

13826 HOLGATE HILL DR

19519107

6/13/2007

duponbj

Groundwater and Wastewater Services File Imaging Project
May 2007
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FILE COPY

STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

WASTEWATER TREATMENT AND DISPOSAL SYSTEM DESIGN AGREEMENT: 15A NCAC 18A .1948 AND ANY OF THE FOLLOWING RULES: .1956; .1957(a); .1957(b); or .1957(c)

FILED FOR REGISTRATION 09/14/95 15:42 JUDITH A GIBSON REG OF DEEDS MECK NC $.0238 12.00

FILE # 6237A
PARCEL # 195-191-07

The undersigned, H. PARKS HELMS, General Partner of JONATHAN'S LANDING DEVELOPMENT, a North Carolina General Partnership, owner of property located at 13826 Holgate Hill Drive, (the "site") and described in an instrument recorded in Book 6002 at Page 847, Mecklenburg Public Registry, hereby acknowledges that the undersigned applied to the Mecklenburg County Health Department (the "Department") for a permit to install a septic tank sewage disposal system on the site; that the Department evaluated the site for suitability for such a system in accordance with the regulations promulgated by the North Carolina Commission for Health Services as 15A NCAC 18A .1900 et seq.; that the Department originally classified the site as "unsuitable" pursuant to the standards set forth in the regulations; that the undersigned requested that the Department reclassify the site as "provisionally suitable" in light of the particular septic tank system proposed by the undersigned; that the Department considered various studies, data, and other information which indicate to the Department that the septic tank system proposed by the undersigned is allowed by the rules; and that the Department therefore reclassified the site as "provisionally suitable" and issued an appropriate permit for such proposed septic tank system.

The undersigned further acknowledges that the proper design, construction, operation and maintenance of such septic tank system is the responsibility of the designer, owner, developer, installer, or user of the system, as applicable, and that neither the Department nor its officials, employees, or agents warrant or guarantee that the said system installed pursuant to the permit issued by the Department will function in a satisfactory manner for any given period of time or that the Department, its officials, employees or agents assume any liability for any damages of any kind which are caused, or which may be caused, by a malfunction of such system.

The undersigned further acknowledges that the following conditions will apply to the site:

- Any changes on the property may make the Improvement Permit Null and void and may make the Improvement Permit subject to revocation.

This instrument was prepared by: MARVIN A. BETHUNE, Attorney at Law
Mail after recording to: H. Parks Helms, Helms, Cannon, Hamel & Henderson, P.A. 2300 Two First Union Center, Charlotte, NC 28282 (ROD Box #12)

- Do not grade, cut, fill, pave, construct a building or deck, dig a well, install a swimming pool or otherwise cover or disturb the soil (except for planting and maintaining grass or other ground covers) in a manner which will adversely affect the repair area or area where the septic tank system is located.

- When a private certified operator is required, no improvement permit for the designated repair shall be issued unless there is a private certified operator to carry out this management program in the service area where the proposed system is to be located. (Refer to Rule .1961, "Maintenance of Sewage Systems," for further information.)

- Additional fees will be required according to the Mecklenburg County user fee schedule applicable at the time for the issuance of a repair permit for any subsequent repairs to the sewage treatment and disposal system or for installation of a replacement system.

- At the time repairs to the sewage treatment and disposal system are to be made or a replacement system installed, the regulations in effect at that time will govern the repairs or installation of a replacement system.

The undersigned further agrees for himself, his heirs and assigns that he shall indemnify and hold harmless the Department, its employees, and officials, as well as Mecklenburg County and its employees and officials, for any damages or other claims of any person or persons whatsoever arising out of the installation, operation, or failure of said septic tank system.

Use of the singular masculine pronoun forms herein shall be deemed to also include the plural and feminine forms as the context may require.

This document shall be placed on the public records of the Register of Deeds of Mecklenburg County and indexed therein under the Grantor Index in the name or names of the undersigned, and the foregoing acknowledgements shall henceforth be binding on all persons claiming any right, title, or interest in the site.

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, this 14th day of September, 1995.

_____
(Corporate Name)

By: _____

_____ President

ATTEST:

_____
_____ Secretary

(Corporate Seal)

JONATHAN'S LANDING DEVELOPMENT,
a North Carolina General
Partnership _____ (SEAL)

By: _____ (SEAL)
H. PARKS HELMS, General Partner

_____ (SEAL)

_____ (SEAL)

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

I, the undersigned, a Notary Public for said County and State, do hereby certify that H. PARKS HELMS, General Partner of Jonathan's Landing Development personally appeared before me this date and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal, this 14th day of September, 1995.

_____
Notary Public

My Commission Expires:
1/26/00

HELMS, CANNON, HAMEL & HENDERSON
PROFESSIONAL ASSOCIATION
ATTORNEYS AT LAW
SUITE 2300, TWO FIRST UNION CENTER
CHARLOTTE, NORTH CAROLINA 28282

H. PARKS HELMS
THOMAS R. CANNON
WILLIAM F. HAMEL
DAVID L. HENDERSON
CHRISTIAN R. TROY
BRUCE L. JAMES
WILLIAM B. HAMEL

CHARLES J. HENDERSON
(RETIRED)
THOMAS G. LANE, JR.
(RETIRED)

TELEPHONE (704) 372-4884
TELECOPIER (704) 332-0585

September 14, 1995

Sylvia D. Daniel, R.S.
Program Chief
Environmental Health Division
Mecklenburg County Health Department
700 North Tryon Street, Suite 211
Charlotte, North Carolina 28292-2236

Re: LOT 7, JONATHAN'S LANDING

Dear Sylvia:

Please find enclosed WASTEWATER TREATMENT AND DISPOSAL SYSTEM DESIGN AGREEMENT for the property at 13826 Holgate Hill Drive, Jonathan's Landing, which has now been recorded in the office of the Register of Deeds for Mecklenburg County in Book 8289, Page 997.

If anything further is required with respect to this matter, please let me know.

Thank you for your assistance in this matter.

Yours very truly,

H. Parks Helms

HPH:ara
Enc.
cc: Mr. Marvin A. Bethune

Mecklenburg County
Health Department

MEMORANDUM

TO: File #6237-A

FROM: Sylvia D. Daniel, R.S.
Program Chief

DATE: August 29, 1995

SUBJECT: Amendment to Replacement System Acknowledgment Form

The attached form signed by Sam Redmond on January 3, 1995 will accompany the newly entitled form "Wastewater Treatment and Disposal System Design Agreement" which will be forwarded at a later date. The form replaces the old form entitled Acknowledgement of Request By Owner For Reclassification of Site From "Unsuitable" to "Provisionally Suitable".... referred to in the last paragraph of page one. The same form used by Mr. Redmond will also be amended to reflect the necessary changes; however, the signed form will be accepted by this office since the new form is not yet prepared.

