9665B # 8751

MECKLENBURG COUNTY
HEALTH DEPARTMENT

APPLICATION FOR APPROVAL TO USE AN EXISTING ON-SITE WASTEWATER TREATMENT & DISPOSAL SYSTEM / WATER SUPPLY WELL

APPLICATION TYPE: (●) SEPTIC ONLY ( ) WELL ONLY ( ) SEPTIC & WELL
( ) ADDITION OR RENOVATION WITH OCCUPANCY INCREASE
( ) ADDITION OR RENOVATION WITH NO OCCUPANCY INCREASE
( ) EXCHANGE MOBILE HOME (SAME # BEDROOMS)
(●) COMMERCIAL OR INDUSTRIAL

PERSON FILING APPLICATION:
NAME: Derek S. Rothaupt
ADDRESS: 10909 Rozzelles Rd
CITY: Charlotte
STATE: NC ZIP: 28214
PHONE: 803 746 5780 LVM
ALTERNATE PHONE: 803 431-9016
E-MAIL: derek@esenv.com

PROPERTY OWNER: [X] SAME AS PERSON FILING APPLICATION
NAME: _____
ADDRESS: _____
CITY: _____
STATE: _____ ZIP: _____
PHONE: _____
ALTERNATE PHONE: _____
E-MAIL: _____

JOB LOCATION INFORMATION
TAX PARCEL #: 03122236
STREET ADDRESS: 10909 Rozzelles Ferry Rd
CITY: Charlotte
STATE: NC ZIP: 28214

SUBDIVISION OR MOBILE HOME PARK NAME: _____
LOT #: _____

WATER SUPPLY:
(●) MUNICIPAL ( ) PRIVATE WELL ( ) PUBLIC WELL ( ) SHARED WELL ( ) OTHER _____

RESIDENTIAL PROPERTY TYPE: (●) N/A
( ) HOUSE ( ) MODULAR HOME ( ) MULTIPLE FAMILY
( ) SINGLE MOBILE HOME ( ) DOUBLE WIDE
( ) OTHER _____

OCCUPANCY (both fields are required):
NUMBER OF BEDROOMS: _____
NUMBER OF OCCUPANTS: _____

COMMERCIAL / INDUSTRIAL PROPERTY TYPE: [ ] N/A
TYPE OF BUSINESS: Warehouse
EMPLOYEES PER SHIFT: 7
OF SHIFTS: 1
INDUSTRIAL WASTES? ( ) YES (●) NO
UNDERGROUND STORAGE TANKS? ( ) YES (●) NO

ADDITION/RENOVATION TYPE ATTACHED TO EXISTING STRUCTURE:
[ ] BEDROOM [ ] BATHROOM [ ] KITCHEN [ ] DINING ROOM [ ] LIVING ROOM [ ] DEN
[ ] GARAGE [ ] SUNROOM [ ] PORCH [ ] DECK [ ] OTHER _____

ADDITION/RENOVATION TYPE DETACHED FROM EXISTING STRUCTURE:
[ ] DETACHED GARAGE [ ] DETACHED GARAGE WITH PLUMBING [ ] POOL HOUSE [ ] SHOP [ ] BARN
[ ] STORAGE SHED [ ] DETACHED PORCH / DECK [ ] OTHER _____

*The undersigned, owner, or legal agent for the owner, of the property described above as the "Job Location" has read the foregoing application, acknowledges that the contents of same are true, and authorizes the Mecklenburg County Health Department to enter onto the property for the purpose of processing this request.

Derek S. Rothaupt
Owner's/Agent's Signature

1/12/17
Date

A PROPOSED PLOT PLAN (see page 2) is required to be submitted with each application.

MECKLENBURG COUNTY – GROUNDWATER & WASTEWATER SERVICES
700 N. TRYON ST. SUITE 211 CHARLOTTE, NC 28202, OFFICE: 704-336-5103, FAX: 704-336-6894

