

222

John Allen

From: Larry Lippincott <larry@anchorhomesllc.com>
Sent: Tuesday, November 7, 2023 2:47 PM
To: JC Hearne; John Allen
Subject: Fwd: Your Inspection Confirmation - Permit # CA22-0064 - Jul 11, 2023 - Cama Site Visit
Attachments: inspector_summary_192584_07-11-2023-252383.pdf

Minor CAMA Development Plan approval for BW222.

----- Forwarded message -----

From: Carteret County <notification@magnetserver.com>
Date: Tue, Jul 11, 2023 at 12:03 PM
Subject: Your Inspection Confirmation - Permit # CA22-0064 - Jul 11, 2023 - Cama Site Visit
To: <larry@anchorhomesllc.com>



Carteret County
 North Carolina

Dear Anchor Homes LLC,

Thank you for conducting business with Carteret County. Below you will find the results and details for your recent inspection.

Inspection Result: **Complete**

Inspection Type: **Cama Site Visit**

Tax ID: **630502850957000**

Inspection Date: **07/11/2023**

Inspector: **Russ Higgins**

Permit #: **CA22-0064**

Permit Type: **CAMA**

Project Location:

529 Sanders Ln Newport, NC 28570 (630502850957000)

Owner Name: **Anchor Homes LLC**

Inspection Comments:

529 Sanders Lane

John Allen

From: Larry Lippincott <larry@anchorhomesllc.com>
Sent: Thursday, April 18, 2024 6:32 PM
To: tjenkins2341@gmail.com
Subject: Bogue Watch Lot 222
Attachments: Bogue Watch 222 Boundary Survey.pdf; BW222 Preliminary PP.pdf

Tyler,

Attached is the survey for Bogue Watch lot 222 and a preliminary plot plan that was done on the lot.

As I mentioned, the lot does have an approved CAMA Minor Development Plan and the Plan calls for a four foot seawall along the wetlands line on the right side of the lot and the back side. This will allow the building pad area (as shown on the preliminary plot plan) to be over 7' mean sea level and the foundation will be approximately 9' mean sea level. This will be slightly higher than the foundation elevations of the three houses on the left as you drive up to Bogue Watch lot 222. The house at the other end of the cul-de-sac on Sanders Ln is at 10' mean sea level. This will give you a good perspective for the ground level foundation for the house on Bogue Watch lot 222.

Email or call me if you have any questions; I can also meet you at the lot.

Larry

BW 222

John Allen

From: Larry Lippincott <larry@anchorhomesllc.com>
Sent: Monday, June 24, 2024 11:21 AM
To: John Allen
Subject: CAMA Permit BW222
Attachments: Minor CAMA Dev Plan Application Bogue Watch Lot222_March 2023.PDF; CAMA Permit_BW222_Executed.PDF; Snow's Cut CC Plan #2618.pdf

John,

The first attachment is the CAMA Minor Development Plan submitted for BW222. Note all the exhibits - especially the two Exhibit D's which detail the seawall and fill area. This is the last item to do to complete the Development Plan.

The second attachment is the Approved CAMA Minor Development Plan.

Note on several Exhibits to the CAMA Minor Development Plan there is a plot plan that shows the house footprint for BW222. This footprint is for the Snow's Cut plan - the house plan is attached.

I did secure a house permit for the Snow's Cut on BW222 - it has probably expired, but I do believe I have the full submittal package for the house permit (I'll need to find it) - I'm guessing that the house permit can be resubmitted relatively quickly.

Larry

PERMIT TRANSFERS – A CAMA Minor Permit may be transferred to a new property owner under certain circumstances. However, the Director of the Division of Coastal Management is the only person who can authorize a permit transfer. Note that no changes can be made to the originally permitted project and the expiration date stays the same. For that reason most new property owners opt to apply for their own CAMA Minor Permit, since the cost is the same (\$100.00) and they can usually obtain a new permit faster than having one transferred. However, if the need to apply for a transfer arises, give the new landowner an Application for Permit Transfer and a copy of the original permit file. He/she must complete the application, attach the required information and send it to: Director, Division of Coastal Management, 400 Commerce Avenue, Morehead City, NC 28557, where it will be reviewed and either granted or denied. The conditions for a permit transfer can be found in 15 NCAC 7J.0406, and you may refer the requesting party to your DCM Field Representative or the Minor Permit Program Coordinator for additional information.

APPLICATION FOR TRANSFER OF A CAMA MINOR DEVELOPMENT PERMIT

INFORMATION ON ORIGINAL PERMIT

Permit Number: _____

Permittee's Name: _____

Type of Area of Environmental Concern: _____

Description of Proposed Project: _____

Location of Proposed Project: _____

TRANSFER REQUEST

_____, hereby request(s) a transfer of the above CAMA Minor Development Permit. (I)(We) will use the permit only for the purpose for which it was originally issued and propose no substantial changes or modifications of the project as originally proposed. (I)(We) will abide by all CAMA regulations currently in effect concerning (my)(our) proposed project.

Signature

Date

Mailing Address

DOCUMENTS TO BE ATTACHED TO THIS APPLICATION

1. A copy of a Deed, a Sale, a Lease, or Option to the proposed new party showing the proposed new party as having the sole legal right to develop the property.
 2. A copy of the original permit and any accompanying conditions and drawings.
 3. A site drawing of the proposed new party's project which includes the following information:
 - (a) Physical Dimensions: Label roads, highway right-of-ways, local setback lines, any and all structures and driveways currently existing on the property.
 - (b) Physical Characteristics: Draw and label mean high water mark (MHW) and septic tank or filter field. If working in an Ocean Hazard Area: Draw and label dune ridges (noting height), toe of dune, first line of stable natural vegetation, CAMA setback line and topographic features. If working in an Coastal Shoreline Area: Draw and label landward limits of AEC, the 30 ft. buffer line and describe the terrain and slope.
 - (c) Development Plans: Draw and label areas that will be disturbed, all areas to be paved or graveled, and, the location and dimensions of all structure included in the proposed project.
 4. A check in the amount of \$100.00 made payable to DENR.
-

PERMIT MODIFICATIONS - CAMA Minor Permits may also be modified to incorporate minor changes, which the applicant may desire after permit issuance. The specific items, that the applicant must meet in order to be eligible for the modification procedure, are found in 7J.0405(d):

An applicant may modify his permitted minor development project only after approval by the local permit-letting authority. In order to modify a permitted project the applicant must make a written request to the local minor permit-letting authority showing in detail the proposed modifications. The request shall be reviewed in consultation with the appropriate DCM Field Representative and granted if all of the following provisions are met:

- (1) The size of the project is expanded less than 20 percent of the size of the originally permitted project; and
- (2) A signed, written statement is obtained from all adjacent riparian property owners indicating they have no objections to the proposed modifications; and
- (3) The proposed modifications are consistent with all local, state, and federal standards and local Land Use Plans in effect at the time of the modification requests; and
- (4) The type or nature of development is not changed.

Failure to meet these provisions shall necessitate the submission of a new permit application.



APPLICATION FOR CAMA MINOR DEVELOPMENT PERMIT

In 1974, the North Carolina General Assembly passed the Coastal Area Management Act (CAMA) and set the stage for guiding development in fragile and productive areas that border the state's sounds and oceanfront. Along with requiring special care by those who build and develop, the General Assembly directed the Coastal Resources Commission (CRC) to implement clear regulations that minimize the burden on the applicant.

