

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*

October 29, 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 October 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: 10-097  
NAME OF DEVELOPMENT: Phil Smith Property  
TYPE OF REVIEW: Manufactured Home Park Addition Review  
LOCATION: Both sides of Goodwrench Drive, northwest side of SR 1714  
Church Street  
ZONING: R6A Residential District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 3.60+/-  
JURISDICTION: Wade  
REVISED STAFF APPROVAL DATE: October 6, 2010  
OWNER/DEVELOPER: Phil Smith
2. CASE NO: 10-112  
NAME OF DEVELOPMENT: Donald & Joann Pate Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 7243 Butler Nursery Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 3.00+/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: Denied October 07, 2010  
OWNER/DEVELOPER: Donald & Joann Pate

3. CASE NO: 10- 114  
NAME OF DEVELOPMENT: James & Louise McNeil Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: West side of SR 2226(Dudley Road), south of SR 2227(Mack Simmons Road)  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 30.85 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: October 11, 2010  
OWNER/DEVELOPER: Mike Tate
  
4. CASE NO: 10- 115  
NAME OF DEVELOPMENT: Allen & Sherylene Cosand Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 2742 Fields Road  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 3.07 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: October 11, 2010  
OWNER/DEVELOPER: Allen & Sherylene Cosand
  
5. CASE NO: 10-111  
NAME OF DEVELOPMENT: Elizabeth's Pizza Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 2970 Legion Road  
ZONING: C (P) Commercial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 1.11 +/-  
JURISDICTION: Cumberland County & Hope Mills  
STAFF APPROVAL DATE: September 30, 2010  
HOPE MILLS COMMISSIONER'S APPROVAL DATE: October 18, 2010  
OWNER/DEVELOPER: Elizabeth's Pizza
  
6. CASE NO: 06-086  
NAME OF DEVELOPMENT: Cargill, Inc. Addition Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: 1754 River Road  
ZONING: M (P) Heavy Industrial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 17.30 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: August 7, 2008  
REVISED STAFF APPROVAL DATE: September 20, 2010  
PLANNING BOARD APPROVAL DATE: October 19, 2010  
OWNER/DEVELOPER: Cargill, Inc.

7. CASE NO: 10-087  
NAME OF DEVELOPMENT: Baywood Point Subdivision Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: South side of NC HWY 24, west side of SR 1831(Baywood Road  
ZONING: RR Residential District  
NUMBER OF LOTS: 30  
TOTAL ACREAGE: 16.71 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: August 5, 2010  
PLANNING BOARD APPROVAL DATE: October 19, 2010  
OWNER/DEVELOPER: David Allen New Homes, Inc.
  
8. CASE NO: 07-195  
NAME OF DEVELOPMENT: Camden Woods Section Three Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: South side of SR 1003(Camden Road), west side of SR  
1113(Waldos Beach Road)  
ZONING: R10 Residential District  
NUMBER OF LOTS: 27  
TOTAL ACREAGE: 17.43 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: November 21, 2007  
PLANNING BOARD APPROVAL DATE: January 15, 2008  
REVISED STAFF APPROVAL DATE: October 26, 2010  
OWNER/DEVELOPER: Camden Ventures, LLC.
  
9. CASE NO: 10-121  
NAME OF DEVELOPMENT: John H. Sanoske Jr. Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 3221 & 3227 Gabe Smith Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 23.88 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: October 27, 2010  
OWNER/DEVELOPER: John H. Sanoske Jr.
  
10. CASE NO: 10-127  
NAME OF DEVELOPMENT: Annette Bratcher Property  
TYPE OF REVIEW: Subdivision & Group Development Review  
LOCATION: South side of (Sessoms Avenue), west side of SR 2022(Carol  
Street)  
ZONING: R10 Residential District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 3.33 +/-  
JURISDICTION: Stedman  
STAFF APPROVAL DATE: (Pulled for Zoning Violation): October 28, 2010  
OWNER/DEVELOPER: Annette Bratcher

11. CASE NO: 10-122  
NAME OF DEVELOPMENT: Bunce Farms phase two Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: East side of SR 1826(Wade-Stedman Road), south of SR 1825(Deerstand Road)  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 6.91 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: October 28, 2010  
OWNER/DEVELOPER: Donald Royal Sr.
  