MECKLENBURG COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION

OWNER'S ACKNOWLEDGMENT OF MODIFIED/ALTERNATIVE REPLACEMENT SYSTEM REQUIREMENT

Site Address: 13826 Holgate Hill Dr.

File Number: 6237 A

Parcel Number: 195-191-07

Owner/Agent Name: Sam D. Redmond
(Please print)

Date: 1/3/95 Number of Bedrooms: 4

Receipt of the plan and specifications for a conventional system of sewage disposal for the above property is hereby acknowledged. Upon receipt of the information, a review was made of the material on file and a site evaluation was conducted. The plan was then reviewed in conjunction with provisions of 15A NCAC 18A .1900 - "Sewage Treatment and Disposal Systems." The plan as submitted is disapproved because there is not sufficient available space for a repair area for a conventional replacement system.

This site may be developed if the repair area is found to be acceptable for either a modified system (Rule .1956) or an alternative system (Rule .1957) for the replacement system as allowed by the following Rule 15A NCAC 18A .1945(b).

(b) Sites shall have sufficient available space for a repair area separate from the area determined in Paragraph (a) of this Rule. The repair area shall be based upon the area of the nitrification field required to accommodate the installation of a replacement system as specified in Rule .1955, .1956, or .1957 of this Section. Prior to issuance of the initial Improvement Permit for a site, the local health department shall designate on the permit the original system layout, the repair area, and the type of replacement system.

Please be advised that you have the right of an informal review by this Department and the right of appeal under G.S. 130A-335(g) and 130A-24, which appeal can be held in Mecklenburg County.

By signing this form, and signing and recording in the Mecklenburg County Register of Deeds Office the attached reclassification form entitled, **"ACKNOWLEDGEMENT OF REQUEST BY OWNER FOR RECLASSIFICATION OF SITE FROM *"UNSUITABLE" TO "PROVISIONALLY SUITABLE"* UNDER 15A NCAC 18A .1948 AND ANY OF THE FOLLOWING RULES: .1956; .1957(a); .1957(b); or .1957(c)**, you, the property owner,

understand and acknowledge your option to develop this site initially with a conventional sewage system and when needed, subsequently to repair or replace said system with a modified or alternative system as described in Rules .1956 "Modification to Septic Tank Systems," or .1957(a), (b), or (c) "Design Criteria for Design of Alternative Sewage Systems." The completed reclassification form must be approved by this office before it can be recorded.

In addition, you the property owner, also understand that the following conditions will apply:

- Any changes on the property may make the Improvement Permit null and void and may make the Improvement Permit subject to revocation.

- Do not grade, cut, fill, pave, construct a building or deck, dig a well, install a swimming pool or otherwise cover or disturb the soil (except for planting and maintaining grass or other ground covers) in a manner which will adversely affect the repair area or area where the septic tank system is located.

- When a private certified operator is required, no improvement permit for the designated repair shall be issued unless there is a private certified operator to carry out this management program in the service area where the proposed system is to be located. (Refer to Rule .1961, "Maintenance of Sewage Systems," for further information.)

- Additional fees will be required according to the Mecklenburg County user fee schedule applicable at the time for the issuance of a repair permit for any subsequent repairs to the sewage treatment and disposal system or for installation of a replacement system.

- At the time repairs to the sewage treatment and disposal system are to be made or a replacement system installed, the regulations in effect at that time will govern the repairs or installation of a replacement system.

Larry B. Thompson Jr., RS — 1-3-95

Environmental Health Specialist — Date

I have reviewed this document and understand its provisions and implications concerning the issuance of the Improvement Permit for the above-referenced site.

[signature] — 1/3/95

Property Owner Signature — Date

700 North Tryon Street, Suite 211, Charlotte, North Carolina 28202,
(704) 336-5102

PROPOSED PLOT PLAN

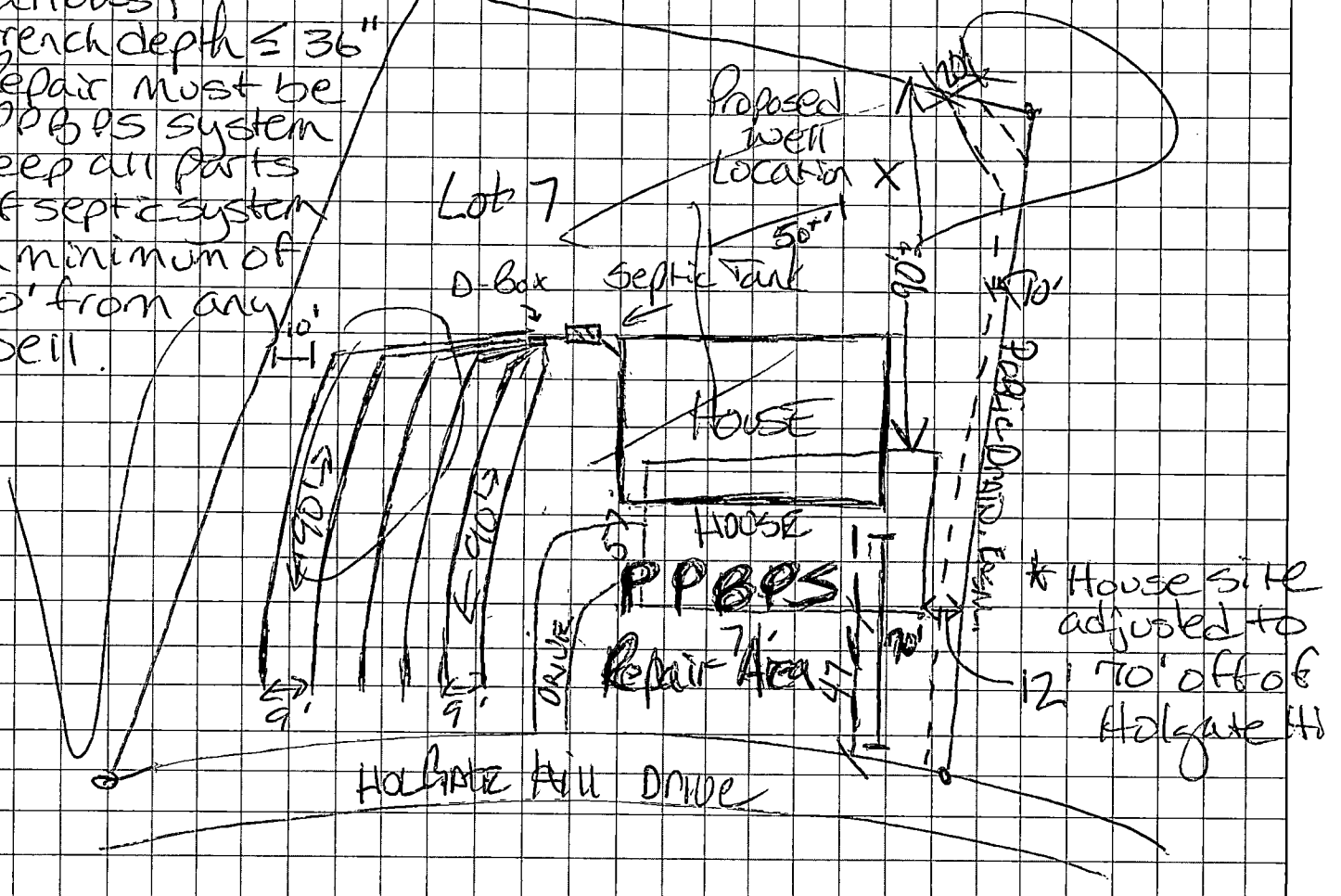
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
700 NORTH TRYON STREET
CHARLOTTE, NC 28202
PHONE (704) 336-5102

