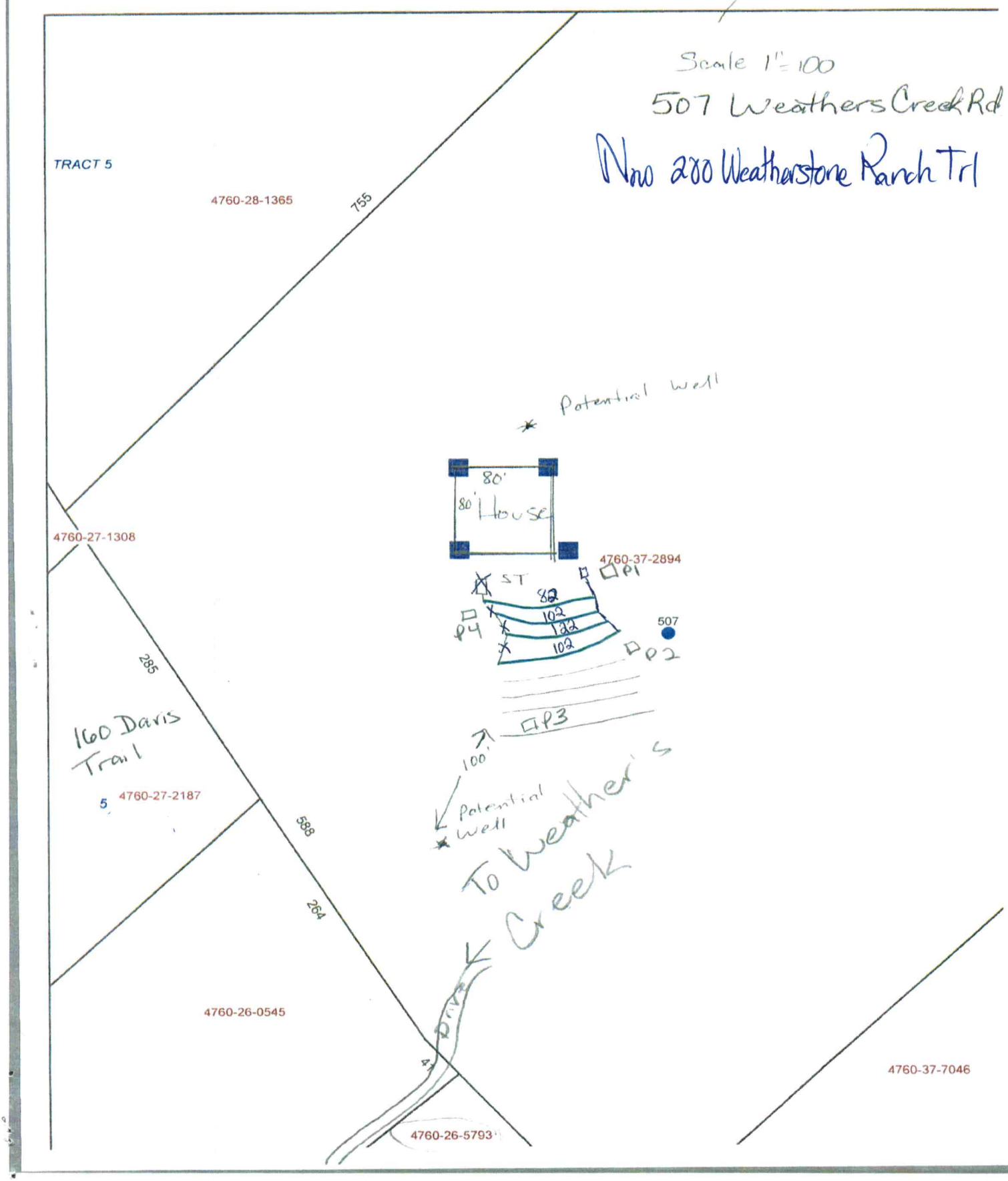
IMPROVEMENT PERMIT by: Maria Dotson Date: 6/24/22

OPERATION PERMIT by: Date: 2/7/23

AUTHORIZATION TO CONSTRUCT by: Date: 7/26/22

Existing System Inspected by: Date:

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


Scale 1" = 100
507 Weathers Creek Rd
Now 280 Weatherstone Ranch Trl
TRACT 5
4760-28-1365
755
Potential Well
80'
80' House
4760-27-1308
4760-37-2894
P1
ST
82
102
132
102
P4
507
P2
P3
285
160 Davis Trail
100'
5
4760-27-2187
Potential Well
588
To Weather's Creek
264
4760-26-0545
Drive
4760-37-7046
4760-26-5793

ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 | Mooresville Office (704) 660-3625 (DW) | PERMIT # AP 328108

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

PIN # 4760--37--2894

APPLICANT/OWNER: Kevin Lavder | APPLICANT ADDRESS: 12317 Bailey Rd Cornelius, NC 28031

SITE ADDRESS: 507 Weather's Creek Rd Troutman, NC | PHONE: 704 453-8640 | ALT. PHONE

SITE DIRECTIONS: Hwy 115 N TR Shinnville TL Weathers Creek Rd to on right near End of drive | SAP CONTROLLED: [X] YES [ ] NO

SUBDIVISION: | SECTION: — LOT # — LOT AREA: 34 Acre | DESIGN FLOW: 480gpd | L.T.A.R.: .3 Irr / .275 Rp

Septic Tank	1000 (gal)	STB	Date	[X] New System	[ ] Repair	[ ] Expansion	System Type: I II III IV V VI	[X] Residence	No. Bedrooms 4
