BLDR-2024-62720

ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 x3456 / Mooresville Office (704) 660-3625

PERMIT : OSWP 2024-47146

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

PIN # 4775 -- 99 -- 6806

APPLICANT/OWNER: Transect Construction | APPLICANT ADDRESS: 13815 Cinnabar Pl, Huntersville

SITE ADDRESS: 1459 Mocksville Hwy, Statesville 28625 | PHONE: 703-304-0391 | ALT. PHONE -

SITE DIRECTIONS: 64 E | SAP CONTROLLED: ☐ YES ☒ NO

SUBDIVISION: Swann Hills | SECTION: - | LOT # 19 | LOT AREA: 0.662 | DESIGN FLOW: 360 gpd | L.T.A.R.(Initial): 0.25 | L.T.A.R (Repair): 0.25

Septic Tank 1000 (gal) STB 760 Date
Pump Tank (gal) PT Date
Pump Make Model Serial #
Nitrification Fields 1 # Lines 4 Linear Ft 240
Trench Width 36in *Max. Trench Depth(Initial) 24in *Max. Trench Depth(Repair) 24in Gravel Depth -
* Measured on the downhill side of the trench
Effluent Standard: ☒ DSE ☐ HSE ☐ TS-I ☐ TS-II ☐ RCW ☐ NSF/ANSI 40

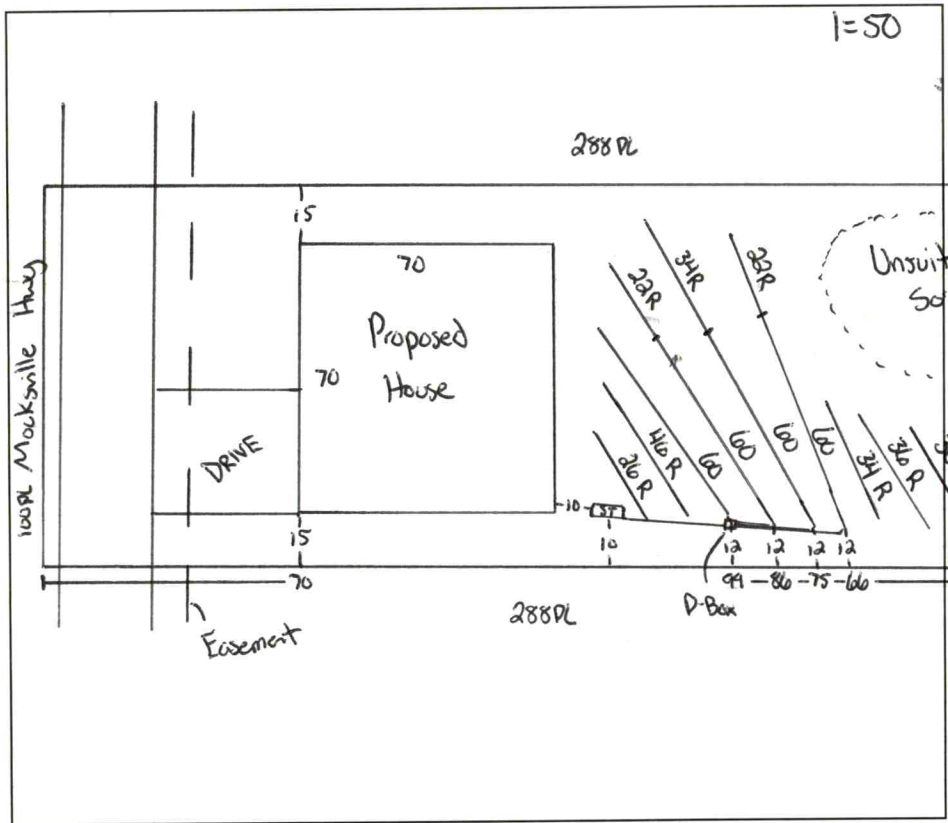
☒ New System ☐ Repair ☐ Expansion System Type: I II (III) IV V VI
System Description: HPPBPS
Repair System Description: LP - PPBPS
Maintenance Agreement Required: ☐ YES ☒ NO
☒ GRAVITY ☐ PRESSURE
Usable Depth to LC (Initial): 44 in