FILE: 6237A

TC: 195-191-07

Draw in and name all roads adjoining the property. Draw in and accurately dimension the lot concerned. Accurately indicate property boundaries proposed and/or existing structures and driveways, underground utilities, and wells and springs within 100 feet of the proposed building or drainfield.

* 1500 gal septic Tank
* (1) Distribution Box
* 6 drainlines 3' x 90' (may be changed to 5 - 3' x 108' if space allows)
* trench depth ≤ 36"
* Repair must be PPBPS system
* Keep all parts of septic system a minimum of 50' from any well.
* House site adjusted - to be pushed back even with 13814 Holgate Hill Drive.



OWNER/AGENT SIGNATURE

DATE

APPROVAL DATE 1-3-95

White - Health Department's Copy Canary - E.H.S. Copy Pink - Owner's Copy

1/00

Chk# 593 $150.00 07/25/95 $150.00 12/19/94 CRT Chk #0250

6237A

INDIVIDUAL WATER AND WASTEWATER SYSTEMS PROGRAM
APPLICATION FOR SERVICES

Mecklenburg County Health Dept.
Environmental Health Division
c/o Hal Marshall Ctr., Suite 211
700 N. Tryon St.
Charlotte, NC 28202

(704)336-5102

PERSON FILING APPLICATION:
NAME: REDMOND (last) SAM (first) D. (mi)
ADDRESS: 10520-144 PACES AVE PHONE: (704) 849-3161
CITY: MATTHEWS STATE: NC ZIPCODE: 28105

Date: DEC 13, 1994

PROPERTY OWNER:
NAME: JONATHON'S LANDING DEVELOPMENT (last) (first) (mi)
ADDRESS: 2300 TWO FIRST UNION CENTER PHONE: (__) _____
CITY: CHLT. STATE: NC ZIPCODE: 28282

PROPERTY INFORMATION (FROM ENGINEERING FORM):
TAX/PARCEL NUMBER: 195 191 07
STREET ADDRESS: 3826 HOLLATE HILL DR.
ZONING: _____

Township (check one):
[ ] 0 Mecklenburg County [ ] 2 Davidson [ ] 4 Pineville [ ] 6 Huntersville
[ ] 1 Charlotte [ ] 3 Cornelius [ ] 5 Matthews [X] 7 Mint Hill

SUBDIVISION OR MOBILE HOME PARK NAME:

LOT NUMBER: 7 LOT SIZE (in acres): 27,357± SF

TYPE APPLICATION (check one):
[ ] SOIL TEST - INDIVIDUAL LOT (D)
[X] NEW CONSTRUCTION ON VACANT LOT - 4 BEDROOMS OR LESS (N)
[ ] EXCHANGE MOBILE HOME - SAME # BEDROOMS (Y)
[ ] ADDITION - INCREASE ROOMS/OCCUPANCY/MOBILE HOME SIZE (A or M)
[ ] COMMERCIAL OR INDUSTRIAL (N)
[ ] SOIL TEST DEVELOPMENT (P)
[ ] ADDITION - GARAGE OR RENOVATION/NO MAJOR CHANGES (X)
[ ] MODIFIED /ALTERNATIVE/ OR RESIDENCE > 4 BEDROOMS (Z)
[ ] REPAIR TO SYSTEM (R)

RESIDENTIAL PROPERTY (Type Building, check one):
[ ] SINGLE MOBILE HOME (S) [X] HOUSE (H) [ ] MULTIPLE FAMILY (U)
[ ] DOUBLE WIDE (D) [ ] MODULAR HOME (M) [ ] OTHER _____ (O)

NUMBER BEDROOMS: 4 NUMBER OCCUPANTS:
SYSTEM CLASSIFICATION:

COMMERCIAL/INDUSTRIAL PROPERTY:
Type Business _____ # Employees ___ Per Shift ___ ___ ___
Industrial Wastes (Y/N) ___
Underground Storage Tanks On Property (Y/N) ___ Type _____

WATER SUPPLY (check one):
[ ] Community (C) [ ] Shared Well (S)
[ ] Municipal (M) [ ] Other 'spring' (O)
[ ] Private Well (P)

FUTURE ADDITIONS - ALL PLANNED ADDITIONS MUST BE ENTERED (check all that apply):
[ ] Swimming Pool [ ] Jacuzzi [ ] Stable/Barn [ ] Workshop [X] None
[ ] Garage [ ] Storage Building [ ] Deck/Patio [ ] Bedrooms [ ] 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 agents of the MECKLENBURG COUNTY HEALTH DEPARTMENT to enter onto the property for the purpose of processing this request.

Signed: S D Redmond Date: DEC 13, 1994

NOTICE:

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 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.