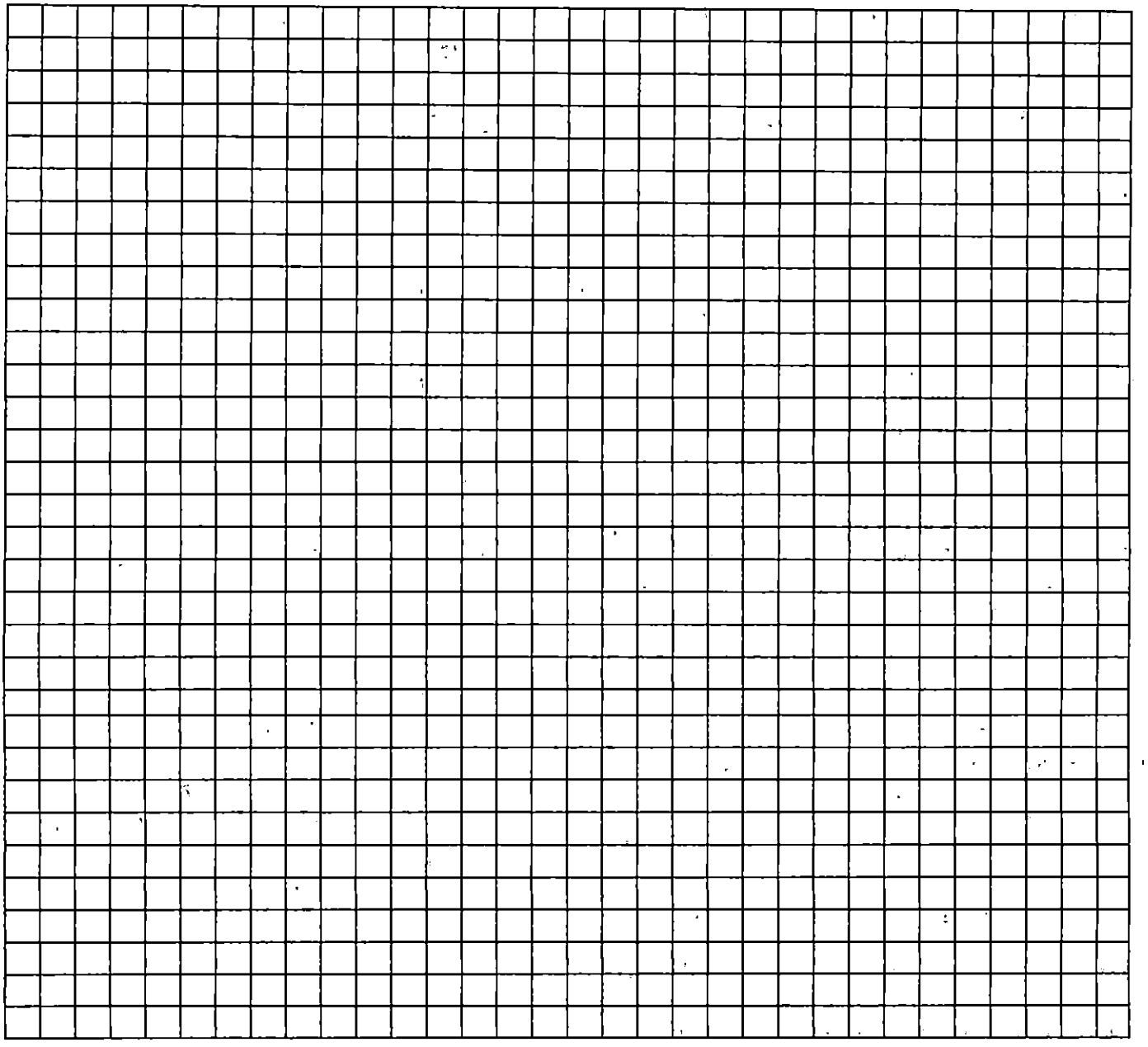
Revised on: 01/03/11

File #: _____

PROPOSED PLOT PLAN

A drawing showing the locations of the following items is required: existing and proposed property lines with dimensions, easements or right-of-ways, proposed building pad(s) or existing building footprint(s), all appurtenances (garage, driveway, deck, pool, etc.), location of existing or proposed well(s), location of existing or proposed sewer lines and sewage disposal systems, surface water bodies, and any aboveground or underground storage tanks. Provide names for all roads that adjoin the property.

Street Address: _____ Tax Parcel #: _____



*The undersigned, an authorized agent of the Mecklenburg County Health Department, certifies that the Department has approved the Request for the "Job Location" contained in this document. This approval is granted in accordance with the provisions of Laws and Rules for Sanitary Sewage Collection, Treatment, and Disposal and Water Supply Wells in effect at the time of issuance of the permit and is subject to the following provisions:

- No work shall be conducted on the septic tank system until an installation, construction, alteration and/or repair approval is granted by this Department.
- This permit is not transferable.
- Addition/Renovation approval valid 1 year from issuance date
- Mobile home exchange approval valid 6 months from issuance date

Denied for use existing system
Septic tank and drain field under concrete drive

Phillip Walker REHS 2/17/17
REHS Signature Date

MECKLENBURG COUNTY – GROUNDWATER & WASTEWATER SERVICES
700 N. TRYON ST. SUITE 211 CHARLOTTE, NC 28202, OFFICE: 704-336-5103, FAX: 704-336-6894

Revised on: 01/03/11

MECKLENBURG COUNTY
Health Department

Marcus Plescia, MD, MPH
Health Director

(704) 336-4700

February 17, 2017

Derek S Rothaupt
10909 Rozzelles Ferry Road
Charlotte NC 28214

Re: Application for approval to use an existing on-site wastewater treatment & disposal system.
Property Location: 10909 Rozzelles Ferry Road
Health Department File Number: **9665B**

Dear Property Owner or Owner's Agent:

On February 17, 2017, the Mecklenburg County Health Department, Groundwater & Wastewater Services Section, evaluated the above-referenced property to determine if approval to use an existing on-site wastewater treatment & disposal system could be granted for your proposed project. This evaluation was done in accordance with the laws and rules governing wastewater systems in North Carolina General Statute 130A-333 and related statutes, Title 15A, Subchapter 18A, of the North Carolina Administrative Code, Rule .1900 and related rules, and the Mecklenburg County Groundwater Well Regulations.

