

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



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

## COUNTY of CUMBERLAND

### *Planning & Inspections Department*

July 30, 2010

#### **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 July 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: 10-068  
NAME OF DEVELOPMENT: Louis Fulcher Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: West side of US HWY 301(Dunn Road), south of the Harnett County Line  
ZONING: A1- Agricultural Districts.  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 34.17+/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 1, 2010  
OWNER/DEVELOPER: Louis Fulcher
2. CASE NO: 10- 069  
NAME OF DEVELOPMENT: Patterson Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: Northeast side of SR 1116(Lake Upchurch Road), southeast of SR 1116(Old Plank Road).  
ZONING: RR Residential District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 1.80 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 1, 2010  
OWNER/DEVELOPER: Joyce Riccans

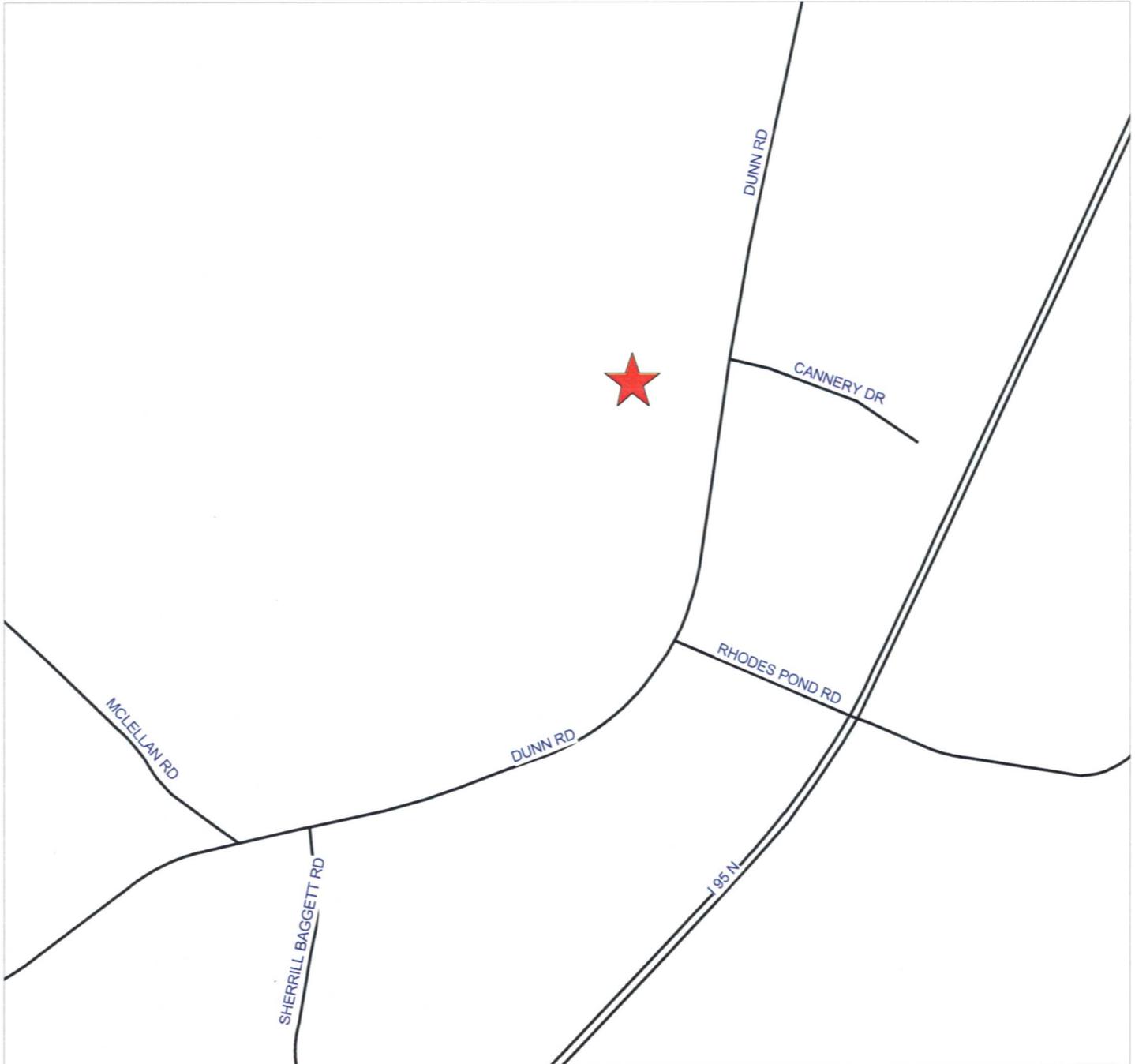
3. CASE NO: 10- 070  
NAME OF DEVELOPMENT: Maggie Hales Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: South side of SR 2040(Beaver Dam Church Road), west of NC HWY 210 South  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 46.0 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 1, 2010  
OWNER/DEVELOPER: Maggie Hales
  
4. CASE NO: 10- 067  
NAME OF DEVELOPMENT: Nellie E. Evans McKinnie Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: East side of SR 1600(McArthur Road), south side of SR 2421(Jacob Street).  
ZONING: R6 Residential District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 5.97 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 13, 2010  
OWNER/DEVELOPER: Nellie E. McKinnie
  
5. CASE NO: 10- 072  
NAME OF DEVELOPMENT: Charlie & Oleta Mathews Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: North side of SR 1825(Deerstand Road), east of SR 1826(Wade-Stedman Road).  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 26.46 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 13, 2010  
OWNER/DEVELOPER: Charlie Mathews
  
6. CASE NO: 10- 074  
NAME OF DEVELOPMENT: Robin Roberts Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: North side of SR 1836(Pleasant View Drive), east of SR 1835(Rock Hill Road).  
ZONING: RR Rural Residential District  
NUMBER OF LOTS: 4  
TOTAL ACREAGE: 23.52 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 14, 2010  
OWNER/DEVELOPER: Robin & Keith Roberts

7. CASE NO: 10- 075  
NAME OF DEVELOPMENT: Virtue Missionary Baptist Church Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 4901 Murphy Road  
ZONING: RR Rural Residential District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 2.00 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 15, 2010  
OWNER/DEVELOPER: Virtue Missionary Baptist Church
  
8. CASE NO: 10- 076  
NAME OF DEVELOPMENT: Emma Jenkins Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 8451 & 8465 Cedar Creek Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 14.22 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 16, 2010  
OWNER/DEVELOPER: Katie Fisher
  
9. CASE NO: 10- 077  
NAME OF DEVELOPMENT: John Dawson Graham Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 4703, 4705, 4707, 4711, 4713 Marracco Drive  
ZONING: RR Rural Residential District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 8.89 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 16, 2010  
OWNER/DEVELOPER: Hallsboro Construction
  
10. CASE NO: 10- 080  
NAME OF DEVELOPMENT: Alton Earl Smith Jr. Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 6533 Fire Department Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 71.56 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 22, 2010  
OWNER/DEVELOPER: Alton Earl Smith Jr.

