

2829 MONARCH DR

03119120

10/7/09

thomatc

Groundwater and Wastewater Services File Imaging Project
May 2007
Barcode Font = IDAutomationHC39M

File# 14668

Groundwater & Wastewater Services
Land Use & Environmental Services Agency

700 North Tryon Sgtreet, Suite 211
Charlotte, NC 28302
Phone: 704-336-5438

2829 Monarch Dr
Charlotte, NC 28214
Phone: 704-719-3019

Subject: Request for variance on well setback

Dear Sirs,

Please grant a variance on the setback of our well from the position of a separate garage that we wish to build on the property. The proposed position of the new garage was chosen based on the position of the driveway and access to the house, but is within 25 feet of the existing well, as shown on plans presented to your department by Joe Young.

Thank you,

Paul W Buckle

Paul W Buckle

8/21/2009

WATER
LOCAT
RUN PI
SIZE F
SLOPE

3-0 x 6-8

GARDEN ROOM

9'-6"

8'-8" 8'-8" 8'-8"

3
A.2

8" X 8" PRESSURE TREATED SMOOTH WOOD POST - EMBED IN CONCRETE TO 18" BELOW GRADE - TYP.

5'-3 1/4"

6" X 6" PRESSURE TREATED SMOOTH WOOD POST - EMBED IN CONCRETE TO 18" BELOW GRADE - TYP.

12'-9 3/4" +/-

4'-8" 1'-8"

EXISTING WELL

RE-CONNECT EXISTING HOSE BIB TO NEW WELL TANK LOCATION

COVER'D WALK

4
A.2

9'-7 3/4" +/-

NEW RAISED BRICK PORCH

NEW CANOPY - STYLE DETERMINED

HB

INTERIOR DEMOLITIO OWNER

3-0 x 6-8

RAISE MASONRY OPE REPLACE WITH NEW WITH SIDE LIGHT

CONVERTED GAME RO BATH, NEW LAUNDRY CLOSET - MATCH FL OF EXISTING LAUND

4" of gravel
4" of concrete
with wire and plastic
Poured over existing
slab

NEW BRICK SILL - TYPICAL AT 3 LOCATIONS

GAME ROOM

GARAGE DOOR REMOVAL AND DISPOSAL BY OWNER

NEW WINDOW GROUP CUT INTO MASONRY

HVAC NOTE: PROVIDE TRANE DUCT AND AIR HANDLER IN A NEW PANTRY - G.C. TO CONT ADAMS HEATING AND AIR

NEW WINDOW GROUP TO REPLACE GARAGE DOOR - AREA BEHIND NEW CLOSET TO HAVE SIDING

2'-9" 4'-8 1/4" +/- 4'-0" 1'-10" 6'-0 3/4" +/-

CERAMIC FLOOR TILE

FULL CERAMIC TILE ENCLOSURE AT SHOWER

BUILT-IN BASE CA LAMINATE TOP, SI DRAWER AND 2 DOOR - COORDINATE STY OWNERS - TOP @ 3

BAMBOO FLOOR IN GAMEROOM + HALL

2@ 4-0 x 6-8

3'-7"

REFRIG.

RELOCATED CABINE EXISTING KITCHEN

OWNER-PROVIDED R - G.C. TO PROVID LINE WITH SHUTOF ICEMAKER

FREEZER

VERTICAL FREEZER

clos. hall bath pantry

2-6 x 6-8

2'-0"