Based on the information provided in the application, dated January 12, 2017, and findings from the site evaluation conducted by our office, your request for approval to use an existing on-site wastewater treatment & disposal system is **not** being granted. This decision is based on the following conditions that were identified during the site visit:

- ☐ The existing on-site wastewater treatment & disposal system was not functioning properly at the time the site evaluation was conducted.
- ☒ The proposed plans do not meet the required setbacks for the on-site wastewater treatment & disposal system serving the property.
- ☒ The proposed plans do not meet the required setbacks for the reserved repair area for an on-site wastewater treatment & disposal system.
- ☐ The proposed plans do not meet the required setbacks for water supply wells.
- ☐ The proposed project will exceed the permitted daily design flow for the existing on-site wastewater treatment & disposal system. System alteration will be required in order to accommodate your proposed project.

If you need any additional information or assistance, please contact our office at (704) 201-7673.

Sincerely, Philo Walker REHS

Philo Walker, REHS
Senior Environmental Specialist

Encl: (1) Application

Mecklenburg County – Groundwater & Wastewater Services

Application for approval to use existing on-site disposal (septic) system

10909 Rozzelles Ferry Rd

Charlotte, NC

To Whom it may Concern:

Attached you will find two plans, one is the original plan which shows the 4 bathrooms that were on-site when purchased and designed for the on-site septic system. The 2nd plan is our updated uplifts that have gone thru preliminary meetings with Mecklenburg, zoning, plumbing, electrical, etc. Based on our plans and the business maintaining a warehouse usage, the city has obtained that we will not be changing the current use of the building. In addition, due to our business mostly being warehouse and limited employees, **the current septic design that has been established for four bathrooms will being reduced to just two bathrooms on the premises**. We have snaked and put a camera into the septic pipes and based on the condition it appears the system is in good working condition. We understand, that if Eastern Solutions was ever to expand, that we will more than likely need to apply for a sewer tap, however at this time we are hoping you will grant us permission to continue to use the existing premise under the new design of just two bathrooms.

Thanks again for your time!

If you have any further questions, please do not hesitate to contact Derek S. Rothaupt @ (803) 431-9016 or derek@esenv.com.

Sincerely,

Derek Steven Rothaupt

Derek S. Rothaupt



Print

Close

Parcel Information

Parcel ID	Account	Parent	Previous
03122236	INDIVIDUAL		

Owner(s)

Owner Name	Mailing Address	City/State
LEE BILLY R	10909 ROZZELLES FERRY RD	CHARLOTTE NC 28214
EASTERN SOLUTIONS LLC	10909 ROZZELLES FERRY RD	CHARLOTTE NC 28214

Legal Information

Legal	Municipality	Date Annexed	Special District	Fire District	Acreage
NA	CHARLOTTE	06/30/2005		CITY OF CHARLOTTE	6.232

Total Parcel Assessment

Building	Land	Features	Total
312000	111300	69800	493100

Exemptions

Exemption	Year Approved	Review Date	Amount

Sales Information

Sale	Price	Stamps	Qualify	VI	Type	Legal Ref.	Grantor
Oct 13 2016	460000	920	RELATED	IMP	WARRANTY D	31251-452	LEE BILLY R
Dec 29 2010	0		LESS $3000	IMP	SPEC WARRNTY	26180-885	LEE,BILLY R
Oct 1 1997	400000		OTHER	IMP	DEED STAMPS	09283-302	LEE B R INDUSTRIES I

Land Use

Use	Units	Type	Neighborhood	Assessment
I600	81108.72	SF	IN05	40600
I600	4.37	AC	IN05	70700

Building Information

Bldg	Description	Type	Year	Property Location
1	LEE-BOY MFG CO Warehouse	LIGHT MFG	1966	10909 ROZZELLES FERRY RD CHARLOTTE
2	Single-Fam	RES	1969	10909 ROZZELLES FERRY RD CHARLOTTE
3	Warehouse	WAREHOUSE	1975	10909 ROZZELLES FERRY RD CHARLOTTE
4	Warehouse	PREFAB WHSE	1988	10909 ROZZELLES FERRY RD CHARLOTTE

Bldg	Story	Units	Total SqFt	Heated SqFt	Foundation	Ext. Wall	Grade	Value
1	1 STORY	0	23451	23275	SLAB-COM	MODULAR MTL - CONC BLOCK	BELOW AVG 03	110600
2	1 STORY	1	7419	4550	CRAWL SPACE	FACE BRICK -	AVERAGE 01	156700
3	1 STORY	1	1440	1248	SLAB-COM	CORR MTL LGT -	BELOW AVG 03	11900
4	1 STORY	1	2244	2244	SLAB-COM	MODULAR MTL -	AVERAGE 01	32800

Bldg	Heat	Fuel	Fire Place	AC	Fixtures	Bedrooms	Full Baths	3/4 Baths	1/2 Baths
1	AIR-NO-DUCT	GAS	0 -	AC-NONE	6	0	0	0	0
2	AIR-DUCTED	ELECTRIC	1 - FP3	AC-CENTRAL	0	4	2	0	1
3	HEAT - NONE	NONE	0 -	AC-NONE	2	0	0	0	0
4	HEAT - NONE	NONE	0 -	AC-NONE	0	0	0	0	0