☒ Residence No. Bedrooms 3
☐ Business No. Persons 6
☐ Other No. Employees
☒ Slab ☐ Crawl Space
☐ Basement w/plumbing ☐ Basement w/o plumbing
Usable Depth to LC (Repair): 44 in *Limiting Condition*

Water Supply
☐ Private
☒ Public
☐ Community

Comments / Conditions: Do not grade, park, or drive on septic.

INITIAL SITE SKETCH



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.

Checked
Tank 9/19/25
Tap 3 Lines 1/14/25

* No plumbing * Bottom line not finished

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:
IMPROVEMENT PERMIT by: Cary Whit Date: 4/11/24
AUTHORIZATION TO CONSTRUCT by: Cary Whit Date: 10/2/24

Installed by: Gail Excavating
OPERATION PERMIT by: BM Date: 11/5/25
Existing System Inspected by: Date:

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? _____	

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

PROPERTY ID #: 4775996805
COUNTY: Iredell

Lot 19

SOIL/SITE EVALUATION *for* ON-SITE WASTEWATER SYSTEM

(Complete all fields in full)

OWNER: Transect Construction DATE EVALUATED: 4/3/24
ADDRESS: 13815 Cinnabar Pl
PROPOSED FACILITY: 3 bd/r home PROPOSED DESIGN FLOW (.0400): ~~480~~ 360gpd PROPERTY SIZE: 0.6062
LOCATION OF SITE: 1459 Mocksville Hwy, Statesville 28625 PROPERTY RECORDED: yes
WATER SUPPLY: X Public Single Family Well Shared Well Spring Other _____ WATER SUPPLY SETBACK: 10'
EVALUATION METHOD: Auger Boring X Pit Cut TYPE OF WASTEWATER: X Domestic High Strength IPWW

PROFILE #	.0502 LANDSCAPE POSITION/ SLOPE %	HORIZON DEPTH (IN.)	SOIL MORPHOLOGY .0503 STRUCTURE/ TEXTURE	SOIL MORPHOLOGY .0503 CONSISTENCE/ MINERALOGY	OTHER PROFILE FACTORS .0504 SOIL WETNESS/ COLOR	.0505 SOIL DEPTH	.0506 SAPRO CLASS	.0507 RESTR HORIZ	.0509 PROFILE CLASS & LTAR*	.0503 SLOPE CORRECTION
1	Linear 8%	0 - 9	PLOW SC	SS SP FR SE	–	48	Few Litho inc in CL layer		.3 PS	4
		9 - 32	C SBK	SS SP FR SE						
		32 - 48	CL SBK	SS SP FR SE						
2	Foot 5%	0 - 10	PLOW SC	SS SP FR SE	10yr 6/8 at 28"+ 10yr 8/2 at 44"+	48	–	–	.25 PS	3
		10 - 28	C ABK	SS SP FR SE						
		28 - 48	CL SBK	SS SP FR SE						
3	Head 3%	0 - 14	PLOW SC	SS SP FR SE	–	49	–	–	US	2
		14 - 49	C SBK	S P FR Exp						
4	Foot 5%	0 - 10	PLOW SC	SS SP FR SE	10yr 6/6 at 38"+	48	Litho inc in CL layer		.25 PS	3
		10 - 33	C SBK	S P FR SE						
		33 - 48	CL SBK	SS SP FR SE						

DESCRIPTION	INITIAL SYSTEM	REPAIR SYSTEM
Available Space (.0508)	PS	PS
System Type(s)	50% ~~20%~~	50%
Site LTAR	.25	.25
Maximum Trench Depth	~~20~~ 32	32