12. CASE NO: 10-124  
NAME OF DEVELOPMENT: Turlington, Bethune, Taylor & Ivey Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: West side of SR 1608(Coats Road), north of SR 2562(Dusty Lane)  
ZONING: RR Residential District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 8.23 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: October 28, 2010  
OWNER/DEVELOPER: Edward Turlington

# PHIL SMITH PROPERTY MANUFACTURED HOME PARK ADDITION CASE NO. 10 - 097



PIN(S): 0571-85-1394-  
Prepared by GJB - CCJPB  
NOVEMBER 3, 2010

Map not to scale



**DONALD & JOANN PATE PROPERTY  
GROUP DEVELOPMENT REVIEW  
CASE NO. 10 - 112**

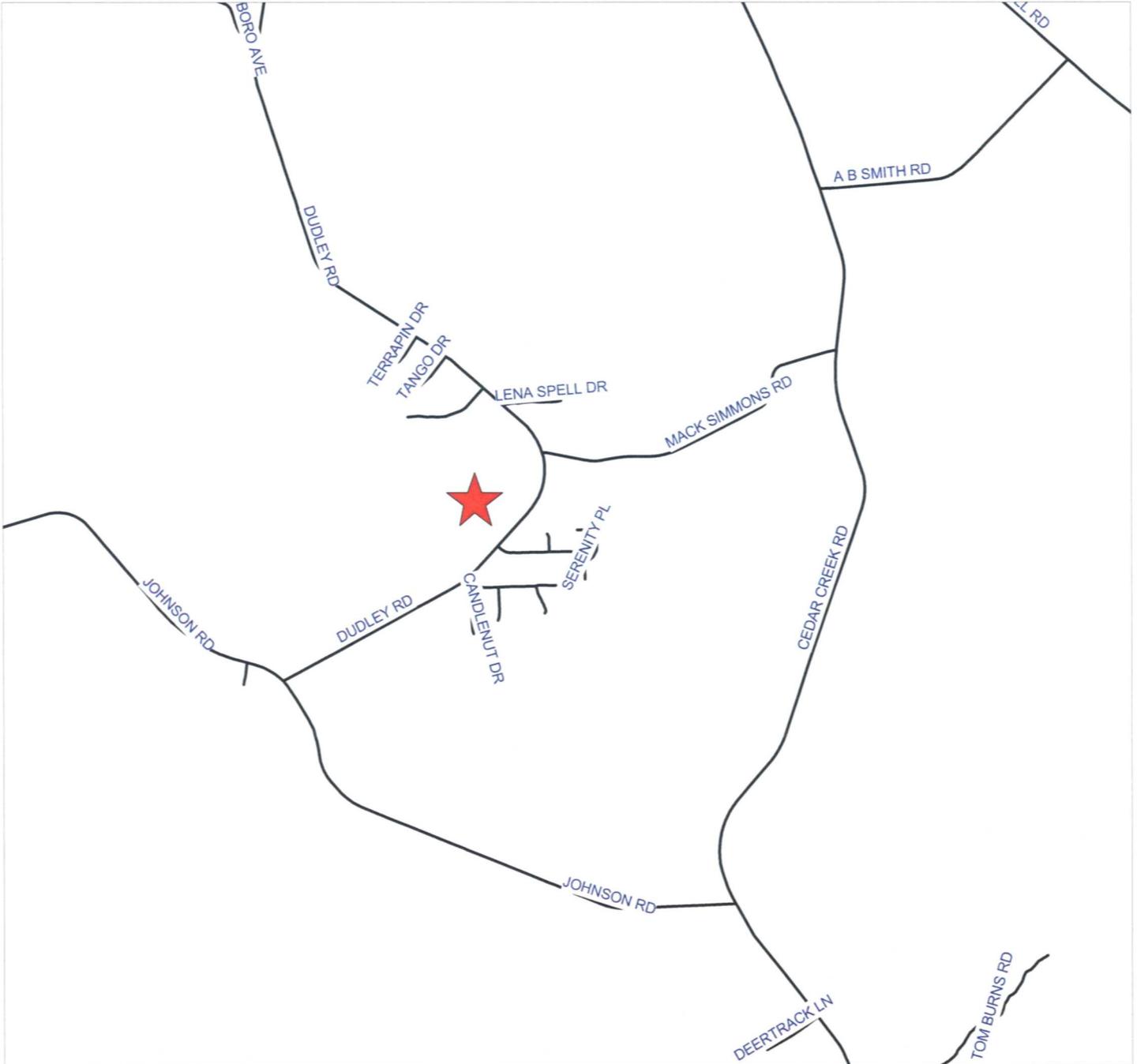


PIN(S): 0441-63-2944-  
Prepared by GJB - CCJPB  
SEPTEMBER 24, 2010

Map not to scale



**JAMES & LOUISE MCNEILL PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 114**



PIN(S): 0471-48-0892-  
Prepared by GJB - CCJPB  
SEPTEMBER 24, 2010

Map not to scale



**ALLEN & SHERYLENE COSAND PROPERTY  
GROUP DEVELOPMENT REVIEW  
CASE NO. 10 - 115**



PIN(S): 0445-80-5527- & 0445-80-3483-  
Prepared by GJB - CCJPB  
SEPTEMBER 28, 2010