Pump Tank	(gal)	PT	Date	System Description:	Gravity - 25% Reduction			[ ] Business	No. Persons 8
Pump Make		Model	Serial #	Repair System Description:	Same			[ ] Other	No. Employees
# Nitrification Fields	1	# Lines 4	Linear Ft: 400'	Maintenance Agreement Required:	[ ] YES	[X] NO		[X] Slab	[ ] Crawl Space
Trench Width	36"	Trench Bottom Depth (Low side) max	36"	Gravel Depth —	[X] GRAVITY	[ ] PRESSURE		[ ] Basement w/plumbing	[ ] Basement w/o plumbing

Water Supply: [X] Private [ ] Public [ ] Community

Comments / Conditions: Shared Drive Agreement attached
** Must keep well 100ft from Septic!

Keep any cuts >2' at least 15' from any part of Septic
* Horse Barn Cover Does not impact Septic Area, or Setbacks

INITIAL SITE SKETCH

See attached Sketch for Septic System layout.

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.

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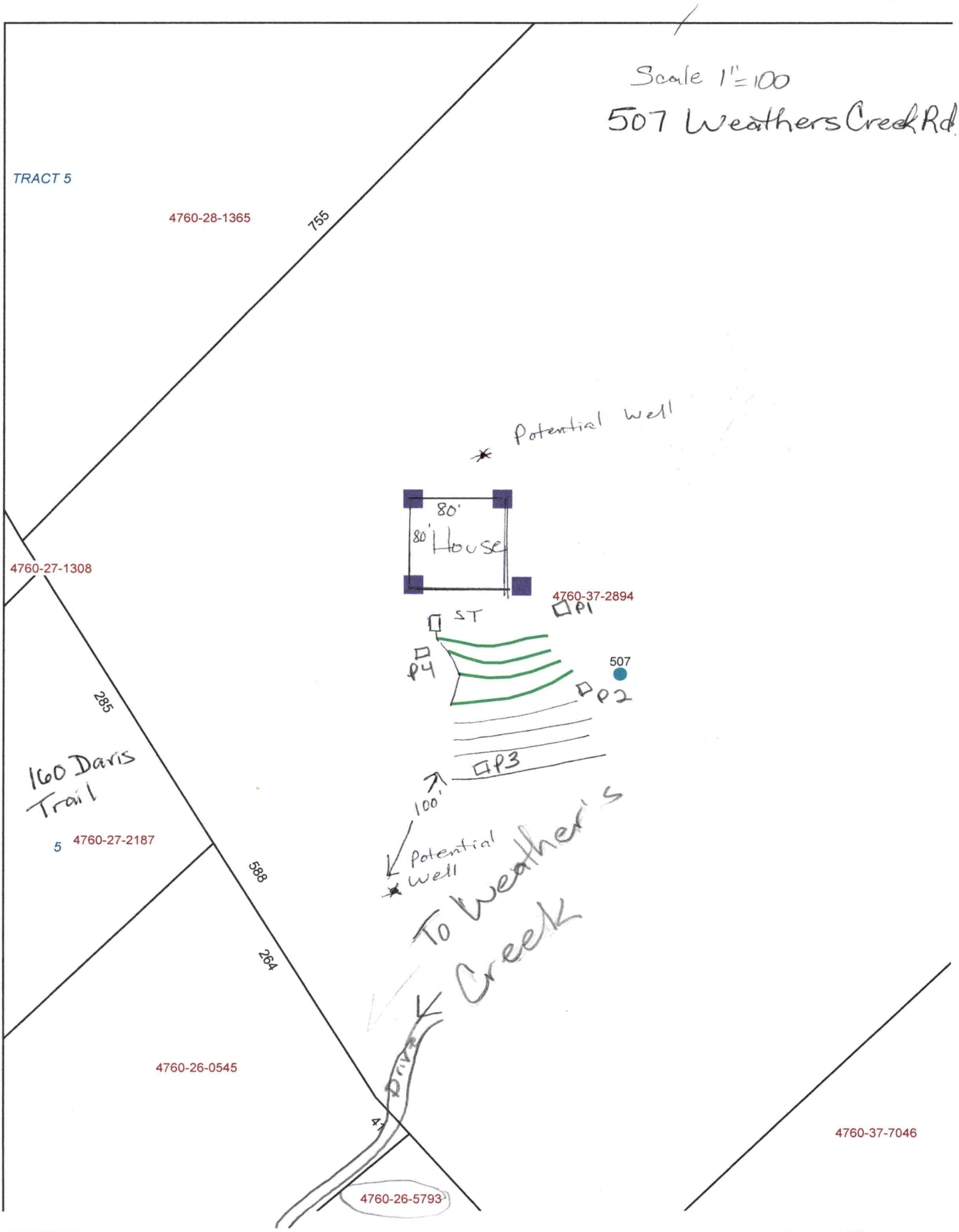
[ ] **IMPROVEMENT PERMIT** *with plat valid without expiration.* [X] **IMPROVEMENT PERMIT** *with site plan valid for 60 mos.* [X] **AUTHORIZATION TO CONSTRUCT** *valid for period equal to IMPROVEMENT PERMIT--not to exceed 60 mo.*