...Permit is for 4bedroom IIa system

...Repair must be PPBPS

[X] IMPROVEMENT PERMIT - VALID 60 MONTHS FROM ISSUANCE
[ ] MOBILE HOME EXCHANGE APPROVAL - VALID 6 MONTHS FROM ISSUANCE
[ ] ADDITION/RENOVATION APPROVAL - VALID 1 YEAR FROM ISSUANCE

Environmentalist Larry B. Monyhan Jr. 1-3-95 Date

Director or Authorized Section Head Drew Hayes Brown 1-3-95 Date

WWATER : 1227

Mecklenburg County
Health Department

July 31, 1995

Mr. H. Parks Helms
Suite 2300 Two First Union Center
Charlotte, North Carolina 28202

Re: Reclassification Form for Lot 7, Jonathan's Landing

Dear Mr. Helms:

The purpose of this letter is to update you regarding the status of lot 7 at Jonathan's Landing. The wastewater treatment and disposal system has been installed and a final inspection has been performed on the lot. However, the Certificate of Occupancy has not been released since we have not received a copy of the Reclassification Form from the Register of Deeds Office.

I am sending this letter in hopes of avoiding a delay when the residence is ready to be occupied. Your contractor, Mr. Redmond is aware of the status of the lot.

If you have any questions, please contact me at 336-5565 or Larry Thompson at 336-5568.

Sincerely,

Sylvia D. Daniel, R.S., Program Chief
Individual Water and Wastewater Systems Program

cc: Bobby Cobb, R.S.
Larry Thompson, R.S.
Sam Redmond, Contractor

CERTIFICATE OF COMPLETION/OPERATION PERMIT 4/001A

HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
700 NORTH TRYON ST., SUITE 211
CHARLOTTE, NC 28202
PHONE (704) 336-5102

FILE: 6237A DATE: 7-20-95

TC: 195-191-07 ☐ L ☒ CRT

SERIAL Nº 16276

Name of Owner Jonathan's Landing Development Inc. Juris.: _____

Address of Property 13826 Holgate Hill Drive

Inspection Data:

Tank Material PCC

Total Length of Drainfield 525

Number of Lines 3 @ 115' septic 2 @ 90' washer

Cover Depth 12"

Water Supply Source 7100'

Distance to Water Source private well

Excavation Inspected 7-20

Tank(s) Inspected 7-20

Wash Line Inspected 7-20

High Water Alarm Inspected N/A

PLOT

Design 1995, 1500ST, CON, 1035SF, T, 12G, Cool-like, 540 WL CTR# 17L

The undersigned has inspected the Septic Tank System described above, and certifies it has been

☒ installed or constructed ☐ altered or repaired

☒ in accordance with the permit issued ☐ as detailed in the plot above

and meets the provisions of I5A NCAC 18A. 1900, "Laws And Rules For Sewage Treatment and Disposal Systems" in effect on the date of issuance of the permit. This issuance of this

☒ Certificate of Completion ☐ Operation Permit

does not in any way guarantee that the system will operate properly or relieve any person now or hereafter owning, controlling, or using such system from any liability resulting from the failure of the system to operate properly. This document is issued subject to those restrictions and conditions shown on the permit(s) and the provisions of I5A NCAC 18A. 1990 in addition to those listed below under "COMMENTS." This document shall be null and void if any information contained in the application is untrue or if any additions are made to the property which would increase the requirements for said system.

Notice: Disturbance of the designated repair area may result in the suspension/revocation of this permit.

COMMENTS: New construction - 4 bedroom Type IIa
Requires type IIIe repair - *reclassification
form must be submitted before final approval
can be granted. DT

septic (3) 3'W x 115'L x 12"G
(2) 3'W x 90'L x 12"G

Environmental Health Specialist

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

EHSD

INSTALLATION, CONSTRUCTION, ALTERATION, AND/OR REPAIR APPROVAL

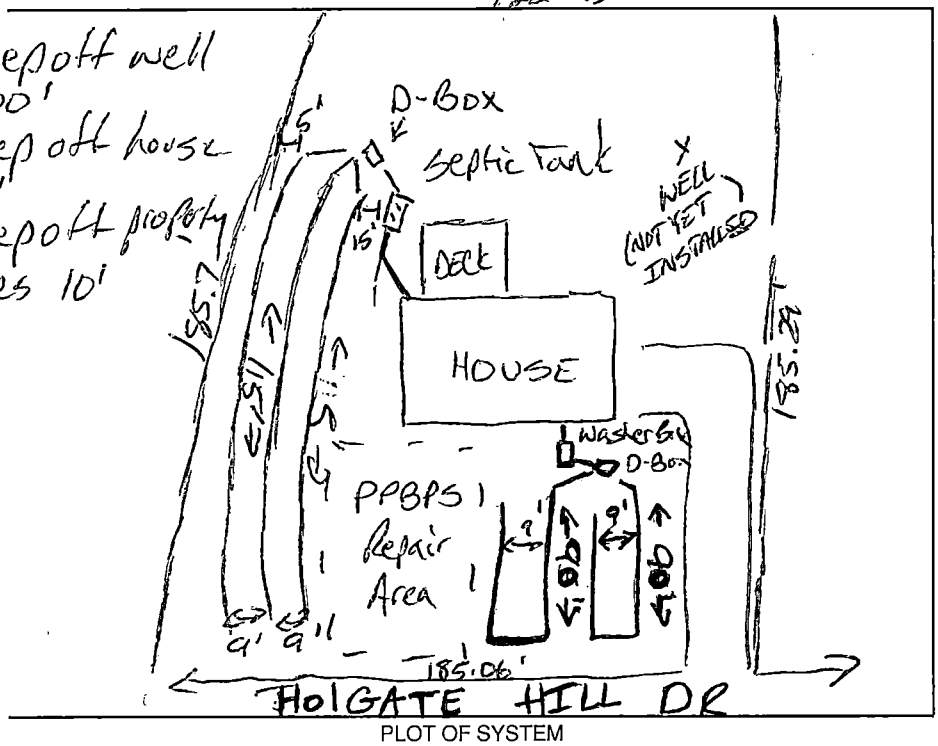
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
700 NORTH TRYON ST., SUITE 211
CHARLOTTE, NC 28202
PHONE (704) 336-5102

FILE: 6237A DATE: 5-17-95

TC: 95-191-07 ☐ L

SERIAL Nº 16459

Permission is hereby given to ✓ Install or Construct, _____ Alter or Repair the individual septic tank wastewater treatment system with subsurface, soil absorption, effluent discharge as specified herein at the described location. This permit is granted based upon the information supplied in the application dated Dec 13, 1994. All work shall be completed on or before 6-17-95, after which date this permit shall be null and void. The system shall meet all of the construction requirements of 15A NCAC 18A. 1900 which are in effect on the date of the granting of this permit. A Certificate of Completion or an Operation Permit must be obtained from the Mecklenburg County Health Department before any system can be covered up or placed into service. The issuance of this permit does not in any way guarantee that the system anticipated to be constructed will operate properly, or relieve any person now or hereafter owning, controlling or using such system from any liability resulting from the failure of the system to operate properly. 122.95'



PLOT OF SYSTEM

Liquid Capacity of Septic Tank 1500 gallons

Liquid Capacity of Dosing Tank N/A gallons

Tank Construction PCC

Trench Depth 24"

Absorption and/or Nitrification Lines:

Trench Width 3 feet

Trench Walls Scored and Porous Yes

Total Line Length 535 feet

Number of Lines 3 @ 115' septic
2 @ 90' washer

Depth of Stone 12 inches

Distance from House 5 feet

Distance from Property Line 10 feet

Distance from Well 100 feet

NOTICE: This system shall not be installed while soils are in a wet condition.