11. CASE NO: 10- 082  
NAME OF DEVELOPMENT: Hammond Farms Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: East side of SR 1118(Parkton Road), North of Doodlebug Drive  
ZONING: RR Residential District  
NUMBER OF LOTS: 21  
TOTAL ACREAGE: 11.44 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 22, 2010  
OWNER/DEVELOPER: James Hammond
  
12. CASE NO: 10- 083  
NAME OF DEVELOPMENT: Sarah Bostater Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: East side of Tip Top Avenue, west of SR 2341(Claude Lee Road).  
ZONING: R10 Residential District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 7.64 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 22, 2010  
OWNER/DEVELOPER: Sarah Bostater
  
13. CASE NO: 10- 084  
NAME OF DEVELOPMENT: Donald W. Royal Sr. Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: West side of SR 1826(Wade-Stedman Road), southwest of SR 1818(Hayfield Road).  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 62.50 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 22, 2010  
OWNER/DEVELOPER: Donald W. Royal Sr.
  
14. CASE NO: 10- 020  
NAME OF DEVELOPMENT: Food Lion Store # P2188 Property  
TYPE OF REVIEW: Zero Lot Line Subdivision & Site Plan Review  
LOCATION: South side of SR 1112(Rockfish Road), north of SR 1003(Camden Road), west of SR 3039(Whipperwill Drive).  
ZONING: C2(P) Planned Service and Retail District  
NUMBER OF LOTS: 5  
TOTAL ACREAGE: 87.88 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 26, 2010  
OWNER/DEVELOPER: Venture Properties Development Inc.

15. CASE NO: 10- 050  
NAME OF DEVELOPMENT: Robert L. Morris Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: West side of SR 3369(Seawell Street), north of SR 1392(Canady Street).  
ZONING: R6A Residential District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 5.0 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 13, 2010  
PLANNING BOARD APPROVAL DATE: July 20, 2010  
OWNER/DEVELOPER: Robert L. Morris
  
16. CASE NO: 01- 099  
NAME OF DEVELOPMENT: J.B. & Mary Raynor Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 1647 & 1651 Todd Street  
ZONING: R40A Residential District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 1.63 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 27, 2010  
OWNER/DEVELOPER: J.B. & Mary Raynor
  
17. CASE NO: 10- 020  
NAME OF DEVELOPMENT: Food Lion Store # P2188 Property  
TYPE OF REVIEW: Zero Lot Line Subdivision & Site Plan Review  
LOCATION: South side of SR 1112(Rockfish Road), north of SR 1003(Camden Road), west of SR 3039(Whipperwill Drive).  
ZONING: C2(P) Planned Service and Retail District  
NUMBER OF LOTS: 5  
TOTAL ACREAGE: 87.88 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 26, 2010  
REVISED STAFF APPROVAL DATE: July 29, 2010  
OWNER/DEVELOPER: Venture Properties Development Inc.
  
18. CASE NO: 10- 088  
NAME OF DEVELOPMENT: Susan Stade Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: West side of NC HWY 242, southwest of NC HWY 210 south.  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 4.07 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE, July 29, 2010  
OWNER/DEVELOPER: Susan Stade