SITE CLASSIFICATION (.0509): PS
EVALUATED BY: Cory Whicker
OTHER(S) PRESENT: _____

Comments: _____

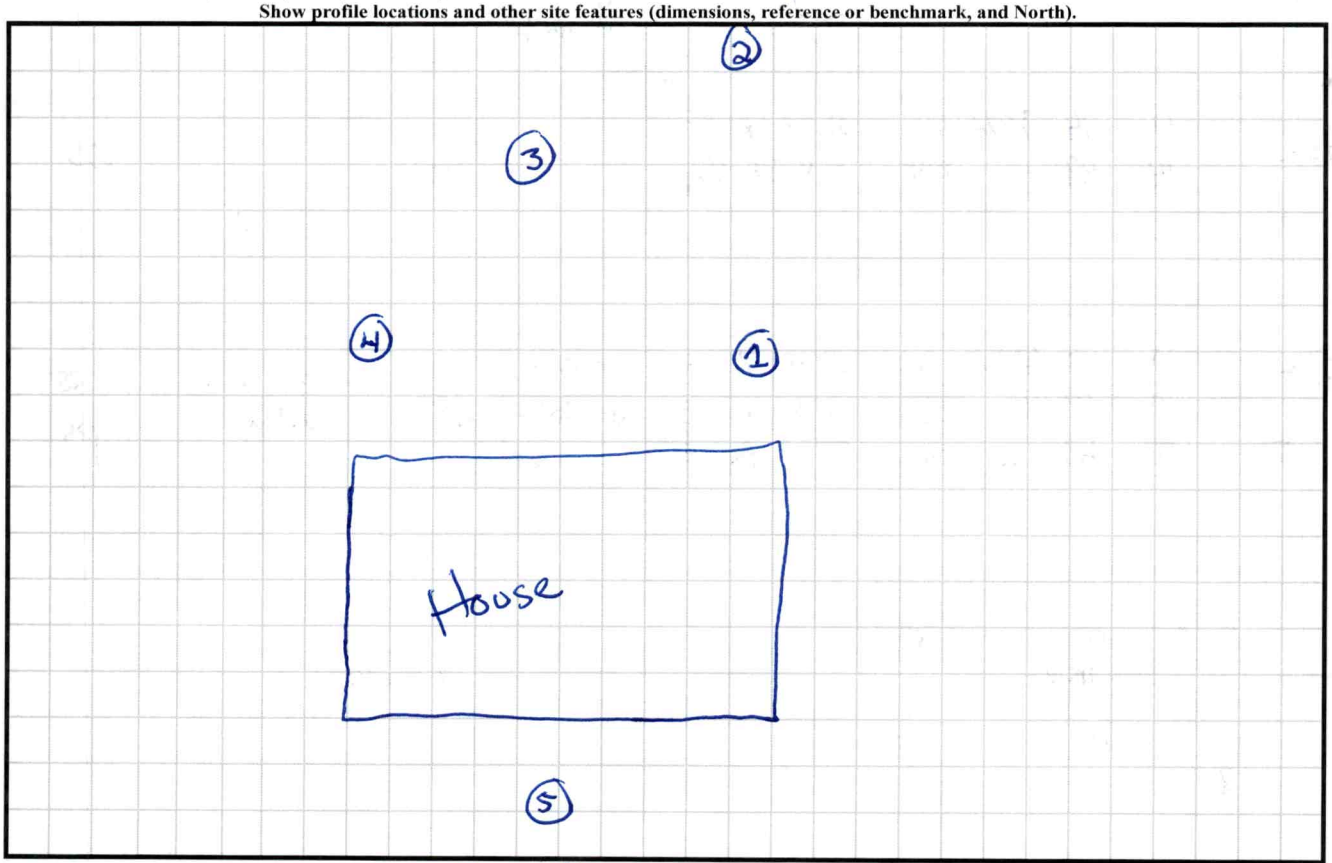
LEGEND

LANDSCAPE POSITION	SOIL GROUP	SOIL TEXTURE	CONVENTIONAL LTAR (gpd/ft²)	SAPROLITE LTAR (gpd/ft²)	LPP LTAR (gpd/ft²)	MINERALOGY/ CONSISTENCE		STRUCTURE
CC (Concave slope)	I	S (Sand)	0.8 - 1.2	0.6 - 0.8	0.4 -0.6	MOIST	WET	SG (Single grain)
CV (Convex Slope)		LS (Loamy sand)		0.5 -0.7		Lo (Loose)	NS (Non-sticky)	M (Massive)
D (Drainage way)	II	SL (Sandy loam)	0.6 - 0.8	0.4 -0.6	0.3 - 0.4	VFR (Very friable)	SS (Slightly sticky)	GR (Granular)
FP (Flood plain)		L (Loam)		0.2 - 0.4		FR (Friable)	S (Sticky)	SBK (Subangular blocky)
FS (Foot slope)	III	SiL (Silt loam)	0.3 - 0.6	0.1 - 0.3	0.15 - 0.3	FI (Firm)	VS (Very sticky)	ABK (Angular blocky)
H (Head slope)		SCL (Sandy clay loam)		0.05 - 0.15**		VFI (Very firm)	NP (Non-plastic)	PR (Prismatic)
L (Linear Slope)		CL (Clay loam)		None		EFI (Extremely firm)	SP (Slightly plastic)	PL (Platy)
N (Nose slope)		SiCL (Silty clay loam)					P (Plastic)	
R (Ridge/summit)		Si (Silt)					VP (Very plastic)	
S (Shoulder slope)	IV	SC (Sandy clay)	0.1 - 0.4		0.05 - 0.2	SEXP (Slightly expansive)		
T (Terrace)		SiC (Silty clay)				EXP (Expansive)		
TS (Toe Slope)		C (Clay)						
		O (Organic)	None					

* Adjust LTAR due to depth, consistence, structure, soil wetness, landscape, position, wastewater flow and quality.