NAME OF OWNER Jonathan's Landing Development

LOCATION OF PROPERTY 13826 Holgate Hill Drive

Comments: New construction 4 bedroom house Type IIa with Type IIIc repair septic = (3) 3'W x 115'L x 12"G
washer = (2) 3'W x 90'L x 12"G

Penny B. Thompson, R.S.
Environmental Health Specialist

WHITE - HEALTH DEPARTMENT's COPY • CANARY - E.H.S. COPY • PINK - OWNER OR AGENT's COPY

Mecklenburg County
Health Department

April 16th, 1990

Jonathan's Landing Development
2300 Two First Union Center
Charlotte, NC 28282

RE: Property located at Holgate Hill Dr.
FILE: 6237A
PARCEL: 19510103,04,05

Dear Sir:

At your request, a field investigation was conducted on the property designated above for the purpose of determining site suitability for the installation of a ground absorption sewage disposal system. The property was found to contain a limited area of soils which were classified as PROVISIONALLY SUITABLE for such an installation. A copy of the Site Evaluation Report (Serial Number 16543) is enclosed for your information.

Should you desire to file for permission to install a ground absorption sewage disposal system, please submit an Application For An Improvement Permit with an ACCURATELY dimensioned plot plan detailing the location of current and/or proposed buildings, wells and sewage disposal systems to this office. The plan will be reviewed and if it is found that the area of provisionally suitable soils is adequate for the proposed construction, an Improvement Permit will be issued by this Department.

If I may be of assistance, please do not hesitate to contact me.

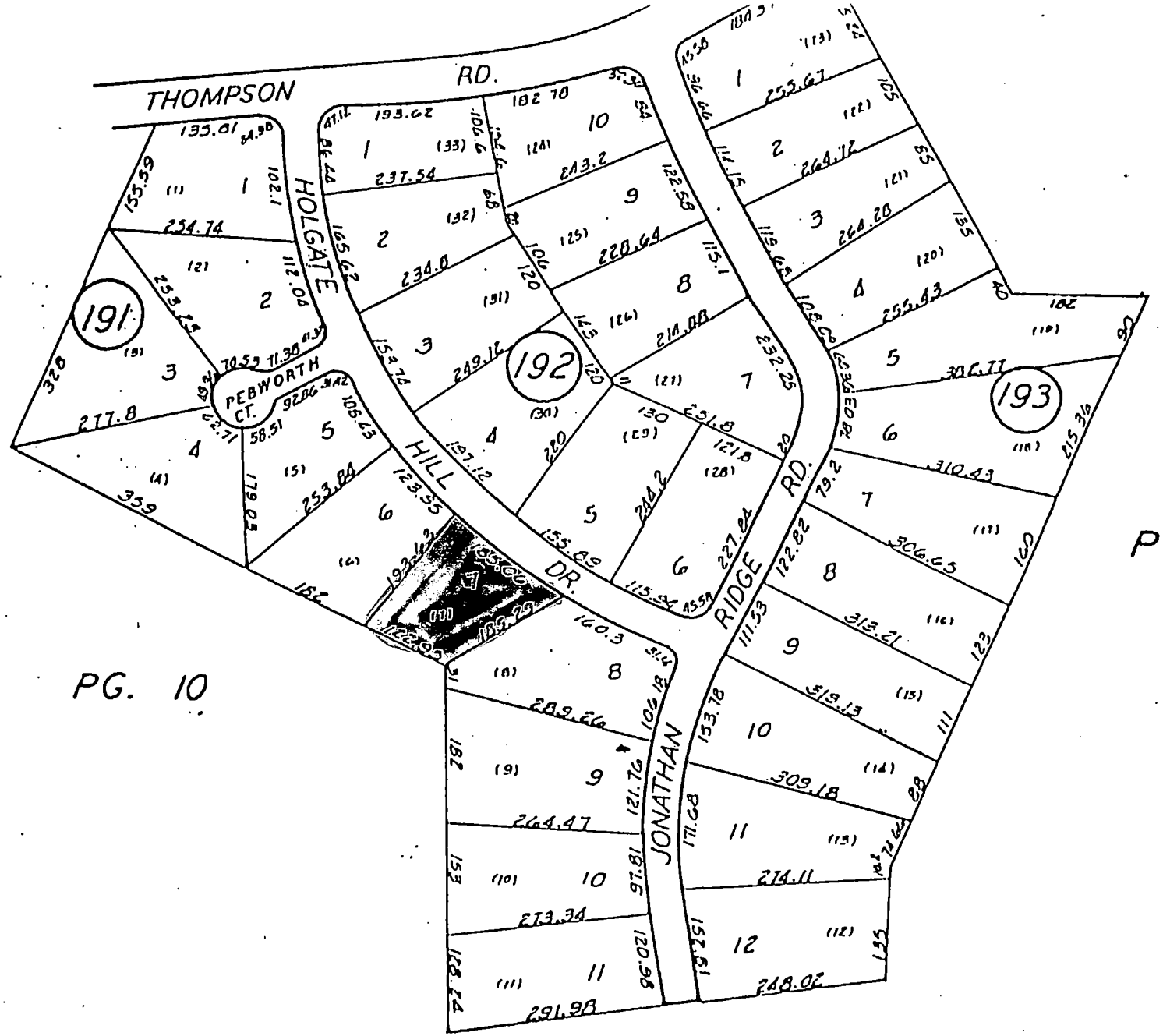
Very truly yours,

Gene Vaughan

Gene Vaughan, R.S., Supervisor
On Premises Waste Disposal & Water Supply

Enclosure

Environmental Health Division
1200 Blythe Boulevard • Charlotte, North Carolina 28203 • (704) 376-4603


THOMPSON RD.
HOLGATE
HILL
DR.
RIDGE RD.
JONATHAN
PEBWORTH CT.
191
192
193
PG. 10
PG. 10
PG. 10

Mecklenburg County
Health Department

March 15, 1995

Mr. H. Parks Helms
Suite 2300 Two First Union Center
Charlotte, North Carolina 28282

Re: Reclassification Form for Lots 7 an 25, Jonathan's Landing

Dear Mr. Helms:

Thank you for your recent inquiry regarding the necessity to file the reclassification form (Acknowledgement of Request by Owner for Reclassification of Site from "Unsuitable" to "Provisionally Suitable") as requested by this Department. Your inquiry prompted a meeting with Dr. Keener, Marvin Bethune, Bobby Cobb and me to determine the merit and effectiveness of the reclassification form.