Sub Area

Bldg	Description	Size
1	BASE (FIRST FLOOR)	18512
1	CANOPY	160
1	PORCH - OPEN - FINISHED	16
1	OFFICE - FAIR	2511
1	OFFICE - FAIR	378
1	OFFICE - FAIR	1874
2	BASE (FIRST FLOOR)	2275
2	PORCH - OPEN - FINISHED	125
2	BASEMENT - FINISHED	2275
2	WOOD DECK	320
2	WOOD DECK	336
2	PATIO	320
2	PATIO	220
2	STORAGE - UNFINISHED	306
2	STORAGE - UNFINISHED	408
2	PORCH - UNFINISHED	306
2	GARAGE - FINISHED	528
3	CANOPY	192
3	BASE (FIRST FLOOR)	1248
4	BASE (FIRST FLOOR)	2244

Depreciation

Bldg	Physical	Functional	Economic	Special	Override
1	AV - 70.00%	- 0.00%		AP - 15.00%	- 0.00%
2	AV - 36.00%	- 0.00%	- 0.00%	- 0.00%	- 0.00%
3	AV - 66.00%	- 0.00%	- 0.00%	- 0.00%	- 0.00%
4	AV - 41.00%	- 0.00%	- 0.00%	- 0.00%	- 0.00%

Special Features & Yard Items

Bldg	Built	Type	Quantity	Units	Value
1	1966	ASPH PAVING	1	45000.00000	39400
1	1976	CH LNK FENCE	1	1000.00000	3500
1	1966	OVHD DOOR	8	8.00000	26900

Notes

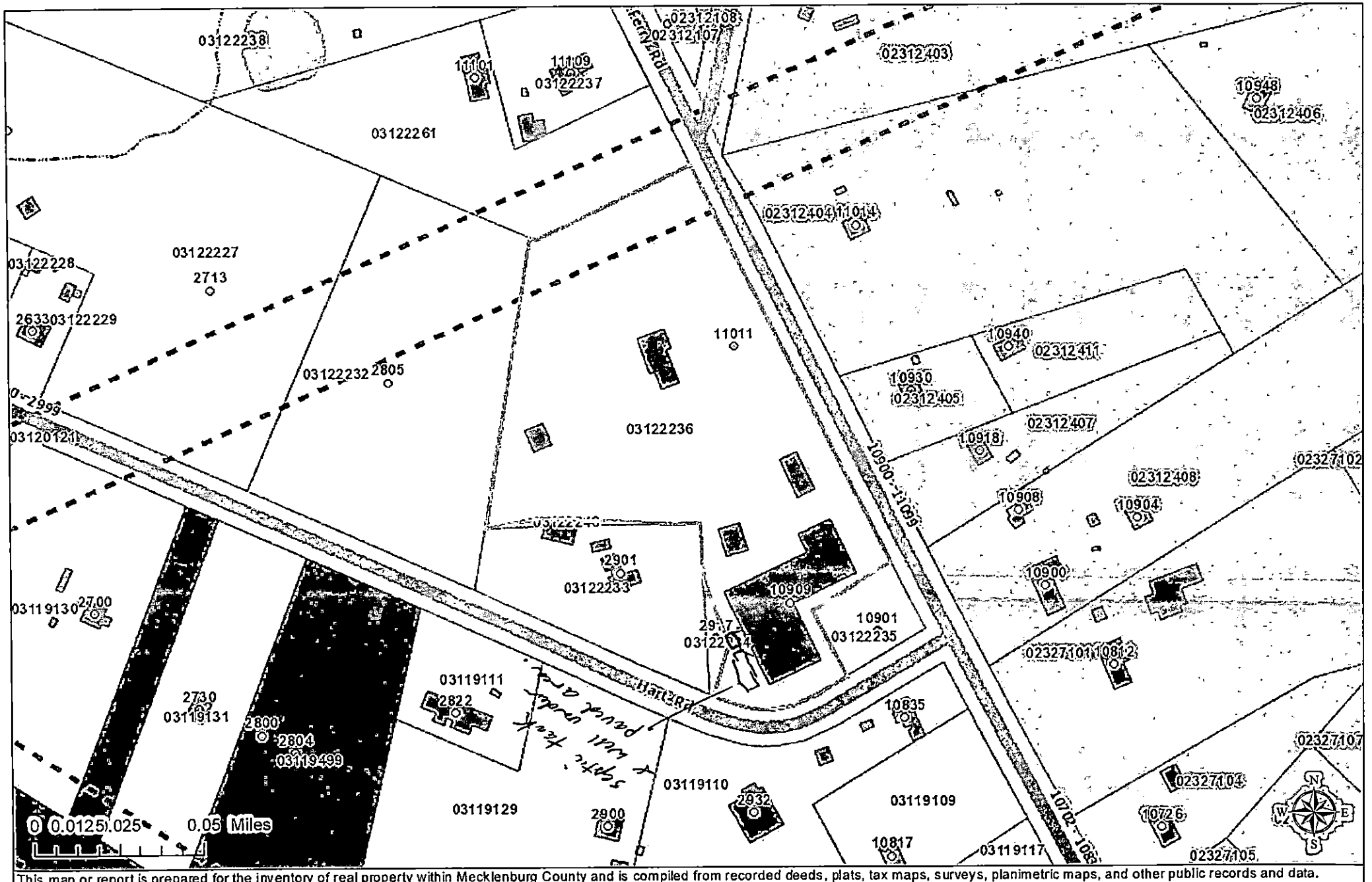
Tax Year	Notes	Note Date

Value Changes

Notice Date	Tax Year	Reason	Changed To	Deferred
Apr 15 2014	2014	Remodeled and/or New Addition	626600	0
Apr 15 2014	2014	Remodeled Improvements and/or New Additl	626600	0
Mar 21 2011	2011	Countywide Revaluation	644600	0
Mar 21 2003	2003	Countywide Revaluation	622100	0
Feb 20 1998	1998	Countywide Revaluation	611060	
Jan 2 1991	1991	Countywide Revaluation	616960	

Polaris 3G Map – Mecklenburg County, North Carolina

Date Printed: 2/17/2017 3:05:58 PM



This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.

