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Donovan McLaurin
Wade, Falcon & Godwin

COUNTY of CUMBERLAND

Planning & Inspections Department

February 26, 2015

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 February 2015
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: 15-010
NAME OF DEVELOPMENT: I-95 Billboard-Marie Bell Property
TYPE OF REVIEW: C (P) Site Plan Review.
LOCATION: 6636 Gordon Williams Road (SR 1860)
ZONING: C (P) Planned Commercial District
NUMBER OF UNITS: 1
TOTAL ACREAGE: 10.00 +/-
JURISDICTION: Falcon
STAFF APPROVAL DATE: January 27, 2015
FALCON COMMISSIONERS APPROVAL DATE: February 2, 2015
OWNER/DEVELOPER: Grey Outdoors, Inc.
2. CASE NO: 15-011
NAME OF DEVELOPMENT: I-95 Billboard-Marie Bell Property
TYPE OF REVIEW: C (P) Site Plan Review.
LOCATION: East side of Gordon Williams Road (SR 1860), south of Godwin-Falcon Road (SR1810)
ZONING: C (P) Planned Commercial District
NUMBER OF UNITS: 1
TOTAL ACREAGE: 8.02 +/-
JURISDICTION: Falcon
STAFF APPROVAL DATE: January 27, 2015
FALCON COMMISSIONERS APPROVAL DATE: February 2, 2015
OWNER/DEVELOPER: Grey Outdoors, Inc.

3. CASE NO: 96-449
NAME OF DEVELOPMENT: Radha Soami Society Beas-America
TYPE OF REVIEW: Group Development Review.
LOCATION: 4109,4115,4123,4125 Gillespie Street
ZONING: R10 Residential, RR Rural Residential District
NUMBER OF UNITS: 1new
TOTAL ACREAGE: 62.05 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 2, 2015
OWNER/DEVELOPER: Radha Soami Society Beas-America

4. CASE NO: 13-014
NAME OF DEVELOPMENT: Big Johns Furniture Store/ Auto Sales
TYPE OF REVIEW: C3 Site Plan (Change of Use) Review.
LOCATION: 3521 Clinton Road
ZONING: C3 Planned Commercial District
NUMBER OF UNITS: 2
TOTAL ACREAGE: .36 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 3, 2015
OWNER/DEVELOPER: Nancy Carter Life Estate

5. CASE NO: 12-040
NAME OF DEVELOPMENT: Levie Johnson
TYPE OF REVIEW: A1 Site Plan Review
LOCATION: 8843 Clinton Road
ZONING: A1 Agricultural District
NUMBER OF UNITS: 2
TOTAL ACREAGE: 1.30 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 4, 2015
OWNER/DEVELOPER: Levie Johnson

6. CASE NO: 01-032
NAME OF DEVELOPMENT: PNG- FTCC Training Center
TYPE OF REVIEW: M (P) Site Plan Revision Review.
LOCATION: 1069 Wilkes Road
ZONING: M (P) Planned Heavy Industrial District
NUMBER OF UNITS: 1
TOTAL ACREAGE: 11.89 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: October 24, 2014
REVISED STAFF APPROVAL DATE: February 4, 2015
OWNER/DEVELOPER: Piedmont Natural Gas

7. CASE NO: 15-017
NAME OF DEVELOPMENT: Upton Tyson Property
TYPE OF REVIEW: A1 Subdivision Review
LOCATION: 2690 Indiana Court
ZONING: A1 Agricultural District
NUMBER OF UNITS: 2
TOTAL ACREAGE: 10.62 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 4, 2015
OWNER/DEVELOPER: Delman Garces

8. CASE NO: 93-464
NAME OF DEVELOPMENT: Taylors Equipment Repair & Welding
TYPE OF REVIEW: M (P) Site Plan Review (roof addition)
LOCATION: 509 Whitehead Road
ZONING: M (P) Planned Heavy industrial District
NUMBER OF UNITS: 1
TOTAL ACREAGE: 2.55 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 11, 2015
OWNER/DEVELOPER: Robert Taylor

9. CASE NO: 11-003
NAME OF DEVELOPMENT: Jennifer Broughton Property
TYPE OF REVIEW: Group Development Review
LOCATION: 2506 Smith Road
ZONING: RR Rural Residential District
NUMBER OF UNITS: 2
TOTAL ACREAGE: .56 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 12, 2015
OWNER/DEVELOPER: Catherine Cain