**LOUIS FULCHER PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 068**



PIN(S): 1504-40-7761-  
red by EMB - CCJPB  
JUNE 18, 2010

Map not to scale



**PATTERSON PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 069**

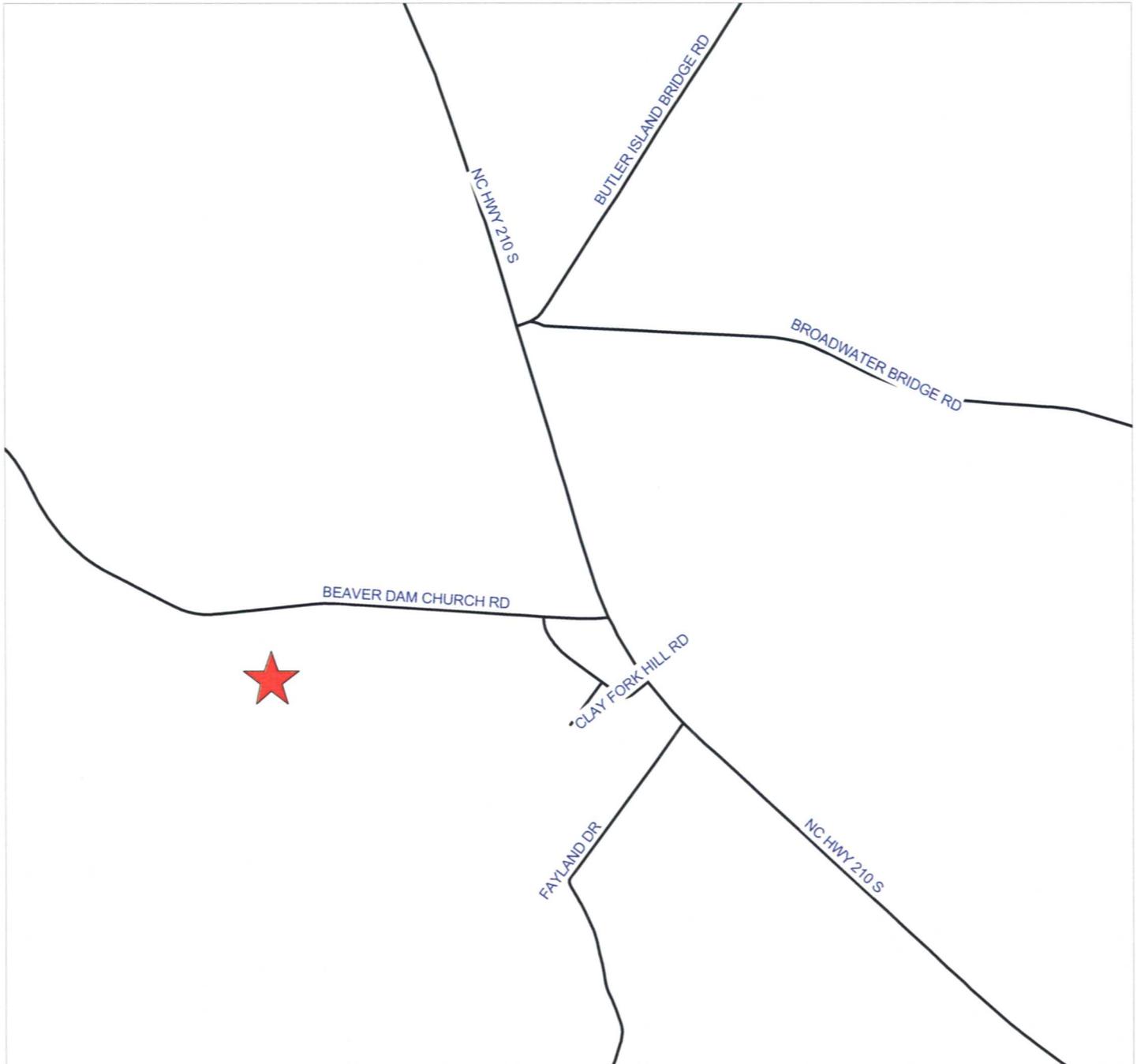


PIN(S): 9493-94-8442-  
red by EMB - CCJPB  
JUNE 22, 2010

Map not to scale



**MAGGIE H. HALES PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 070**



PIN(S): 1421-32-1661- & 1421-34-9658-  
red by EMB - CCJPB  
JUNE 23, 2010

Map not to scale



