

Orange County Health Department

(919) 245-2360
(919) 644-3006 (FAX)



131 West Margaret Lane
Suite 100
P.O. Box 8181
Hillsborough, NC 27278

IMPROVEMENT PERMIT

| | |
|---|---|
| PIN: 9872869464 | Property Address: |
| Application Date: 1/24/2022 12:00:00AM | |
| Permit Number: IP22-0039 | Township: CHAPEL HILL-7 |
| Applicant: *VINCE DEFREITAS 1936 OLDE MILL FORREST DR RALEIGH NC 27606 Phone: 919-696-7446 Email: vince@silverdevelopers.com | Owner: FITZ SIMONS PATRICK 9100 ORANGE GROVE RD CHAPEL HILL NC 27516 Phone: Email: |
| Description: 2 STONEY CREEK P28/72 Water Supply: Private Well Facility Type: Single Family Home | Lot Size: 3.90 Acres |

| <u>Initial System</u> | | <u>Replacement System</u> | |
|----------------------------|--|---|--|
| Wasteflow: 480 GPD | System Classification: Illg: Other Trench | System Classification: Illbgu: Pump-Other Trench/Ultra Shallow | |
| No. of Bedrooms: 4 | Useable Soil Depth: 20 | Useable Soil Depth: 26 | |
| Site Classification | LTAR: 0.225 gpd/ft2 | LTAR: 0.225 gpd/ft2 | |
| Provisionally suitable | | | |

Conditions:

- Innovation system request form is needed before issuing the CA.
- The initial system is designed as a gravity system to low profile chamber with no reduction. Approved soil will be needed to achieve 6 inches of cover over system. The repair area will be pumped to shallow accepted with needed cover.
Refer to the attached site plan for specific information regarding location of the designated area. Soil and site descriptions are located on file at Environmental Health.
There may be other types of systems which are applicable to this site.
The applicant for the Construction Authorization must specify the system types to be considered.
The permit and evaluation are valid only for the site as designated on the attached site plan.
A Construction Authorization must be issued prior to the issuance of the Building Permit and before any construction or system installation can commence.
This permit is subject to revocation if the site plan, plat, or intended use changes or if the site is altered.
Subsequent changes to the site plan or information in the application require a new application and additional fees.