10. CASE NO: 15-019
NAME OF DEVELOPMENT: Cypress Woods Subdivision, Lot 9A
TYPE OF REVIEW: Subdivision Review
LOCATION: 2787 Thrower Road
ZONING: R40 Residential, A1 Agricultural District
NUMBER OF LOTS: 2
TOTAL ACREAGE: 77.50 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 13, 2015
OWNER/DEVELOPER: Vance Johnson

11. CASE NO: 15-016
NAME OF DEVELOPMENT: Aqua Filter Rad Systems
TYPE OF REVIEW: R10 Site Plan Review
LOCATION: 6200 Stoney Point Loop Road
ZONING: R10 Planned Residential District
NUMBER OF LOTS: 1
TOTAL ACREAGE: .38 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 13, 2015
OWNER/DEVELOPER: Aqua of America

12. CASE NO: 15-021
NAME OF DEVELOPMENT: Vance Upton Tyson
TYPE OF REVIEW: Subdivision Review
LOCATION: 2787 & 3529 Thrower Road
ZONING: A1Agricultural, R40 Planned Residential District
NUMBER OF LOTS: 4
TOTAL ACREAGE: 99.71 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 18, 2015
OWNER/DEVELOPER: Vance U. Tyson

13. CASE NO: 15-020
NAME OF DEVELOPMENT: David Mitchel Hubbard Property
TYPE OF REVIEW: Subdivision Review
LOCATION: 435 Obershea Lane
ZONING: A1Agricultural, R40 Residential District
NUMBER OF LOTS: 2
TOTAL ACREAGE: 36.82 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 19, 2015
OWNER/DEVELOPER: David Hubbard

14. CASE NO: 85-007
NAME OF DEVELOPMENT: Liberty Manor/Crystal Park
TYPE OF REVIEW: Extension & Revision Review
LOCATION: North side of Crystal Springs Road, west of Camden Road
ZONING: R6A Residential District
NUMBER OF UNITS: 79
TOTAL ACREAGE: 19.00 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 20, 2015
OWNER/DEVELOPER: Richard Reames

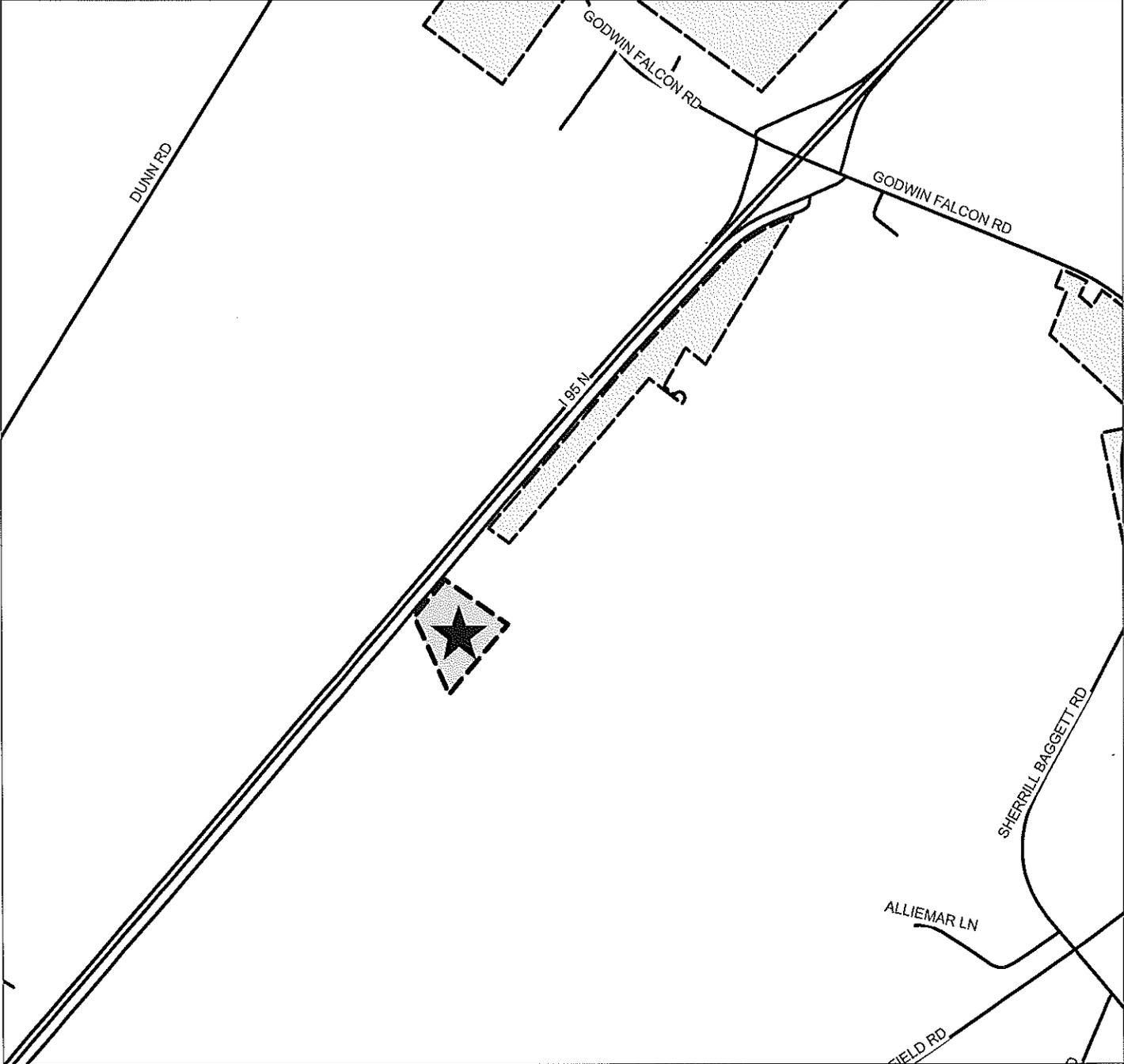
15. CASE NO: 15-022
NAME OF DEVELOPMENT: William E. Draughon Property
TYPE OF REVIEW: Subdivision Review
LOCATION: 5556 Murphy Road
ZONING: A1 Agricultural District
NUMBER OF LOTS: 2
TOTAL ACREAGE: 261.31 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 20, 2015
OWNER/DEVELOPER: William Draughon

