

Lori Epler,  
Chair  
Cumberland County

Roy Turner,  
Vice-Chair  
Cumberland County

Garland C. Hostetter,  
Town of Spring Lake  
Harvey Cain, Jr.,  
Town of Stedman  
Patricia Hall,  
Town of Hope Mills  
Charles C. Morris,  
Town of Linden



## COUNTY of CUMBERLAND

### *Planning & Inspections Department*

April 30, 2010

Thomas J. Lloyd,  
Director

Cecil P. Combs,  
Deputy Director

Walter Clark,  
Sara E. Piland,  
Cumberland County

Benny Pearce,  
Town of Eastover

Donovan McLaurin  
Wade, Falcon, & Godwin

### **MEMORANDUM**

**TO:** Cumberland County Joint Planning Board  
Cumberland County Board of Education  
Embarq  
Fayetteville Public Works Commission

**FROM:** Jeff Barnhill, Planner I  
Land Use Codes Section

**SUBJECT:** Monthly Report for April 2010  
Subdivision & Site Development Plans

The following list of projects is submitted for your information. Please find attached a copy of the respective vicinity maps indicated by the case number and project name.

1. CASE NO: 09-109  
NAME OF DEVELOPMENT: George Davis Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 4849 Game Road  
ZONING: Districts. A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 9.02+/-  
JURISDICTION: Cumberland County  
REVISED STAFF APPROVAL DATE, April 5, 2010  
OWNER/DEVELOPER: George Davis
2. CASE NO: 10-032  
NAME OF DEVELOPMENT: The Astoria at Hope Mills Apartments  
TYPE OF REVIEW: Group Development Review  
LOCATION: North side of SR 1344(Black & Decker Road), east of SR 1132(Legion Road).  
ZONING: C (P) & R5 Commercial & Residential Districts  
NUMBER OF UNITS: 222  
TOTAL ACREAGE: 20.44 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 4, 2010  
OWNER/DEVELOPER: 4-D Site Solutions

3. CASE NO: 10-034  
NAME OF DEVELOPMENT: Graham & Terry Giles Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 4328, SR 1885(Hummingbird Place).  
ZONING: RR Rural Residential Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 8.0 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 5, 2010  
OWNER/DEVELOPER: Graham & Terry Giles
  
4. CASE NO: 08-041  
NAME OF DEVELOPMENT: Christian Life Church of Fayetteville Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: North side of SR 1344(Black & Decker Road), east of SR 1132(Legion Road).  
ZONING: C (P) & R5 Residential Commercial Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 24.93 +/-  
JURISDICTION: Cumberland County  
REVISED STAFF APPROVAL DATE, April 8, 2010  
OWNER/DEVELOPER: Christian Life Church of Fayetteville
  
5. CASE NO: 10-032  
NAME OF DEVELOPMENT: The Astoria Apartments of Hope Mills Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: North side of SR 1344(Black & Decker Road), east of SR 1132(Legion Road).  
ZONING: C (P) & R5 Residential Commercial Districts  
NUMBER OF UNITS: 272  
TOTAL ACREAGE: 02.44 +/-  
JURISDICTION: Cumberland County  
REVISED STAFF APPROVAL DATE, April 8, 2010  
OWNER/DEVELOPER: Atlantic Multi Family
  
6. CASE NO: 10-035  
NAME OF DEVELOPMENT: D & M Home Maintenance & Construction  
TYPE OF REVIEW: Group Development Review  
LOCATION: North side of NC HWY 401(Ramsey Street), west of Big Ray Road.  
ZONING: A1& C (P) Agricultural & Commercial Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 39.27 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 9, 2010  
OWNER/DEVELOPER: D & M Home maintenance & Construction

7. CASE NO: 10-036  
NAME OF DEVELOPMENT: Timmy Moore Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 721 Palestine Road.  
ZONING: RR Rural Residential Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 3.00 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 8, 2010  
OWNER/DEVELOPER: Jimmy Moore
  
8. CASE NO: 10-038  
NAME OF DEVELOPMENT: Thomas Pearsall Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 11771 Ludhorne Road  
ZONING: A1 Agricultural Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 42.00 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 9, 2010  
OWNER/DEVELOPER: Thomas Pearsall
  
9. CASE NO: 10-037  
NAME OF DEVELOPMENT: Cumberland Mills School Addition Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 2576 Hope Mills Road  
ZONING: R6A Residential Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 11.04 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE, April 8, 2010  
OWNER/DEVELOPER: Cumberland County School Board
  
