

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*

May 26, 2011

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 May 26, 2011  
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: 11-043  
NAME OF DEVELOPMENT: Dogwood Plaza & Hellas Sports Bar Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 3041, 3057, 3059, 3061 North Main Street  
ZONING: C (P) Commercial District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 5.44 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE: April 21, 2011  
HOPE MILLS COMMISSIONER'S APPROVAL: May 2, 2011  
OWNER/DEVELOPER: Soterios Frangos
2. CASE NO: 11-041  
NAME OF DEVELOPMENT: Phil Smith Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 3548 Beard Road  
ZONING: R6A Residential District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 1.14 +/-  
JURISDICTION: Eastover  
STAFF APPROVAL DATE: April 04, 2011  
EASTOVER TOWN COUNCIL APPROVAL: May 3, 2011  
OWNER/DEVELOPER: Phil Smith

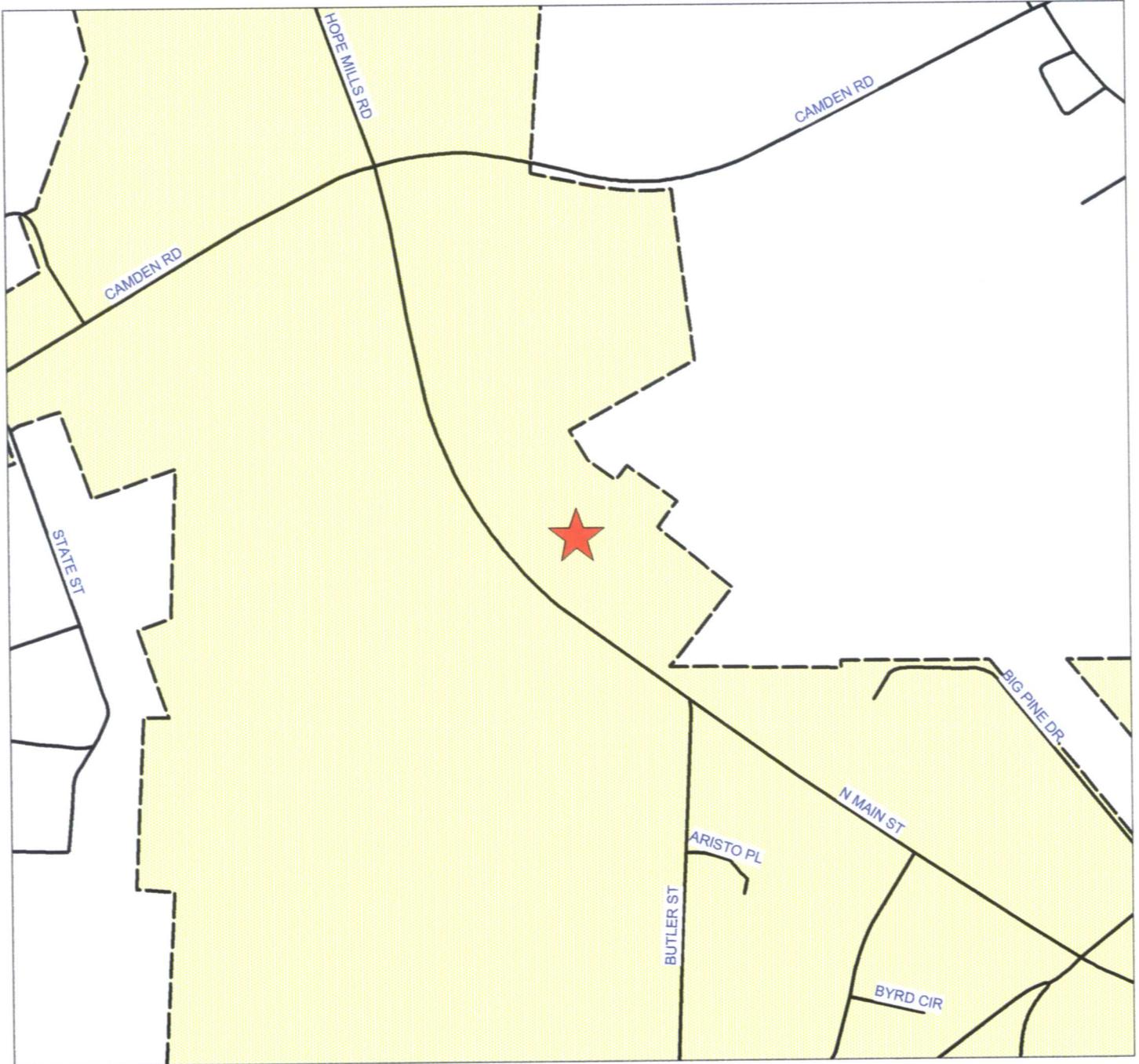
3. CASE NO: 11-025  
NAME OF DEVELOPMENT: Williams - Traemore Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: East end of Meadowmont Lane, east of Thornsby Lane  
ZONING: R10 Residential District  
NUMBER OF LOTS: 24  
TOTAL ACREAGE: 57.82 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: March 10, 2011  
REVISED STAFF APPROVAL: May 9, 2011  
OWNER/DEVELOPER: Sharlene Williams
  