16. CASE NO: 15-023
NAME OF DEVELOPMENT: Tyson Subdivision Property
TYPE OF REVIEW: Zero Lot Line Subdivision Review
LOCATION: 1875 Gumberry Court
ZONING: R6A Rural Residential District
NUMBER OF LOTS: 2
TOTAL ACREAGE: .58 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 19, 2015
OWNER/DEVELOPER: Jackie Marshall

17. CASE NO: 15-015
NAME OF DEVELOPMENT: Chapel Hill Road - Duplexes
TYPE OF REVIEW: Group Development Review
LOCATION: 324 Chapel Hill Road
ZONING: R10 Residential District
NUMBER OF UNITS: 4
TOTAL ACREAGE: 1.05 +/-
JURISDICTION: Spring Lake
STAFF APPROVAL DATE: February 06, 2015
SPRING LAKE ALDERMAN APPROVAL DATE: February 23, 2015
OWNER/DEVELOPER: Kingdom Community Development

18. CASE NO: 15-024
NAME OF DEVELOPMENT: Donald Raynor Property
TYPE OF REVIEW: Subdivision Review
LOCATION: 6100 Blue Branch Drive & 8021 Lane Road
ZONING: A1 Agricultural District
NUMBER OF LOTS: 3
TOTAL ACREAGE: 20.18 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 26, 2015
OWNER/DEVELOPER: Donald Raynor
19. CASE NO: 15-027
NAME OF DEVELOPMENT: JFJ III Investments Property
TYPE OF REVIEW: Zero Lot Line Subdivision Review
LOCATION: Northwest & Southeast Sides of SR 2258 (Rufus Johnson Road), northeast of Chicken Foot Road
ZONING: A1 Agricultural, R40 Residential District
NUMBER OF LOTS: 2
TOTAL ACREAGE: 43.85 +/-
JURISDICTION: Cumberland County
STAFF APPROVAL DATE: February 26, 2015
OWNER/DEVELOPER: Franklin Johnson