ISSUED: 02/23/2022

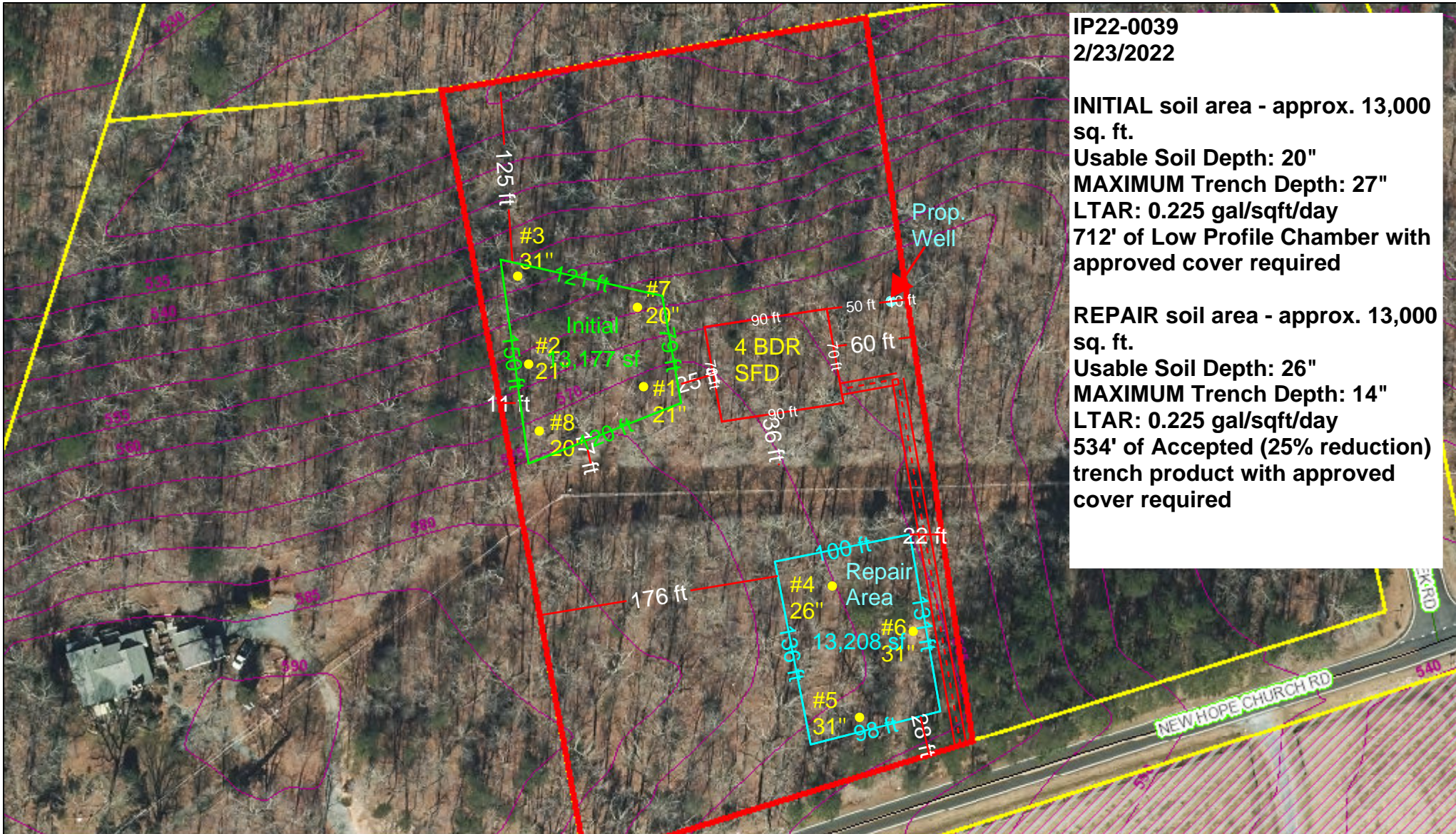
A handwritten signature in black ink, appearing to read "Matthew Gilley".

Matthew Gilley, Environmental Health
Specialist

NC 811: Call Before You Dig

EXPIRES: 02/23/2027

Orange County



IP22-0039
2/23/2022

INITIAL soil area - approx. 13,000 sq. ft.
Usable Soil Depth: 20"
MAXIMUM Trench Depth: 27"
LTAR: 0.225 gal/sqft/day
712' of Low Profile Chamber with approved cover required

REPAIR soil area - approx. 13,000 sq. ft.
Usable Soil Depth: 26"
MAXIMUM Trench Depth: 14"
LTAR: 0.225 gal/sqft/day
534' of Accepted (25% reduction) trench product with approved cover required

February 23, 2022 This map contains parcels prepared for the inventory of real property within Orange County, and is compiled from recorded deed, plats, and other public records and data. Users of this map are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information contained on this map.

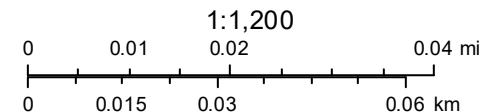
The county and its mapping companies assume no legal responsibility for the information on this map.