10. CASE NO: 10-040  
NAME OF DEVELOPMENT: F. E. & Ruby Bass Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 7752 NC HWY 87 South  
ZONING: A1 Agricultural Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 3.61 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 12, 2010  
OWNER/DEVELOPER: F. E. & Ruby Bass

11. CASE NO: 10-039  
NAME OF DEVELOPMENT: Lisa Ann Faircloth Property  
TYPE OF REVIEW: Zero Lot Line Subdivision & Group Development Review  
LOCATION: 7311 & 7321 Maxwell Road  
ZONING: A1 Agricultural Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 44.17 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 12, 2010  
OWNER/DEVELOPER: Lisa F. Cain
  
12. CASE NO: 10-027  
NAME OF DEVELOPMENT: Biscuitville Restaurant Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 1013 North Bragg Blvd  
ZONING: C (P) Commercial Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 1.09 +/-  
JURISDICTION: Spring Lake  
STAFF APPROVAL DATE, March 18, 2010  
SPRING LAKE BOARD OF ALDERMAN APPROVAL DATE: April 12, 2010  
OWNER/DEVELOPER: Lake Tree, Inc.
  
13. CASE NO: 00-077  
NAME OF DEVELOPMENT: Buckhead Farms Mobile Home Park Property  
TYPE OF REVIEW: Mobile Home Park Review  
LOCATION: South side of SR 1137(Chrystal Springs Road), west of SR 1003(Camden Road).  
ZONING: R6A Residential Districts  
NUMBER OF UNITS: 358  
TOTAL ACREAGE: 99.92 +/-  
JURISDICTION: Cumberland County  
REVISED STAFF APPROVAL DATE, April 14, 2010  
OWNER/DEVELOPER: James Harper Jr.
  
14. CASE NO: 07-168  
NAME OF DEVELOPMENT: Waterford Apartments Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: West side of NC HWY 210(Lillington Hwy), South of SR 2408(Pine Knoll Drive).  
ZONING: R5A Residential Districts  
NUMBER OF UNITS: 288  
TOTAL ACREAGE: 26.52 +/-  
JURISDICTION: Spring Lake  
REVISED STAFF APPROVAL DATE, April 20, 2010  
OWNER/DEVELOPER: Caviness & Cates.

15. CASE NO: 10-006  
NAME OF DEVELOPMENT: Dogwood Plaza & Hellas Sports Bar Property  
TYPE OF REVIEW: Zero Lot Line Subdivision & C (P) Site Plan Review  
LOCATION: East side of NC HWY 59(North Main Street), south of SR 1106(Camden Road).  
ZONING: C (P) Commercial Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 6.13 +/-  
JURISDICTION: Hope Mills  
HOPE MILLS COMMISSIONER'S APPROVAL DATE: February 15, 2010  
REVISED STAFF APPROVAL DATE, April 21, 2010  
OWNER/DEVELOPER: Soterios Frangos
  
16. CASE NO: 10-041  
NAME OF DEVELOPMENT: Dora Welker & McLaurin Company, Inc.  
TYPE OF REVIEW: Subdivision & Group Development Review  
LOCATION: North side of SR 1714(River Road), northwest of US HWY 301(Dunn Road).  
ZONING: A1 & CD Agricultural & Conservation Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 68.61 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 22, 2010  
OWNER/DEVELOPER: McLaurin Company
  
17. CASE NO: 10-030  
NAME OF DEVELOPMENT: Spring lake Outparcel, Radio Shack  
TYPE OF REVIEW: Zero Lot Line Subdivision & Site Plan Review  
LOCATION: 624 & 670 Lillington Hwy  
ZONING: C (P) Commercial Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 22.13 +/-  
JURISDICTION: Spring Lake  
STAFF APPROVAL DATE, April 01, 2010  
SPRING LAKE BOARD OF ALDERMAN APPROVAL DATE: April 26, 2010  
OWNER/DEVELOPER: Spring Lake Retail, LLC
  
18. CASE NO: 10-043  
NAME OF DEVELOPMENT: James leBlanc Post # 230 of the American legion  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 1654 & 1675 Veterans Drive  
ZONING: RR & CD Residential & Conservancy Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 17.01 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, April 27, 2010  
OWNER/DEVELOPER: American Legion Post # 230

19. CASE NO: 09-124  
NAME OF DEVELOPMENT: Albert Norton Jr. Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 2926, 2930 & 2936 Ole Bluff Mill Road  
ZONING: RR, R10 & C3 Residential & Commercial Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 5.58 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, November 19, 2009  
REVISED STAFF APPROVAL DATE: April 28, 2010  
OWNER/DEVELOPER: Albert Norton Jr.