Owner / Applicant Signature: | Date: | Installed by:

IMPROVEMENT PERMIT by: Maria Dotson | Date: 6/24/22 | OPERATION PERMIT by: | Date:

AUTHORIZATION TO CONSTRUCT by: Byron Bass | Date: 7/6/22 | Existing System Inspected by: | Date:

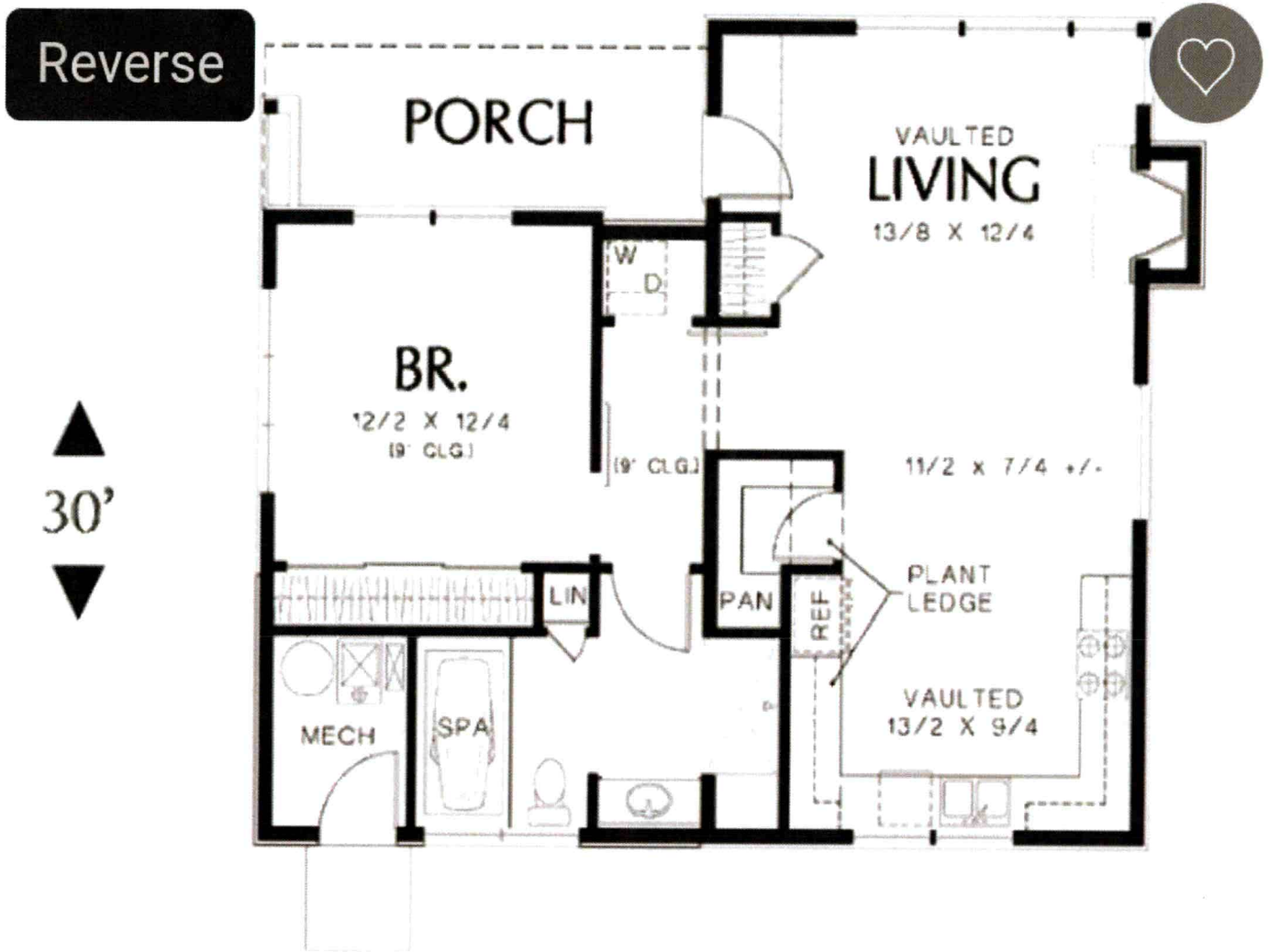
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Scale 1"=100
507 Weathers Creek Rd
TRACT 5
4760-28-1365
755
Potential Well
80'
80'
House
4760-27-1308
4760-37-2894
P1
ST
P4
507
P2
285
160 Davis Trail
P3
100'
5
4760-27-2187
Potential Well
588
To Weather's Creek
264
Drive
4760-26-0545
4
4760-37-7046
4760-26-5793