Map not to scale



**ELIZABETHS PIZZA PROPERTY  
C (P) SITE PLAN REVIEW  
CASE NO. 10 - 111**



PIN(S): 0405-97-7446-  
Prepared by GJB - CCJPB  
SEPTEMBER 24, 2010

Map not to scale



**CARGILL, INC. - ADDITION PROPERTY  
M (P) SUBDIVISION REVIEW  
CASE NO. 06 - 086**

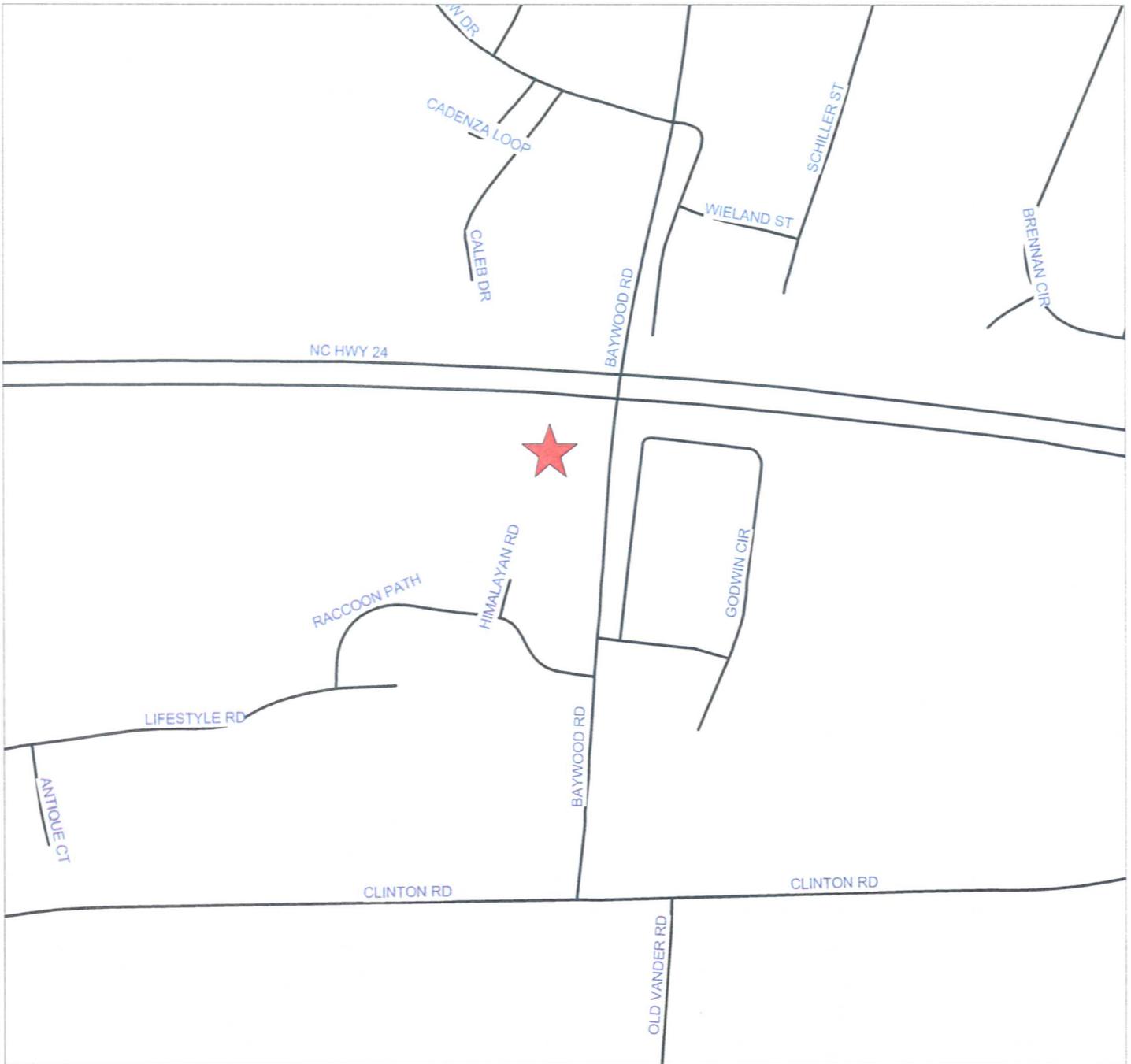


PIN(S): 0448-66-0860- & 0448-77-0205-  
Prepared by GJB - CCJPB  
NOVEMBER 3, 2010