The reclassification form was developed to assist property owners to obtain permits to install on-site sewage systems when their lots were classified as unsuitable under the criteria established by the State. Before an Improvement Permit can be issued under State regulations, the local health department must investigate each proposed site. The investigation includes such factors as topography, soil characteristics, soil wetness, soil depth, restrictive horizons, and available space. Sites classified as suitable are expected to satisfactorily accept the effluent from a conventional septic tank system, properly sized for the size dwelling to be built on the site, without jeopardizing the public health. The overall site suitability is classified by the most limiting uncorrectable characteristic. If a site is classified unsuitable, it may be reclassified to provisionally suitable under certain conditions as outlined in the regulations.

The regulations provide a local health department and a property owner two options for reclassifying a site from unsuitable to provisionally suitable. These options are found in 15A NCAC 18A .1948, a copy of which is enclosed.

The first option requires the health department to reclassify the site under certain conditions. Rule .1948(d) indicates that if the owner provides "written documentation including engineering, hydrogeologic, geologic, or soil studies" which indicate that the proposed system can be expected to function satisfactorily, such sites "shall be reclassified as PROVISIONALLY SUITABLE if the local health department" can make three findings which would indicate that

the soil has the capability to accept the effluent and that the system will not create a public health hazard. Generally, the cost to secure such information from an engineer, soil scientist, hydrogeologist, et al., is too expensive for most single family lot owners.

The reclassification form was designed to allow a property owner to avoid this expensive alternative, and to allow the Department to proceed under another section of the regulations which allows, but does not require, a reclassification of an unsuitable site to the provisionally suitable classification. the second option is found in Rule .1948(c). Because of the fact that where this method is followed there has not been a specific study done by an expert to determine whether a modified or alternative system can be expected to perform in a manner which will not create a public health hazard, our Department felt it necessary to have some written understanding with the property owner before the Department would take action to reclassify a site under this section of the rules.

After reviewing the forms with Mr. Bethune and Dr. Keener, we determined that the form continues to serve the purposes for which it was originally intended: to provide an inexpensive method for a property owner to obtain reclassification of a site from unsuitable to provisionally suitable; to inform future property owners of the limiting factors to which the property is subject; and to protect the County from liability if the systems do not operate as anticipated. This reclassification form has received favorable review from the State, and similar forms are used in other counties. It has served as a good tool for both the public and the Individual Water and Wastewater Systems Program for many years.

One factor in your case which may have led to some initial confusion about this matter arose from the fact that prior to January 1, 1995, soil tests were conducted at the request of applicants to assist them in planning for future proposals for property improvements. At the time that such soil tests were conducted, property owners frequently did not know what size houses would be placed on the lots. Without knowing the size of the system proposed for the lots, it is impossible to determine whether or not the site will be classified as suitable when an improvement permit is applied for. This is the situation for these lots since the limiting characteristic which requires classification as unsuitable is the size of the houses proposed in relationship to the size of the lots.

It is hoped that this explanation has answered your questions regarding the need for the requested form. Prior to the time we are asked to issue the Certificates of Occupancy for the houses which are being built on Lots 7 and 25, it will be necessary to have the reclassification forms executed and filed, or for you to proceed under Rule. 1948(d) by providing this Department with the required written documentation which would enable the Department to make the findings required by that Rule.

Again, thank you for raising your questions. It is always worthwhile to evaluate our process to determine if there are better ways to do business. Please contact me if I may be of further assistance.

Sincerely,

Sylvia D. Daniel, R.S., Program Chief
Individual Water and Wastewater Systems Program

Enclosures

cc: Mr. Marvin A Bethune
County Attorney

Stephen Keener, M.D.

Mr. Bobby Cobb

Mecklenburg County
Health Department

May 12. 1995

Mr. H. Parks Helms
Suite 2300 Two First Union Center
Charlotte, North Carolina 28282

Re: Reclassification Form for Lots 7 and 25, Jonathan's Landing

Dear Mr. Helms:

The purpose of this letter is update you regarding the status of inspection activities at lots 7 and 25. Fortunately, there is good news regarding lot 25. The house dimensions on site were smaller than shown on the original plot plan and the house was moved 10 feet closer to the road. The change increased the remaining area thus allowing for a conventional system repair if/when needed. Therefore, the Agreement Form will not be required for lot 25.

To date, a request for an installation approval for lot 7 has not been received. At this time it is assumed that the Agreement Form will still be required before a Certificate of Occupancy will be released for this site, unless changes in the plot plan similar to those for lot 25 have occurred.

If you have any questions, please contact me at 336-5565 or Larry Thompson at 336-5568.

Sincerely,

Sylvia D. Daniel, R.S., Program Chief
Individual Water and Wastewater Systems Program

Enclosures

cc: Mr. Marvin A. Bethune
County Attorney

Stephen Keener, M.D.
Bobby Cobb, R.S.
Larry Thompson, R.S.