4. CASE NO: 03-143  
NAME OF DEVELOPMENT: Hardin Bldg Property  
TYPE OF REVIEW: Site Plan Review  
LOCATION: South side of US HWY 301/I-95 Bus. (Eastern Blvd), southwest of NC HWY 87  
ZONING: M (P) Heavy Industrial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: February 24, 2010  
REVISED STAFF APPROVAL: May 10, 2011  
OWNER/DEVELOPER: Mac Sign Company
  
5. CASE NO: 11-047  
NAME OF DEVELOPMENT: Brian Wood Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: East side of SR 2030(Hollow Bridge Road), north side of NC HWY 210 south  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 17.98 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 12, 2011  
OWNER/DEVELOPER: Brian & Jennifer Wood
  
6. CASE NO: 96-277  
NAME OF DEVELOPMENT: Sand Hill Acres Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 1203 Sand Hill Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 4.42 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 12, 2011  
OWNER/DEVELOPER: Edward Buck

7. CASE NO: 11-048  
NAME OF DEVELOPMENT: Ross Johnson Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 2105 & 2235 John B. Carter Road(SR 2010)  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 33.86 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 13, 2011  
OWNER/DEVELOPER: Ross Johnson
  
8. CASE NO: 11-045  
NAME OF DEVELOPMENT: Luran Investments Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 5404 Phillips Street  
ZONING: R6 Residential District  
NUMBER OF UNITS: 3  
TOTAL ACREAGE: .63 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE: April 28, 2011  
HOPE MILLS COMMISSIONERS APPROVAL DATE: May 16, 2011  
OWNER/DEVELOPER: Luran Investments
  
9. CASE NO: 11-025  
NAME OF DEVELOPMENT: Williams - Treamore Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: East end of Meadowmont Lane, east of Thornsby Lane  
ZONING: R10 Residential District  
NUMBER OF UNITS: 24  
TOTAL ACREAGE: 57.82 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: March 10, 2011  
REVISED STAFF APPROVAL DATE: May 17, 2011  
OWNER/DEVELOPER: Sharlene Williams
  
10. CASE NO: 11-042  
NAME OF DEVELOPMENT: Francine Kelly Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 643 Hilley Street  
ZONING: R6A Residential District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 1.50 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: April 21, 2011  
PLANNING BOARD APPROVAL DATE: May 17, 2011  
OWNER/DEVELOPER: Francine Kelly

11. CASE NO: 11-052  
NAME OF DEVELOPMENT: Grays Creek High School Property  
TYPE OF REVIEW: Site Plan Addition Review  
LOCATION: 5301 Celebration Drive  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: 70.88 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 18, 2011  
OWNER/DEVELOPER: Cumberland County Schools
  
12. CASE NO: 08-180  
NAME OF DEVELOPMENT: Black Bridge Convenience Store Property  
TYPE OF REVIEW: Subdivision & Site Plan Review  
LOCATION: 3920 Black Bridge Road  
ZONING: C1(P) Commercial District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: 4.36 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE: July 09, 2009  
HOPE MILLS COMMISSIONERS APPROVAL DATE: July 20, 2009  
REVISED STAFF APPROVAL DATE: May 19, 2011  
OWNER/DEVELOPER: Biju George
  
13. CASE NO: 11-051  
NAME OF DEVELOPMENT: Helen Tarschuk Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 11519 Dunn Road  
ZONING: A1A Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 2.00 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 20, 2011  
OWNER/DEVELOPER: Helen Taraschuk
  