Map not to scale



**BAYWOOD POINT SUBDIVISION PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 10 - 087**



PIN(S): 0466-79-0743-  
Prepared by GJB - CCJPB  
JULY 14, 2010

Map not to scale



**CAMDEN WOOD SUBDIVISION SECTION THREE PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 07-195**

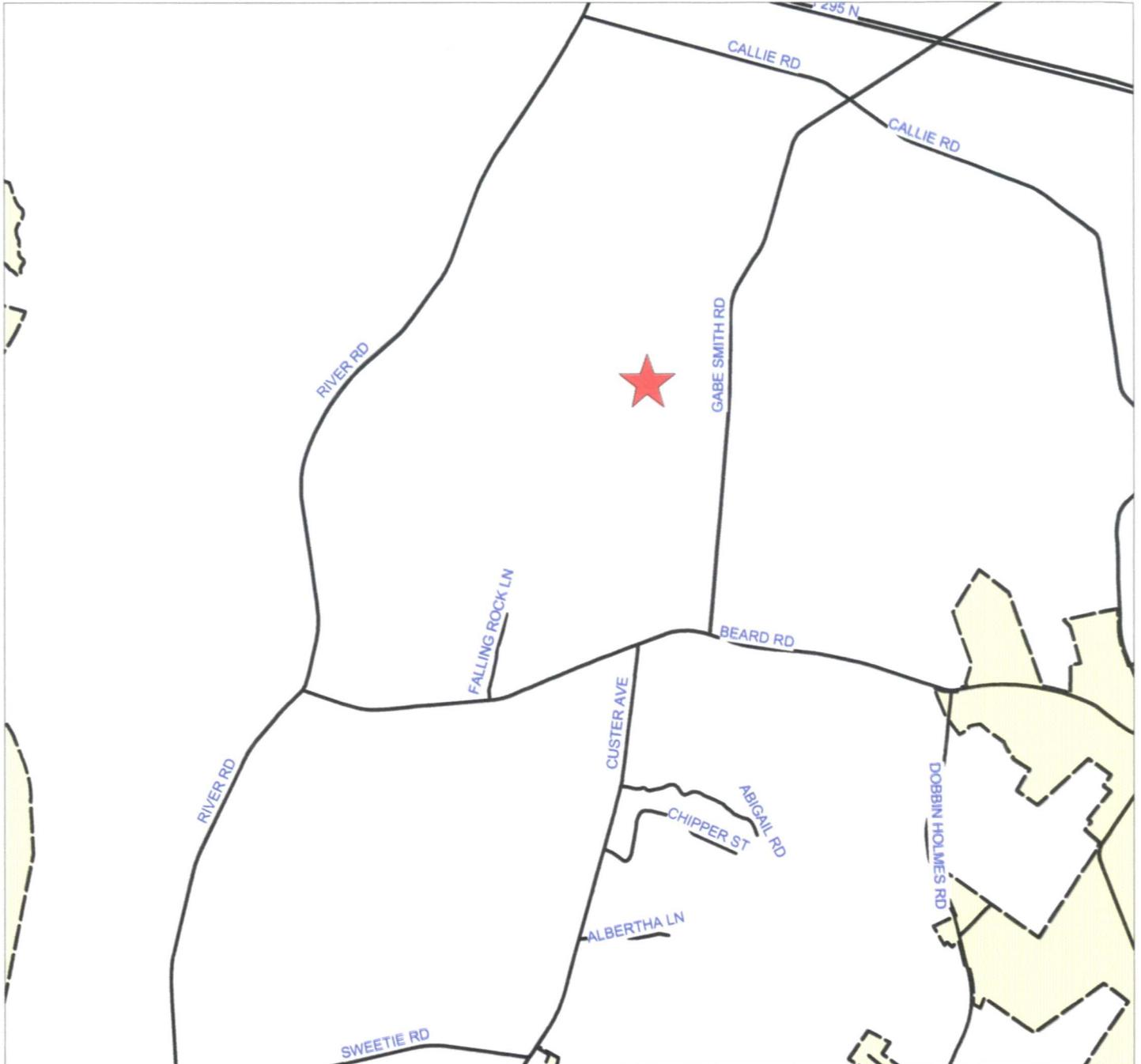


PIN(S): 9494-54-9090-  
Prepared by GJB - CCJPB  
NOVEMBER 3, 2010

Map not to scale



**JOHN H. SANOSKE JR. PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 