20. CASE NO: 10-002  
NAME OF DEVELOPMENT: Eugene Lowery Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 7412 & 7422 Camden Road  
ZONING: RR Residential Districts  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 1.26 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: April 28, 2010  
OWNER/DEVELOPER: Eugene Lowery

**GEORGE DAVIS PROPERTY  
ZERO LOT LINE, SUBDIVISION REVIEW  
CASE NO. 09 - 109**

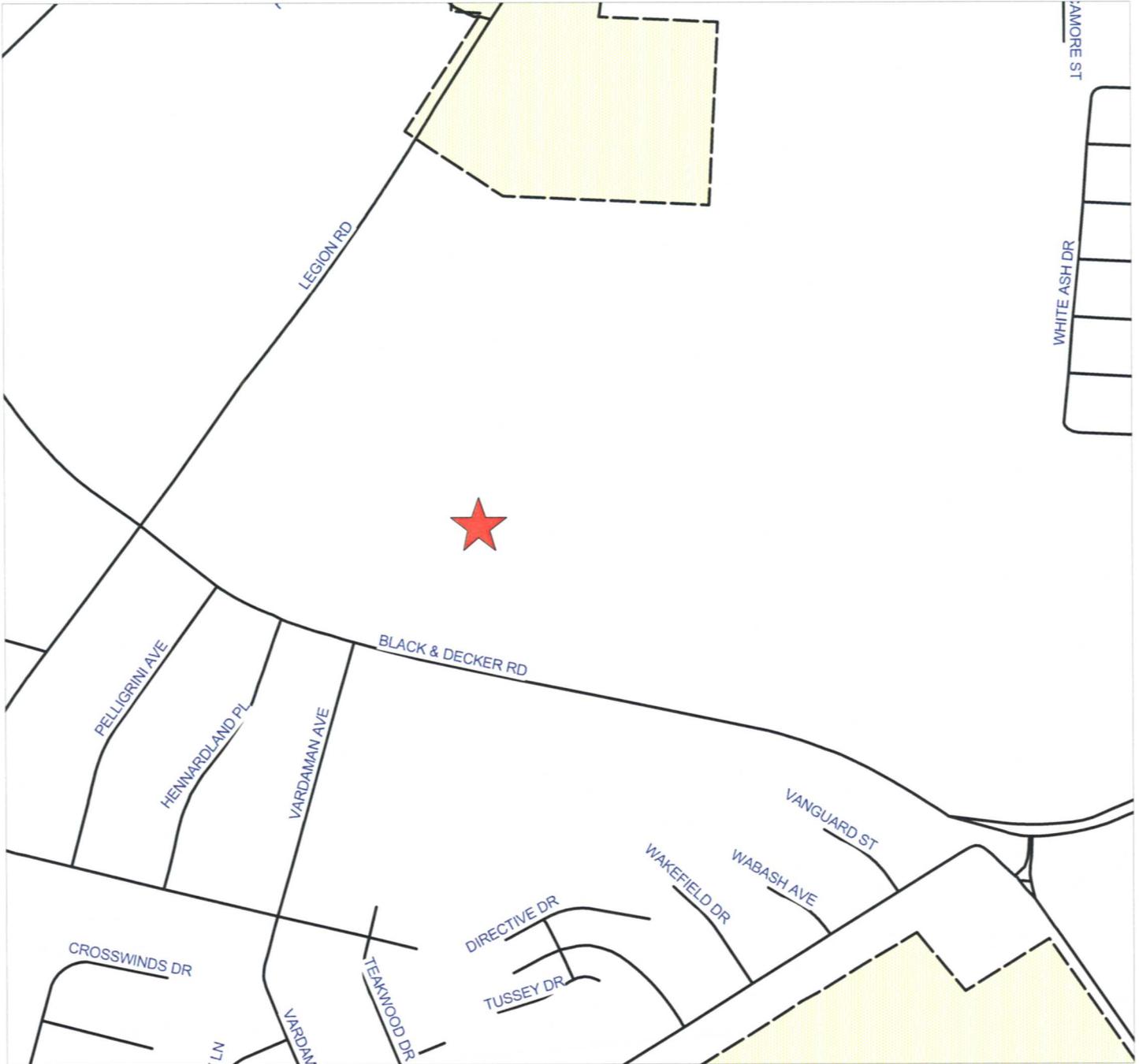


PIN(S): 0551-64-6410-  
red by GJB - CCJPB  
SEPTEMBER 28, 2009

Map not to scale



**ASTORIA APARTMENTS PROPERTY  
C (P) & R5 SITE PLAN REVIEW  
CASE NO. 10 - 032**

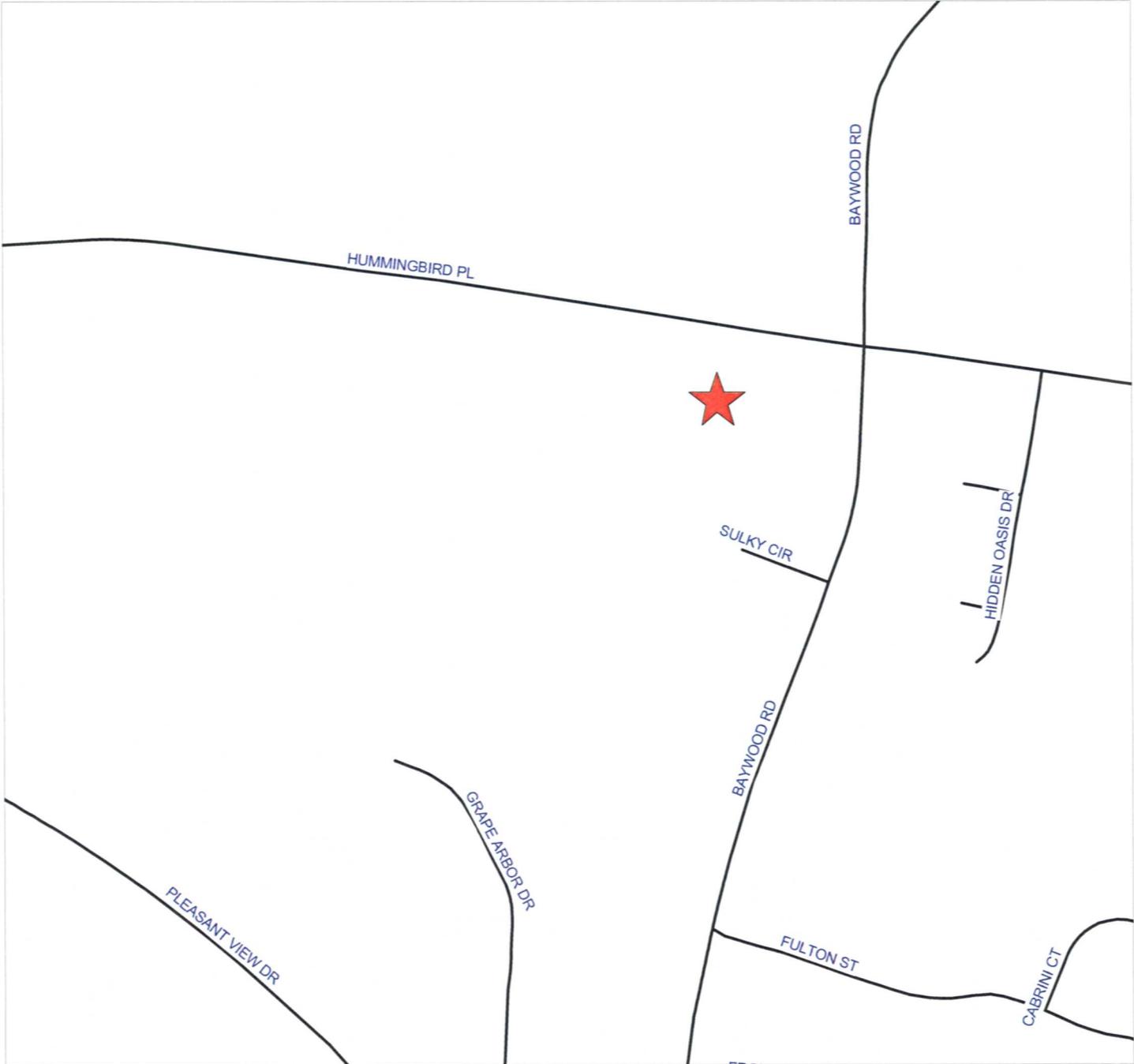


PIN(S): 0425-66-9466-  
red by GJB - CCJPB  
MARCH 25, 2010

Map not to scale



**GRAHAM & TERRY GILES  
SUBDIVISION REVIEW  