Walker, Philo

From: WellReg
Sent: Monday, February 13, 2017 10:26 AM
To: Walker, Philo
Subject: You have been assigned Use Existing System Project: (App ID # 8755)

Mecklenburg County, NC
Health Department
Groundwater & Wastewater Services

Application Type:	Septic Only
Additional UES Options:	COMMERCIAL OR INDUSTRIAL
Tax PID:	03122236
Address:	10909 ROZZELLES FERRY RD
City:	CHARLOTTE
Zip:	28214
Subdivision Name:	
Lot #:	0
Water Supply:	Municipal
Proposed Use of Well:	
Owner Name:	DEREK S ROTHAUPT
Owner Work Phone:	8034319016
Owner Mobile Phone:	
Owner Email:	DEREK@ESENV.COM
Agent Name:	DEREK S ROTHAUPT
Agent Work Phone:	8034319016
Agent Mobile Phone:	
Agent Email:	DEREK@ESENV.COM

MECKLENBURG COUNTY
LAND USE AND ENVIRONMENTAL SERVICES
Payment Receipt

Receipt Information

Date:	02/13/17	**Amount:**	100.00
Receipt #:	103859	**Tendered:**	100.00
Check / Auth #:	VISA 03611G	**Returned:**	0.00
Received By:	ELLISLW		

Account Information

Account #: 200000
Contractor: ALCARAZ,EDGAR
Attn:
Address: 4543 CHARLOTTE HWY STE 8
Address:
City/State/Zip: CLOVER, SC 29710

Item	Description	Permit#	Quantity	Unit Price	Total Price
0705	Use Existing System 10909 ROZZELLES FERRY RD		1	100.00	100.00

Outstanding Balances

Month-To-Date	Prior Month	30 Days	60 Days	90 Days	Balance
	20.00				

Payment Receipt

Mecklenburg County POS

Environmental Health
700 N. Tryon Street
Charlotte, NC 28202
Phone: 704-336-5100

Enter Account # or Customer Name Here: EDGAR ALCARAZ

Bill To:

EDGAR ALCARAZ
4543 CHARLOTTE HWY STE 8

Clover, SC 29710

Single Payment

Transaction Date: 02/13/2017 7:14 AM Pacific Time
Pay Method: VISA **********5567
Approval #: 03611G
Trace Number: bce7259e-37bc-4561-8f9f-e235e27dbf43
Amount: $100.00

Payment Amount: $100.00

Total: $100.00

Thank you for your payment.

Supervisor/Administrative Professional Checklist

New Septic ☐ New Well ☐ Use Existing ☑ Alteration ☐ Modified Plot Plan ☐

New Septic Fees Paid

IP ($250.00) _____ Initials/Date

CA ($200.00) _____ Initials/Date

OP ($200.00) _____ Initials/Date

(CA and OP fees need to be paid before a building permit can be issued)

New Well Fee Paid: $550.00 _____ Initials/Date

Use Existing Fee Paid: $100.00 LE 2/13/17 Initials/Date

Alteration Fee Paid: $300.00 (Total) $200 (If use existing was paid) _____ Initials/Date

Modified Plot Plan Fee Paid: $100.00 _____ Initials/Date

Floor plans need to be submitted and reviewed before CA can be issued. ☐ Reviewed ☐ ____