**Sandy clay loam saprolite can only be used with advanced pretreatment in accordance with 15A NCAC 18E .1200.

HORIZON DEPTH In inches below natural soil surface
DEPTH OF FILL In inches from land surface
RESTRICTIVE HORIZON Thickness and depth from land surface
SAPROLITE S(suitable) or U(unsuitable); Evaluation of saprolite shall be by pits.
SOIL WETNESS Inches from land surface to free water or inches from land surface to soil colors with chroma 2 or less - record Munsell color chip designation
CLASSIFICATION S (Suitable) or U (Unsuitable)

Show profile locations and other site features (dimensions, reference or benchmark, and North).



5) Linear 0-16 SC ABK
16-34 C
34-48 CL SBK

PERMIT SNAPSHOT REPORT OSWP-2024-47146 FOR IREDELL COUNTY

Permit Type	Environmental Health OSWP	**Project:**		**App Date:**	02/15/2024
Work Class:	EH Septic Permit	**District:**	Iredell County	**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: PERC LOT FOR 4 BEDROOM SINGLE FAMILY NEW CONSTRUCTION. Waiting to be surveyed-BM 2/29. Site ready 3/26/24

Parcel: 4775996806.000 Main	**Address:** 1459 Mocksville Hwy Statesville, NC 28625 Main	**Zone:** RA(Residential Agricultural District)

Property Owner
TJ PECORAK
Home: (703) 304-0391
Mobile: (703) 304-0391

Applicant/Authorized Agent
TRANSECT CONSTRUCTION LLC
13944 Alley Baster Street
13815 CINNABAR PLACE
Huntersville, NC 28078
Business: (703) 304-0391
Mobile: (703) 304-0391