PIN: 9872869464

OWNER 1: FITZ SIMONS PATRICK
OWNER 2: FITZ SIMONS DANA
ADDRESS 1: 9100 ORANGE GROVE RD
ADDRESS 2:
CITY: CHAPEL HILL
STATE, ZIP: NC 27516
LEGAL DESC: 2 STONEY CREEK P28/72

SIZE: 3.9 A
DEED REF: 6740/1162
RATECODE: 00
TOWNSHIP: CHAPEL HILL
BLDG SQFT:
YEAR BUILT:

BUILDING COUNT:
LAND VALUE: \$147,300
BLDG_VALUE: \$0
USE_VALUE: \$0
TOTAL VALUE: \$147,300
DATE SOLD: 08/18/2021
TAX STAMPS:



ORANGE COUNTY
NORTH CAROLINA

ORANGE COUNTY ENVIRONMENTAL HEALTH SERVICES DIVISION

131 West Margaret Lane, Suite 100, Hillsborough, NC 27278
Phone 919-245-2360 Fax 919-644-3006 www.orangecountync.gov

Soil/Site Evaluation Field Data Sheet

Parcel PIN: 9872869464 PARCEL ADDRESS: 2102 New Hope Church Rd. Permit#: IP22-0039
Application Date: 1/24/2022 # Bedrooms Requested: 4 # GPD requested: 480

Applicant: Vince Defratis Owner: Patrick Simons Prop Desc: _____
Address: 214 Queensberry Rd Address: 9100 Orange Grove Rd. Lot size: 3.86
Phone: _____ Email: _____ Phone: _____ Email: _____

SOIL BORING PROFILE INFORMATION

| FACTORS | RULE # | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 |
|-----------------------|--------------|----------|----------|----------|----------|----------|----------|----------|----------|---|----|
| LANDSCAPE POSITION | .1940 | SS | SS | SS | SS | SS | SS | SS | SS | | |
| SLOPE (%) | .1940 | 16% | 16% | 14% | 4% | 5% | 5% | 16% | 16% | | |
| HORIZON 1 DEPTH ** | .1943 | 0-4 | 0-4 | 0-4 | 0-4 | 0-4 | 0-4 | 0-4 | 0-4 | | |
| TEXTURE | .1941 (a)(1) | SCL | SCL | SCL | SCL | SCL | SCL | SCL | SCL | | |
| CONSISTENCE | .1941 | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | | |
| STRUCTURE | .1941 (a)(2) | BLK | BLK | BLK | BLK | BLK | BLK | BLK | BLK | | |
| CLAY MINERALOGY | .1941 (a)(3) | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | | |
| HORIZON 2 DEPTH ** | .1943 | 4-27 | 4-20 | 4-30 | 4-27 | 4-22 | 4-22 | 4-26 | 4-26 | | |
| TEXTURE | .1941 (a)(1) | C | C | C | C | C | C | C | C | | |
| CONSISTENCE | .1941 | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | Fr, S, P | | |
| STRUCTURE | .1941 (a)(2) | BLK | BLK | BLK | BLK | BLK | BLK | BLK | BLK | | |
| CLAY MINERALOGY | .1941 (a)(3) | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | SRAP | | |
| HORIZON 3 DEPTH ** | .1943 | | 20-27 | 30-36 | | 22-32 | 22-32 | rock | rock | | |
| TEXTURE | .1941 (a)(1) | | BLK SIL | BLK SIL | | BLK SIL | BLK SIL | | | | |
| CONSISTENCE | .1941 | | Fr, S, P | Fr, S, P | | Fr, S, P | Fr, S, P | | | | |
| STRUCTURE | .1941 (a)(2) | | WBK | WBK | | WBK | WBK | | | | |
| CLAY MINERALOGY | .1941 (a)(3) | | SRAP | SRAP | | SRAP | SRAP | | | | |
| HORIZON 4 DEPTH ** | .1943 | | | | | | | | | | |
| TEXTURE | .1941 (a)(1) | | | | | | | | | | |
| CONSISTENCE | .1941 | | | | | | | | | | |
| STRUCTURE | .1941 (a)(2) | | | | | | | | | | |
| CLAY MINERALOGY | .1941 (a)(3) | | | | | | | | | | |
| SOIL WETNESS | .1942 | - | - | - | - | - | - | - | - | | |
| RESTRICTIVE HORIZON | .1944 | - | - | - | - | - | - | - | - | | |
| SAPROLITE | .1943/.1956 | 27 | 27 | 36 | 27 | 32 | 32 | 26 | - | | |
| USABLE SOIL DEPTH | | 21 | 21 | 31 | 26 | 31 | 31 | 20 | 20 | | |
| CLASSIFICATION | .1948 | U/P.S. | U/P.S. | P.S. | U/P.S. | P.S. | P.S. | U/P.S. | U/P.S. | | |
| L. T. A. R. (gpd/ft2) | .1955 | 0.225 | 0.225 | 0.225 | 0.225 | 0.225 | 0.225 | 0.225 | 0.225 | | |