**NELLIE E. EVANS MCKINNIE PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 067**

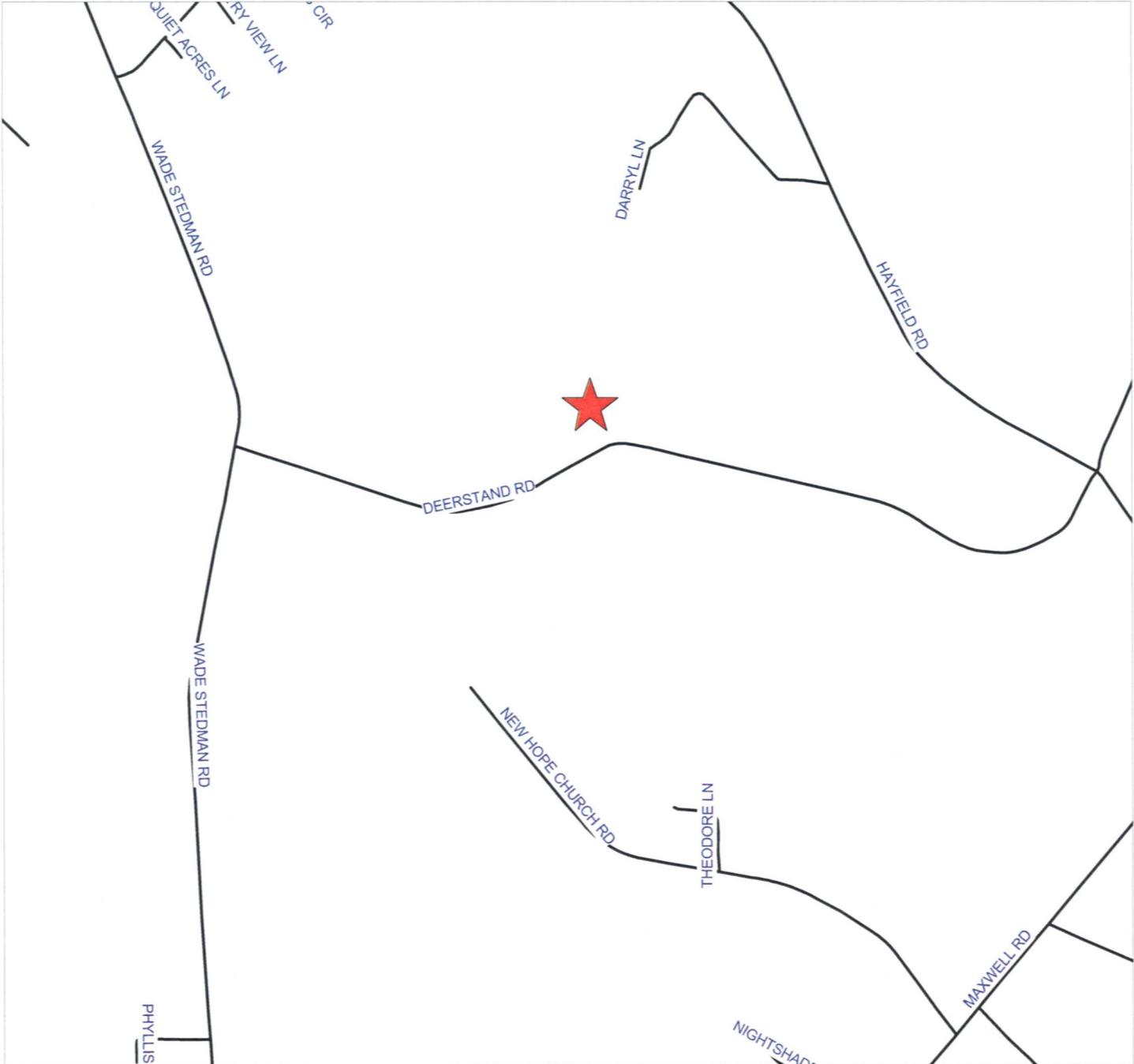


PIN(S): 0520-77-7169-  
red by EMB - CCJPB  
JUNE 15, 2010

Map not to scale



**CHARLIE & OLETA MATTHEWS PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 072**

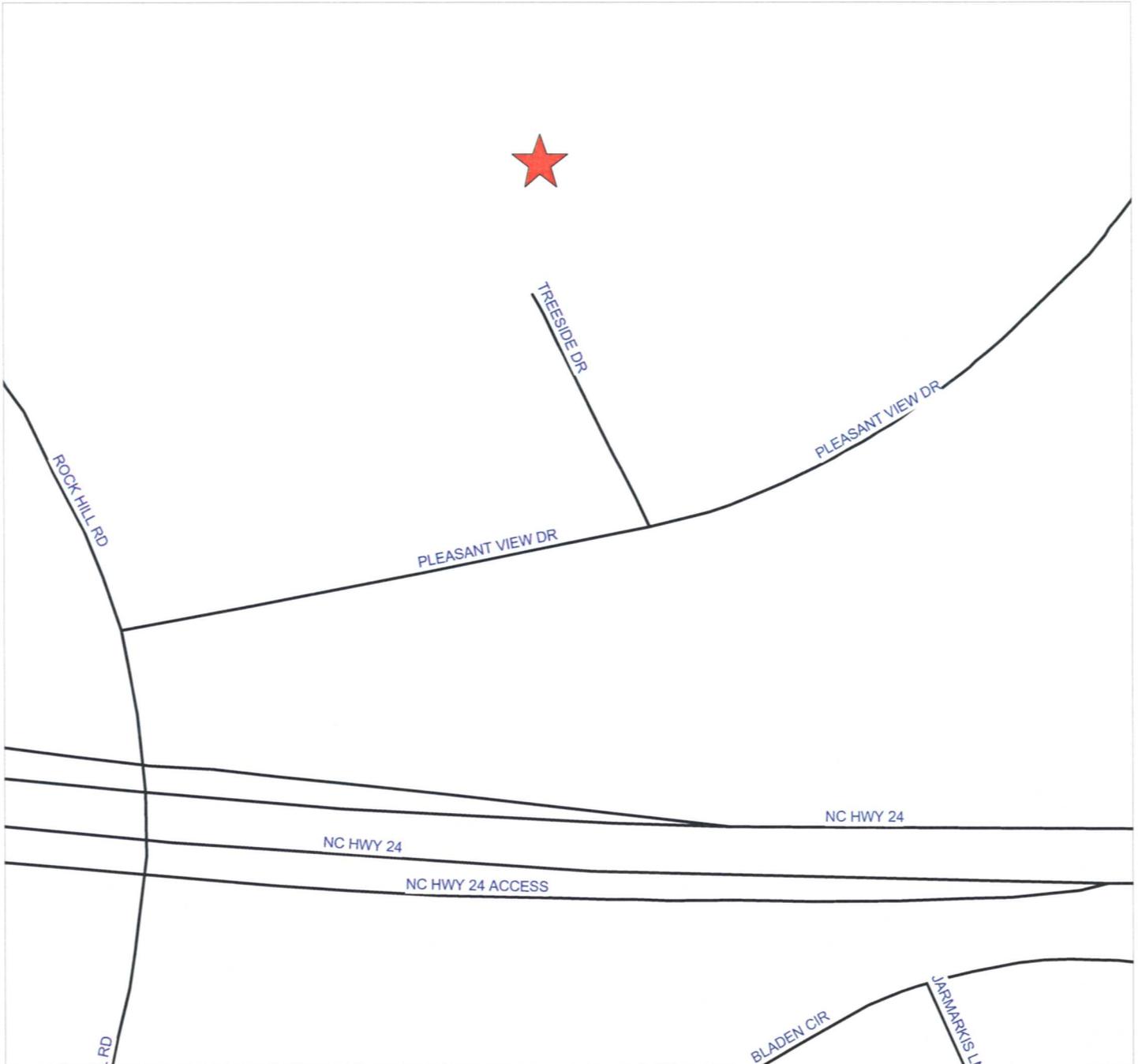


PIN(S): 0498-17-6687-  
red by EMB - CCJPB  
JUNE 25, 2010

Map not to scale



# ROBIN ROBERTS PROPERTY SUBDIVISION REVIEW CASE NO. 10 - 074

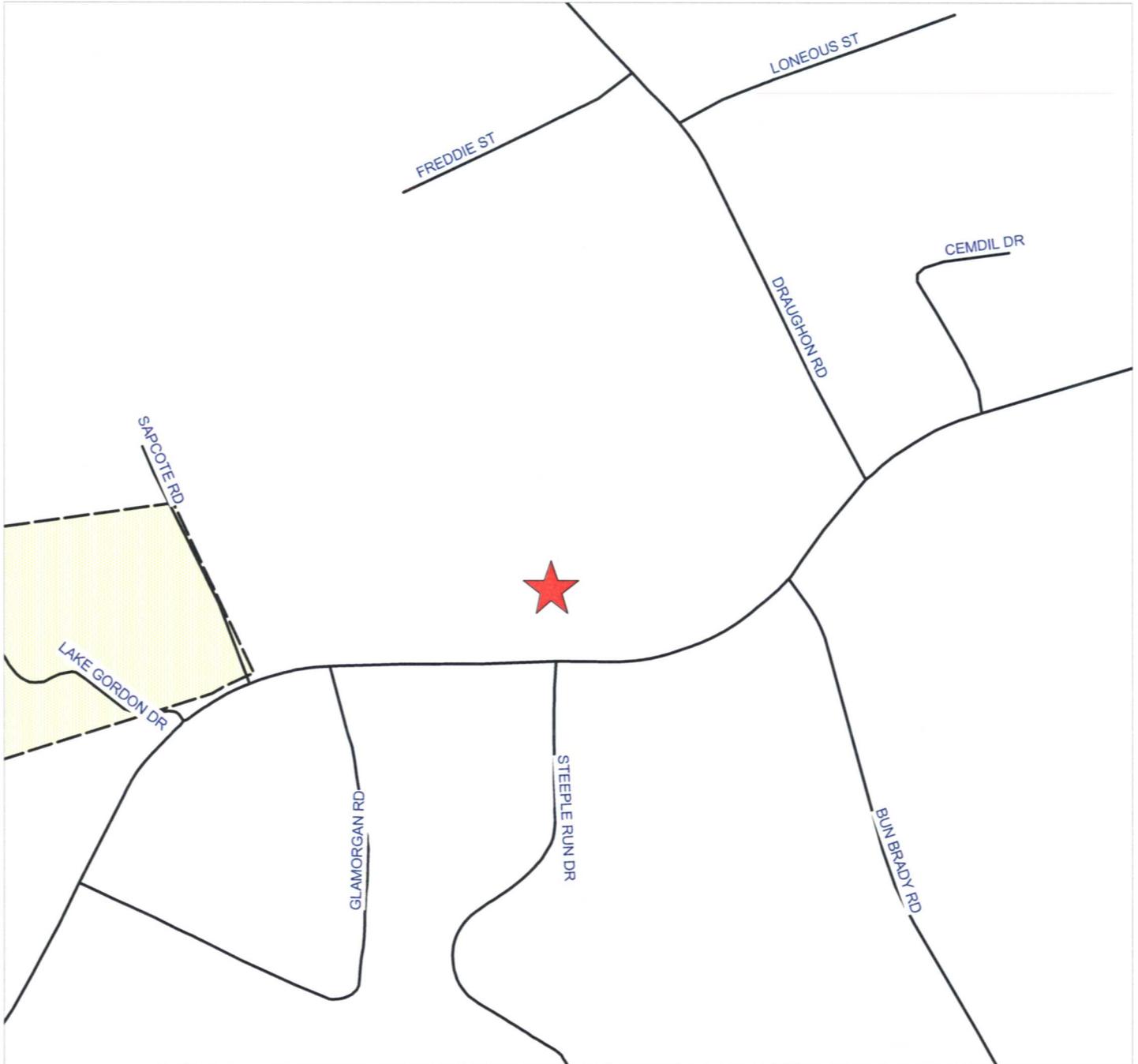


PIN(S): 0467-12-8031-  
Prepared by GJB - CCJPB  
JUNE 28, 2010

Map not to scale