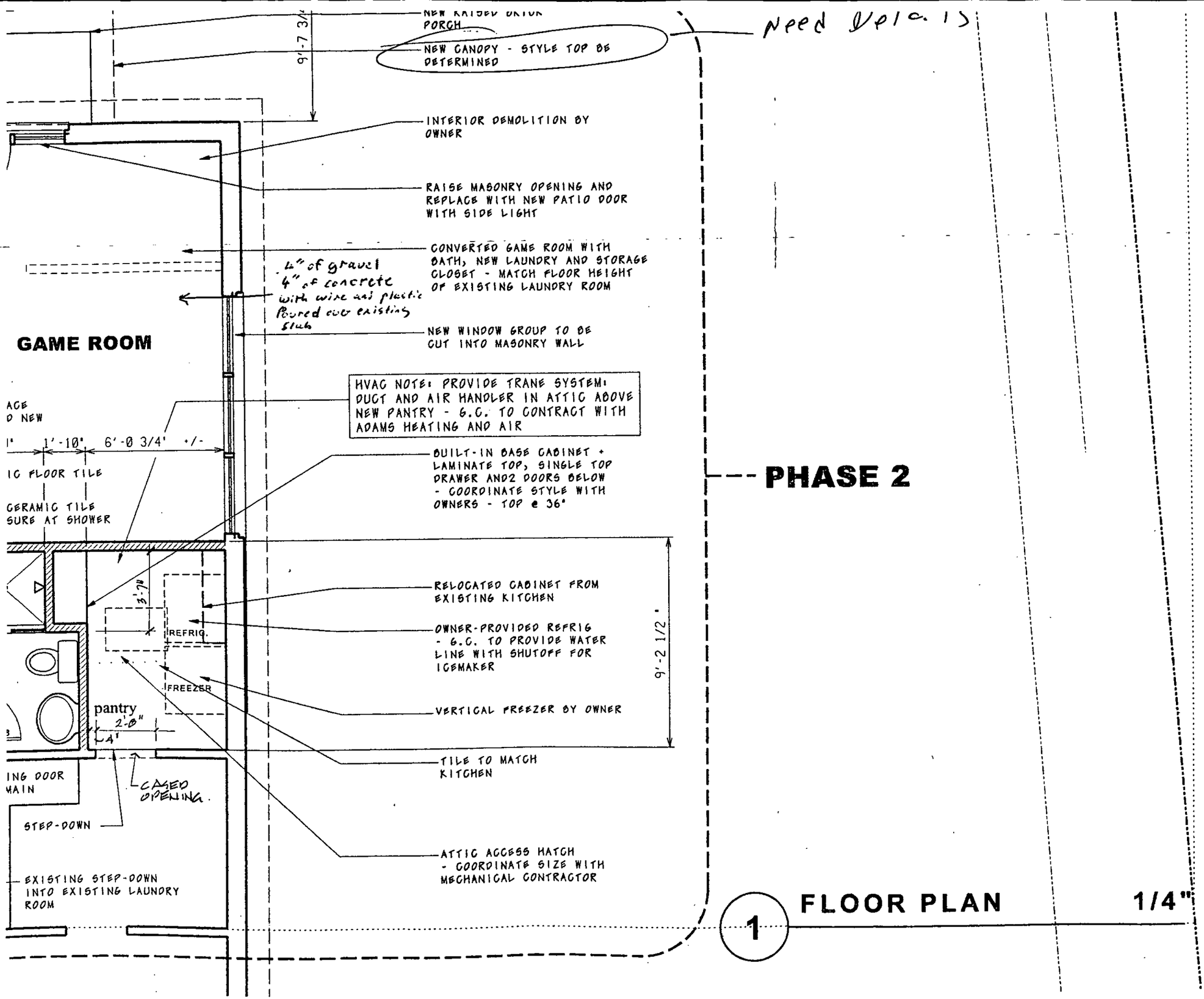
4'

TILE TO MATCH KITCHEN

D.S.

WASHER

EXISTING DOOR



Need plans

1 FLOOR PLAN 1/4"

Project Number: 0309
Drawn By:
Date: 5 June 2009
Revisions:

This drawing - whole or in part - is the property of PETER TART ARCHITECT. It is not to be used on any other project and is to be returned upon request.