This application for a minor development permit under CAMA is part of the Commission's effort to meet the spirit and intent of the General Assembly. It has been designed to be straightforward and require no more time or effort than necessary from the applicant. Please go over this folder with the Local Permit Officer (LPO) for the locality in which you plan to build to be certain that you understand what information he or she needs before you apply.

Under CAMA regulations, the minor permit is to be issued within 25 days once a complete application is in hand. Often less time is needed if the project is simple. The process generally takes about 18 days. You can speed the approval process by making certain that your application is complete and signed, that your drawing meets the specifications given inside and that your application fee is attached.

Other permits are sometimes required for development in the coastal area. While these are not CAMA-related, we urge you to check with the Local Permit Officer to determine which of these you may need. A list is included on page two of this folder.

We appreciate your cooperation with the North Carolina Coastal Management Program and your willingness to build in a way that protects the resources of our beautiful and productive coast.

Coastal Resources Commission
Division of Coastal Management

APPLICATION:

LOCALITY:

PERMIT ISSUED USING
STATIC LINE EXCEPTION?
YES NO

Locality _____ Permit Number _____

Ocean Hazard _____ Estuarine Shoreline _____ ORW Shoreline _____ Public Trust Shoreline _____ Other _____

(For official use only)

GENERAL INFORMATION

LAND OWNER

Name ANCHOR HOMES, LLC

Address P.O. BOX 5119

City EMERALD ISLE State NC Zip 28594 Phone 919.720.1636

Email LARRY@ANCHORHOMESLLC.COM

AUTHORIZED AGENT

Name LARRY LIPPINCOTT

Address 100 LIGHTHOUSE LANE APT #A3

City CEDAR POINT State NC Zip 28584 Phone 919.720.1636

Email LARRY@ANCHORHOMESLLC.COM

LOCATION OF PROJECT: (Address, street name and/or directions to site. If not oceanfront, what is the name of the adjacent waterbody.) 529 SANDERS LN. LOT 222 IN BOGUE WATCH

DESCRIPTION OF PROJECT: (List all proposed construction and land disturbance.) SEE EXHIBITS

SIZE OF LOT/PARCEL: 18,388 square feet 0.42 acres

PROPOSED USE: Residential (Single-family Multi-family) Commercial/Industrial Other

COMPLETE EITHER (1) OR (2) BELOW (Contact your Local Permit Officer if you are not sure which AEC applies to your property):

(1) **OCEAN HAZARD AECs: TOTAL FLOOR AREA OF PROPOSED STRUCTURE:** _____ square feet (includes air conditioned living space, parking elevated above ground level, non-conditioned space elevated above ground level but excluding non-load-bearing attic space)

(2) **COASTAL SHORELINE AECs: SIZE OF BUILDING FOOTPRINT AND OTHER IMPERVIOUS OR BUILT UPON SURFACES:** 4,165 square feet (includes the area of the roof/drip line of all buildings, driveways, covered decks, concrete or masonry patios, etc. that are within the applicable AEC. Attach your calculations with the project drawing.)

STATE STORMWATER MANAGEMENT PERMIT: Is the project located in an area subject to a State Stormwater Management Permit issued by the NC Division of Water Quality?

YES NO

If yes, list the total built upon area/impervious surface allowed for your lot or parcel: 4,165 square feet.

NOTE: MAXIMUM BUA FOR THIS (BOGUE WATCH 222) IS 4,500 SQUARE FEET

SITE DRAWING/APPLICATION CHECKLIST

Please make sure your site drawing includes the following information required for a CAMA minor development permit. The Local Permit Officer will help you, if requested.

PHYSICAL DIMENSIONS

- Label roads
- Label highways right-of-ways
- Label local setback lines
- Label any and all structures and driveways currently existing on property
- Label adjacent waterbody

PHYSICAL CHARACTERISTICS

- Draw and label normal high water line (contact LPO for assistance) SEE EXHIBIT A
- Draw location of on-site wastewater system - NOT APPLICABLE - COMMUNITY SYSTEM

If you will be working in the ocean hazard area: NOT APPLICABLE

- Draw and label dune ridges (include spot elevations)
- Draw and label toe of dunes
- Identify and locate first line of stable vegetation (contact LPO for assistance)
- Draw and label erosion setback line (contact LPO for assistance)
- Draw and label topographical features (optional)

If you will be working in a coastal shoreline area:

- Show the roof overhang as a dotted line around the structure
- Draw and label landward limit of AEC N/A
- Draw and label all wetland lines (contact LPO for assistance)
- Draw and label the 30-foot buffer line NA

SEE EXHIBIT B

DEVELOPMENT PLANS

- Draw and label all proposed structures EXHIBIT B
- Draw and label areas that will be disturbed and/or landscaped EXHIBIT C
- Note size of piling and depth to be placed in ground FOUNDATION WILL BE PILING W/ ENGINEER FOUNDATION
- Draw and label all areas to be paved or graveled EXHIBIT B
- Show all areas to be disturbed & ELEVATION & SEAWALL - EXHIBIT D & E
- Show landscaping - ALL NOW WETLAND AREAS WILL BE BERMUDA SOD

NOTE TO APPLICANT

Have you:

- completed all blanks and/or indicated if not applicable?
- notified and listed adjacent property owners?
- included your site drawing?
- signed and dated the application?
- enclosed the \$100.00 fee?
- completed an AEC Hazard Notice, if necessary? (Must be signed by the property owner)

FOR STAFF USE

Site Notice Posted _____ Final Inspection _____ Fee Received _____

Site Inspections _____

Date of Action: Issued _____ Exempted _____ Denied _____ Appeal Deadline (20 days from permit action) _____

OTHER PERMITS MAY BE REQUIRED: The activity you are planning may require permits other than the CAMA minor development permit, including, but not limited to: Drinking Water Well, Septic Tank (or other sanitary waste treatment system), Building, Electrical, Plumbing, Heating and Air Conditioning, Insulation and Energy Conservation, FLA Certification, Sand Dune, Sediment Control, Subdivision Approval, Mobile Home Park Approval, Highway Connection, and others. Check with your Local Permit Officer for more information.

STATEMENT OF OWNERSHIP:

I, the undersigned, an applicant for a CAMA minor development permit, being either the owner of property in an AEC or a person authorized to act as an agent for purposes of applying for a CAMA minor development permit, certify that the person listed as landowner on this application has a significant interest in the real property described therein. This interest can be described as: (check one)

an owner or record title. Title is vested in ANCHOR HOMES, LLC, see Deed Book 1750 page 307 in the CARTER ET County Registry of Deeds.

an owner by virtue of inheritance. Applicant is an heir to the estate of _____; probate was in _____ County.

if other interest, such as written contract or lease, explain below or use a separate sheet & attach to this application.

NOTIFICATION OF ADJACENT PROPERTY OWNERS:

I furthermore certify that the following persons are owners of properties adjoining this property. I affirm that I have given ACTUAL NOTICE to each of them concerning my intent to develop this property and to apply for a CAMA permit.