PROPOSED PLOT PLAN

* Replaces Plot plan issued Jan. 3, 1995

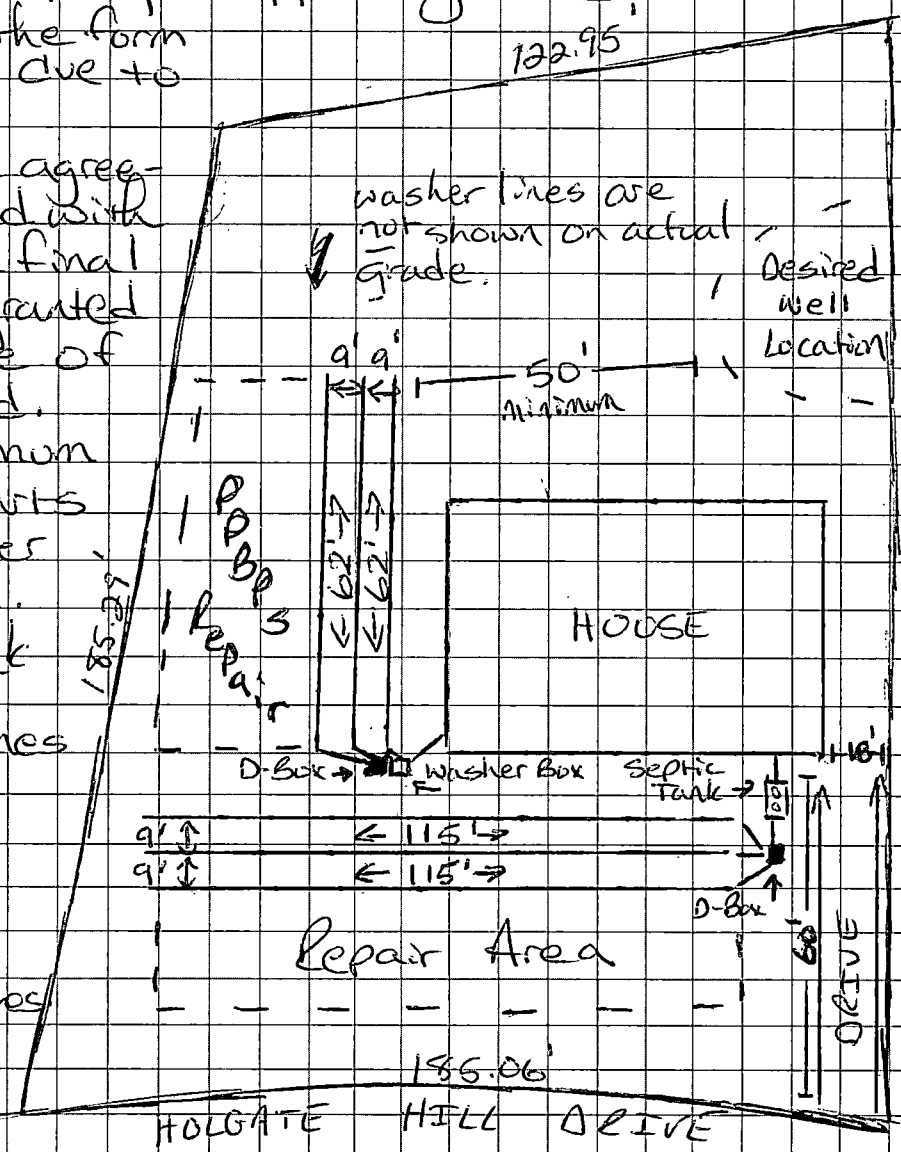
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
700 NORTH TRYON STREET
CHARLOTTE, NC 28202
PHONE (704) 336-5102

FILE: 6237 A.

TC: 195-191-07

Draw in and name all roads adjoining the property. Draw in and accurately dimension the lot concerned. Accurately indicate property boundaries proposed and/or existing structures and driveways, underground utilities, and wells and springs within 100 feet of the proposed building or drainfield.

* This improvement permit is to replace preceding permit which is dated January 3, 1995 due to house site change.
* Drive must enter property on upper right side.
* Repair must be in the form of PPBPS system due to available space.
* Recorded land use agreement must be filed with this office before final approval can be granted and a certificate of completion issued.
* Keep well a minimum of 50' off of all parts of the waste water disposal system.
* 1500 gal septic tank
* Concrete D-Box
* (3) 3' x 115' septic lines
* ≤ 3' deep
* 12" gravel
* (1) Large capacity washer box
* (1) concrete D-Box
* (3) 3' x 62' washer lines
* ≤ 3' deep
* 12" gravel
* Stepdowns may be needed



OWNER/AGENT SIGNATURE

DATE 1/25/94

APPROVAL DATE Jan. 23, 1995

White - Health Department's Copy Canary - E.H.S. Copy Pink - Owner's Copy

To Env. Health

DATE 12/13/94

TO: CHARLOTTE-MECKLENBURG BUILDING STANDARDS
PERMIT ISSUING SECTION

FROM: MECKLENBURG COUNTY ENGINEERING

JURISDICTION Mint

195-191-07
PARCEL NUMBER

13826 Holgate Hill Dr
ASSIGNED STREET ADDRESS (ADDRESS OF RECORD)

lot 7
EXISTING STREET ADDRESS (IF DIFFERENT FROM ASSIGNED)

Jonathan's Landing
PROJECT NAME (IF APPLICABLE)

THE ABOVE DESCRIBED LOCATION HAS BEEN CHECKED CONCERNING:

1. SUBDIVISION REGULATIONS	**APPROVED**	**NOT APPROVED**
2. FLOODWAY REGULATIONS	**APPROVED**	**NOT APPROVED**
3. WATERSHED PROTECTION	**APPROVED**	**NOT APPROVED**
4. COMMERCIAL DRAINAGE PLAN	**APPROVED**	**NOT APPROVED**
5. PUBLIC UTILITY EASEMENT	✓ **PRESENT**	**NOT PRESENT**
6. PROPERTY FRONTS ON THOROUGHFARE	**YES**	✓ **NO**
7. DRIVEWAY PERMIT REQUIRED	**YES**	✓ **NO**
8. DOES PROJECT CONFLICT WITH ROAD PROJECT?	**YES**	✓ **NO**

REMARKS: S.F. House — Septic tank

NOTE: THIS FORM MUST BE TURNED IN AT THE CASHIERS OFFICE WHEN PAYING PERMIT FEE. CERTIFICATE OF OCCUPANCY WILL NOT BE GRANTED UNTIL TRANSPORTATION DIVISION GRANTS FINAL APPROVAL ON DRIVEWAY(S).