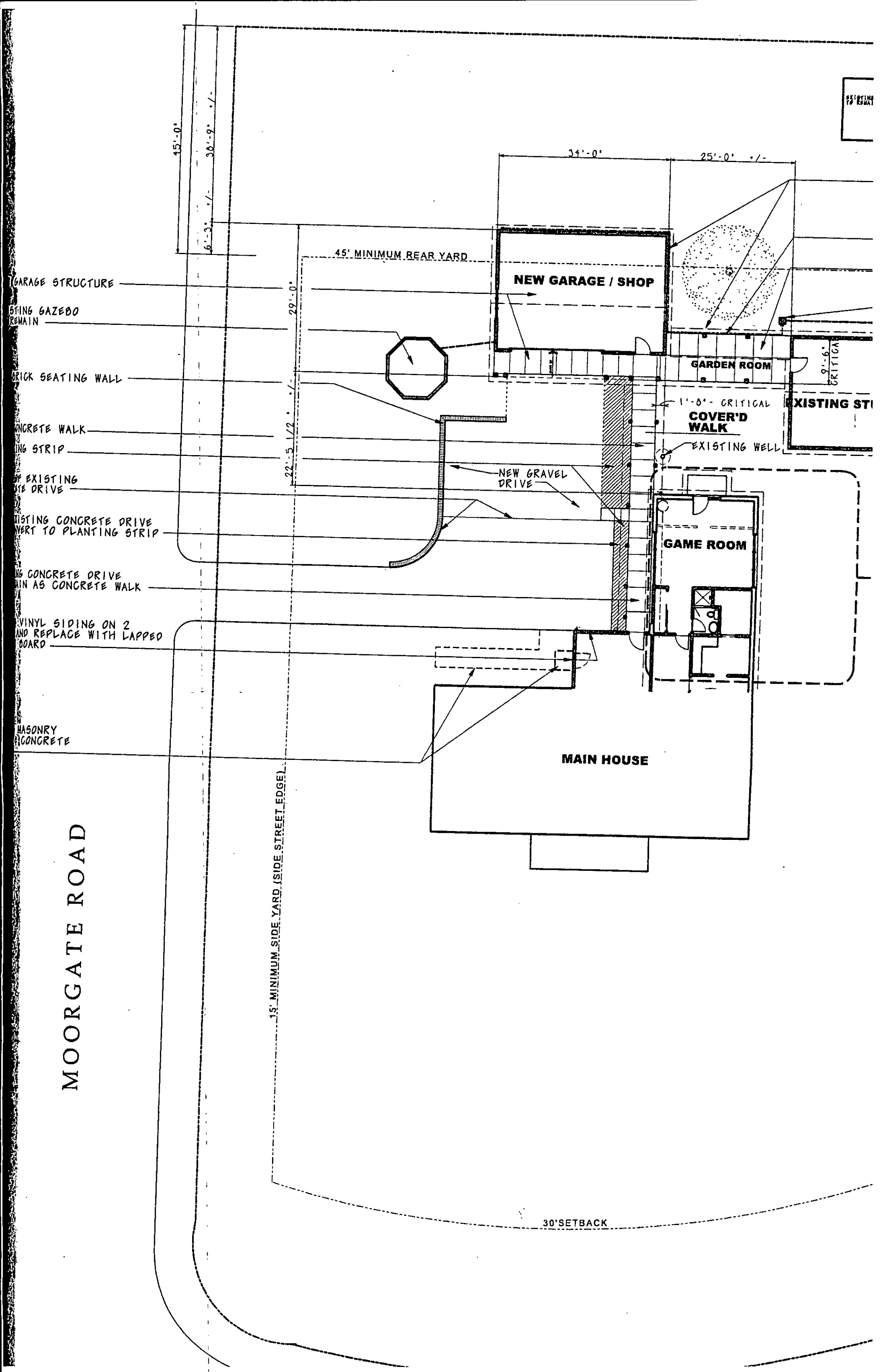
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PETER TART ARCHITECT

FLOOR PLAN PHASE 1 & PHASE 2

SHEET NUMBER

A.1

OF


45'-0"
30'-9" +/-
6'-3" +/-
45' MINIMUM REAR YARD
29'-0"
22'-5 1/2"
34'-0"
25'-0" +/-
NEW GARAGE / SHOP
GARDEN ROOM
9'-6" CRITICA
1'-0" CRITICAL
COVER'D WALK
EXISTING WELL
NEW GRAVEL DRIVE
GAME ROOM
MAIN HOUSE
GARAGE STRUCTURE
STING GAZEBO REMAIN
BRICK SEATING WALL
NCRETE WALK
NG STRIP
F EXISTING TE DRIVE
ISTING CONCRETE DRIVE VERT TO PLANTING STRIP
G CONCRETE DRIVE IN AS CONCRETE WALK
VINYL SIDING ON 2 AND REPLACE WITH LAPPED BOARD
MASONRY CONCRETE
MOORGATE ROAD
15' MINIMUM SIDE YARD (SIDE STREET EDGE)
30'SETBACK