FLOOR PLANS

Floor Plan - Main Floor

Maybe 505



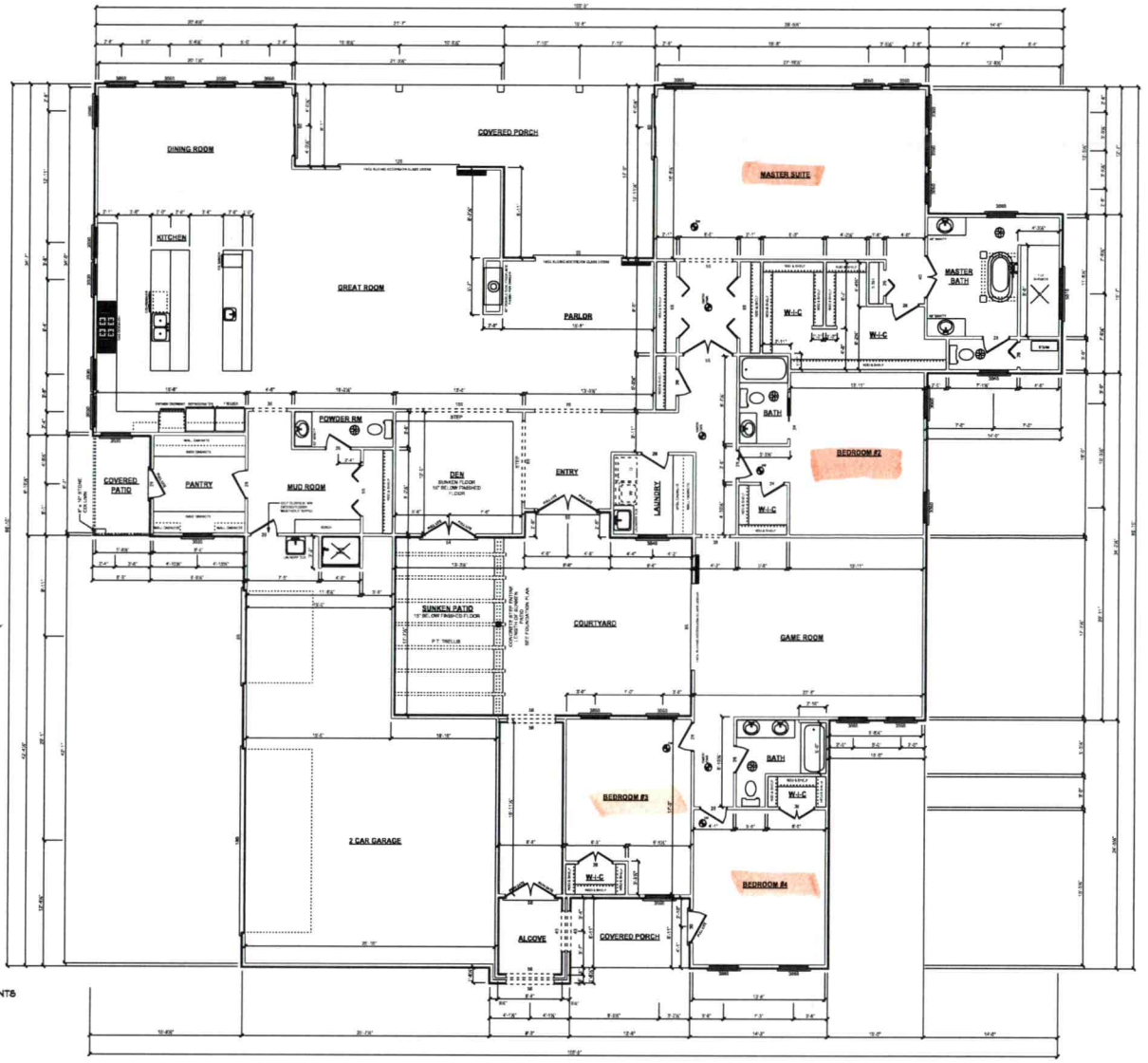
carriage house
507 Weathers Creek

FRAMING CONSTRUCTION NOTES:



100' 5"

86' 10"



FIRST FLOOR PLAN

SCALE: 3/16" = 1'-0"

BAB 7/26/22

Ted Lauder

MOISTURE
PROTECT EXTERIOR OF BELOW GRADE FOUNDATIONS WITH 2 COATS ASPHALT.
PERIMETER DRAINS TO BE 4" PERFORATED PVC AND PLACED BELOW ELEV. OF INTERIOR SLABS AND SLOPED TO STORM DRAINS OR OTHER APPROVED DISBURSEMENT AREAS. PROVIDE APPROPRIATE CLEANOUTS.
ROOF AND SITE RUNOFF TO BE DISBURSED VIA SEPARATE PVC SYSTEM SUCH TO PREVENT BACKUP.
PROVIDE FLASHINGS OVER ALL EXPOSED WINDOWS AND DOORS
USE ONLY 6E MIN BUILDING PAPER FOR BUILDING WRAP AND APPLY WITH CARE ASSURING SIDING WILL LEAK.
PROVIDE BUILT IN GUTTERS AND ADEQUATE DOWNSPOUTS SIZED AND SPED TO PREVENT POOLING AND BACKUP

1. BECAUSE SITE CONDITIONS MAY VARY, M & M HOME DESIGN CANNOT WARRANT THE SUITABILITY OF THESE PLANS FOR USE ON YOUR SPECIFIC SITE. CONSTRUCTION FROM THESE PLANS SHOULD NOT BE UNDERTAKEN WITHOUT THE ASSISTANCE OF A PROFESSIONAL CONTRACTOR.
2. ALL FEDERAL, STATE AND LOCAL CODES, ORDINANCES AND REGULATIONS SHALL BE CONSIDERED AS PART OF THESE DRAWINGS AND DETAILS FOR THIS BUILDING AND SHALL TAKE PREFERENCE OVER ANYTHING SHOWN, DESCRIBED OR IMPLIED WHERE VARIANCES OCCUR.
3. CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS BEFORE BEGINNING CONSTRUCTION AND COORDINATE ANY CORRECTIONS OR REVISIONS WITH THE OWNER AND DESIGNER. M & M HOME DESIGN WILL ASSUME NO LIABILITY FOR DIMENSIONAL ERRORS ONCE CONSTRUCTION BEGINS