# VIRTUE MISSIONARY BAPTIST CHURCH PROPERTY RR SITE PLAN REVIEW CASE NO. 10 - 075

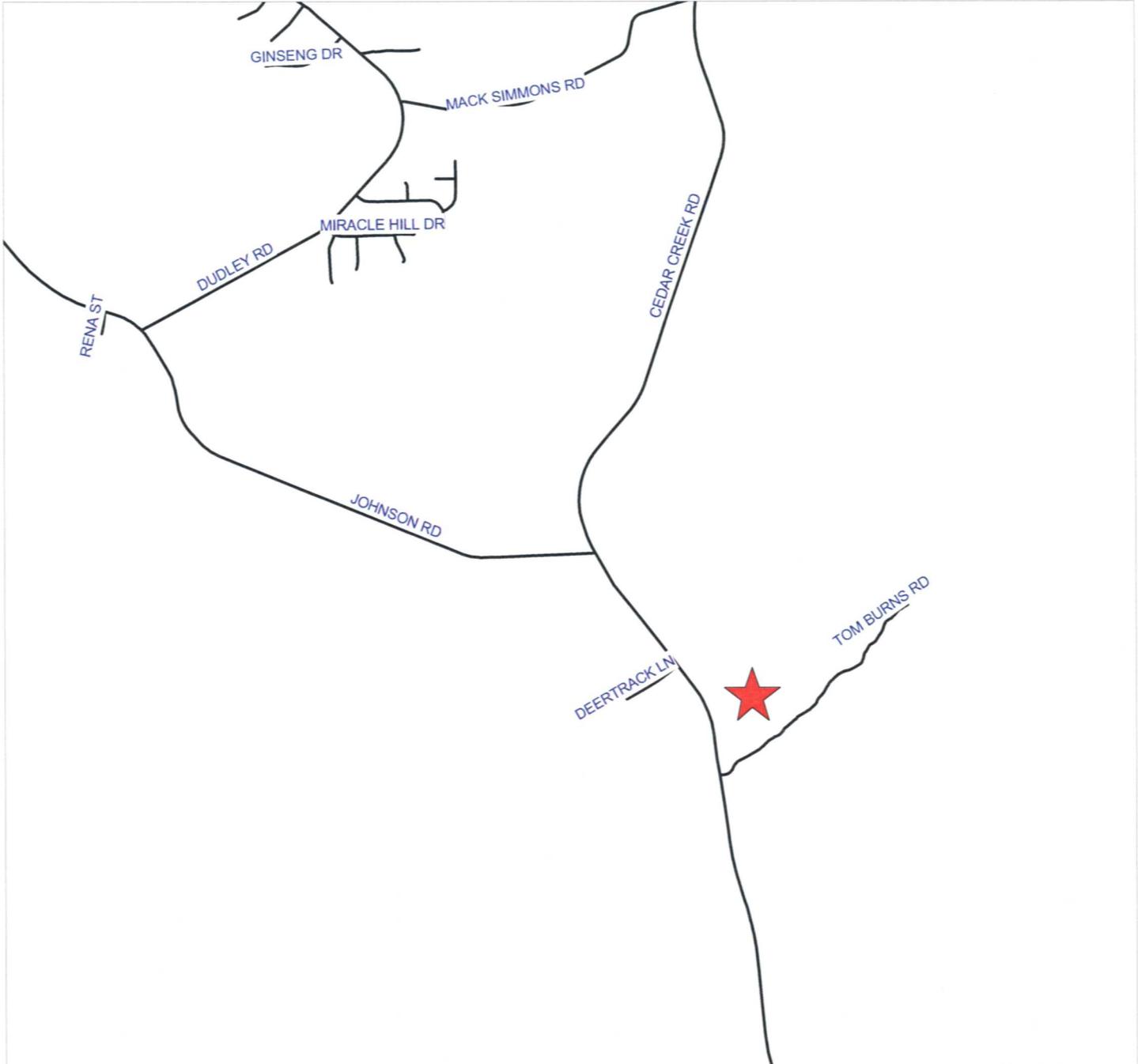


PIN(S): 0478-54-3701-  
Prepared by GJB - CCJPB  
JUNE 29, 2010

Map not to scale



**EMMA JENKINS PROPERTY  
A1 SUBDIVISION REVIEW  
CASE NO. 10 - 076**

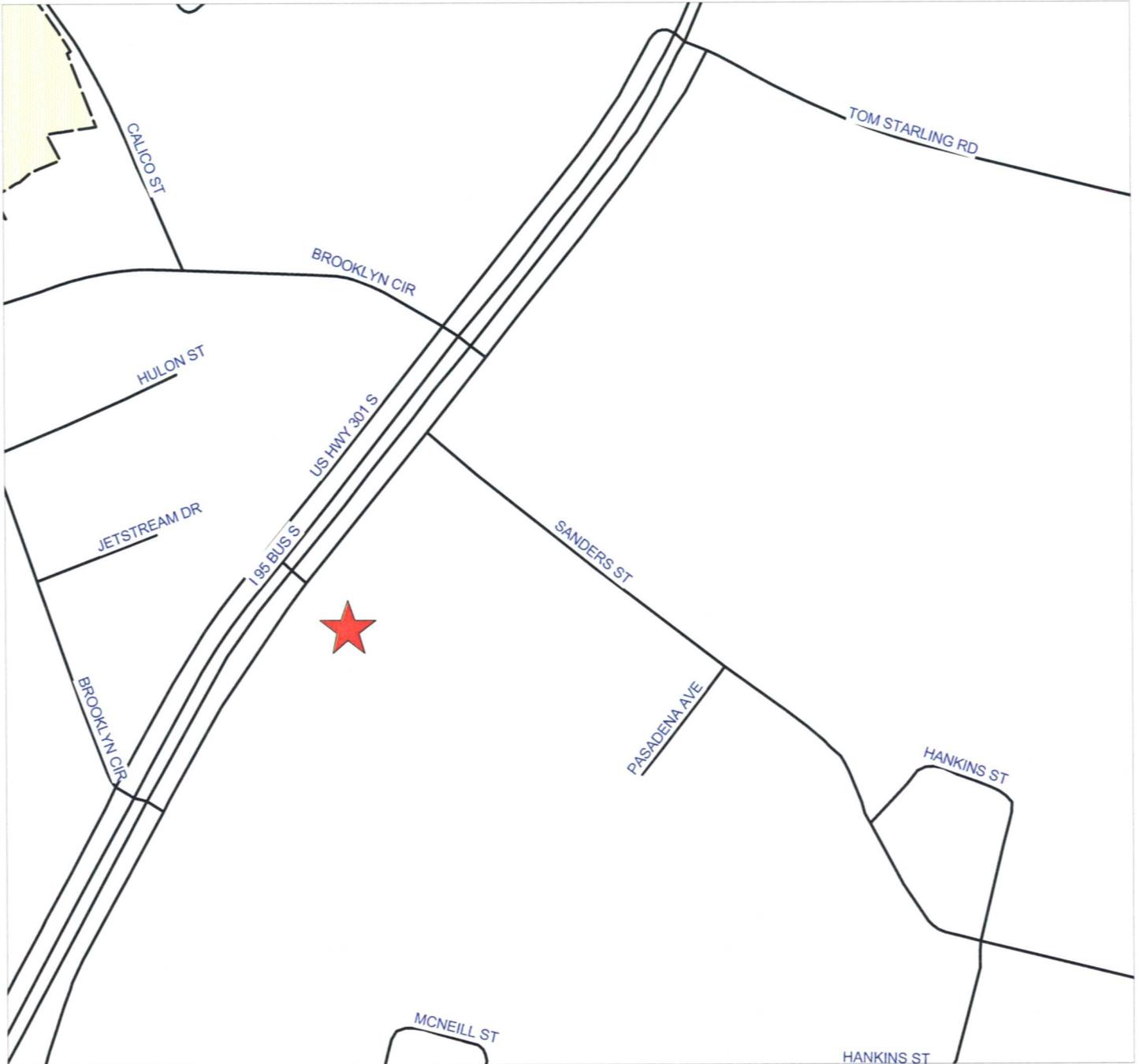


PIN(S): 0481-10-0304-  
Prepared by GJB - CCJPB  
JULY 1, 2010

Map not to scale



**JOHN DAWSON GRAHAM PROPERTY  
RR SITE PLAN REVIEW  
CASE NO. 10 - 077**



PIN(S): 0423-38-7814-  
Prepared by GJB - CCJPB  
JULY 6, 2010

Map not to scale