MECKLENBURG COUNTY

Land Use & Environmental Services Agency
Water & Land Resources

August 26, 2009

Paul W. and Mary Buckle
2829 Monarch Drive
Charlotte, NC 28214

Re: Request for Variance
2829 Monarch Drive
Tax Parcel # 031-191-20

Dear Mr. and Mrs. Buckle:

Mecklenburg County Groundwater & Wastewater Services (GWS) has reviewed information submitted by you seeking a variance to construction standards for water supply wells. Specifically, you are seeking a variance from Chapter II, Section IV (A) 4 which states:

> "Separation distances as required in Section IV (A) 2 or Section IV (A) 3 of this Chapter apply to all additions. Additions of a type not covered by Section IV (A) 2 or Section IV (A) 3 of this Chapter shall be located the maximum distance possible from any existing water supply well but shall in no case be less than 25 feet."

Based on the information you submitted the requested separation distance of your existing well from the proposed addition is approximately 19.5 feet.

Based on this information the variance will be approved with the following conditions:

The water supply well shall be tested before GWS will release its hold on the building permit for the planned addition and biannually thereafter. The sample will be analyzed for the following parameters:

pesticides

To meet this requirement you may do either of the following:

700 N. Tryon Street • Suite 211 • Charlotte, NC 28202-2236 • (704) 336-5103 • FAX (704) 336-4391
groundwater.charmeck.org

- Obtain the services a private laboratory certified by the State of North Carolina to collect samples and analyze for the proscribed parameters and submit the results to GWS prior to construction of the addition and biannually thereafter, or,

- Request GWS to collect the samples and submit them to the North Carolina State Laboratory of Public Health for analysis of the proscribed parameters prior to construction of the addition and biannually thereafter. The current cost for GWS to perform the sampling is $200.00. The cost of the sample collection and analysis may change but will be the current cost available to the public through the Mecklenburg County Health Department at the time of sampling.

If the water from the water supply well is determined to contain a contaminant(s) the water must be treated to remove the contaminant(s) of concern, such that the water would be considered potable, for as long as the raw water contains the contaminant-of-concern. Otherwise the well shall be permanently abandoned.

If the water supply well is determined to contain a contaminant above the Mecklenburg County Groundwater Well Regulations, Chapter V, Groundwater Quality Standards, GWS will notify the North Carolina Department of Natural Resources (NCDENR) of the groundwater quality violation.

The variance conditions must be disclosed to any prospective buyers of the property.

The attached Notice of Well Variance must be notarized and recorded with the register of deeds before GWS will release its hold on the building permit for the planned addition. A copy of the recorded Notice must be provided to GWS.

Please do not hesitate to contact me at 704-336-5438 if you have any questions.

Sincerely,

Jack L. Stutts, P.G., R.S.
Environmental Supervisor
Groundwater & Wastewater Services

Attachment

MECKLENBURG COUNTY

Land Use & Environmental Services Agency
Water & Land Resources

Notice of Well Variance

Mecklenburg County Groundwater & Wastewater Services has reviewed information submitted by Paul W. and Mary Buckle for the well located at 2829 Monarch Drive, Charlotte, NC. Mr. and Mrs. Buckle are seeking a variance from Chapter II, Section IV (A) 4 of the Mecklenburg County Groundwater Well Regulations which requires additions to maintain a minimum separation distance of 25 feet between building foundations and existing water supply wells. Based on the information verified by our office, the requested separation distance is approximately 19.5 feet.

The 25 foot separation required between a well and an addition is consistent with the separation requirements for new well construction. The requirements are necessary to protect public health. Wells located less than 25 feet from a building foundation have an increased susceptibility to contamination.

The variance is approved with the following conditions:

The water supply well shall be sampled and analyzed for pesticides biannually.

To meet this requirement you may do either of the following:

- Obtain the services a private laboratory certified by the State of North Carolina to collect samples and analyze for the proscribed parameters and submit the results to GWS prior to construction of the addition and biannually thereafter, or,

- Request GWS to collect the samples and submit them to the North Carolina State Laboratory of Public Health for analysis of the proscribed parameters prior to construction of the addition and biannually thereafter. The current cost for GWS to perform the sampling is $200.00. The cost of the sample collection and analysis may change but will be the current cost available to the public through the Mecklenburg County Health Department at the time of sampling.

If the water from the water supply well is determined to contain a contaminant(s) the water must be treated to remove the contaminant(s) of concern, such that the water would be considered potable, for as long as the raw water contains the contaminant of concern. Otherwise the well will be permanently abandoned.