ALL OTHER FORMS OBSOLETE

☐ NEW ADDRESS

SIGNED: Rob

REVISED 1/91

TO: ENVIRONMENTAL HEALTH DEPT.
BUILDING STANDARDS DEPT.
DEPT. OF ENVIRONMENTAL PROTECTION/
SOLID AND HAZARDOUS WASTE

DATE 6-11-92

FROM: COUNTY ENGINEERING DEPARTMENT

EHD FILE _____ JURISDICTION CODE Mech

PARCEL NUMBER 195-191-07

ASSIGNED ADDRESS 13826 Holgate Hill Dr

EXISTING ADDRESS _____

PROJECT NAME Jonathans Landing

THE ABOVE DESCRIBED LOCATION HAS BEEN CHECKED CONCERNING:

	APPROVED	DISAPPROVED
1. SUBDIVISION REGULATIONS	/ /	/ /*
2. FLOODWAY REGULATIONS	/ /	/ /*
3. EROSION CONTROL REGULATIONS	/ /	/ /*
4. PUBLIC UTILITY EASEMENT	/ /	/ /*

	PRESENT	NOT PRESENT
5. PUBLIC UTILITY EASEMENT	/ /*	/ /
6. PROPERTY FRONTS ON THOROUGHFARE	/ /*	/ /
7. DRIVEWAY PERMIT REQUIRED	/ /*	/ /

*If checked, further investigation will be required to determine whether a building permit can be issued by Building Standards for the site.

REMARKS: Well & Septic

NOTE: THIS FORM MUST BE TURNED IN AT THE CASHIER'S OFFICE AT BUILDING STANDARDS WHEN PAYING PERMIT FEES.
A CERTIFICATE OF OCCUPANCY WILL NOT BE GRANTED UNTIL THE TRANSPORTATION DIVISION GRANTS FINAL APPROVAL ON DRIVEWAY(S).

SIGNED: [signature]

OPWEAR 06-88

NEW ADDRESS / /*

FORM 100

MECKLENBURG COUNTY HEALTH DEPARTMENT
SITE EVALUATION REPORT
SERIAL NUMBER 16543

File: 6237A Action 1

Parcel: PO 195-10104 ☐ PC

Location: Holgate Hill Dr.

Subdivision:

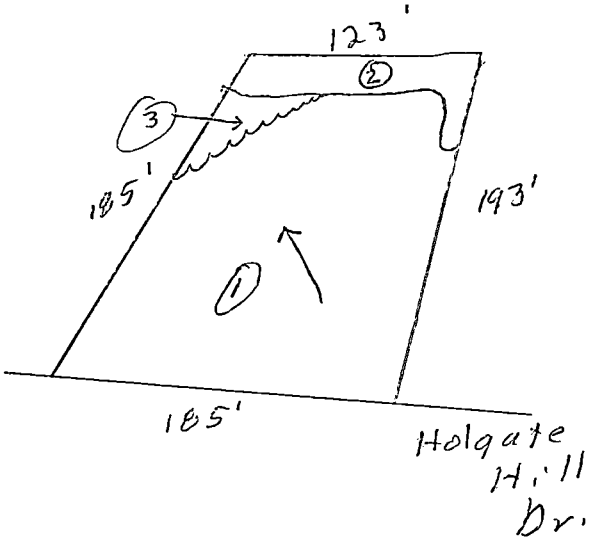
Lot: 7 Block: Acres: .62

Owner:
Address: Jonathan's Landing Development
2300 Two First Union Center
Charlotte, NC 28282

Comments: Soils rechecked 12-28-94
40-42" depth - 100% Repair
required WAm - 12-29-94

Described by: William B. Marsh

Date: 4-16-90



***** EVALUATION KEY *****

S = Suitable U = Unsuitable
PS = Provisionally Suitable
The "Area Classification" below indicates the suitability of areas in the diagram.

FACTORS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6
Topography	(S) PS U 2-8%	S PS (U) Depression	S PS (U) old Terrace	S PS U	S PS U	S PS U
Texture	S (PS) U clay	S PS U —	S PS U —	S PS U	S PS U	S PS U
Structure	S (PS) U Blocky	S PS U —	S PS U —	S PS U	S PS U	S PS U
Drainage	S (PS) U >36" to water	S PS U —	S PS U —	S PS U	S PS U	S PS U
Depth	S (PS) U 36"+	S PS U —	S PS U —	S PS U	S PS U	S PS U
Restrictive Horizons	S (PS) U >36"	S PS U	S PS U —	S PS U	S PS U	S PS U
Available Space	S (PS) U limited	S PS U	S PS U —	S PS U	S PS U	S PS U
Other (specify)	S PS U	S PS U	S PS U	S PS U	S PS U	S PS U
Soil Group/Series	IV cecil-1,4,6	Depression	Terrace			
Area Classification	S (PS) U	S PS (U)	S PS (U)	S PS U	S PS U	S PS U

APPLICATION FOR SOIL INVESTIGATION

Lot #6231A

HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

(OFFICE USE ONLY)

FILE: 6237A

TC: _____

☐ PC ☐ REPT

JOB LOCATION

① ADDRESS: 13826 Holgate Hill Drive

② SUBDIVISION: Jonathan's Landing ③ LOT: 7 ④ BLOCK: _____

⑤ PARCEL REFERENCE: BOOK NO.: PO 195 PAGE NO.: 101 PARCEL NO.: 03, 04 & 05

⑥ DEED REFERENCE: BOOK NO.: DB 6001 PAGE NO.: 348

OWNER

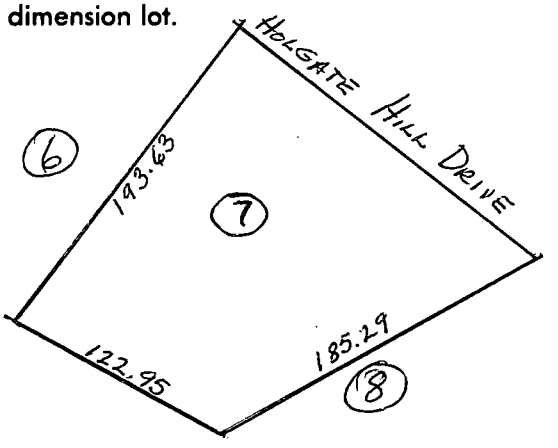
⑦ NAME: JONATHAN''S LANDING DEVELOPMENT, a North Carolina General Partnership
(FIRST) (MIDDLE) (LAST)

⑧ MAILING ADDRESS: 2300 Two First Union Center

⑨ CITY: Charlotte ⑩ STATE: N.C. ⑪ ZIP: 28282

⑫ PHONE: (WORK) 704-372-4884 (HOME) 704-366-9509

⑬ Accurately diagram and dimension lot.



⑭ The undersigned, 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 agents of the MECKLENBURG COUNTY HEALTH DEPARTMENT to enter onto the property for the purpose of processing this request.

Signed: _____
H. PARKS HELMS, General Partner

Date: 10/16/89

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

WHITE - HEALTH DEPARTMENT'S COPY • CANARY - ENVIRONMENTALIST'S COPY • PINK - OWNER'S COPY