121**

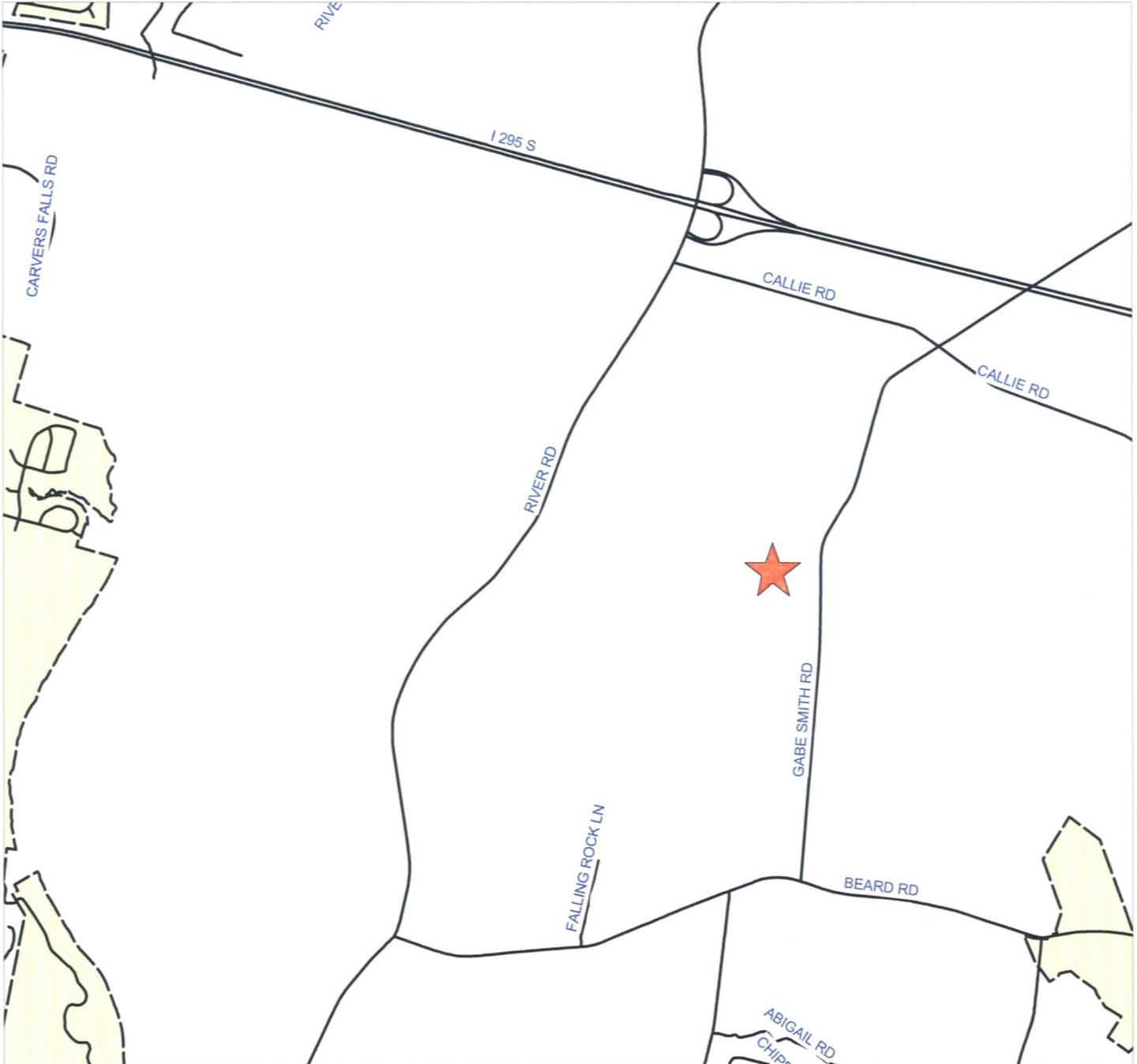


PIN(S): 0550-22-6117-  
Prepared by GJB - CCJPB  
OCTOBER 20, 2010

Map not to scale



**TONYA MCARTHUR PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 127**

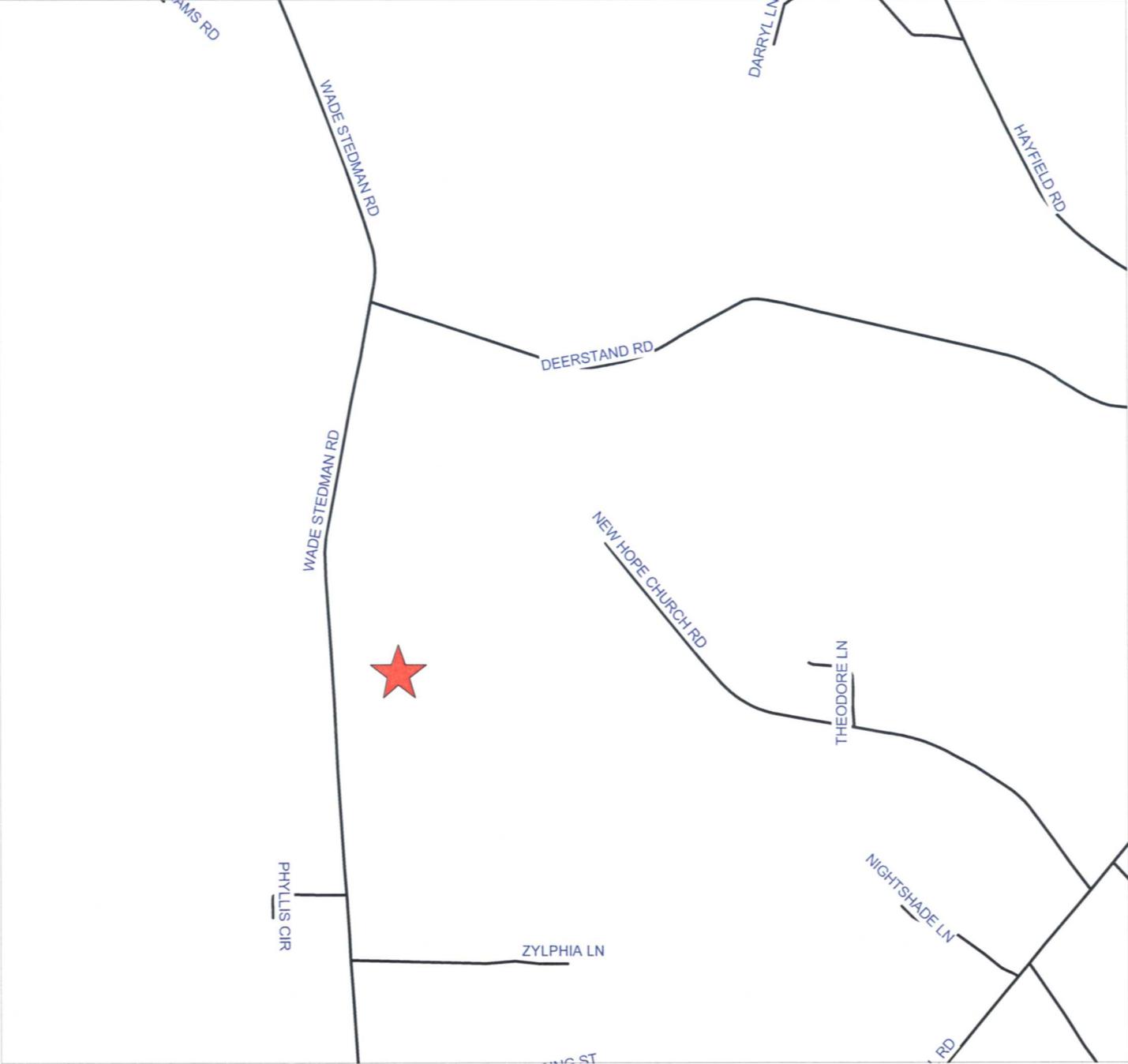