(Name)	(Address)
(1) <u>BOGUE WATCH LOT 221</u>	<u>510 SANDERS LN - EHL FAMILY TRUST</u>
(2) <u>" " 223</u>	<u>527 SANDERS LN - CHERYL MURRAY</u>
(3) <u>I HAVE NOT DISCUSSED THIS PLAN WITH MRS. MURRAY,</u>	
(4) <u>HOWEVER, THE FINAL ELEVATION OF LOT 222 WILL</u>	<u>MATCH THE EXISTING ELEVATION OF LOT 223</u>

ACKNOWLEDGEMENTS:

I, the undersigned, acknowledge that the land owner is aware that the proposed development is planned for an area which may be susceptible to erosion and/or flooding. I acknowledge that the Local Permit Officer has explained to me the particular hazard problems associated with this lot. This explanation was accompanied by recommendations concerning stabilization and floodproofing techniques.

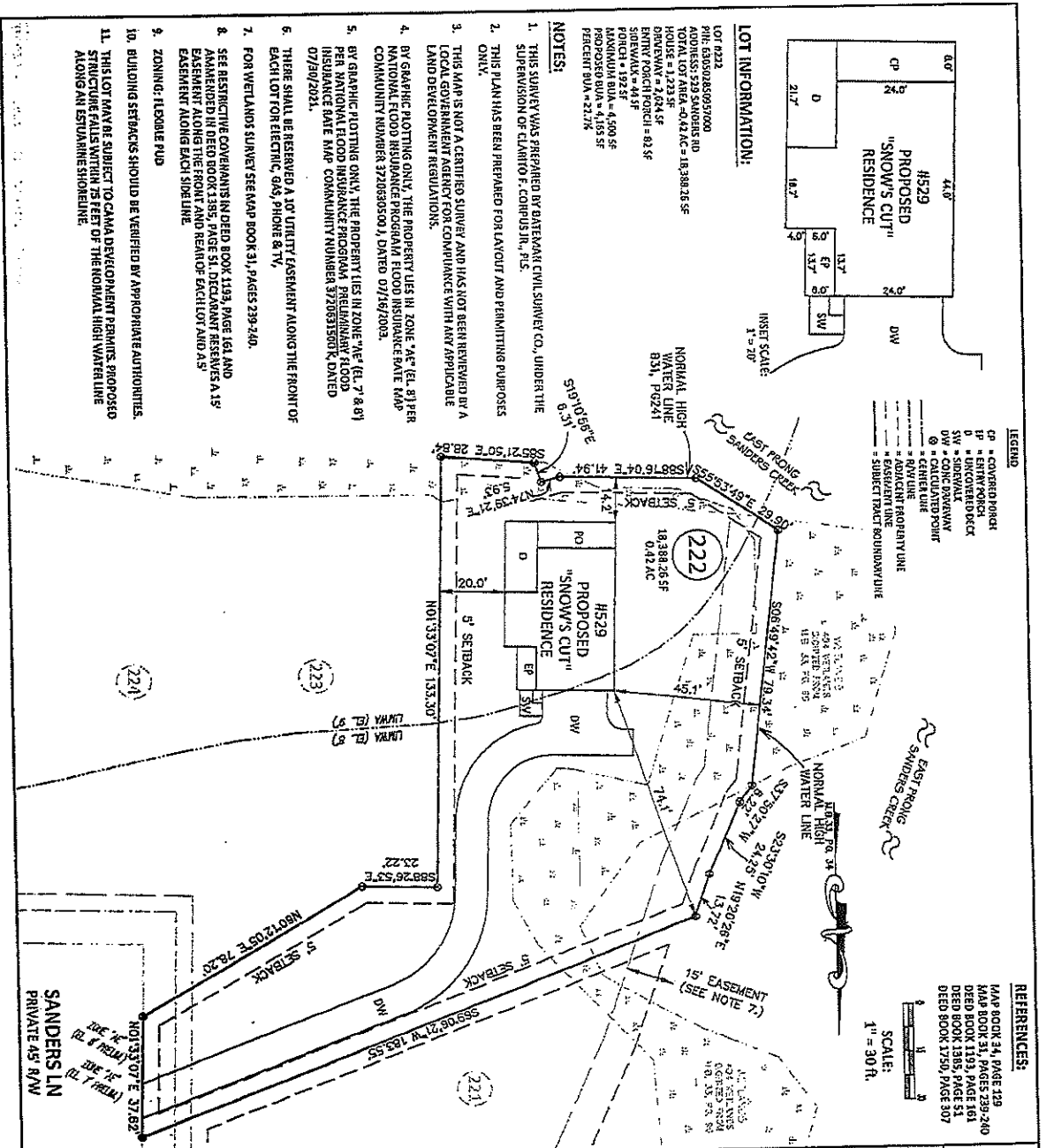
I furthermore certify that I am authorized to grant, and do in fact grant, permission to Division of Coastal Management staff, the Local Permit Officer and their agents to enter on the aforementioned lands in connection with evaluating information related to this permit application.

This the 25TH day of MARCH, 20 23

Ram Singh, ANCHOR HOMES LLC, MEMBER MANAGER
Landowner or person authorized to act as his/her agent for purpose of filing a CAMA permit application

This application includes: general information (this form), a site drawing as described on the back of this application, the ownership statement, the Ocean Hazard AEC Notice where necessary, a check for \$100.00 made payable to the locality, and any information as may be provided orally by the applicant. The details of the application as described by these sources are incorporated without reference in any permit which may be issued. Deviation from these details will constitute a violation of any permit. Any person developing in an AEC without permit is subject to civil, criminal and administrative action.

EXHIBIT B
HOUSE LOCATION



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 405 NORTH THIRD STREET, WILMINGTON, NC 28401
 Phone: 910.774.1515 Fax: 910.774.0112
 NCEB# 010186 C-2378

PRELIMINARY PLOT PLAN - LOT 222
 FOR
ANCHOR HOMES
 BOGUE WATCH - LOT 222
 529 SANDERS LN, WHITE OAK TOWNSHIP NC
 CARTERET COUNTY, NORTH CAROLINA

DATE: 2/13/22 DRAWN BY: SSD CHECKED BY: CRC
 REGISTERED: 08.23.2024 SCALE: 1"=30'

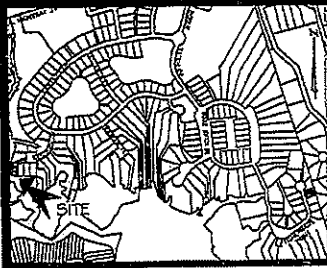
NEIGHBORHOOD MAP
 (Not to Scale)

1. GERRY WATCH THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (USED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM AN INTERVAL SHOWN HEREON; THAT THE RATIO OF PRECISION IS 1:10,000; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1800); THIS 11th DAY OF FEBRUARY, 2022.