CASE NO. 10 - 034**



PIN(S): 0467-74-7577-  
red by GJB - CCJPB  
MARCH 19, 2010

Map not to scale



**CHRISTIAN LIFE CHURCH OF FAYETTEVILLE, INC. PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 08 - 041**



PIN(S): 0425-66-9466-  
Prepared by GJB - CCJPB  
FEBRUARY 28, 2008

Map not to scale



**ASTORIA APARTMENTS PROPERTY  
C (P) & R5 SITE PLAN REVIEW  
CASE NO. 10 - 032**



PIN(S): 0425-66-9466-  
red by GJB - CCJPB  
MARCH 25, 2010

Map not to scale



# D & M HOME MAINTNANCE & CONSTRUCTION PROPERTY GROUP DEVELOPMENT REVIEW CASE NO. 10 - 035

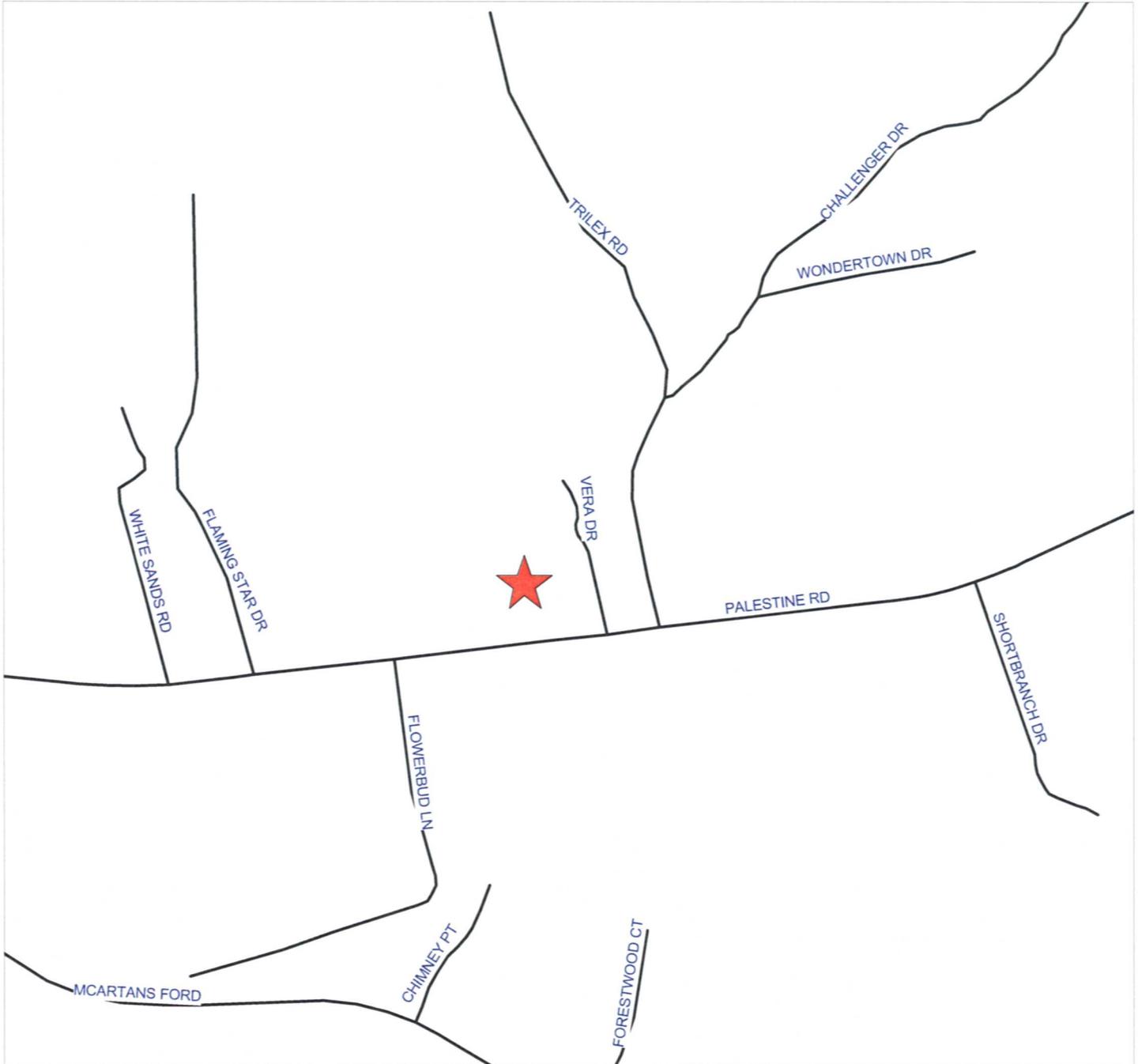


PIN(S): 0554-98-1310-  
red by EMB - CCJPB  
MARCH 25, 2010

Map not to scale



# TIMMY MOORE PROPERTY SUBDIVISION REVIEW CASE NO. 10 - 036



PIN(S): 0553-22-7634-  
red by EMB - CCJPB  