14. CASE NO: 94-090  
NAME OF DEVELOPMENT: Bruce & Wanda Teets Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 616 & 622 Magnolia Church Road  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 9.5 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 23, 2011  
OWNER/DEVELOPER: Bruce & Wanda Teets

15. CASE NO: 11-046  
NAME OF DEVELOPMENT: RLM Communications Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 1027 East Manchester Road (SR 1451)  
ZONING: M1 (P) Heavy Industrial  
NUMBER OF LOTS: 3  
TOTAL ACREAGE: 10.00 +/-  
JURISDICTION: Spring Lake  
STAFF APPROVAL DATE: April 28, 2011  
SPRING LAKE BOARD OF ALDERMAN APPROVAL DATE: May 23, 2011  
OWNER/DEVELOPER: RLM Development
16. CASE NO: 06-146  
NAME OF DEVELOPMENT: The Cliffs @ Waterford - Reconsideration  
TYPE OF REVIEW: Condominium Development Review  
LOCATION: West side of NC HWY 210(Lillington Highway), south of Pine Knoll Drive  
ZONING: R5A & CD Residential & Conservancy District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 72.80 +/-  
JURISDICTION: Spring Lake  
STAFF APPROVAL DATE: August 9, 2007  
SPRING LAKE BOARD OF ALDERMAN APPROVAL DATE: August 27, 2011  
OWNER/DEVELOPER: Huff – Caviness, LLC
17. CASE NO: 11-014  
NAME OF DEVELOPMENT: Daisey Enterprises, Inc.  
TYPE OF REVIEW: Site Plan & Group Development Review  
LOCATION: 3445 Gillespie Street  
ZONING: R6A & C (P) Residential & Commercial Districts  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 4.84 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 27, 2011  
OWNER/DEVELOPER: Ernest Bearden
18. CASE NO: 09-065  
NAME OF DEVELOPMENT: Riverwood Subdivision  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: North side of NC HWY 217 (Linden Road), East of US HWY 401(Ramsey Street)  
ZONING: A1Agricultural Districts  
NUMBER OF LOTS: 21  
TOTAL ACREAGE: 44.72 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: May 19, 2009  
REVISED STAFF APPROVAL DATE: May 27, 2011  
OWNER/DEVELOPER: Deborah Bland Koenig

**DOGWOOD PLAZA & HELLAS SPORTS BAR  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 11-043**



PIN(S): 0414-08-8798- & -18- 0876- & -1832- & 1584-  
Prepared by GJB - CCJPB  
APRIL 12, 2011