GARY T. CORPUS, PLS. L-5676
 NORTH CAROLINA PROFESSIONAL LAND SURVEYOR
 3045 LANTANA DRIVE, WILMINGTON, NC 28403

This map is not an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

EXHIBIT C EXISTING ELEVATIONS



- LEGEND**
- EXISTING IRON
 - SET IRON
 - CENTER LINE
 - R/W LINE
 - ADJACENT PROPERTY LINE
 - BASEMENT LINE
 - SUBJECT TRACT BOUNDARY LINE

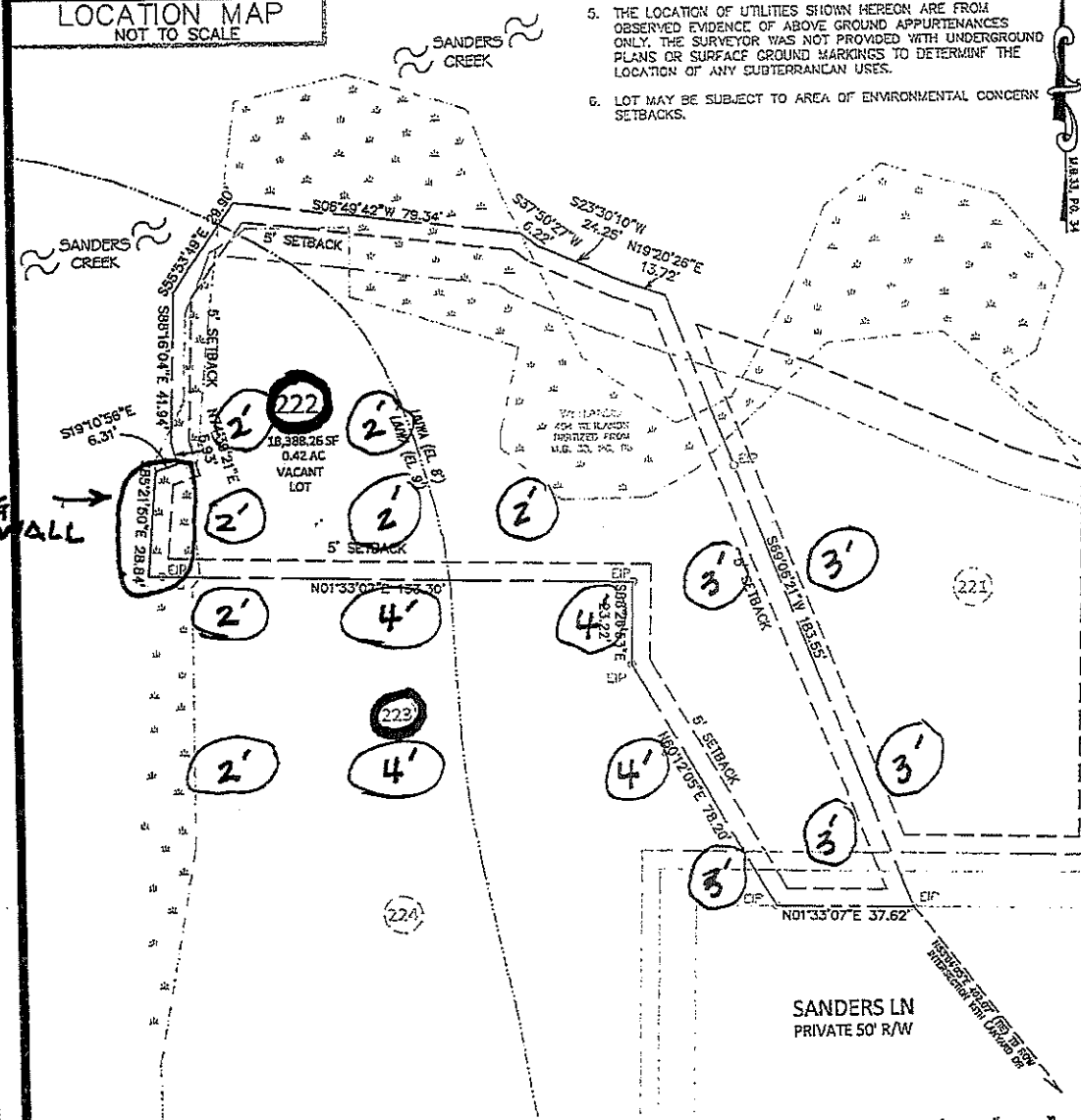
REFERENCES:

MAP BOOK 33, PAGES 34
DEED BOOK 1750, PAGE 307

NOTES:

1. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "AE" (EL. 8') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S EFFECTIVE FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 3720630500J, DATED 7/16/2003.
2. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED WITHIN UNAWA LINE (EL. 8' & 9') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S PRELIMINARY FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 3720630500J, DATED 7/30/2021.
3. TOTAL AREA SITE = 0.420 AC±
4. SETBACKS SHOULD BE VERIFIED BY APPROPRIATE ENTITIES.
5. THE LOCATION OF UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN USES.
6. LOT MAY BE SUBJECT TO AREA OF ENVIRONMENTAL CONCERN SETBACKS.

EXISTING SEAWALL →



I CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION IS 1:10,000±; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). THIS 3rd DAY OF FEBRUARY 3, 2022.

Clarito F. Corpus 2/23/22
CLARITO F. CORPUS, PLS L-3048

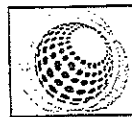
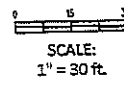
BOUNDARY SURVEY

EXCLUSIVELY FOR:

ANCHOR HOMES

OF

LOT 222, BOGUE WATCH
AS RECORDED IN MAP BOOK 33, PAGES 34 AND DEED BOOK 1750, PAGE 307
OF THE CARTERET COUNTY REGISTRY
WHITE OAK TOWNSHIP CARTERET COUNTY NORTH CAROLINA
SCALE: 1"=30' FEBRUARY 3, 2022



Bateman Civil Survey Company
Engineers • Surveyors • Planners
406 North Third Street, Wilmington, NC 28401
Ph: 910.772.9113 Fax: 910.772.9125
info@batemancivilsurvey.com
NCEES Firm No. C-2378