**ALTON EARL SMITH JR. PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 080**



PIN(S): 0430-59-7931-  
Prepared by GJB - CCJPB  
JULY 8, 2010

Map not to scale



# HAMMOND FARMS PROPERTY SUBDIVISION REVIEW CASE NO. 10 - 082

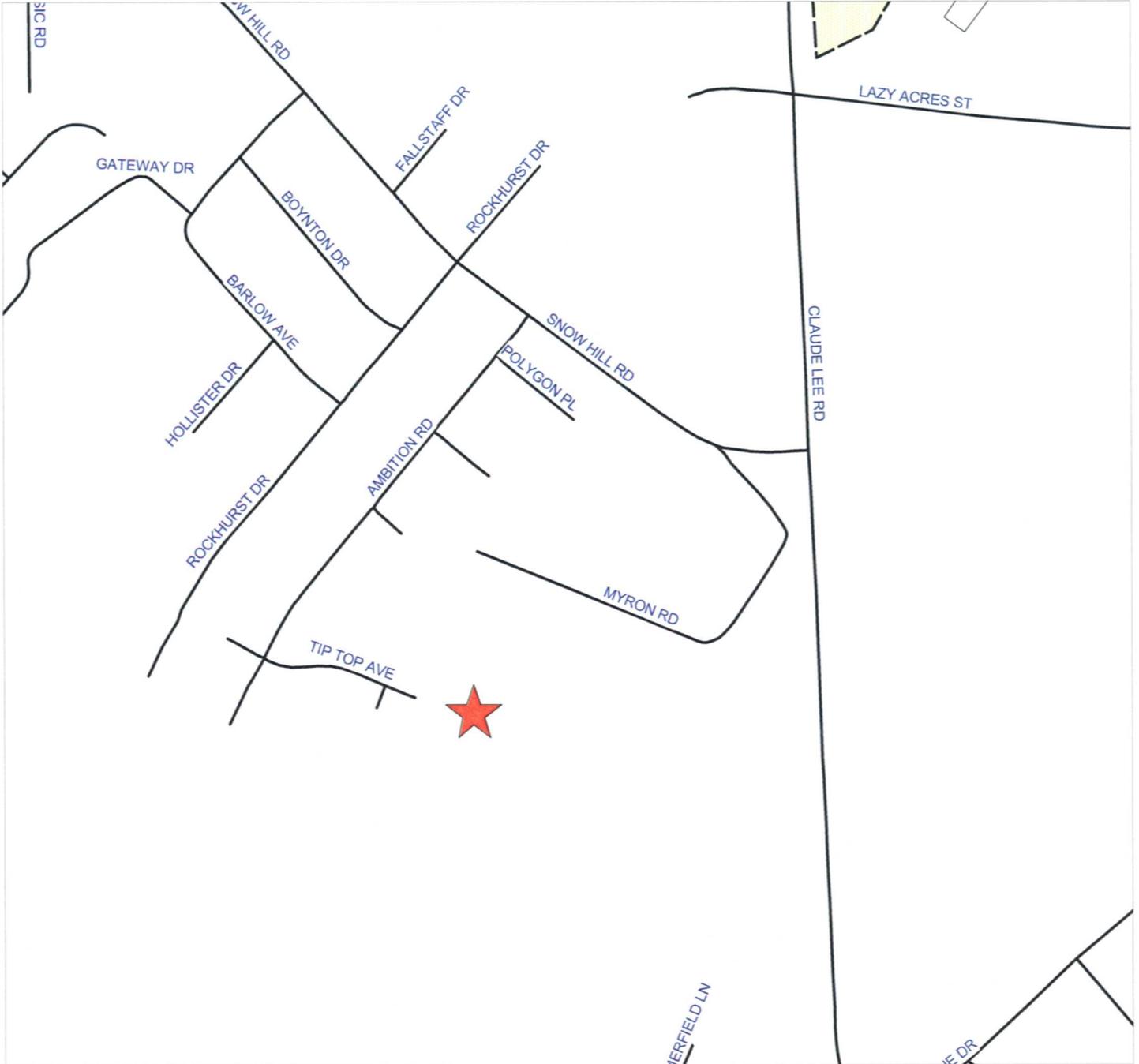


PIN(S): 0413-23-5137- 0413-33-0054-  
Prepared by GJB - CCJPB  
JULY 9, 2010

Map not to scale



**SARAH BOSTATER PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 10 - 083**

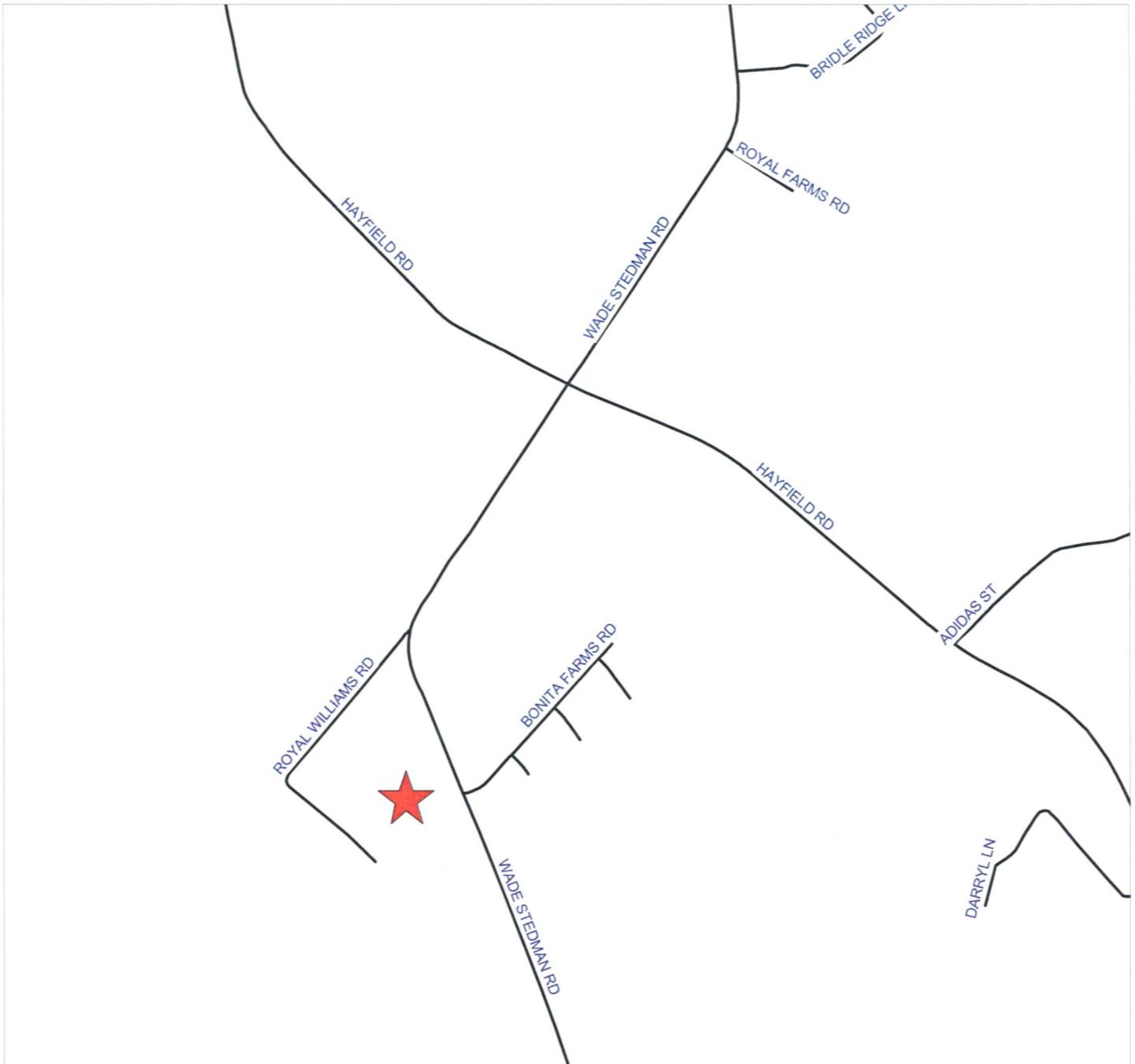


PIN(S): 0434-03-9363-  
Prepared by GJB - CCJPB  
JULY 12, 2010

Map not to scale