**I-95 BILLBOARD SITE
C (P) SITE PLAN REVIEW
CASE NO. 15-010**

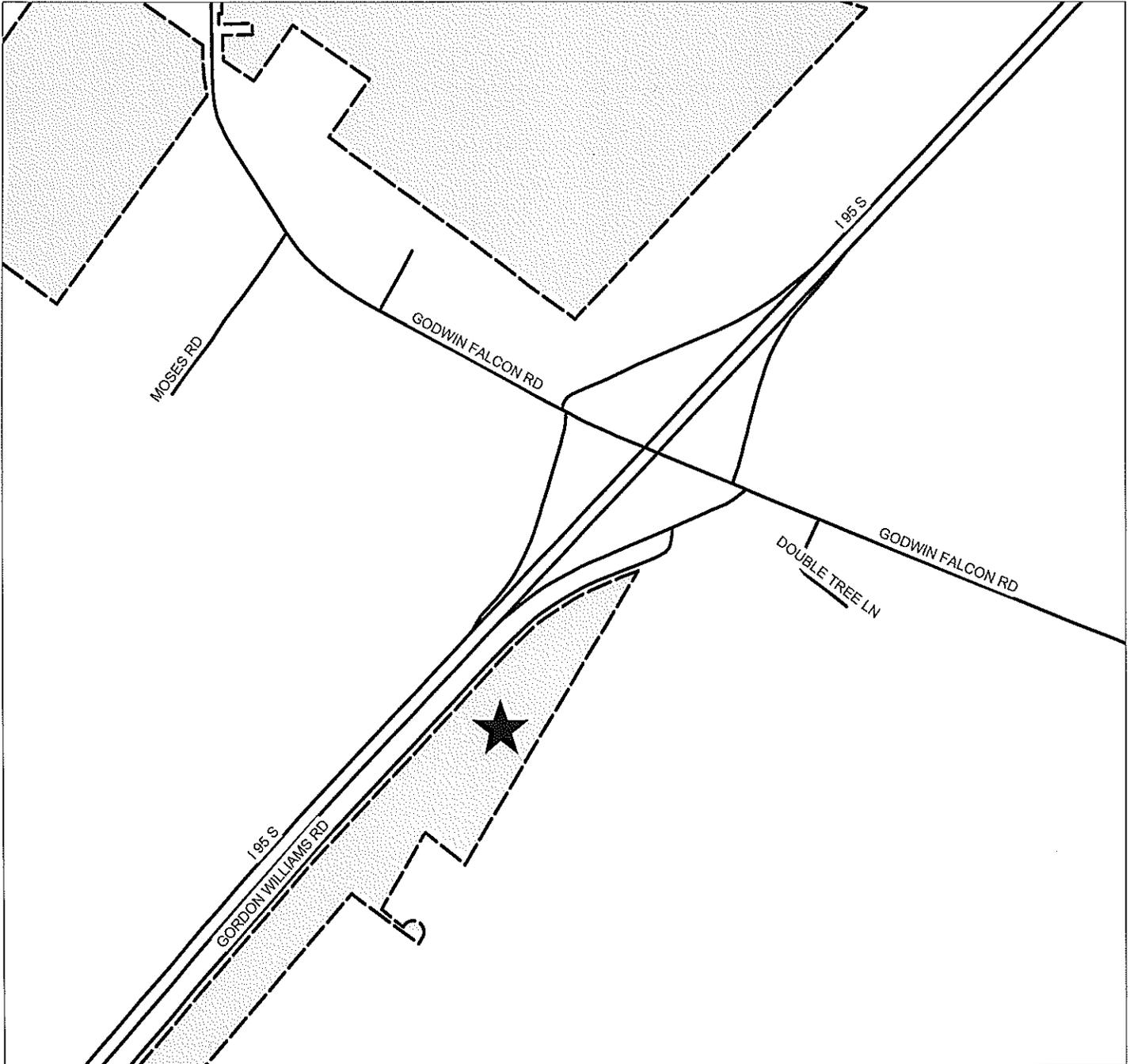


PIN(S): -0592-54-8827-
Created by GJB - EMB
January 9, 2015

Map not to scale



**I-95 @ GORDON WILLIAMS ROAD BILLBOARD SITE
C (P) SITE PLAN REVIEW