OTHER FACTORS (.1946):

AVAILABLE SPACE (.1945): 5

SITE CLASSIFICATION (.1948): P.S.

PRIMARY LTAR (gpd/ft2): 0.225

REPAIR LTAR (gpd/ft2): 0.225

EVALUATED BY: Math Goff

COMMENTS:

*Indicates Profile Reclassified PS per .1956 .1957 .1969

**Profile usable soil depth slope-corrected

SYSTEM TYPE:

Low Profile

PS SOIL DEPTH: 20

SYSTEM TYPE:

Pump to Shallow Accepted

PS SOIL DEPTH: 26

DATE:

2-15-2022

OTHERS PRESENT:

Orange County Environmental Health

Septic and Well Application Instructions

*****Incomplete applications cannot be processed*****

☒ **APPLICATION:** Complete with as much information as possible. Incomplete or inaccurate information may lead to delays. *It must be signed by the property owner or delegated representative with documentation.*

☒ **SITE PLAN DRAWN TO SCALE:**

- a. Existing and proposed property lines, easements, rights-of-way, and buffers with measurements
- b. Location of all proposed structures, driveways, additions, other future improvements with measurement of the structures and measures to two property lines (minimum)
- c. Known sources of contamination (septic drain fields, animal lots, fuel tanks, old wells)

☐ **FLOOR PLAN FOR ANY PERMIT APPLICATIONS TO CONSTRUCT A SEPTIC SYSTEM OR WHERE THE IMPROVEMENT CHANGES THE STRUCTURE'S FLOOR PLAN** (not required for Well Permits or Residential Improvement Permits; other conditions apply for commercial projects)

***Preparing for the Soil/Site Evaluation or the Site Visit:**

☒ **Verify** that the email and phone submitted are the best ways to reach the APPLICANT.

☒ **Stake** all proposed structures.

☒ **Mark** property lines and corners clearly and made accessible. If property lines cannot be verified, it will be necessary for the property to be surveyed before a determination can be made.

☒ **Trim** thick vegetation. The area may need to be "bush-hogged" or thinned out. Do not grade or excavate potential soil areas, as it is possible to damage sites beyond use.

* Failure to prepare the site may cause long delays in permitting or may result in a *Notice of Incompletion*.

REQUIRED RESPONSES (ALL FIELDS)

Applicant Vince DeFreitas Email Vince@Silverdevelopers.com
 Billing Address 214 Queensferry Rd
 City, State Zip Cary, NC 27511 Phone 919-696-7446
 Owner (if different than Applicant) Patrick Fitz Simons Email _____
 Billing Address 9100 orange Grove Rd
 City, State Zip Chapel Hill, NC Phone _____
 PIN 9872869464 Lot Size 3.86 Subd / LOT# Stoney Creek # 2
 Site address ²¹⁰² ~~1102~~ New Hope Church Rd
 (CHECK ONE) NEW WELL ☒ EXISTING WELL ☐ COMMUNITY WELL ☐ PUBLIC WATER ☐

PROJECT DESCRIPTION (CHECK ALL THAT APPLY)