HEADER BEARING REQUIREMENTS

PER ENGINEER'S DESIGN

2x8 THRU 2x10	1 JACK STUD
2x12	2 JACK STUDS
LVL 9" THRU 12"	2 JACK STUDS
LVL 14" THRU 16"	3 JACK STUDS
LVL 18" & GREATER	4 JACK STUDS

STUDS SHALL BE 2 X 4'S SPACED 16" O.C. DOUBLE AT OPENINGS. FRAMED SOLID AT CORNERS AND ANGLES FOR DRYWALL AT OPENINGS. THE INNER STUD SHALL BE CUT OUT TO RECEIVE THE HEADER OVER THE OPENING AND SHALL EXTEND IN ONE PIECE FROM HEADER TO BEARING. EXTERIOR WALLS TO BE 2x4 STUDS

NOTE
M & M HOME DESIGN SHALL NOT BE RESPONSIBLE FOR THE ENGINEERING OF THESE PLANS. IT IS THE HOME OWNER'S RESPONSIBILITY THAT THE FRAMING BE IN COMPLIANCE WITH THE NORTH CAROLINA RESIDENTIAL BUILDING CODE.

SHEET A-2

SOFTPLAN 5455 DESIGN TEAM

M&M HOME DESIGN
M. MALLORY STROUD
513 MALLORY STREET STATESVILLE, NC 28677
(704) 215-3344 mandmhomedesign@gmail.com

1994 - 2022 28 YEARS OF EXCELLENCE

Copyright June, 2022

CONTRACTOR:

CONSTRUCTION SITE:
NEW RESIDENCE @
503 WEATHERS CREEK RD.
TROUTMAN, NC 28166
IREDELL COUNTY

HOMEOWNER:
KEVIN & REBECCA LAUDER
12317 BAILEY RD.
CORNELIUS, NC 28031
(704) 996-1605

DRAWN BY: J. GENCHUR
DATE: JUNE 28, 2022
REVISIONS:

507 Weathers Creek

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

Sheet ___ of ___
PROPERTY ID #: 4760372894
COUNTY: Iredell

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

OWNER: Kevin Lauder — APPLICATION DATE 4/19/22
ADDRESS: 12317 Bailey Rd. Cornelius NC 28031 — DATE EVALUATED: 5/26/22
PROPOSED FACILITY: House — PROPOSED DESIGN FLOW (.1949): 480 gpd — PROPERTY SIZE: 34.1 Ac
LOCATION OF SITE: 507 Weathers Creek Trail, Mt — 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	10%	0-10	RCm-w	SBK SS, SP,	SExP, FR				PS
		10-34	RC/C w	SBK SS, SP,	SExP, FR w/				Common
			Mica & few to many	SAP Inclus					.3
		34-54	L/SCL	SAP massive, FR					
2	5% Rep	0-8	Brn w/	SCL/C w SS, SP,	SExP, FR				PS
		8-23	RC "	m SBK SS, SP,	SExP, FR				
		23-30	RC m-w	SBK SS, SP,	SExP, FR w/				Litho Inclus .3+
		30-51	RC m-w	SBK/ABK S, P,	SExP, FR				30"
			w/ Yel/Brn	Inclus					>30" .275
3	5% Rep	0-6	Brn	SCL w SBK SS, SP,	SExP, FR				PS
		6-19	Rd C	M-w SBK SS, SP,	SExP, FR				.275
		19-43	RC/C w	SBK SS, SP,	SExP, FR w/				
			Yel/Brn	Mottles					
		43-54	Rd/Yel/C	L w SBK SS, SP,	SExP, FR w/ few to many				SAP Inclus
4	9%	0-10	Brn	SCL w SBK SS, SP,	SExP, FR				PS
		10-28	RC m-	w SBK SS, SP,	SExP, FR				
		28-40	RC w	SBK SS, SP,	SExP, FR w/				few to many
			SAP	Inclus					.3
		40-52	SL SAP	massive, FR					

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.1945)	PS	PS
System Type(s)	25% Red	Shallow 25% Red
Site LTAR	.3	.275