CASE NO. 15-011**

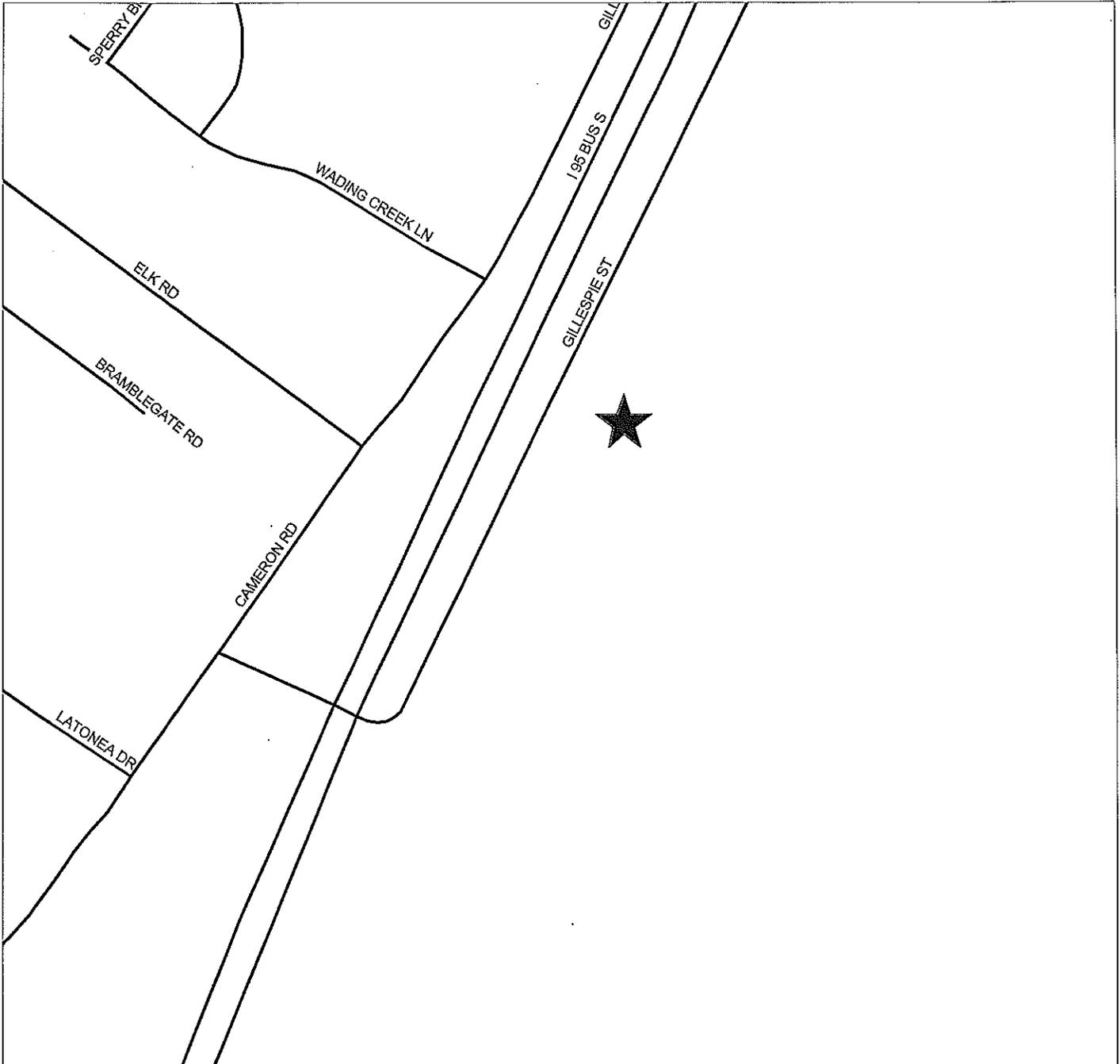


PIN(S): -0592-87-2894-
Created by GJB - EMB
January 15, 2015

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**RADHA SOAMI SOCIETY BEAS-AMERICA PROPERTY
GROUP DEVELOPMENT REVIEW
CASE NO. 96-449**