New Residential Improvement Permit up to 600 GPD ☒
 New Commercial Improvement Permit ☐
 Revision of Improvement Permit # _____ ☐
 Expansion of Existing System-Improvement Permit# _____ ☐
 New Residential Construction Authorization up to 600 GPD ☒ NO
 New Commercial Construction Authorization ☐
 Revision of Construction Authorization # _____ ☐
 Expansion of Existing System-Construction Authorization # _____ ☐
 Existing System Authorization ☐
 Mobile Home Park Space Connection ☐
 Septic System Repair ☐
 Septic System Abandonment ☐
 New Well Permit- Private Drinking Water ☒ No
 New Well Permit- Irrigation or Geothermal ☐
 Well Repair ☐
 Well Abandonment ☐

Fees will be calculated after application has been submitted and reviewed for completion. Up to a 2 acre area will be evaluated for an Improvement Permit. Re-inspections are subject to fees. REFUND POLICY: Refunds are very complicated. Requests must be sent in writing. No fees shall be refunded for services already rendered or initiated by site visit.

Acknowledgment: This application has been signed by the current OWNER of the property or the OWNER'S LEGAL REPRESENTATIVE (documentation required) who has entered into a contract or lease with the owner and who may legally represent the property owner in the transactions regarding the property. I, the undersigned, am the property OWNER or the LEGAL REPRESENTATIVE. By signing this application, I grant the Orange County Health Department, Environmental Health Division, right of entry to the property to perform the service(s) requested.

SIGNATURE: Patrick Fitz-Simons dotloop verified 01/15/22 1:26 PM EST 3E9B-EAWE-ZRUB-LEF1 Patrick Fitz-Simons DATE: 01/07/2022

Remit to Orange County Environmental Health. 131 W Margaret Ln. Hillsborough, NC 27278 or email ehapplications@orangecountync.gov

PROJECT DEVELOPMENT (ANSWER ALL THAT APPLY)

NEW RESIDENTIAL

Max number of bedrooms 4 Max number of occupants 4

NEW BUSINESS OR PLACE OF ASSEMBLY

Total Square footage of Building _____ Maximum number of seats _____

Maximum number of employees _____ Type of business _____

Multi-family ☐ Wastewater other than domestic ☐ Water softener ☐

Basement ☐ Basement with plumbing fixtures ☐ Garbage disposal ☐

Recorded Easements and Rights of Way on this property ☐ Jurisdictional wetlands ☐

NEW SYSTEM TYPE REQUESTED (REQUIRED)

No preference ☒ Conventional only ☐ Accepted system ☐ Other _____

☐ **THIS PROJECT IS SUBJECT TO APPROVAL OF ANOTHER AGENCY (i.e. Planning, USACE, etc.)**

EXISTING SYSTEM AUTHORIZATION for improving property, remodeling, additions other than bedrooms, accessory structures, solar, putting a system back into use, or connecting a new structure to an existing system

Description of Scope _____

Max number of bedrooms: _____ Max number of occupants: _____

CHANGE OF USE OF AN EXISTING SYSTEM FOR COMMERCIAL USAGE

Total square footage of Building _____ Maximum number of seats _____

Maximum number of employees _____ Type of business _____

SEPTIC SYSTEM REPAIR QUESTIONNAIRE

PLEASE DESCRIBE THE PROBLEM.

Backing up into home or facility ☐ Septic tank overflowing ☐ Damaged ☐

Discharge of sewage on the ground ☐ Other: _____

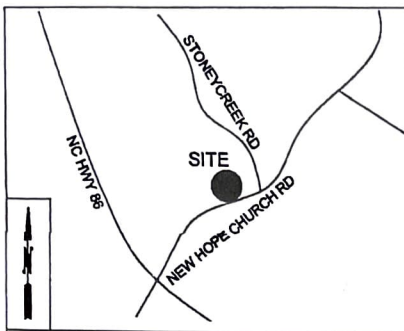
Existing Number of bedrooms: _____ Existing Number of occupants: _____

Have already consulted a contractor or septic inspector? _____

When did you notice/ How long have you been experiencing this problem? _____

PLEASE RESPOND YES or NO.