Map not to scale



**PHIL SMITH PROPERTY  
GROUP DEVELOPMENT REVIEW  
CASE NO. 11-041**



PIN(S): 0469-53-6424-  
Prepared by GJB - CCJPB  
APRIL 1, 2011

Map not to scale



**WILLIAMS @ TREAMORE PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 11 - 025**



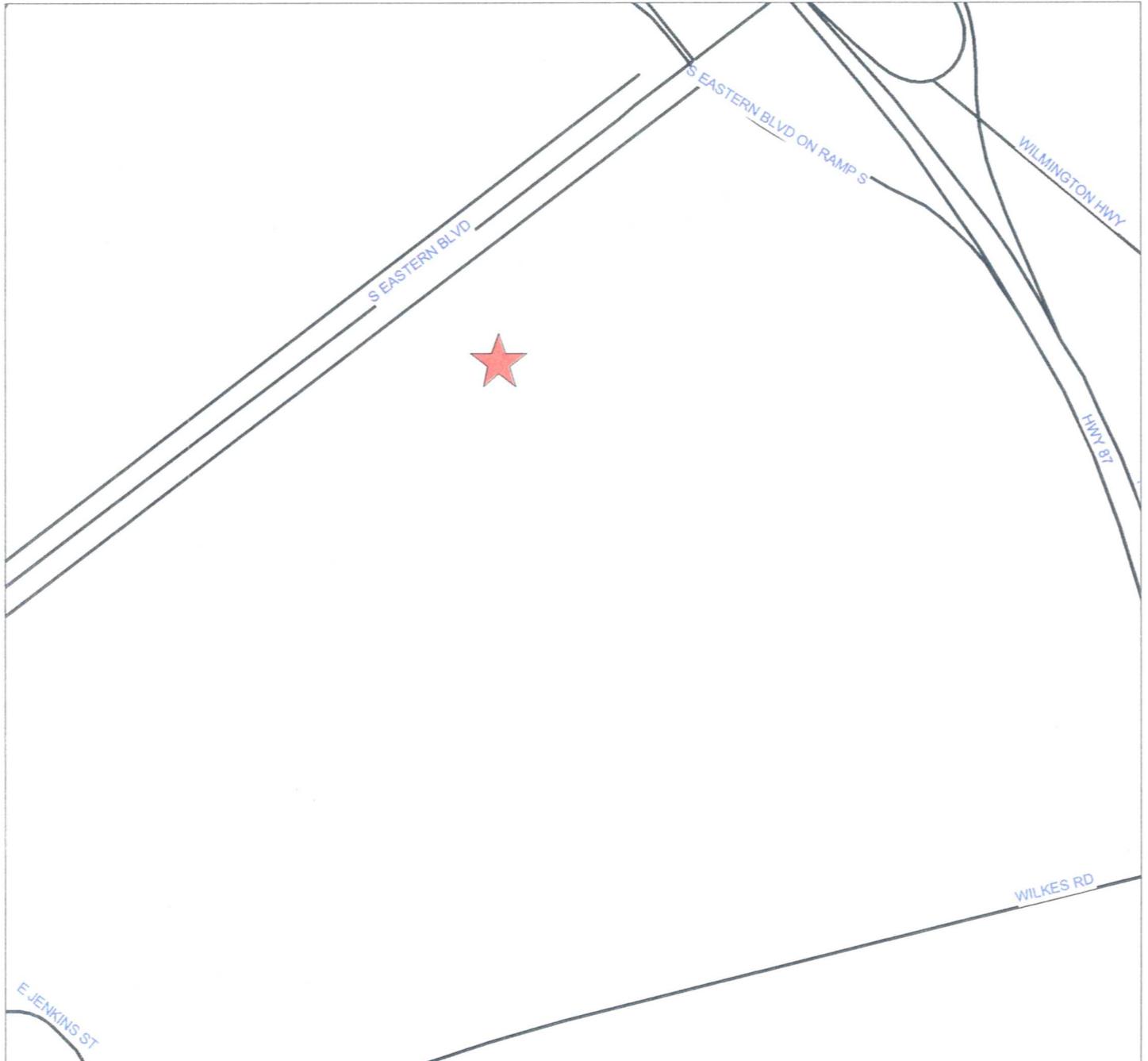
PIN(S): 9494-88-9518-  
Prepared by EMB - CCJPB  
MAY 9, 2011