PIN(S): 0550-45-5427-  
Prepared by GJB - CCJPB  
OCTOBER 28, 2010

Map not to scale



**BUNCE FARMS PHASE TWO PROPERTY  
SUBDIVISION REVIEW  
CASE NO. 10 - 122**

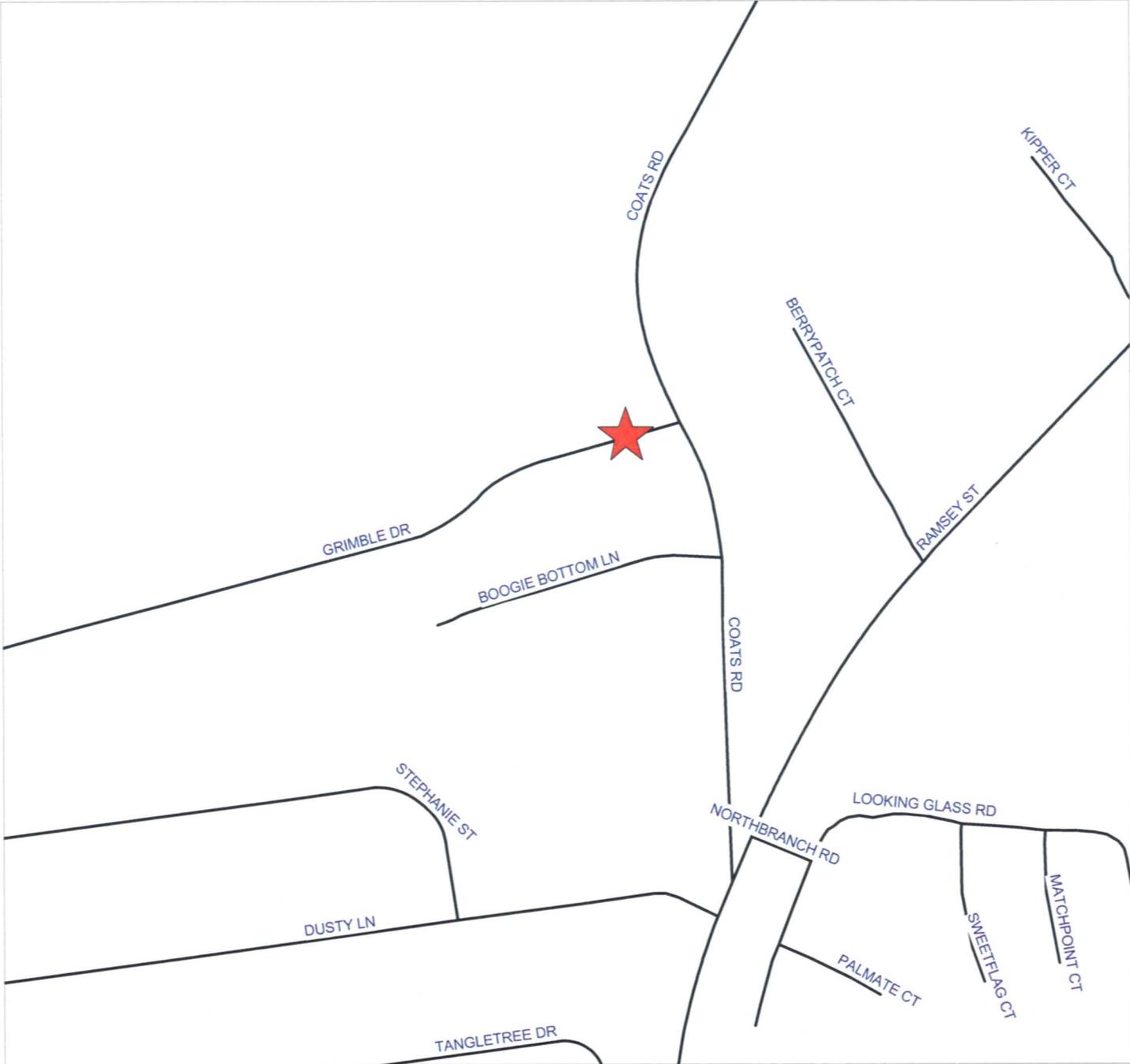


PIN(S): 0488-94-7937-  
Prepared by GJB - CCJPB  
OCTOBER 19, 2010

Map not to scale



**TURLINGTON, BETHUNE, TAYLOR & IVEY PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 10 - 124**



PIN(S): 0544-70-9074- & 0543-79-4735- & 0543-69-0999-  
Prepared by GJB - CCJPB  
OCTOBER 20, 2010

Map not to scale