MARCH 26, 2010

Map not to scale



**THOMAS PEARSALL PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 038**



PIN(S): 1431-70-0127-  
red by EMB - CCJPB  
MARCH 29, 2010

Map not to scale



# CUMBERLAND MILLS ELEMENTARY SCHOOL ADDITION R6A SITE PLAN REVIEW CASE NO. 10 - 037

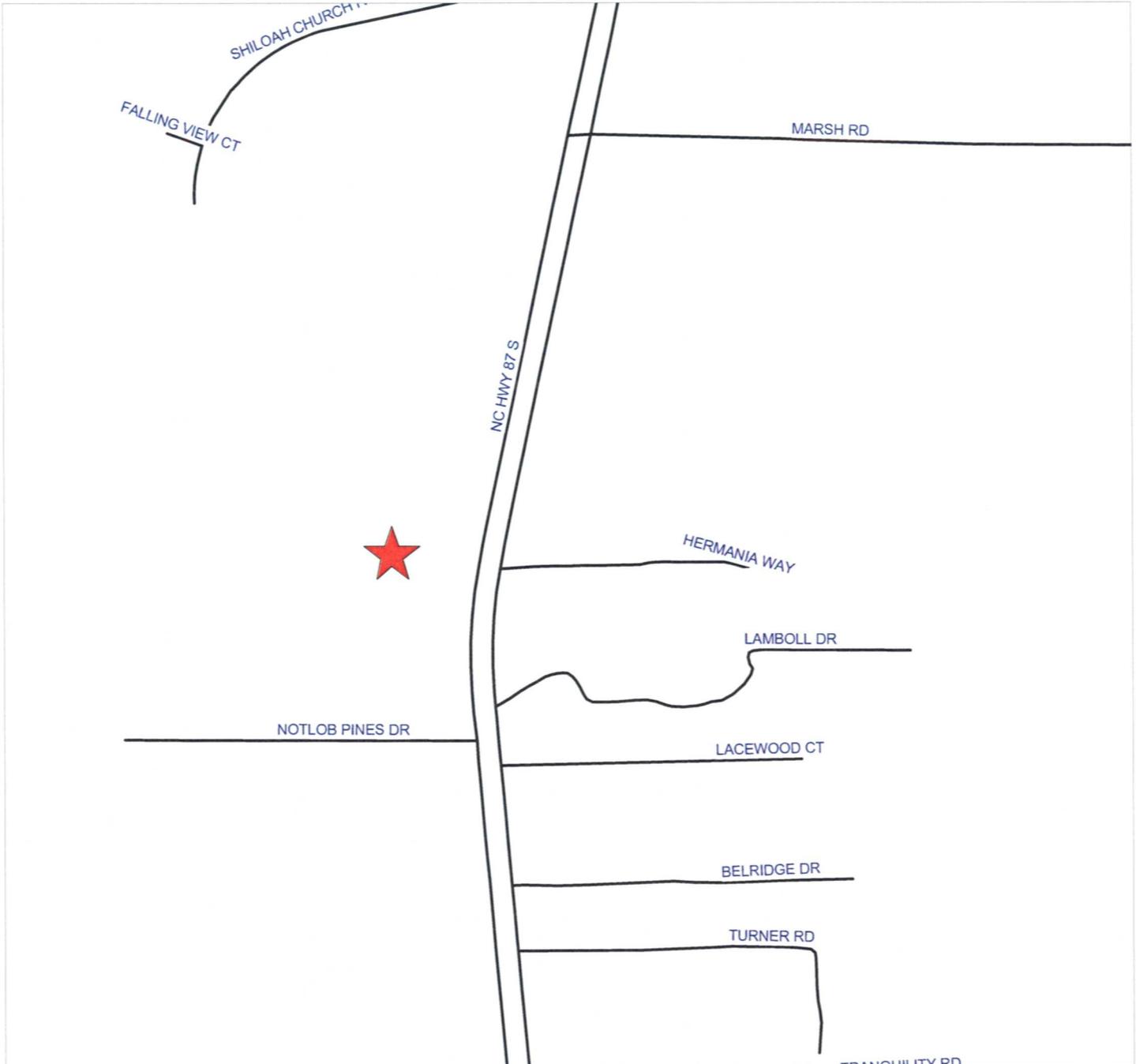


PIN(S): 0405-95-2802- & 0405-95-6678-  
red by EMB - CCJPB  
MARCH 26, 2010

Map not to scale



**F.E. & RUBY BASS PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 10 - 040**



PIN(S): 0440-47-5126-  
red by GJB - CCJPB  
MARCH 31, 2010

Map not to scale



**LISA ANN FAIRCLOTH CAIN PROPERTY  
ZERO LOT LINE SUBDIVISION & GROUP DEVELOPMENT REVIEW  
CASE NO. 10 - 039**



PIN(S): 0497-19-0586- & 0497-19-8672-  
red by EMB - CCJPB  
MARCH 30, 2010