If the water supply well is determined to contain a contaminant above the Mecklenburg County Groundwater Quality Standards Chapter V, Mecklenburg County will notify the North Carolina Department of Natural Resources (NCDENR) of the groundwater quality violation.

The variance conditions must be disclosed to any and all prospective buyers of the property and the requirements will carry over with the sale of the property.

The Notice must be notarized and recorded with the register of deeds.

_____
Printed Name

_____ _____
Signature Date

_____
Printed Name

_____ _____
Signature Date

North Carolina

_____COUNTY

I, _____, a Notary Public for said County and State, do hereby certify that _____ personally came before me this day and acknowledged that they are the owners of 2829 Monarch Drive, Charlotte, NC and acknowledge the due execution of the foregoing instrument.

WITNESS my hand and official seal, this the ___ day of _____, 2009.

_____
Notary Public (signature)

My commission expires _____, 200__.

MAIL TO
PAUL BUCKLE
2829 MONARCH DR
CHARLOTTE, NC 28214

FOR REGISTRATION J. DAVID GRANBERRY
REGISTER OF DEEDS
MECKLENBURG COUNTY, NC
2009 AUG 26 03:05:15 PM
BK:25037 PG:743-745 FEE:$17.00

INSTRUMENT # 2009122007

2009122007

MECKLENBURG COUNTY

Land Use & Environmental Services Agency
Water & Land Resources

Notice of Well Variance

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The 25 foot separation required between a well and an addition is consistent with the separation requirements for new well construction. The requirements are necessary to protect public health. Wells located less than 25 feet from a building foundation have an increased susceptibility to contamination.

The variance is approved with the following conditions:

The water supply well shall be sampled and analyzed for pesticides biannually.

To meet this requirement you may do either of the following:

- Obtain the services a private laboratory certified by the State of North Carolina to collect samples and analyze for the proscribed parameters and submit the results to GWS prior to construction of the addition and biannually thereafter, or,

- Request GWS to collect the samples and submit them to the North Carolina State Laboratory of Public Health for analysis of the proscribed parameters prior to construction of the addition and biannually thereafter. The current cost for GWS to perform the sampling is $200.00. The cost of the sample collection and analysis may change but will be the current cost available to the public through the Mecklenburg County Health Department at the time of sampling.

If the water from the water supply well is determined to contain a contaminant(s) the water must be treated to remove the contaminant(s) of concern, such that the water would be considered potable, for as long as the raw water contains the contaminant of concern. Otherwise the well will be permanently abandoned.

If the water supply well is determined to contain a contaminant above the Mecklenburg County Groundwater Quality Standards Chapter V, Mecklenburg County will notify the North Carolina Department of Natural Resources (NCDENR) of the groundwater quality violation.

The variance conditions must be disclosed to any and all prospective buyers of the property and the requirements will carry over with the sale of the property.

The Notice must be notarized and recorded with the register of deeds.

PAUL W BUCKLE
Printed Name

Paul W Buckle/Paul W Buckle — 8/26/09
Signature — Date

Mary R Buckle
Printed Name

Mary R Buckle — 8/26/09
Signature — Date

North Carolina

Mecklenburg COUNTY

I, E. Lee Stoudemire, a Notary Public for said County and State, do hereby certify that Paul W Buckle and Mary R. Buckle personally came before me this day and acknowledged that they are the owners of 2829 Monarch Drive, Charlotte, NC and acknowledge the due execution of the foregoing instrument.

WITNESS my hand and official seal, this the 26 day of August, 2009.

E. STOUDEMIRE NOTARY PUBLIC MECKLENBURG COUNTY

E. Lee Stoudemire
Notary Public (signature)

My commission expires Sept 26, 2009.



J. DAVID GRANBERRY
REGISTER OF DEEDS, MECKLENBURG
COUNTY & COURTS OFFICE BUILDING
720 EAST FOURTH STREET
CHARLOTTE, NC 28202

PLEASE RETAIN YELLOW TRAILER PAGE

It is part of the recorded document, and must be submitted with original for re-recording and/or cancellation.

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Book:	**RE 25037 Page: 743-745**
Document No.:	**2009122007**
	N/INT 3 PGS $17.00
Recorder:	**SERENA WOODS**



2009122007