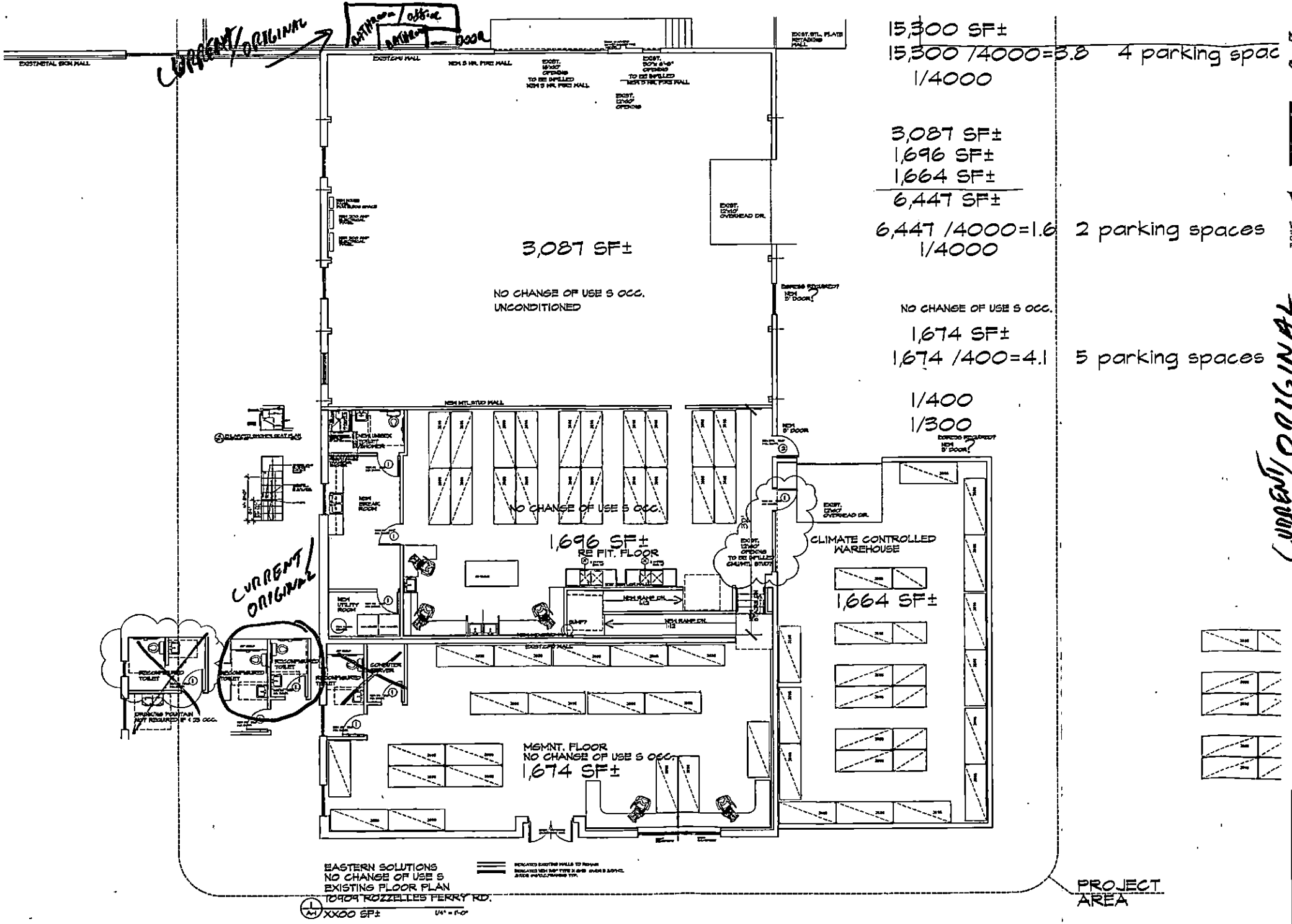
This site is served by septic and well. Verify each is complete before final hold is released. ☐

Septic file completed. ☐ _____ Well file completed. ☐ _____

Send permit for signature. ☐ Signature received. ☐ _____

This septic system requires a certified operator contract before final hold is released. ☐

Certified operator contract is on file. ☐ _____



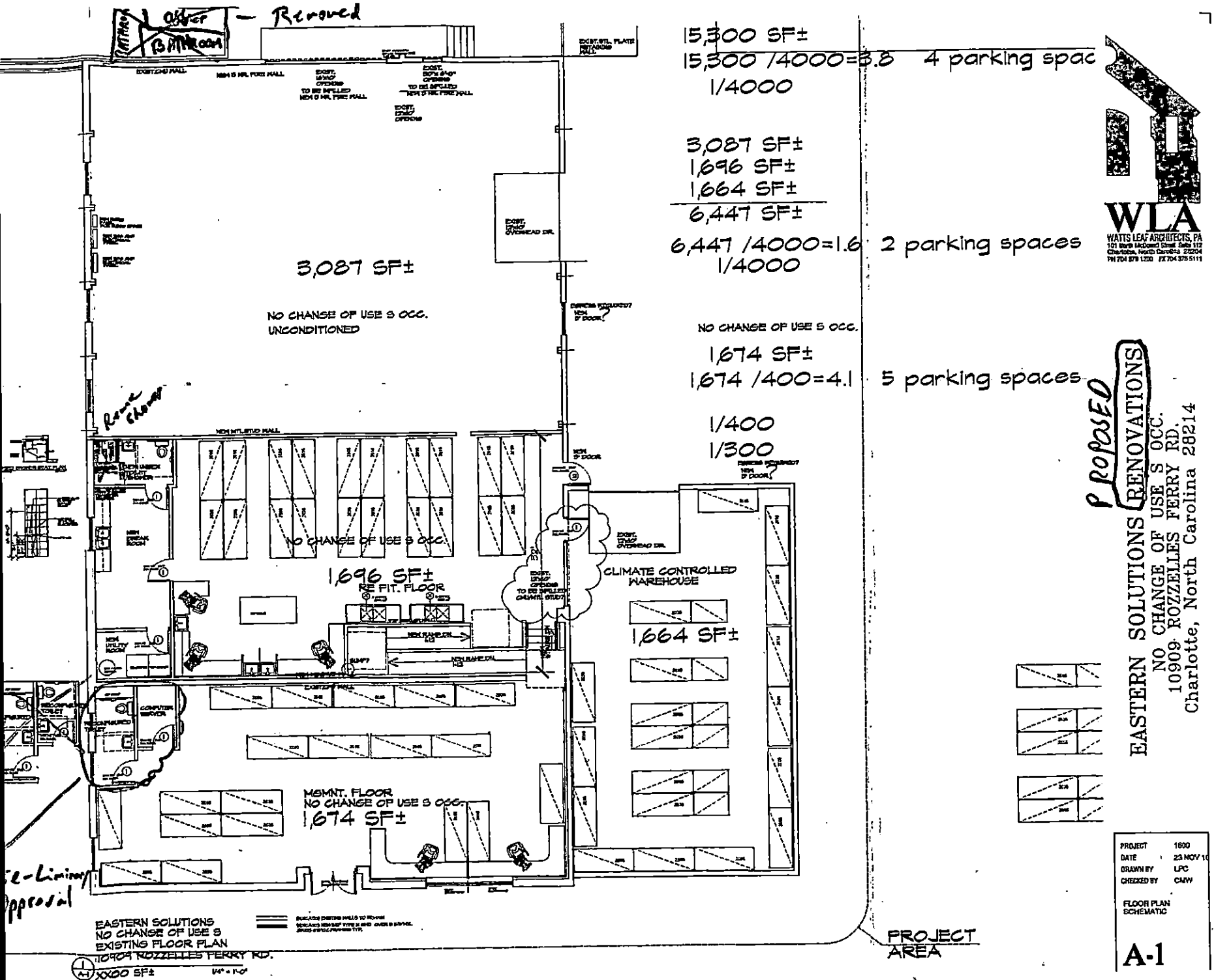
15,300 SF±
15,300 /4000=3.8 4 parking spac
1/4000