Map not to scale



# A&T STORAGE TRAILERS M(P) SITE PLAN REVIEW

CASE NO. 03-143

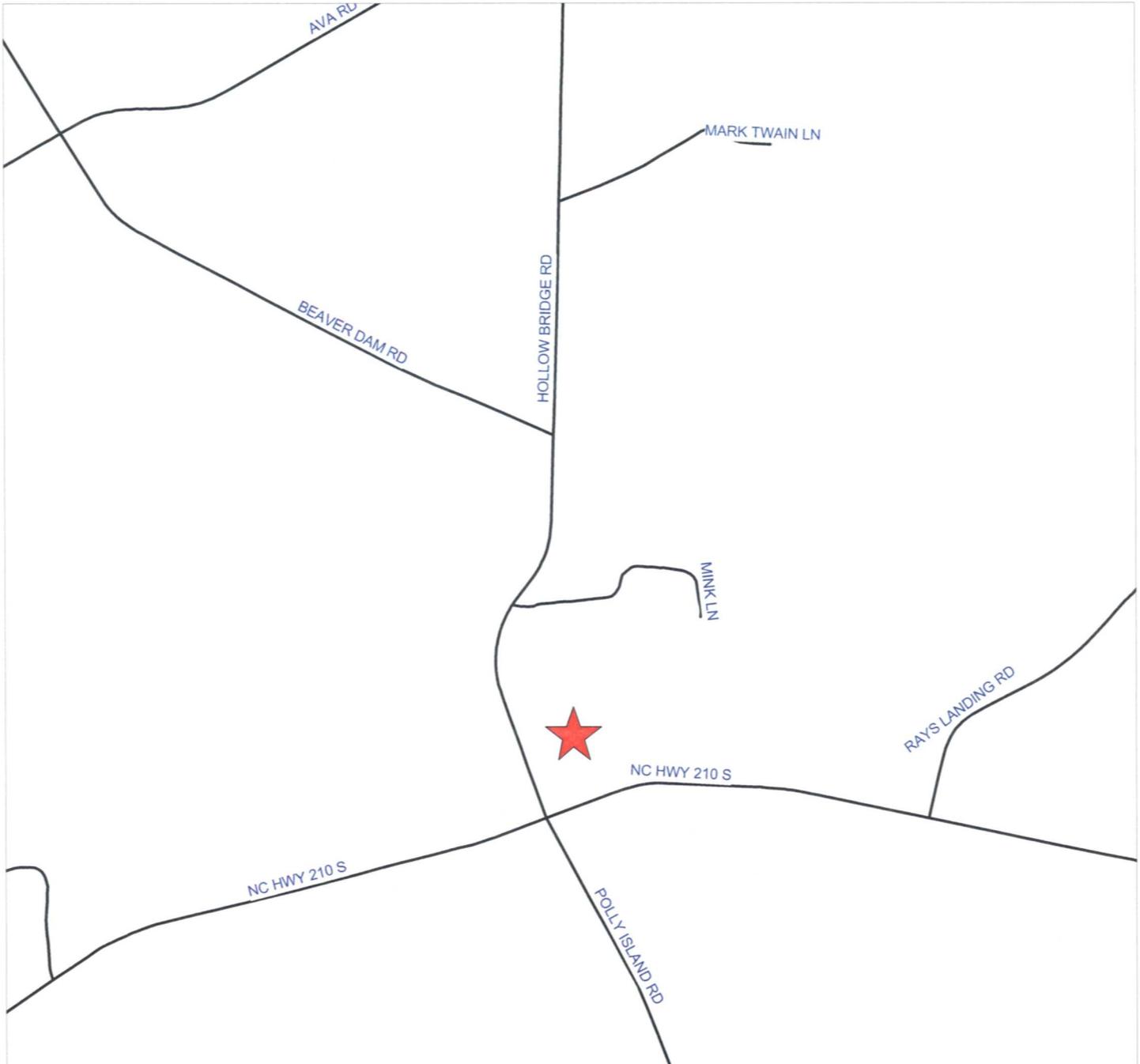


PIN: 0436-54-0794  
PREPARED BY ARN - CCJPB  
JULY 31, 2003

Map not to scale



# BRIAN WOOD SUBDIVISION REVIEW CASE NO. 11-047



PIN(S): 1404-60-1709-  
Prepared by GJB - CCJPB  
May 5, 2011

Map not to scale



**SANDHILL ACRES PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 96-277**



**PIN(S): 0433-11-5493-, & 0433-11-7496-  
Prepared by EMB - CCJPB  
MAY 3, 2011**

**Map not to scale**



**ROSS JOHNSON  
GROUP DEVELOPMENT REVIEW  
CASE NO. 11-048**



PIN(S): 0465-51-6252-  
Prepared by GJB - CCJPB  
May 5, 2011

Map not to scale