Do you notice the problem is worse: After heavy rain? _____ When clothes are washed? _____ When there are visitors? _____ Have you checked for leaking fixtures? _____ Do you have water treatment plumbed to tank? _____ Has there been any recent work to the property such as digging, tree removal, driving of heavy equipment? _____ Any strong cleaners, disinfectants, or medications in use? _____



VICINITY MAP (NOT TO SCALE)

GENERAL NOTES

- 1) NO UNDERGROUND UTILITIES WERE LOCATED DURING THIS SURVEY.
- 2) ALL MEASUREMENTS SHOWN ARE HORIZONTAL GROUND DISTANCES.
- 3) ALL AREAS SHOWN ARE CALCULATED BY THE COORDINATE METHOD.

SURVEY REFERENCES

DEED BOOK 6740 PAGE 1182 (CURRENT)
PLAT BOOK 28 PAGE 72 (CURRENT)

PROPERTY DATA

CURRENT OWNER: PATRICK & DANA FITZ-SIMONS
SITE ADDRESS: NEW HOPE CHURCH ROAD
CHAPEL HILL, NC 27518
PIN: 9872-88-9464
CURRENT ZONING: R-1
TOTAL AREA: 170,187 SF / 3.91 AC

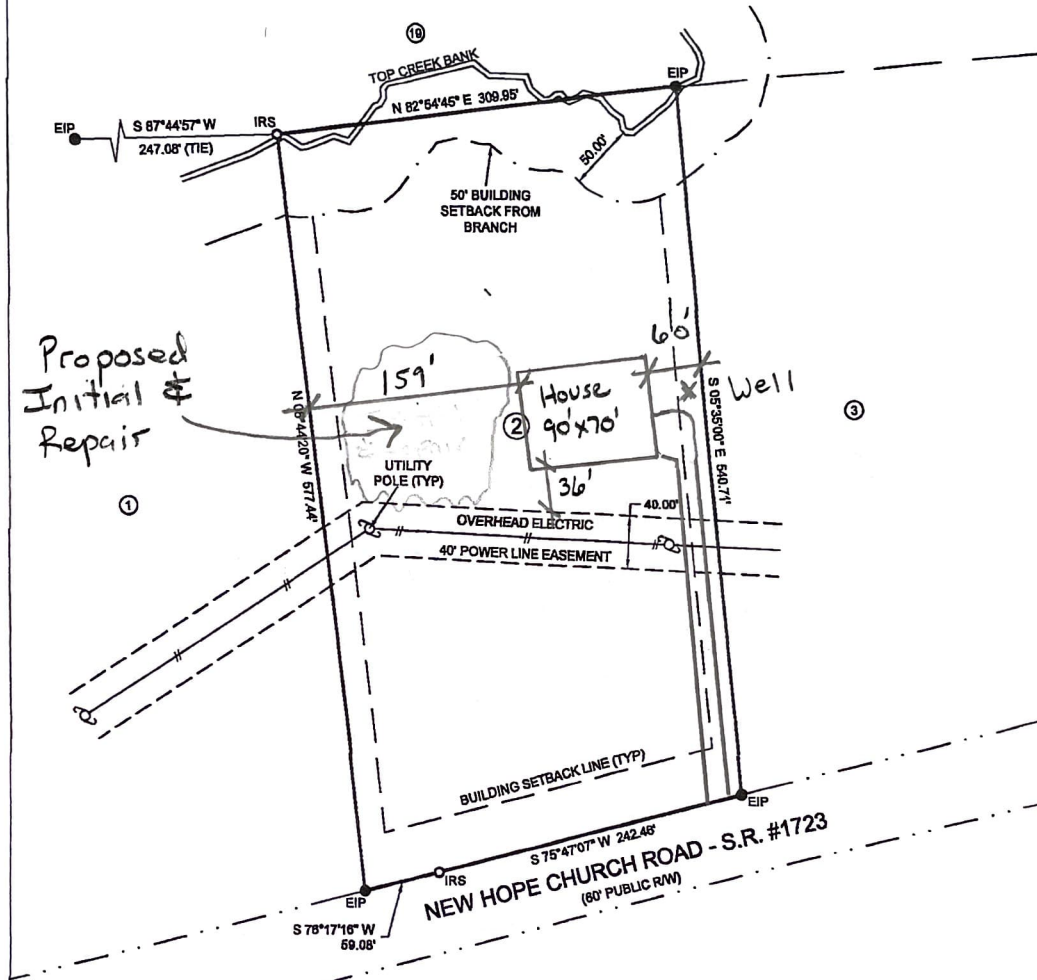
ABBREVIATIONS

AC ACRE(S)
BC BACK OF CURB
BM BOOK OF MAPS
DB DEED BOOK
EP EDGE OF PAVEMENT
EIP EXISTING IRON PIPE
N/F NOW OR FORMERLY
PB PLAT BOOK
PG PAGE
R/W RIGHT-OF-WAY
SF SQUARE FEET
TYP TYPICAL

BUILDING SETBACKS

FRONT - 40'
REAR - 20'
SIDE - 20'

PLAT BOOK 28 PAGE 72



I, DRAKE KINSAUL, CERTIFY THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