3,087 SF±
1,696 SF±
1,664 SF±
6,447 SF±
6,447 /4000=1.6 2 parking spaces
1/4000

NO CHANGE OF USE S OCC.
1,674 SF±
1,674 /400=4.1 5 parking spaces

1/400
1/300

CURRENT/ORIGINAL



15,300 SF±
15,300 /4000=3.8 4 parking spac
1/4000

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1,696 SF±
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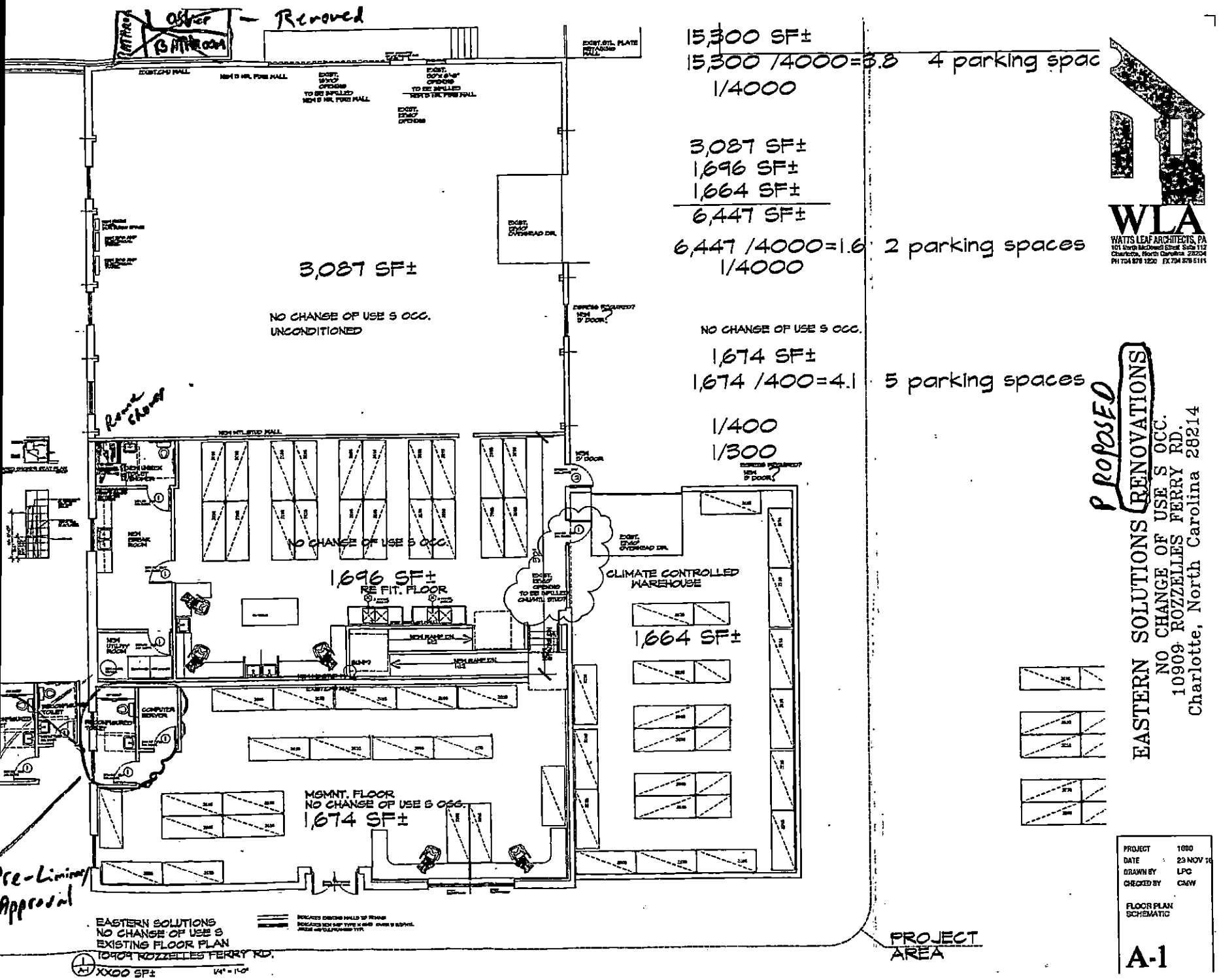
WLA
WATTS LEAF ARCHITECTS, PA
101 Starla McDowell Street Suite 112
Charlotte, North Carolina 28204
PH 704 379 1200 FX 704 375 5111