**LURAN INVESTMENTS  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 11-045**



PIN(S): 0414-55-4943- & 0414-55-4989-  
Prepared by GJB - CCJPB  
APRIL 19, 2011

Map not to scale



**WILLIAMS @ TREAMORE PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 11 - 025**



PIN(S): 9494-88-9518-  
Prepared by EMB - CCJPB  
MAY 9, 2011

Map not to scale



# FRANCINE KELLY PROPERTY GROUP DEVELOPMENT REVIEW CASE NO. 11-042

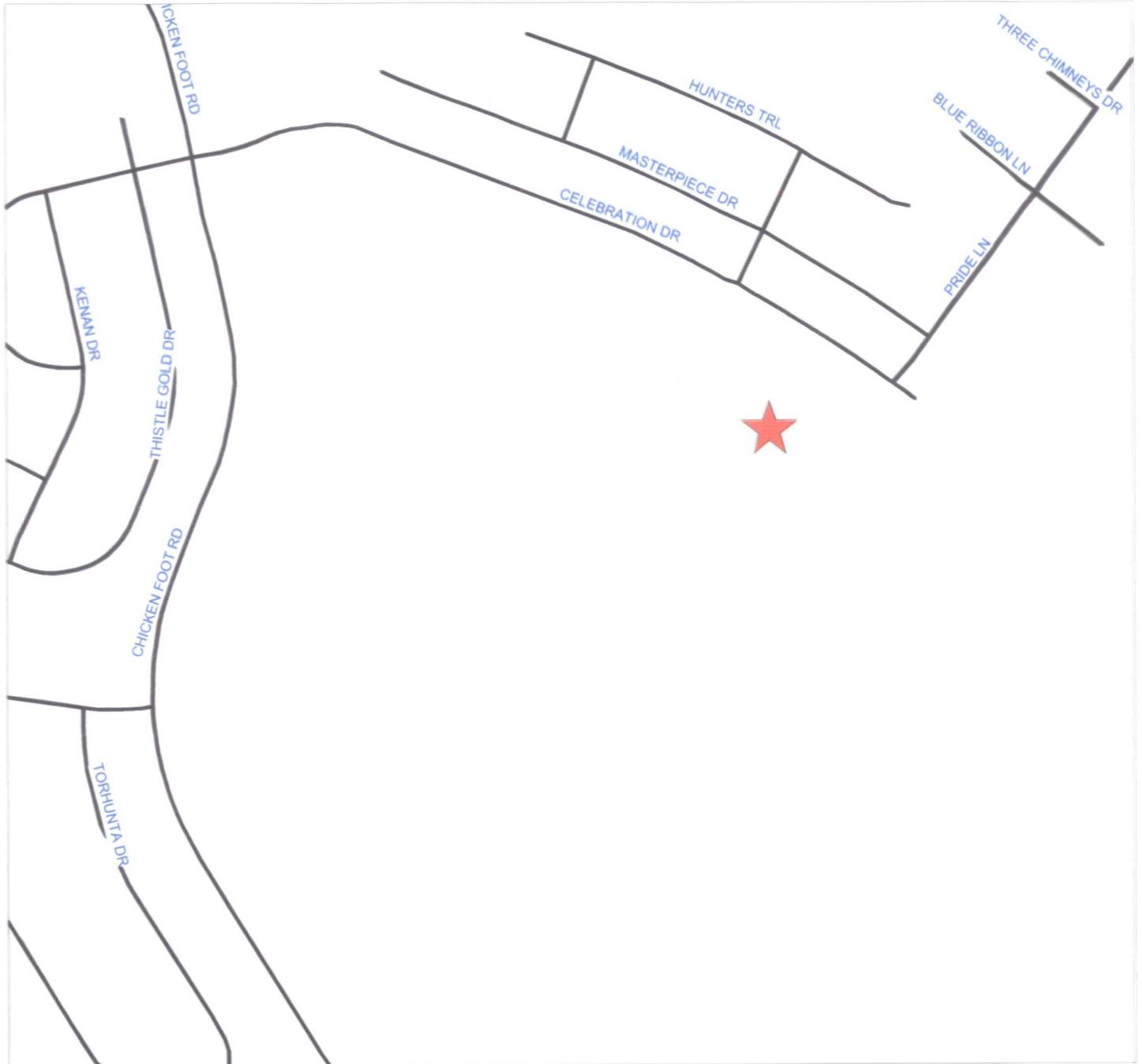


PIN(S): 0413-46-7318-  
Prepared by GJB - CCJPB  
APRIL 12, 2011

Map not to scale



**GRAYS CREEK HIGH SCHOOL  
A1 SITE PLAN ADDITION REVIEW  
CASE NO. 11-052**



PIN(S): 0422-86-8370-  