OTHER FACTORS (.1946): _____
SITE CLASSIFICATION (.1948): _____
EVALUATED BY: Maria Dotson
OTHER(S) PRESENT: _____

COMMENTS: _____

Updated February 2014

Type: CONSOLIDATED REAL PROPERTY
Recorded: 10/23/2020 4:50:02 PM
Fee Amt: $26.00 Page 1 of 4
Iredell County, NC
Ronald N. Wyatt Register of Deeds

BK 2747 PG 1266 - 1269

Drawn by: Alan G. Carpenter, Attorney at Law

NORTH CAROLINA

IREDELL COUNTY

SHARED DRIVE AGREEMENT

This Shared Drive Agreement is made this 21st day of October, 2020, by and between Robert Scott Brown and wife, Kimberly Brown, (hereinafter called "Brown"), Zootastic Conservation, Inc. ("Zootastic"), and Braden Christopher Zittle and wife, Gabrielle Zittle, f/k/a Gabrielle Dutch McKenney-Dersham (hereinafter called "Zittle),

(The designations Brown, Zootastic and Zittle used herein shall include said parties, their heirs, successors and assigns, and shall include singular, plural, masculine, feminine or neuter as required by the context.)

RECITALS:

1. Brown is the owner of 10.00 acre parcel having Iredell County PIN 4760-26-0545 and title reference of Deed Book 2628, page 1283, and a 5.00 acre parcel having Iredell County PIN 4760-26-5793 and title reference of Deed Book 2628, page 1283, Iredell County Registry.

2. Zootastic is the owner of 34.10 acre parcel having Iredell County PIN 4760-37-2894 and title reference of Deed Book 2365, page 2129, Iredell County Registry.

3. Zittle is the owner of a 4.99 acre parcel having Iredell County PIN 4760-26-1374 and title reference of the deed from Brown to Zittle recorded immediately prior hereto.

3. There is an existing gravel and sand-clay private drive commencing at Weathers Creek Road and terminating at the Zootastic property, which is available for the common use of the said four

parcels as a means of vehicular access from Weathers Creek Road.

4. The parties wish to establish on the public record that the existing private drive is a shared driveway, available for the use all four parcels of land.

NOW, THEREFORE, in consideration of the foregoing recitals, the parties acknowledge and agree:

1. That the existing private roadway, the approximate location of which is shown on the attached drawing, shall be a shared drive for the benefit of all four parcels of land.

2. That Brown hereby grants unto Zittle a non-exclusive easement and right of way over that portion of the drive found on the Brown property and located to north and west of the Zittle property line, as shown on the attached drawing.

3. That Zittle hereby grants unto Brown a non-exclusive easement and right of way over that portion of the drive found on the Zittle property and located to south and east of the Brown property line, as shown on the attached drawing.

4. That the drive shall be deemed to be 25 feet in width, being 12 ½ feet on either side of the existing centerline of the drive.

5. To the extent that any transport or construction activities of the parties should damage the existing road, the party responsible for the damage shall promptly repair it.

6. The rights granted herein shall run with the described properties, by whomsoever owned.

In Witness Whereof, the parties have caused this instrument to be duly executed, this the day and year first above written.

_____ (SEAL)
Robert Scott Brown

_____ (SEAL)
Kimberly Brown

_____ (SEAL)
Braden Christopher Zittle

_____ (SEAL)
Gabrielle Zittle, f/k/a Gabrielle Dutch McKenney-Dersham

Zootastic Conservation, Inc.

by: Kimberly Brown
Kimberly Brown, President

STATE OF NORTH CAROLINA
COUNTY OF IREDELL

I, a Notary Public of the County and State aforesaid, certify that ~~and between~~ Robert Scott Brown and wife, Kimberly Brown and Braden Christopher Zittle and wife, Gabrielle Zittle, f/k/a Gabrielle Dutch McKenney-Dersham, personally came before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 22nd day of October, 2020.

Crystal Santibanez
Notary Public

My Commission Expires: 9/23/2023

(Official Seal)

CRYSTAL SANTIBANEZ
Notary Public
Iredell County, NC
My Commission Expires: 09/23/2023

STATE OF NORTH CAROLINA
COUNTY OF IREDELL

I, a Notary Public of the County and State aforesaid, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Kimberly Brown, President of Zootastic Conservation, Inc.