PROPOSED RENOVATIONS
EASTERN SOLUTIONS
NO CHANGE OF USE & OCC.
10909 ROZZELLES FERRY RD.
Charlotte, North Carolina 28214

PROJECT	1600
DATE	23 NOV 16
DRAWN BY	LPC
CHECKED BY	CMW

FLOOR PLAN SCHEMATIC

A-1



15,300 SF±
15,300 /4000=3.8 4 parking spac
1/4000

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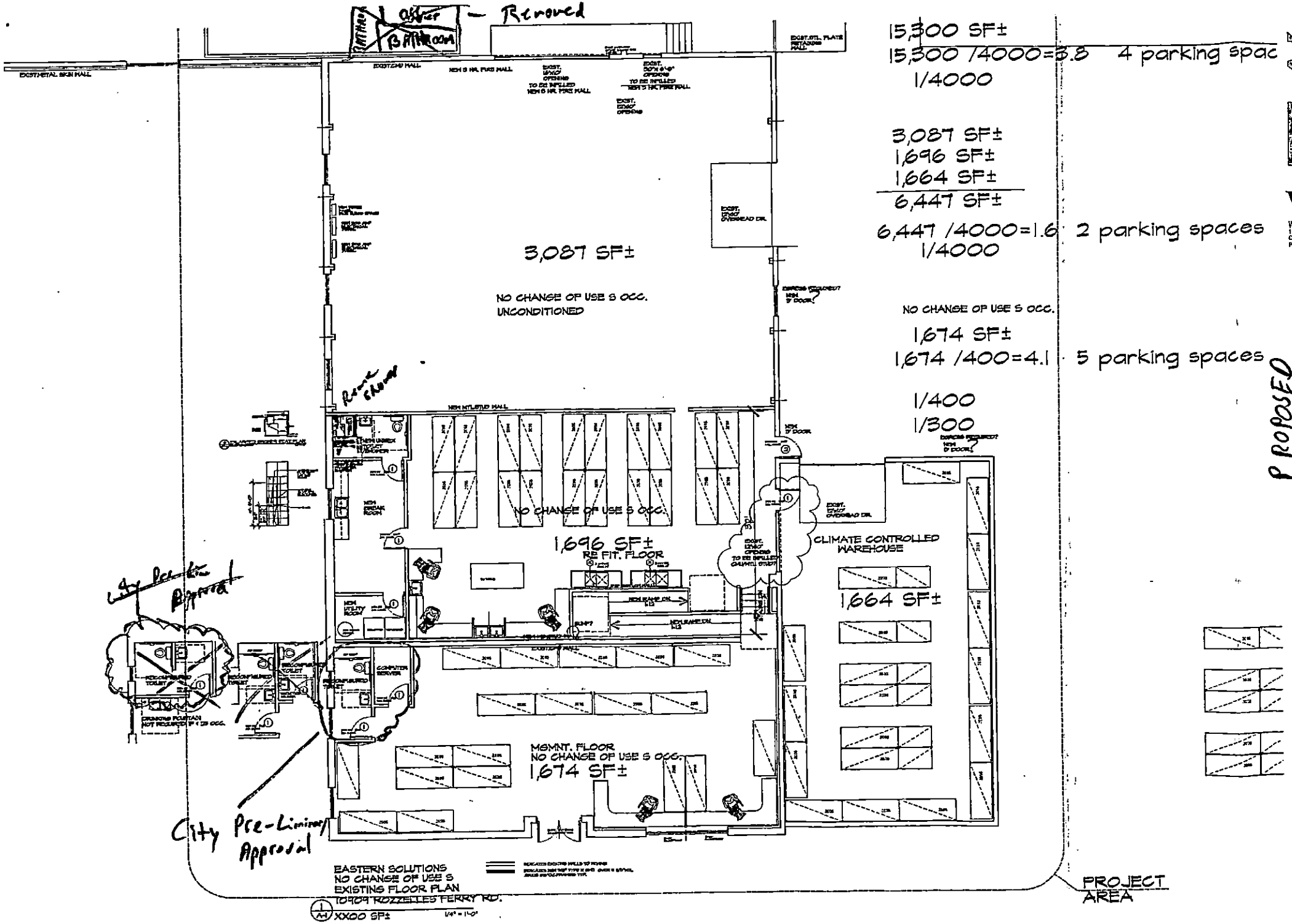
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1/300

PROPOSED EASTERN SOLUTIONS RENOVATIONS