Permit Custom Fields

How is your site plan being submitted	Survey Plat	Septic Application/Permit Type	Improvement Permit	Does the site contain any jurisdictional wetlands	No
Non-domestic Sewage Generated	No	Other Public Agency	No	All proposed structure dimensions	70' X 70' MAXIMUM BUILDING FOOTPRINT
What are the proposed structures	New Single-Family Residence - Stick Built	Type of New Single-Family Residence	Stick Built	Maximum Number of Bedrooms	4
If other Addition/Structure, please explain		Number of Occupants	4	Foundation Type	Concrete Slab Foundation
Residential/Business/Other	Residential	Water Supply	Community Well	Desired Septic System Type	Conventional (most common)
Lot Acreage	0.662	Front Setback	35	Back Setback	35
Left Setback	15	Right Setback	15	Zoning Permit Issued Date	Feb 20 2024 12:00AM
Zoning Permit Expiration Date	Aug 18 2024 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	NOT IN A WATERSHED

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_TJ_PECORAK_2/15/2024.jpg	02/15/2024 12:31	PECORAK, TJ		Uploaded via CSS
Iredell Co Owner Authorization Swan Hill_v1.pdf	02/15/2024 13:46	PECORAK, TJ	Available Online	
Swan Lot 19_v1.pdf	02/16/2024 9:02	PECORAK, TJ	Available Online	

Inspection Number	Status	Inspection Type	Request Date	Scheduled Start Date	Scheduled End Date	Actual Start Date	Actual End Date
2024-200905	Passed - Permit	OSWP Septic/Well Preliminary Site Visit	03/26/2024	03/25/2024 0:00	03/25/2024 0:00	03/26/2024 7:58	03/26/2024 7:58

Inspectors: Moore, Bradley (Primary)

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

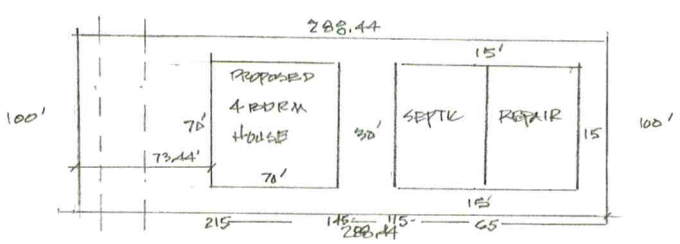
PERMIT SNAPSHOT REPORT (OSWP-2024-47146)

Invoice No.	Fee		Fee Amount	Amount Paid
INV-00026910	New Gravity System		$500.00	$500.00
	Iredell Zoning Tech Fee		$2.25	$2.25
	Iredell Zoning Permit Fee		$75.00	$75.00
		Total for Invoice INV-00026910	$577.25	$577.25
		Grand Total for Permit	**$577.25**	**$577.25**

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Completeness Check v.1		02/15/2024 14:14	02/15/2024 14:14
Confirm application complete v.1	Generic Action		02/15/2024 14:14
Fees v.1		02/19/2024 8:15	02/19/2024 8:15
Issue Invoice v.1	Generic Action		02/19/2024 8:15
Fees Paid v.1	Generic Action		02/19/2024 8:15
Zoning Review v.1		02/16/2024 9:13	02/20/2024 8:33
~~Floodplain Admin Overview v.1~~	Task		02/16/2024 9:13
Iredell County Zoning Approval v.1	Task	02/16/2024 9:13	02/20/2024 8:33
Issue Invoice v.1	Generic Action		02/16/2024 9:13
Fees Paid v.1	Generic Action		02/19/2024 8:15
Lot Readiness Verification v.1		03/26/2024 7:58	
OSWP Septic Preliminary Site Visit v.1	Inspection	03/26/2024 7:58	03/26/2024 7:58
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		

ROCKVILLE HWY

SCALE 1" = 50'



1459 ROCKVILLE HIGHWAY

LOT 19

PIN # 1775996806

L67
L66
L77
L83
L82
35' RY
15' SY
L78
29,103.97 SF.
0.668 AC.
17
L76
28,869.35 SF.
0.663 AC.
18
L81
28,844.00 SF.
0.662 AC.
19
L85
L71
C11
35' FY
L75
L2
SWAN PARK LN.
25' PRIVATE ESMT.
L79
L80
L84
L120
L109
L104
L103
L119
CERTIFICATE OF OWN
EXISTING
FIRE
HYDRANT