

Mecklenburg County
Land Use and Environmental Services
2145 Suttle Avenue
Charlotte, NC 28208
(980) 314 - CODE (2633)



Permit: B4016762
Issue Date: 10/07/2021
Issued By: Brock, Melonee

Building Permit

One/Two Family

Property Details:

Address:	317 FANNIE CIR	Tax Jurisdiction:	CHARLOTTE
Subdivision:		Parcel Id:	15701618
Owner:	Edward Lionel Gamble	Owner Phone No:	
Owner Address:	5202 Allen Rd EastCharlotte, NC 28269		

Block:	Lot:	Land Area:	Corner Lot: N	Irregular Lot: N	Through Lot: N
Minimum Setbacks (ft.)	Front: 30.0	Rear: 40.0	Right Side: 5.0	Left Side: 5.0	

Project Details:

Project Number:	424952	Res Master Plan #:	
Project Name:	CAN-AM BULDERS / MSTER STES & PORCH ADD / PLN REV		
USDC Code:	434 - Res Dwelling - CO required (Add, Alteration, Repair)		
Occupancy:	R3 * RESIDENTIAL - SINGLE FAMILY		
Lien Agent:	Agent: Chicago Title Company, LLCPhone: (888) 690-7384Fax: (919) 489-5231Email: support@liensnc.comMailing Address: 19 W Hargett ST Unit: 507, Raleigh, North Carolina 27601Physical Address: 19 W Hargett ST Unit: 507, Raleigh, North Carolina 27601	Lien Agent No:	1504407

Trade Details:

Building

Details:	Addition (expand footprint). Room Addition.	SI Required:	N	Bedroom Addition:	Yes
Type of Work:	Addition (expand footprint)				

Square Footage:	Heated: 672	Renovated: 250	Deck:
	Unheated: 56	Converted:	

Does the weight of the PV system exceed 3lbs per square foot?

Does the roof possess more than one layer of asphalt shingles?

Does the roofing material consist of a type other than asphalt or metal?

Solar PV Option:

Electrical

Service:	Existing	Power Company:	DUKE ENERGY
Total Amps:	# of Circuits:	Circuits at 120V:	Circuits Over 120V:

Mechanical

Heating Details:	
Gas Company:	PIEDMONT NATURAL GAS
# of Gas Connections:	# of Appliances

Plumbing

Public Meter/Connection

Private Service

This permit will expire if work either has not started within 6 months or is discontinued for a period of 12 months.

Inspection required for verification of progress made.

No credit or refund will be given unless applied for within 120 days after a permit has expired.

# of Fixtures:		<u>Individual</u>	<u>Master</u>	<u>Individual</u>	<u>Community</u>
Type of Service:	Existing	<u>Water/Well:</u>	Yes	No	No
# of Appliances		<u>Sewer/Septic:</u>	Yes	No	No

Fees

Permit Fee Type:	Construction	Homeowner Recovery Fund:	\$0.00	Fast Track Fee:	\$0.00
*Permit Fee:	\$990.14	NESHAP Fee:	\$0.00	Fee Adjustment:	
Zoning Fee:	\$65.00	Paper Application Fee:	\$0.00	Total Fee:	\$1055.14
Triple Fee:	\$0.00	HFR Fee:	\$0.00	NESHAP OK:	
Fire Damage Fee:	\$0.00	Paper Plans Fee:	\$0.00	Vector OK:	
Comm Surcharge:	\$0.00			Charge To Acct:	Y
IsSchool Bond:	N	School Bond ID:		School Bond Name:	

* Permit Fee Calculation is based upon the following costs:

Equipment Summary

Bldg Cost less Equipment over \$500K:	\$94500.00	Total Equipment Costs:	
SubPermit Costs:	\$18700.00	Equipment Cost at 100%	\$0.00
Total Equipment Fee:		Equipment Cost at 20%	
Total Cost Calculation:	\$113200.00		

Contractors

Building Contractor	CAN-AM BUILDERS, INC	Contr ID:	X51372
Phone:	9802136181	License #:	80587
Address:	7209 QUAIL MEADOW LNCHARLOTTE, NC 28210	Homeowner:	No
		Permit #:	B4016762
		Contract Cost:	\$94,500.00