Drake Kinsaul

PROFESSIONAL LAND SURVEYOR
LICENSE NUMBER L-5268

LEGEND

- EIP EXISTING IRON PIPE
- IRS IRON ROD SET (5/8" REBAR)
- △ CP COMPUTED POINT
- PROPERTY LINE (PL)
- - - PL NOT SURVEYED
- - - SETBACK LINE
- - - RIGHT OF WAY LINE



500 NICKS BEND EAST
PITTSBORO, NC 27312

drakekinsaul@gmail.com
OFFICE (919) 533-5151
MOBILE (770) 567-1819



SURVEY

FOR
PATRICK FITZ-SIMONS & DANA FITZ-SIMONS
LOT 2 OF STONEYCREEK SUBDIVISION
DB 6740 PG 1182 - PB 28 PG 72 - CHAPEL HILL TOWNSHIP
ORANGE COUNTY, NORTH CAROLINA

SCALE: 1" = 100'

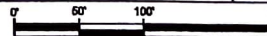
DATE: 12/15/2021

PROJECT # 21-209

SURVEY BY: AS

DRAWN BY: DK

StoneyCreekSub_Lot2.dwg



SCALE: 1" = 100'

Zoning Report

Parcel Data:

Parcel Identification Number (PIN): 9872-86-9464
Size: 3.9 acres
Date Created: 1/24/22

Relevant Documents from Register of Deeds

Plat Book/Page: PB 28/ PG 72
Enforced by County: N/A
Enforced by Others: N/A

Zoning Information:

Base Zoning District: Rural Residential (R1)
Overlay Zoning District(s): Lower Eno Unprotected Watershed; Stoney Creek Basin Overlay
Max Impervious Surface: N/A
Max Building Height: 25'
Building Setbacks: Front 40', Side 20', Rear 20'

Stream, Water Body, and Floodplain Buffers:

Streams/Water Bodies: 80 ft. (Slope = 19.6%)
Floodplain: N/A

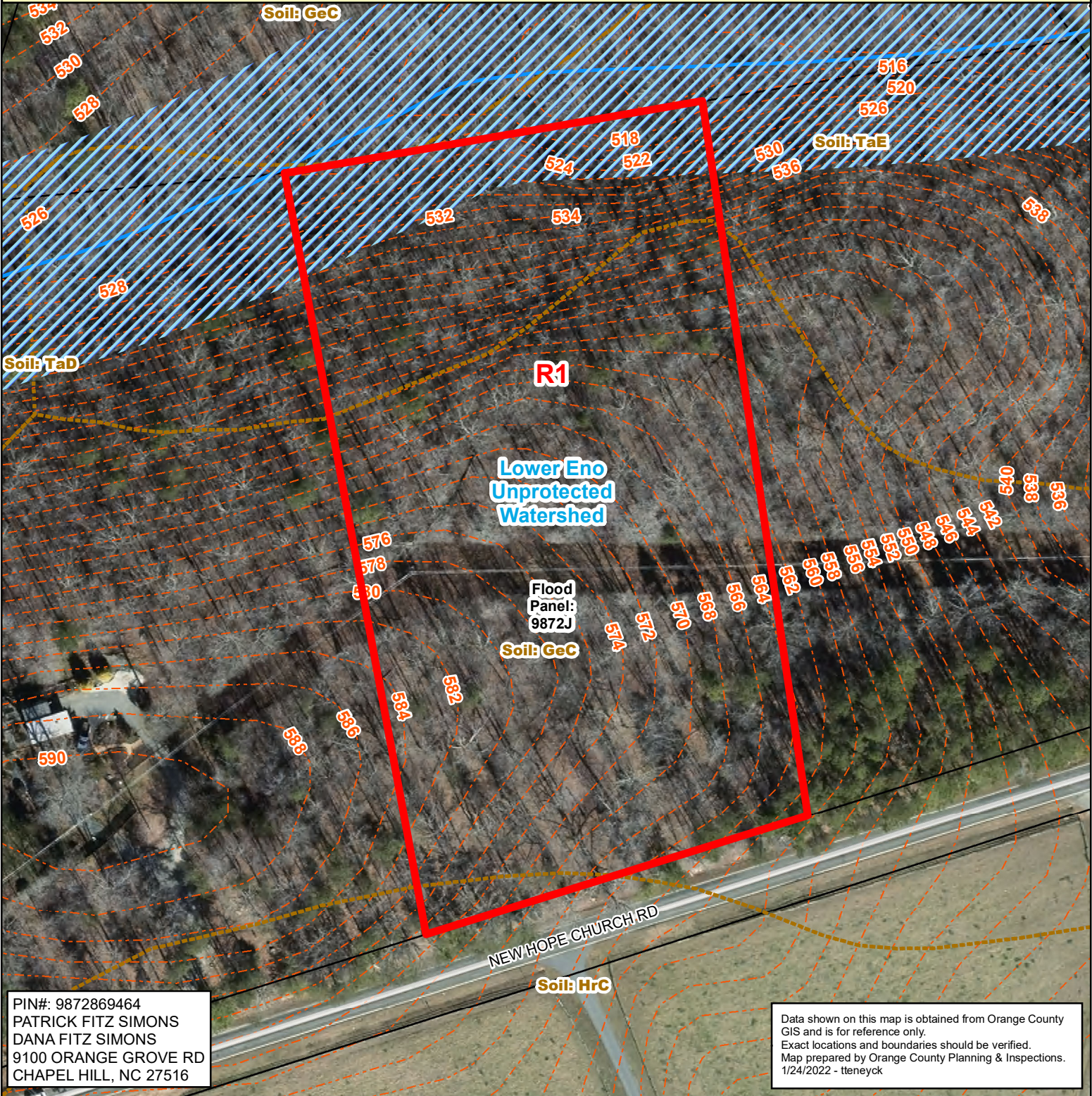
Land Disturbance Permitting Requirements:

Erosion Control: Permit needed when disturbing over 20,000 sq. ft.
Stormwater Management: Permit needed when disturbing over 21,780 sq. ft. for residential use or over 12,000 sq. ft. for non-residential use.

Disclaimer:

This document was prepared using best available data. GIS imagery may be slightly skewed and is not as accurate as a professional land survey.

Date: 1/24/2022 by tteneyck



PIN#: 9872869464
PATRICK FITZ SIMONS
DANA FITZ SIMONS
9100 ORANGE GROVE RD
CHAPEL HILL, NC 27516

Data shown on this map is obtained from Orange County GIS and is for reference only.
Exact locations and boundaries should be verified.
Map prepared by Orange County Planning & Inspections.
1/24/2022 - tteneyck

- Stream Buffer 80ft
- USGS Stream
- Zoning
- Soils
- 2' Contours (NCDOT)
- FIRM
- Stoney Creek Basin Overlay
- Parcels
- Streets
- Watershed