EXHIBIT D SEAWALL LOCATION

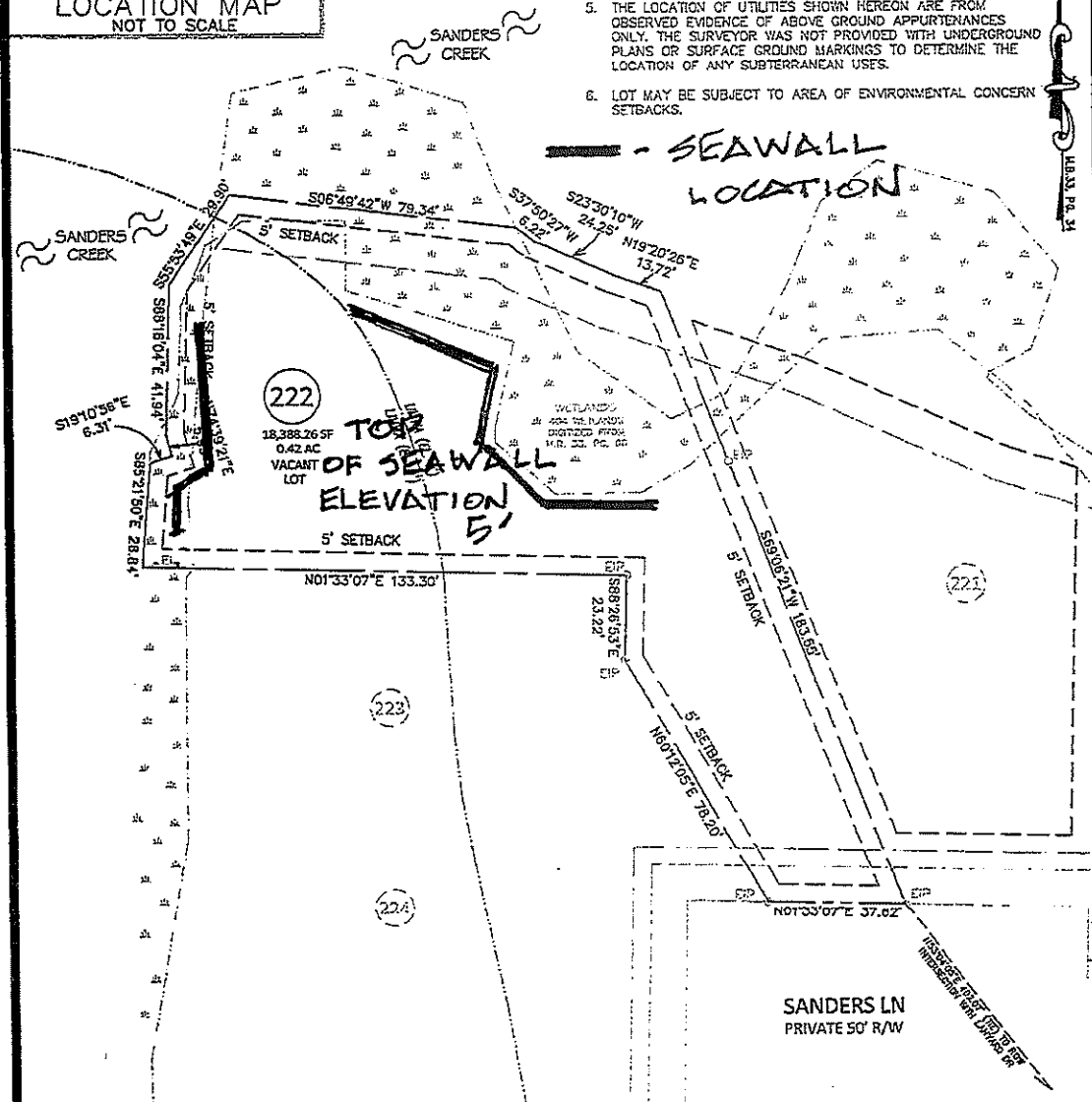


LOCATION MAP
NOT TO SCALE

- LEGEND**
- EXISTING IRON
 - SET IRON
 - CENTER LINE
 - R/W LINE
 - ADJACENT PROPERTY LINE
 - EASEMENT LINE
 - SUBJECT TRACT BOUNDARY LINE

REFERENCES:
MAP BOOK 33, PAGES 34
DEED BOOK 1750, PAGE 307

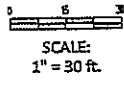
- NOTES:**
1. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "AE" (EL. 8') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S EFFECTIVE FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 37206305004, DATED 7/16/2003.
 2. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED WITHIN LMWA LINE (EL. 8' & 9') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S PRELIMINARY FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 37206305004, DATED 7/30/2021.
 3. TOTAL AREA SITE = 0.420 AC±
 4. SETBACKS SHOULD BE VERIFIED BY APPROPRIATE ENTITIES.
 5. THE LOCATION OF UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN USES.
 6. LOT MAY BE SUBJECT TO AREA OF ENVIRONMENTAL CONCERN SETBACKS.



I CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600), THIS 3rd DAY OF FEBRUARY, 2022.

Christa Florence 1/2/22
CLARITO F. CORPUS, PLS L-3045

BOUNDARY SURVEY
EXCLUSIVELY FOR
ANCHOR HOMES
OF



LOT 222, **BOGUE WATCH**
AS RECORDED IN MAP BOOK 33, PAGES 34 AND DEED BOOK 1750, PAGE 307
OF THE CARTERET COUNTY REGISTRY
WHITE OAK TOWNSHIP CARTERET COUNTY NORTH CAROLINA
SCALE: 1"=30' FEBRUARY 3, 2022

Bateman Civil Survey Company
Engineers • Surveyors • Planners
405 North Third Street, Wilmington, NC 28401
Ph: 910.772.9113 Fax: 910.772.9128
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCELS Firm No. C-2578

CAMA
MINOR DEVELOPMENT
PERMIT



as authorized by the State of North Carolina, Department of Environment, and Natural Resources and the Coastal Resources Commission for development in an area of environment concern pursuant to Section 113A-118 of the General Statutes, "Coastal Area Management"

Issued to Anchor Homes LLC, authorizing development in the Estuarine Shoreline - ORW (AEC) at 529 Sanders Lane, in Newport, NC, as requested in the permittee's application, dated 03/25/23. This permit, issued on 07/11/23, is subject to compliance with the application and site drawing (where consistent with the permit), all applicable regulations and special conditions and notes set forth below. Any violation of these terms may subject permittee to a fine, imprisonment or civil action, or may cause the permit to be null and void.

This permit authorizes: Construct single-family dwelling, driveway, retaining wall, minor fill

- (1) All proposed development and associated construction must be done in accordance with the permitted work plat drawings(s) dated received on 06/29/23.
- (2) All construction must conform to the N.C. Building Code requirements and all other local, State and Federal regulations, applicable local ordinances and FEMA Flood Regulations.
- (3) Any change or changes in the plans for development, construction, or land use activities will require a re-evaluation and modification of this permit.
- (4) A copy of this permit shall be posted or available on site. Contact this office at 252.222.5833 for a final inspection at completion of work.

(Additional Permit Conditions on Page 2)

This permit action may be appealed by the permittee or other qualified persons within twenty (20) days of the issuing date. This permit must be on the project site and accessible to the permit officer when the project is inspected for compliance. Any maintenance work or project modification not covered under this permit, require further written permit approval. All work must cease when this permit expires on:

DECEMBER 31, 2026

In issuing this permit it is agreed that this project is consistent with the local Land Use Plan and all applicable ordinances. This permit may not be transferred to another party without the written approval of the Division of Coastal Management.


Russ Higgins
CAMA LOCAL PERMIT OFFICIAL
701 Cedar Point Blvd
Cedar Point, NC 28584

PERMITTEE

(Signature required if conditions above apply to permit)

Name: Anchor Homes LLC
Minor Permit # CA22-0064
Date: 07/11/23
Page 2

- (5) The amount of impervious surface shall not exceed 25% of the lot area within 575 feet of Normal High Water (Estuarine Shoreline - ORW Area of Environmental Concern), in this case, 4,500 square feet is authorized by NC State Stormwater Permit.
- (6) Unless specifically allowed in 15A NCAC 07H. 0209(d)(10), and shown on the permitted plan drawing, all development/construction shall be located a distance of 30 feet landward of Normal High Water. No portion of the roof overhang shall encroach into the 30 ft. buffer.
- (7) All unconsolidated material resulting from associated grading and landscaping shall be retained on site by effective sedimentation and erosion control measures. Prior to any land-disturbing activities, a barrier line of filter cloth must be installed between the land disturbing activity and the adjacent marsh or water areas, until such time as the area has been properly stabilized with a vegetative cover.
- (8) Any proposed for grading within the 30' buffer from the Normal High Water must be contoured to prevent additional stormwater runoff to the adjacent marsh. This area shall be immediately vegetatively stabilized, and must remain in a vegetated state.
- (9) All other disturbed areas shall be vegetatively stabilized (planted and mulched) within 14 days of construction completion.