Prepared by GJB - CCJPB  
May 16, 2011

Map not to scale



# BLACK BRIDGE CONVENIENCE STORE SUBDIVISION & C1(P) SITE PLAN REVIEW CASE NO. 08 - 180



PIN(S): 0404-80-0634-  
Prepared by EMB - CCJPB  
July 10, 2009

Map not to scale



# HELEN Z. TARASCHUK GROUP DEVELOPMENT REVIEW CASE NO. 11-051



PIN(S): 1504-51-8765-  
Prepared by GJB - CCJPB  
May 10, 2011

Map not to scale



**BRUCE & WANDA TEETS PROPERTY  
GROUP DEVELOPMENT REVIEW  
CASE NO. 94-90**

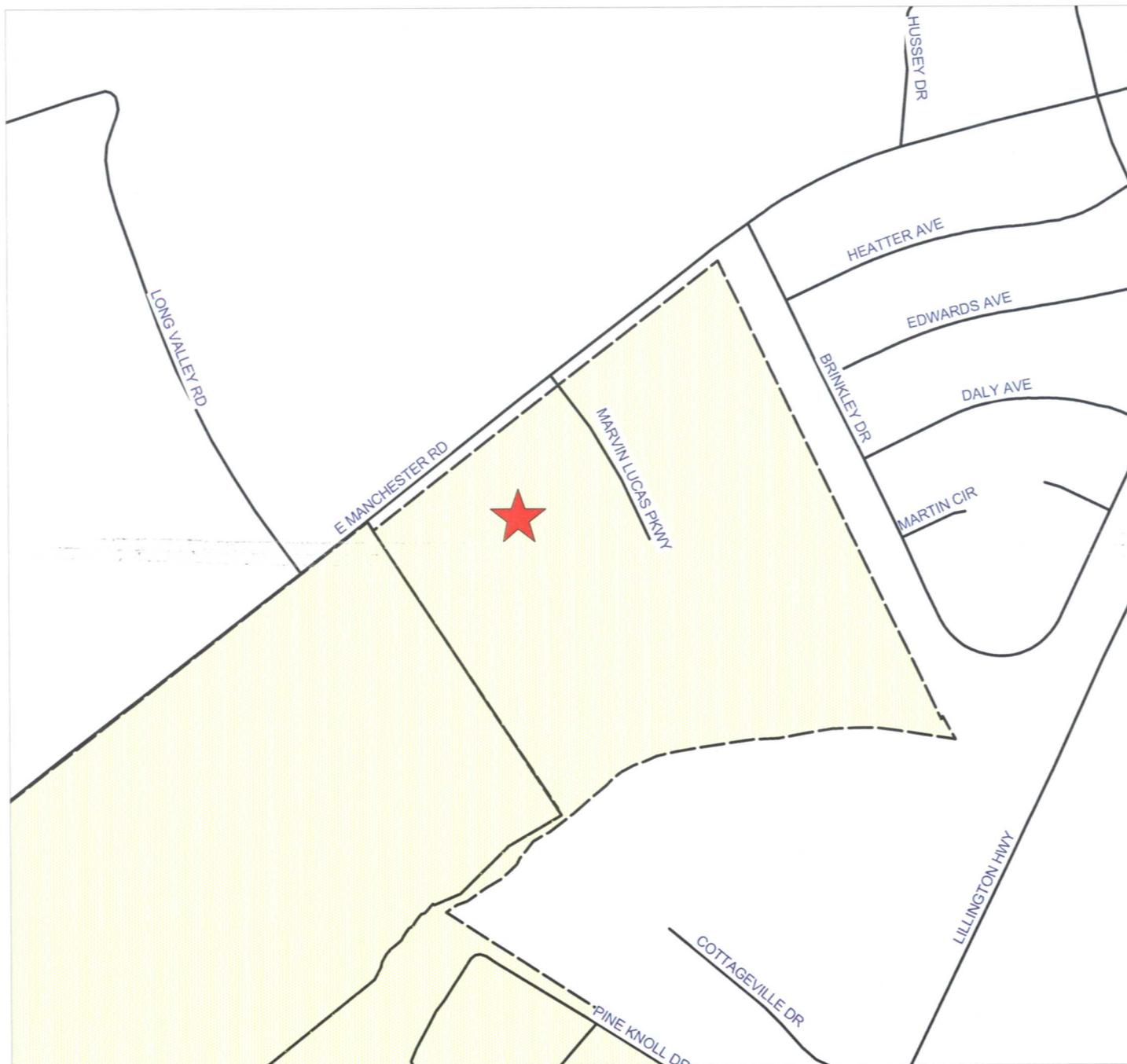


PIN(S): 0486-95-6081-  
Prepared by EMB - CCJPB  
JUNE 1, 2011

Map not to scale



**RLM COMMUNICATIONS, INC.  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 11-046**



PIN(S): 0414-55-4943- & 0414-55-4989-  