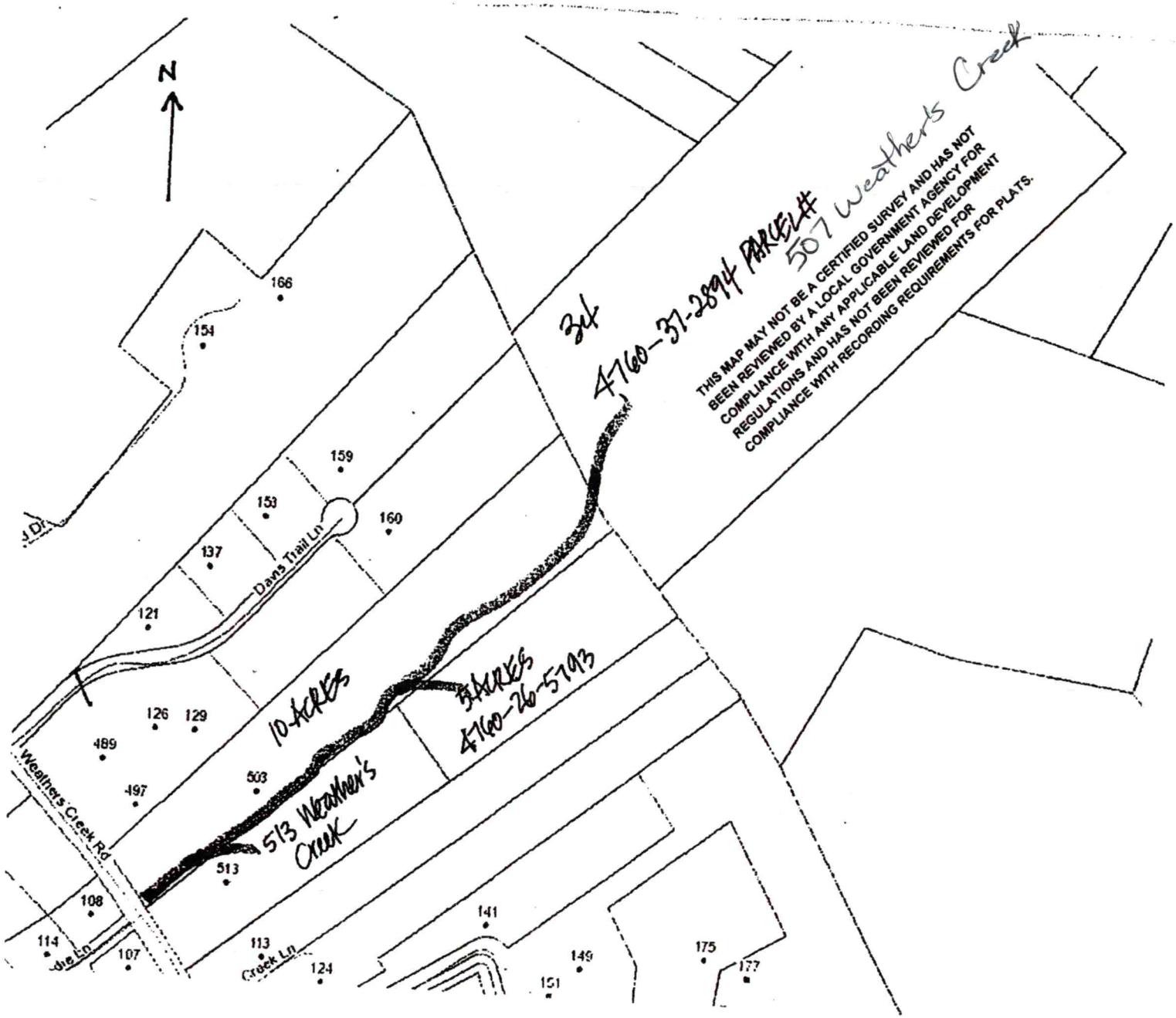
Name(s) of Principal(s)

Witness my hand and official stamp or seal, this 22nd day of October, 2020.

Crystal Santibanez
Notary Public

My commission expires: 9/23/2023
(Official Seal)

CRYSTAL SANTIBANEZ
Notary Public
Iredell County, NC
My Commission Expires: 09/23/2023


N
166
154
159
153
160
137
Davis Trail Ln
121
126
129
489
497
503
513
Weathers Creek Rd
108
114
107
113
Creek Ln
124
141
149
151
175
177
34
4760-37-2894 PARCEL#
507 Weathers Creek
10 ACRES
3 ACRES
4760-26-5703
513 Weather's Creek
THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.