# DONALD W. ROYAL PROPERTY SUBDIVISION REVIEW CASE NO. 10 - 084

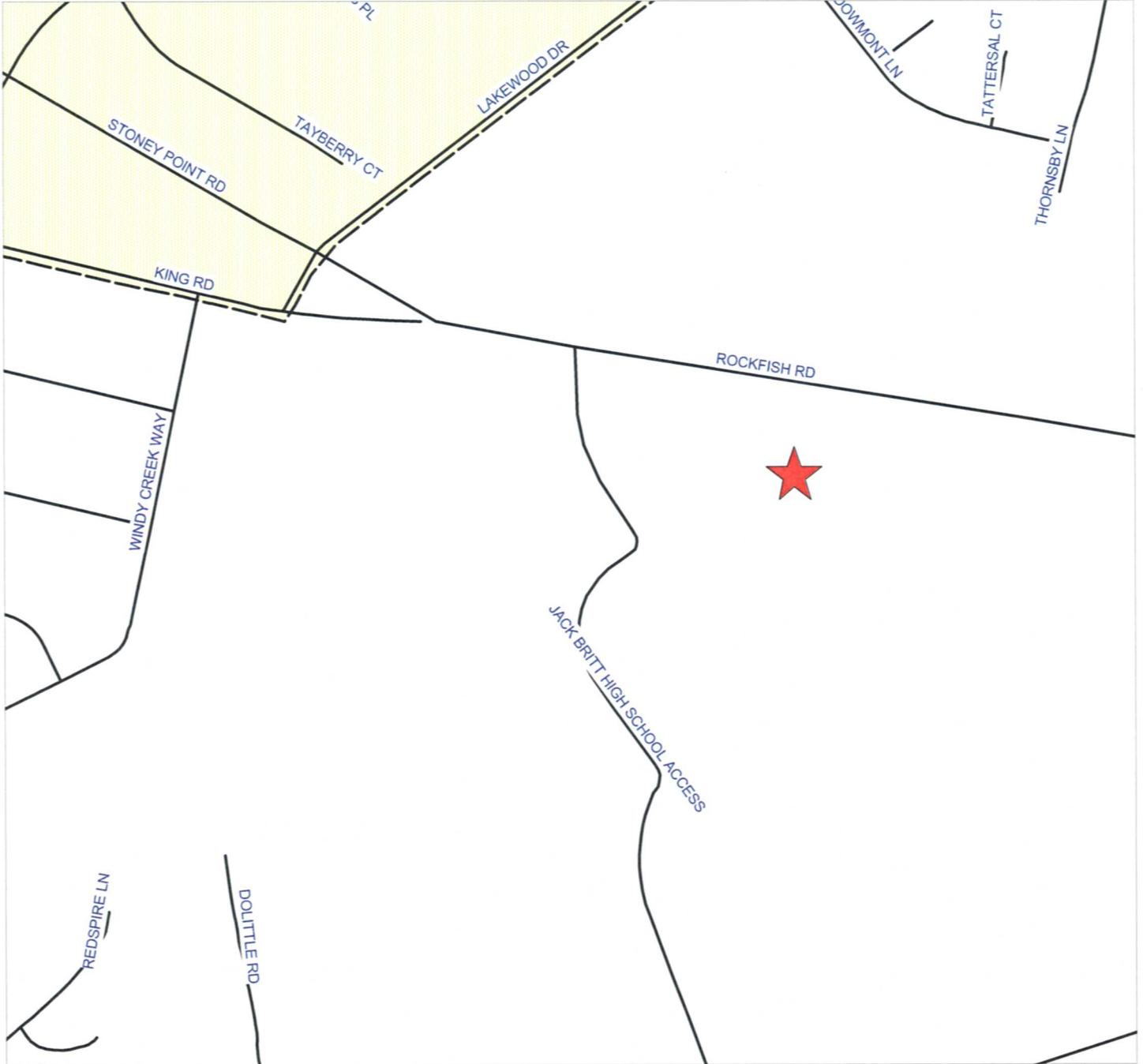


PIN(S): 0489-80-4330-  
Prepared by GJB - CCJPB  
JULY 13, 2010

Map not to scale



**FOOD LION STORE # 2188 PROPERTY  
RR SITE PLAN REVIEW  
CASE NO. 10 - 020**

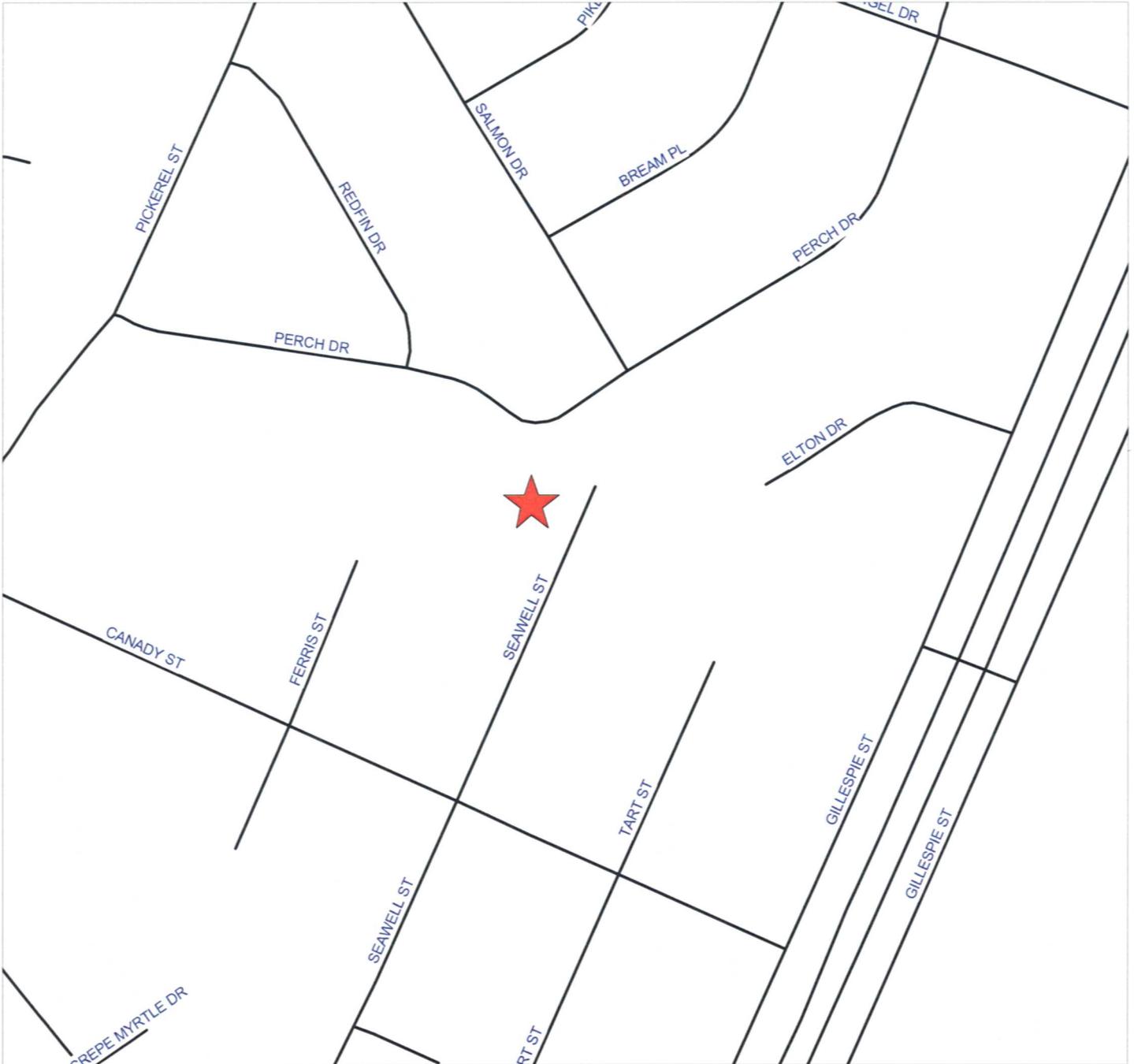


PIN(S): 9494-76-5995-, 9494-96-1873-  
red by GJB - CCJPB  
FEBRUARY 10, 2010

Map not to scale



# ROBERT L. MORRIS PROPERTY GROUP DEVELOPMENT REVIEW CASE NO. 10 - 050



PIN(S): 0424-79-4348- & 0424-79-3391-  
red by GJB - CCJPB  
APRIL 27, 2010

Map not to scale