Prepared by GJB - CCJPB  
May 2, 2011

Map not to scale



**THE CLIFFS AT WATERFORD APARTMENTS  
GROUP DEVELOPMENT REVIEW  
CASE NO. 06-146**



PIN(S): 0512-15-2583-  
PREPARED BY EMB - CCJPB  
May 9, 2011

Map not to scale



**DAISY ENTERPRISES, INC. PROPERTY  
R6A & C(P) SITE PLAN REVIEW REVIEW  
CASE NO. 11 - 014**

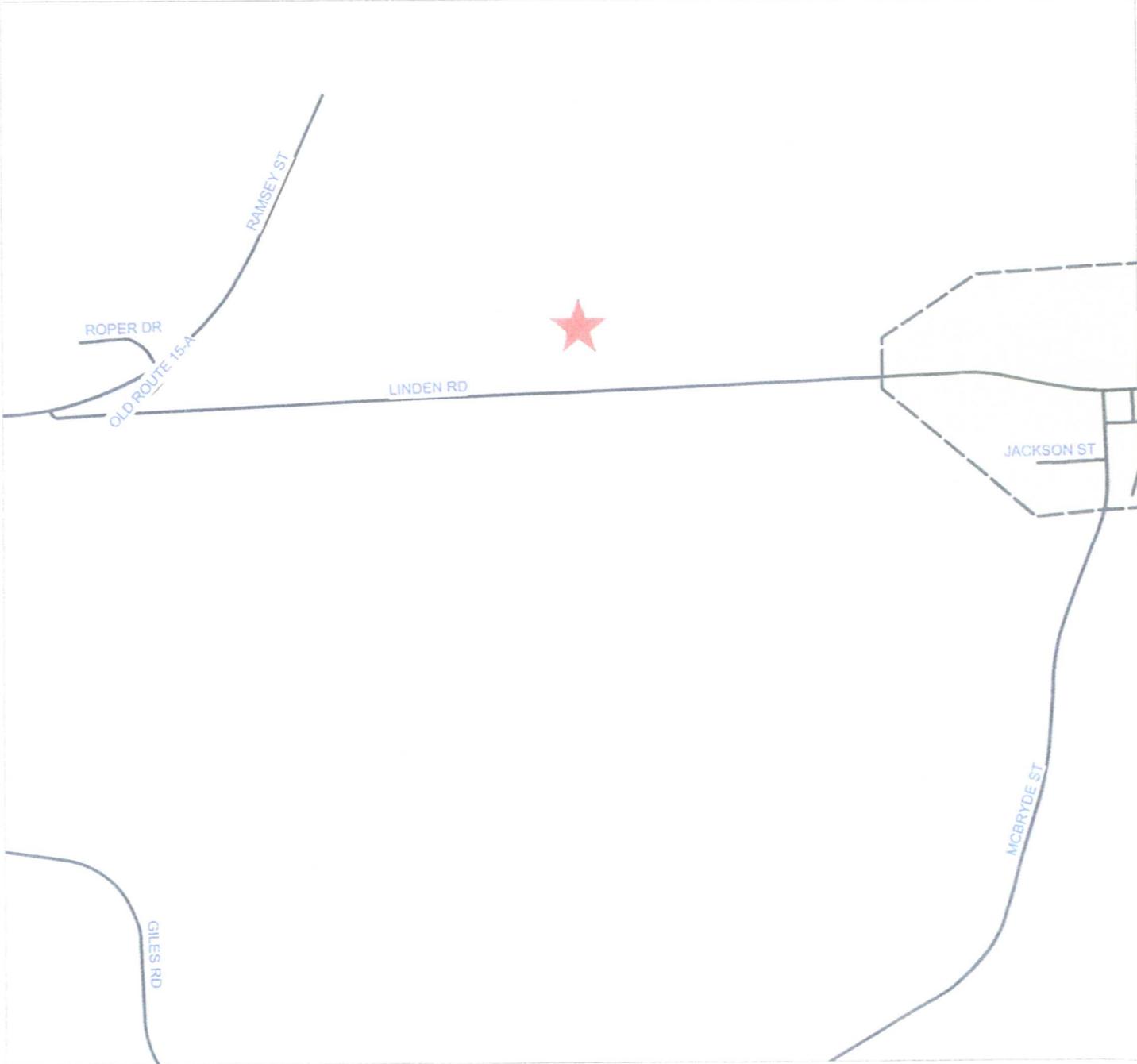


PIN(S): 0424-89-8457-  
Prepared by EMB - CCJPB  
FEBRUARY 8, 2011

Map not to scale



RIVERWOOD SUBDIVISION PROPERTY  
ZERO LOT LINE SUBDIVISION REVIEW  
CASE NO. 09 - 065



PIN(S): 0574-08-8967-  
Prepared by GJB - CCJPB  
MAY 6, 2009

Map not to scale