SIGNATURE:  DATE: 11.8.23
PERMITEE



CARTERET COUNTY

Courthouse Square

Beaufort NC 28516

MAIN OFFICE
(252) 728-8545

WESTERN OFFICE
(252) 222-5855

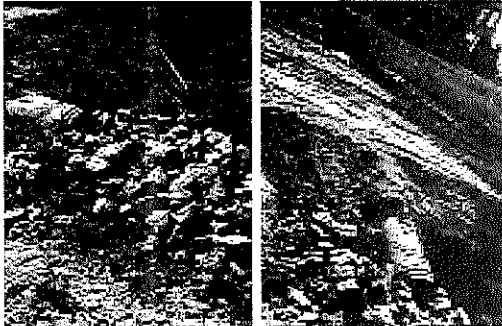
Inspection Summary

Inspection Result: Complete
Inspector: Russ Higgins

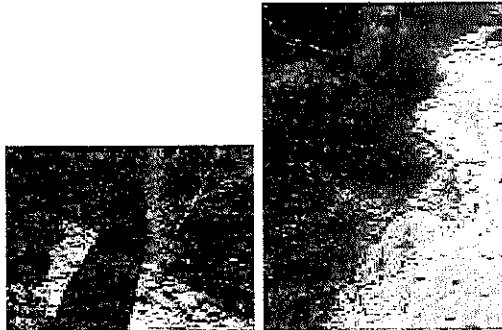
Permit Type	Inspection Type	Address
CAMA	Cama Site Visit	529 Sanders Ln Newport, NC 28570 (630502850957000) (630502850957000)
Inspection Date: 04/15/2024		
Permit #: CA22-0064		
Tax ID: 630502850957000		

Comments:

1. All seems compliant but need to reinstall silt fence in a couple spots. See pics in comment 2.



2. Need silt fence re installed



1. Approved. Please do not disturb any ground in the wetlands areas.

Thank you,

Carteret County



CARTERET COUNTY

Courthouse Square
Beaufort NC 28516

MAIN OFFICE
(252) 728-8545

WESTERN OFFICE
(252) 922-5833

Inspection Summary

Inspection Result: Complete
Inspector: Russ Higgins

Permit Type	Inspection Type	Address
CAMA	Cama Site Visit	529 Sanders Ln Newport, NC 28570 (630502850957000) (630502850957000)
Inspection Date:	07/11/2023	
Permit #:	CA22-0064	
Tax ID:	630502850957000	

Comments:

1. Approved. Please do not disturb any ground in the wetlands areas.

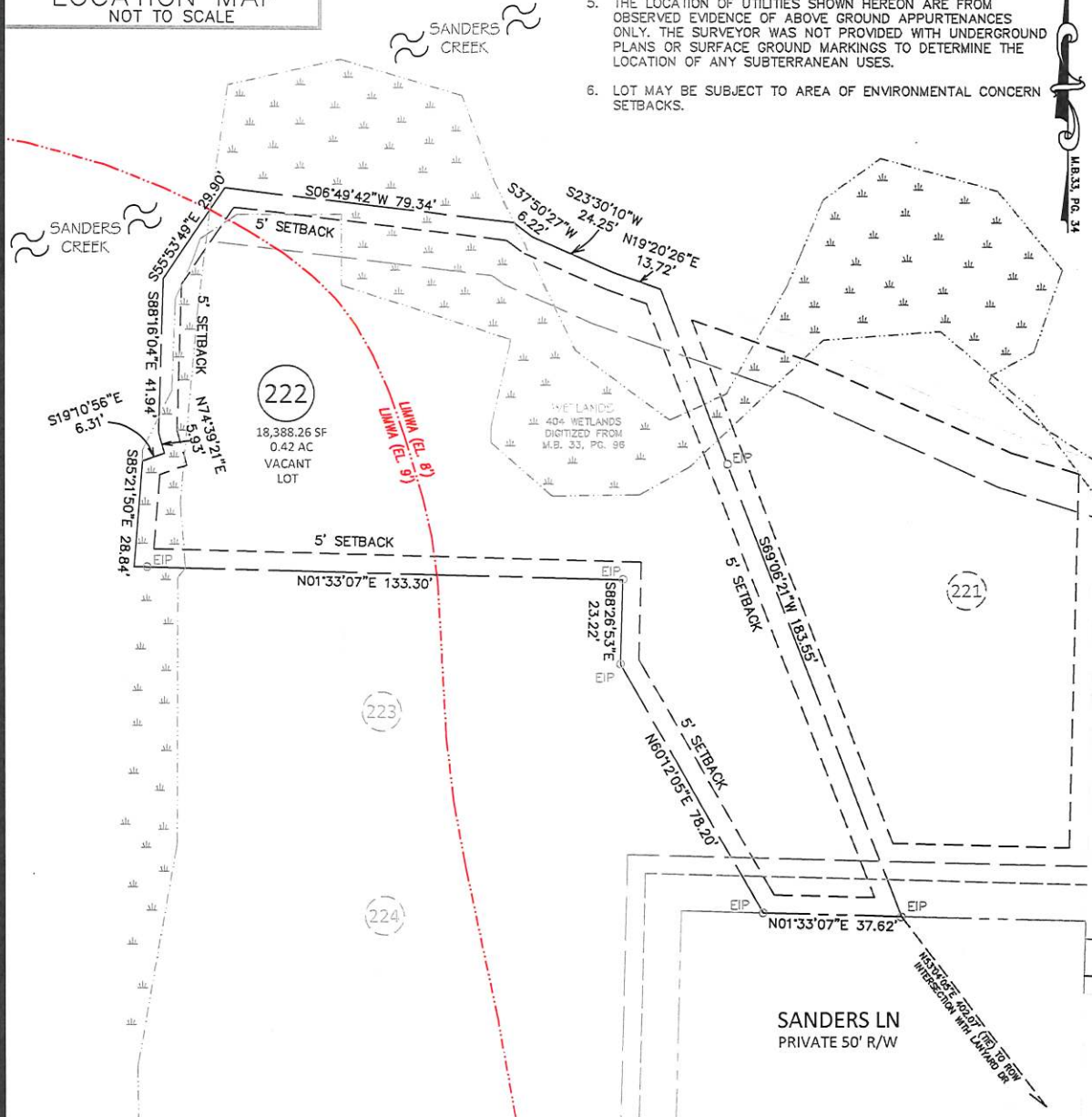


LOCATION MAP
NOT TO SCALE

- LEGEND**
- = EXISTING IRON
 - = SET IRON
 - = CENTER LINE
 - = R/W LINE
 - = ADJACENT PROPERTY LINE
 - = EASEMENT LINE
 - = SUBJECT TRACT BOUNDARY LINE

REFERENCES:
MAP BOOK 33, PAGES 34
DEED BOOK 1750, PAGE 307

- NOTES:**
1. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED IN ZONE "AE"(EL. 8') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S EFFECTIVE FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 3720630500J, DATED 7/16/2003.
 2. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS LOCATED WITHIN LIMWA LINE (EL. 8' & 9') ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S PRELIMINARY FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 3720630500J, DATED 7/30/2021.
 3. TOTAL ARE SITE = 0.420 AC±
 4. SETBACKS SHOULD BE VERIFIED BY APPROPRIATE ENTITIES.
 5. THE LOCATION OF UTILITIES SHOWN HEREON ARE FROM OBSERVED EVIDENCE OF ABOVE GROUND APPURTENANCES ONLY. THE SURVEYOR WAS NOT PROVIDED WITH UNDERGROUND PLANS OR SURFACE GROUND MARKINGS TO DETERMINE THE LOCATION OF ANY SUBTERRANEAN USES.
 6. LOT MAY BE SUBJECT TO AREA OF ENVIRONMENTAL CONCERN SETBACKS.