Map not to scale



**BISCUITVILLE RESTURANT PROPERTY  
C (P) SITE PLAN REVIEW  
CASE NO. 10 - 027**



PIN(S): 0501-59-6691-  
red by GJB - CCJPB  
MARCH 5, 2010

Map not to scale



# BUCKHEAD FARMS MOBILE HOME PARK PROPERTY MOBILE HOME PARK REVIEW CASE NO. 00 - 077



PIN(S): 0415-33-7842-  
red by GJB - CCJPB  
MAY 3, 2010

Map not to scale



# WATERFORD APARTMENTS GROUP DEVELOPMENT REVIEW CASE NO. 07-168



PINS: 0512-15-2583-  
Prepared by EMB - CCJPB  
April 21, 2008

Map not to scale



# DOGWOOD PLAZA & HELLAS SPORTS BAR ZERO LOT LINE SUBDIVISION & C(P) SITE PLAN REVIEW CASE NO. 10 - 006



PIN(S): 0414-08-8798-, 0414-18-0525-, 0414-19-1649-, 0414-18-3409-  
red by EMB - CCJPB  
FEBRUARY 3, 2010

Map not to scale



**DORA WELKER & MCLAURIN COMPANY  
SUBDIVISION & GROUP DEVELOPMENT REVIEW  
CASE NO. 10 - 041**



PIN(S): 0571-48-1579-  
red by GJB - CCJPB  
APRIL 8, 2010

Map not to scale



**SPRING LAKE OUTPARCEL PROPERTY  
C (P) SITE PLAN REVIEW  
CASE NO. 10 - 030**



PIN(S): 0501-98-9296-  
red by GJB - CCJPB  
MARCH 12, 2010

Map not to scale



# JAMES LEBLANC, AMERICAN LEGION POST #230 PROPERTY SUBDIVISION REVIEW CASE NO. 10 - 043



PIN(S): 0502-04-1673-  
red by GJB - CCJPB  
APRIL 14, 2010

Map not to scale



**EUGENE H. LOWERY  
SUBDIVISION REVIEW  
CASE NO. 10 - 002**



PIN(S): 9494-54-3665-  
red by GJB - CCJPB  
JANUARY 4, 2010

Map not to scale



**FREEDOM CHRISTIAN ACADEMY PROPERTY  
R10, C3 & RR SITE PLAN REVIEW  
CASE NO. 09 - 124**



PIN(S): 0415-00-9864- & 0415-00-6345-  
red by EMB - CCJPB  
NOVEMBER 9, 2009

Map not to scale