Electrical Contractor	MARPOL SERVICES LLC	Contr ID:	X46027
Phone:		License #:	29389
Address:	PO BOX 2734INDIAN TRAIL, NC 28079	Homeowner:	No
		Permit #:	E4072632
		Contract Cost:	\$6,700.00

Mechanical Contractor	JONES JAMES CLAYTON	Contr ID:	X44034
Phone:	7044961839	License #:	30269
Address:	139 WHEEPING WILLOW WAYGASTONIA, NC 28052	Homeowner:	No
		Permit #:	M4072633
		Contract Cost:	\$6,000.00

Plumbing Contractor	LA PLUMBING HOMES INC	Contr ID:	X39851
Phone:	7048918431	License #:	28686
Address:	13800 WALTHAM PLMINT HILL, NC 28227	Homeowner:	No
		Permit #:	P4072634
		Contract Cost:	\$6,000.00

Agency Holds

As of the time of this permit issuance, the following holds exist on this project:

This permit will expire if work either has not started within 6 months or is discontinued for a period of 12 months.

Inspection required for verification of progress made.

No credit or refund will be given unless applied for within 120 days after a permit has expired.

Additional Information:

NOTE:

Permit Notes

Addition consists of a master suite, a four seasons room, front porch, renovation of kitchen and laundry, relocating electrical panel and connecting new appliances, fixtures, and tankless water heater. Vaulted ceiling and pass-through (existing wall) in front entry area, per structural engineer specification.

Project # 424952

Verify flood elevation certificate and aligning elevation points on the plan. If within the flood plain restrictions it will be necessary to provide the inspector with the structural details for draining flood waters, elevating the structure above the plain and compliance with all requirements from NCRC R322 & Chapter 46 that apply. Please review all requirements of the crawl space and flood gates if required, structures and the plans in flood plains, prior to start of construction.

Please be sure to review the hold notes regarding the project-Melonee Brock will likely be your contact @ Water and Land resources 980 314 3206

Flood elevations may be necessary to determine the structural requirements per R322 and Chapter 46 of the NCRC Sheet B-1

Verify flood elevation details to determine need for flood vents in foundation and compliance with NCRC R322 Sheet B-2

Decks, deck stairs, railings, footings etc. not part of plan review at this time and are not reviewed for accuracy. Please see 2018 NCBC:R appendix M for code applications Sheet B-2

Verify insulation in ceiling to be R30ci or R38, walls to be R-15 in 4" nominal walls or R-19 in 6" nominal walls and R-19 in the floor per N1102.1.2 or provide an NC approved sealed performance evaluation form. Sheet B-2

verify 1" air gap or baffle per N1102.1.2 note 1 Sheet B-2

Verify anchor to be in center third of plate Sheet B-2

This Storm Water hold has been added to the permit because a portion of the property is located within the special flood hazard area. Storm Water staff has been notified about this project and the project is in review. Storm Water will release the Storm Water permit hold or contact you with additional information requirements within 48 hrs.

Swim Buffer =

This Storm Water hold has been added to the permit because a portion of the property is located within the special flood hazard area. Storm Water staff has been notified about this project and the project is in review. Storm Water will release the Storm Water permit hold or contact you with additional information requirements within 48 hrs.

This Storm Water hold has been added to the permit because a portion of the property is located within the special flood hazard area. Storm Water staff has been notified about this project and the project is in review. Storm Water will release the Storm Water permit hold or contact you with additional information requirements within 48 hrs.

FINAL SURVEY VERIFYING LOCATION OF ADDITION

This Storm Water hold has been added to the permit because a portion of the property is located within the special flood hazard area. Storm Water staff has been notified about this project and the project is in review. Storm Water will release the Storm Water permit hold or contact you with additional information requirements within 48 hrs.

CONTRACTOR TO CALL 704-432-7246 TO SCHEDULE INSPECTION BY STORMWATER PERMITTING AND COMPLIANCE STAFF WHEN CONSTRUCTION IS COMPLETE.

HVAC equipment may encroach into set-back area by 50%.

Inspection Team

Your project has been assigned to the Residential Inspection Team. For further assistance you can contact the Residential Inspection Team:

Manager:	Griffin, Jeff
Supervisor:	Burgin, Brandon
Supervisor:	Kale, Michael
Supervisor:	Barrett, Dave
Supervisor:	Barrett, Dave

To contact your project manager, inspection supervisor, or obtain inspection assistance with your project, call 980-314-3168.