J.B. & MARY J. RAYNOR  
GROUP DEVELOPMENT REVIEW

CASE NO. 01-099

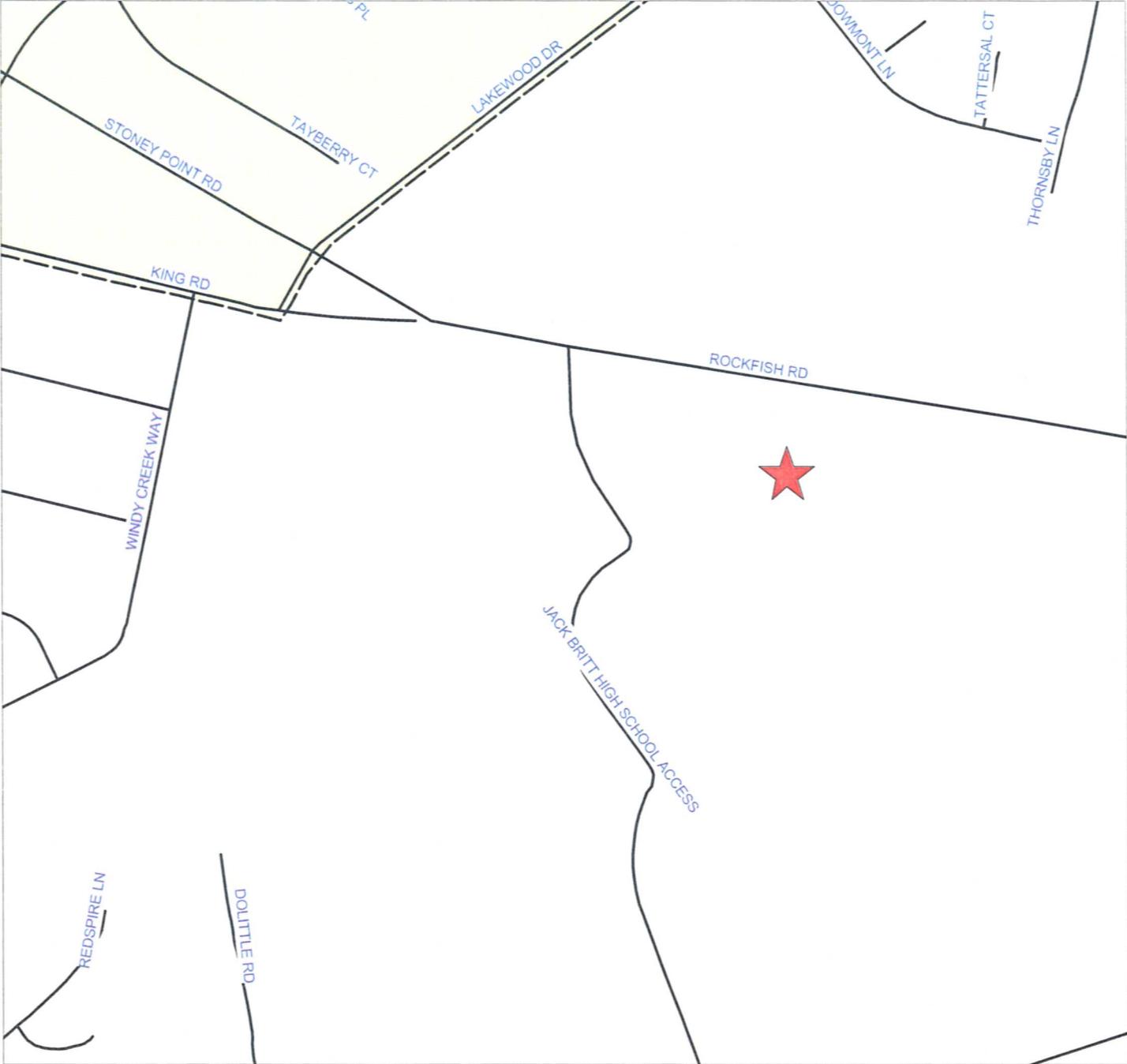


PIN: 0446.03-00-0806 (0994)  
PREPARED BY K. J. M. - CCJPB  
APRIL 23, 2001

Map not to scale



**FOOD LION STORE # 2188 PROPERTY  
RR SITE PLAN REVIEW  
CASE NO. 10 - 020**



PIN(S): 9494-76-5995-, 9494-96-1873-  
red by GJB - CCJPB  
FEBRUARY 10, 2010

Map not to scale



**SUSAN STADE PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 10 - 088**



PIN(S): 1430-75-2272- & 1430-75-2075-  
Prepared by GJB - CCJPB  
JULY 16, 2010

Map not to scale