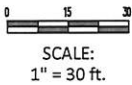
I CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). THIS 3rd DAY OF FEBRUARY 3, 2022.

Clarito F. Corpus
CLARITO F. CORPUS, PLS L-3046



BOUNDARY SURVEY
EXCLUSIVELY FOR:
ANCHOR HOMES
OF

LOT 222, BOGUE WATCH
AS RECORDED IN MAP BOOK 33, PAGES 34 AND DEED BOOK 1750, PAGE 307
OF THE CARTERET COUNTY REGISTRY
WHITE OAK TOWNSHIP CARTERET COUNTY NORTH CAROLINA
SCALE: 1"=30'
FEBRUARY 3, 2022



Bateman Civil Survey Company
Engineers • Surveyors • Planners
406 North Third Street, Wilmington, NC 28401
Ph: 910.772.9113 Fax: 910.772.9128
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378

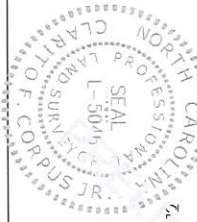


Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 408 NORTH THIRD STREET, WILMINGTON, NC 28401
 Phone: 910.772.5113 Fax: 910.772.5128
 NCBSLS FIRM No. C23818



VICINITY MAP
(Not to Scale)

I CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307) THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION SHOWN HEREON, THAT THE RATIO OF PRECISION IS 1:10,000+ AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). THIS 11th DAY OF FEBRUARY, 2022.



This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

PRELIMINARY PLOT PLAN - LOT 222

FOR

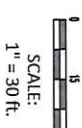


BOGUE WATCH - LOT 222
 529 SANDERS LN, WHITE OAK TOWNSHIP NC
 CARTERET COUNTY, NORTH CAROLINA

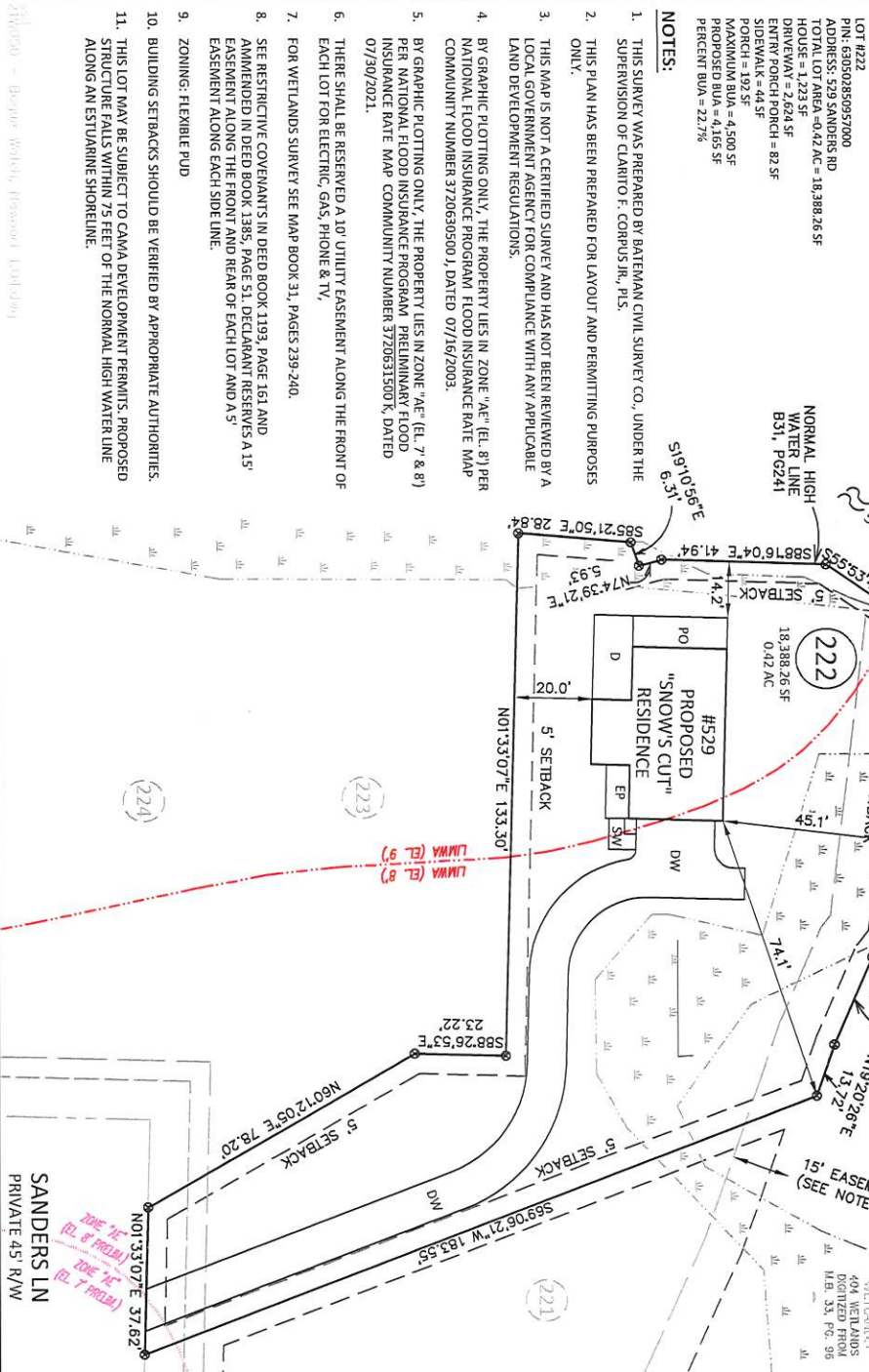
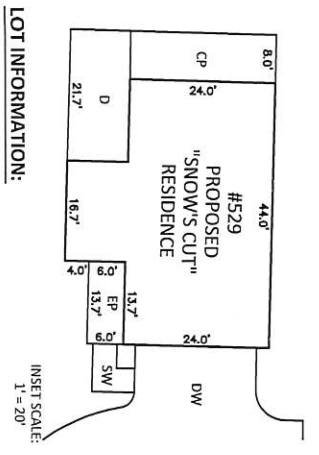
DATE: 2/11/22 DRAWN BY: SSD CHECKED BY: CFC
 REFERENCE: MB 33, PG 34 SCALE: 1" = 30'

REFERENCES:

- MAP BOOK 34, PAGE 139
- MAP BOOK 31, PAGES 239-240
- DEED BOOK 1195, PAGE 161
- DEED BOOK 1385, PAGE 51
- DEED BOOK 1750, PAGE 307

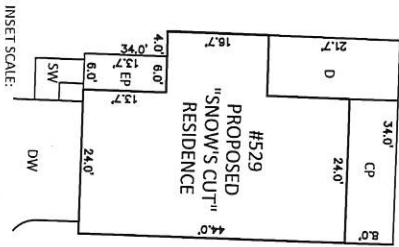


- LEGEND**
- CP = COVERED PORCH
 - EP = ENTRY PORCH
 - D = UNCOVERED DECK
 - SW = SIDEWALK
 - DW = CONC DRIVEWAY
 - ⊙ = CALCULATED POINT
 - = R/W LINE
 - - - = ADJACENT PROPERTY LINE
 - - - = EASEMENT LINE
 - - - = SUBJECT TRACT BOUNDARY LINE



LOT INFORMATION:

LOT #222
 PIN: 630502850957000
 ADDRESS: 529 SANDERS RD
 TOTAL LOT AREA = 0.42 AC = 18,388.26 SF
 DRIVEWAY = 122.35 SF
 DRIVEWAY PORCH = 84.5 SF
 ENTRY PORCH PORCH = 82.5 SF
 SIDEWALK = 44.5 SF
 PORCH = 192.5 SF
 MAXIMUM BUA = 4,500 SF
 PROPOSED BUA = 4,165 SF
 PERCENT BUA = 22.7%



INSET SCALE:
 1" = 20'

LEGEND

- CP = COVERED PORCH
- EP = UNCOVERED DECK
- D = SIDEWALK
- SW = CONC DRIVEWAY
- ⊙ = CALCULATED POINT
- = CENTER LINE
- = R/W LINE
- = ADJACENT PROPERTY LINE
- = OBSERVANT PROPERTY LINE
- = SUBJECT TRACT BOUNDARY LINE

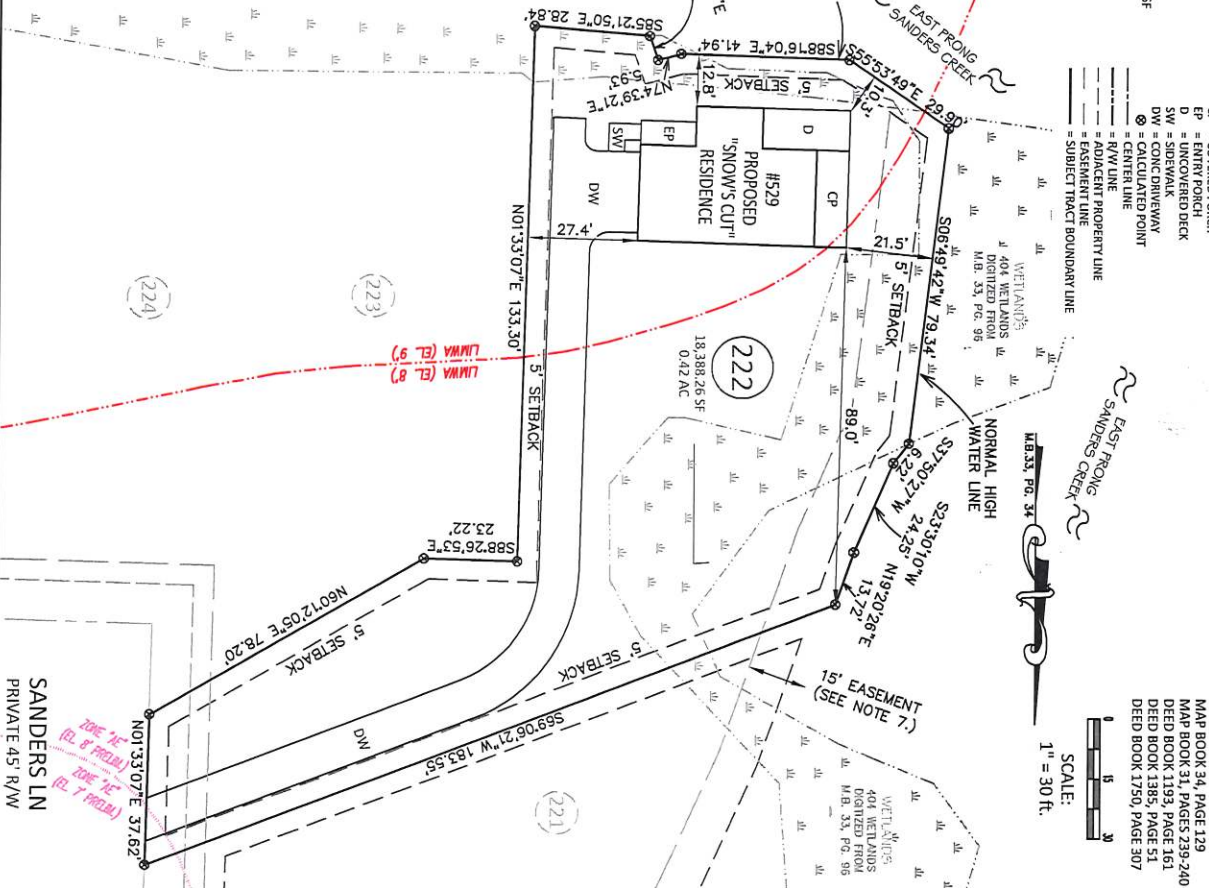
REFERENCES:

MAP BOOK 34, PAGE 129
 MAP BOOK 31, PAGES 239-240
 MAP BOOK 1193, PAGE 161
 DEED BOOK 1385, PAGE 51
 DEED BOOK 1250, PAGE 307

SCALE:
 1" = 30 FT.

NOTES:

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF CLAUDIO F. CORPUS, JR., PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. THIS MAP IS NOT A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
4. BY GRAPHIC PLOTTING ONLY, THE PROPERTY LIES IN ZONE "AE" (EL. 8') PER NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 3720630500 J, DATED 07/16/2003.
5. BY GRAPHIC PLOTTING ONLY, THE PROPERTY LIES IN ZONE "AE" (EL. 7' & 8') PER NATIONAL FLOOD INSURANCE PROGRAM PRELIMINARY FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 3720631500 K, DATED 07/30/2021.
6. THERE SHALL BE RESERVED A 10' UTILITY EASEMENT ALONG THE FRONT OF EACH LOT FOR ELECTRIC, GAS, PHONE & TV.
7. FOR WETLANDS SURVEY SEE MAP BOOK 31, PAGES 239-240.
8. SEE RESTRICTIVE COVENANTS IN DEED BOOK 1193, PAGE 161 AND AMENDED IN DEED BOOK 1385, PAGE 51. DECLARANT RESERVES A 15' EASEMENT ALONG EACH SIDE LINE.
9. ZONING: FLEXIBLE PUD
10. BUILDING SETBACKS SHOULD BE VERIFIED BY APPROPRIATE AUTHORITIES.
11. THIS LOT MAY BE SUBJECT TO CAVA DEVELOPMENT PERMITS. PROPOSED STRUCTURE FALLS WITHIN 75 FEET OF THE NORMAL HIGH WATER LINE ALONG AN ESTUARINE SHORELINE.



PRELIMINARY PLOT PLAN - LOT 222
 FOR

ANCHOR HOMES

BOGUE WATCH - LOT 222
 529 SANDERS LN, WHITE OAK TOWNSHIP NC
 CARTERET COUNTY, NORTH CAROLINA

DATE: 2/11/22 DRAWN BY: SSD CHECKED BY: CFC
 REFERENCE: MB 33, PG 34 SCALE: 1" = 30'

Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 408 NORTH THIRD STREET, WILKINSON, NC 28401
 Phone: 910.777.9113 Fax: 910.777.9128
 NCBS's FIRM No. C2378

VICINITY MAP
 (Not to Scale)

I CERTIFY THAT THIS MAP DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1750, PAGE 307); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION SHOWN HERETO; THAT THE RATIO OF PRECISION IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS AND PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 N.C. AC 56.1600), THIS 11th DAY OF FEBRUARY, 2022.

CLAUDIO F. CORPUS, JR.
 NORTH CAROLINA PROFESSIONAL LAND SURVEYOR
 SEAL L-50445
 7, 710 F. CORPUS, PLS L-5046

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