PIN(S): 0424-73-3333-
red by GJB - CCJPB
FEBRUARY 11, 2010

Map not to scale



**BIG JOHN'S FURNITURE STORE PROPERTY
C3, SITE PLAN REVIEW
CASE NO. 13-014**



PIN(S): 0466-16-2922-
red by GJB - CCJPB
FEBRUARY 1, 2013

Map not to scale



**LEVIE & HELEN JOHNSON PROPERTY
A1 SITE PLAN REVIEW
CASE NO. 12-040**



PIN(S): 1405-26-6235-
red by GJB - CCJPB
MARCH 14, 2012

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NORTH CAROLINA NATURAL GAS M (P) SITE PLAN REVIEW

CASE NO. 01-032

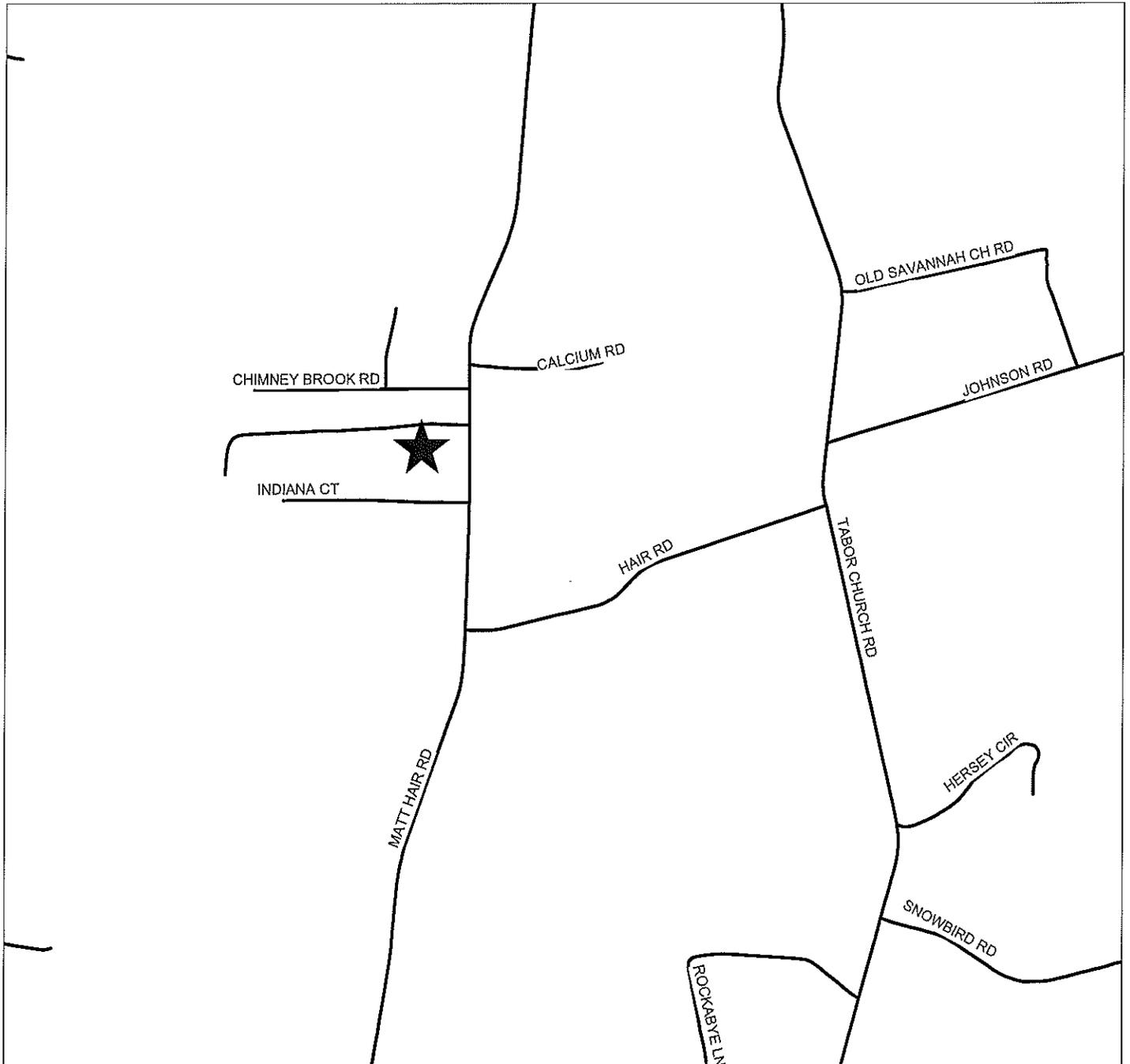


PIN: 0406.06-29-5012 (5089); 28-4977 (5034)
PREPARED BY K. J. M. - CCJPB
FEBRUARY 5, 2001

Map not to scale



UPTON TYSON PROPERTY SUBDIVISION REVIEW CASE NO. 15-017

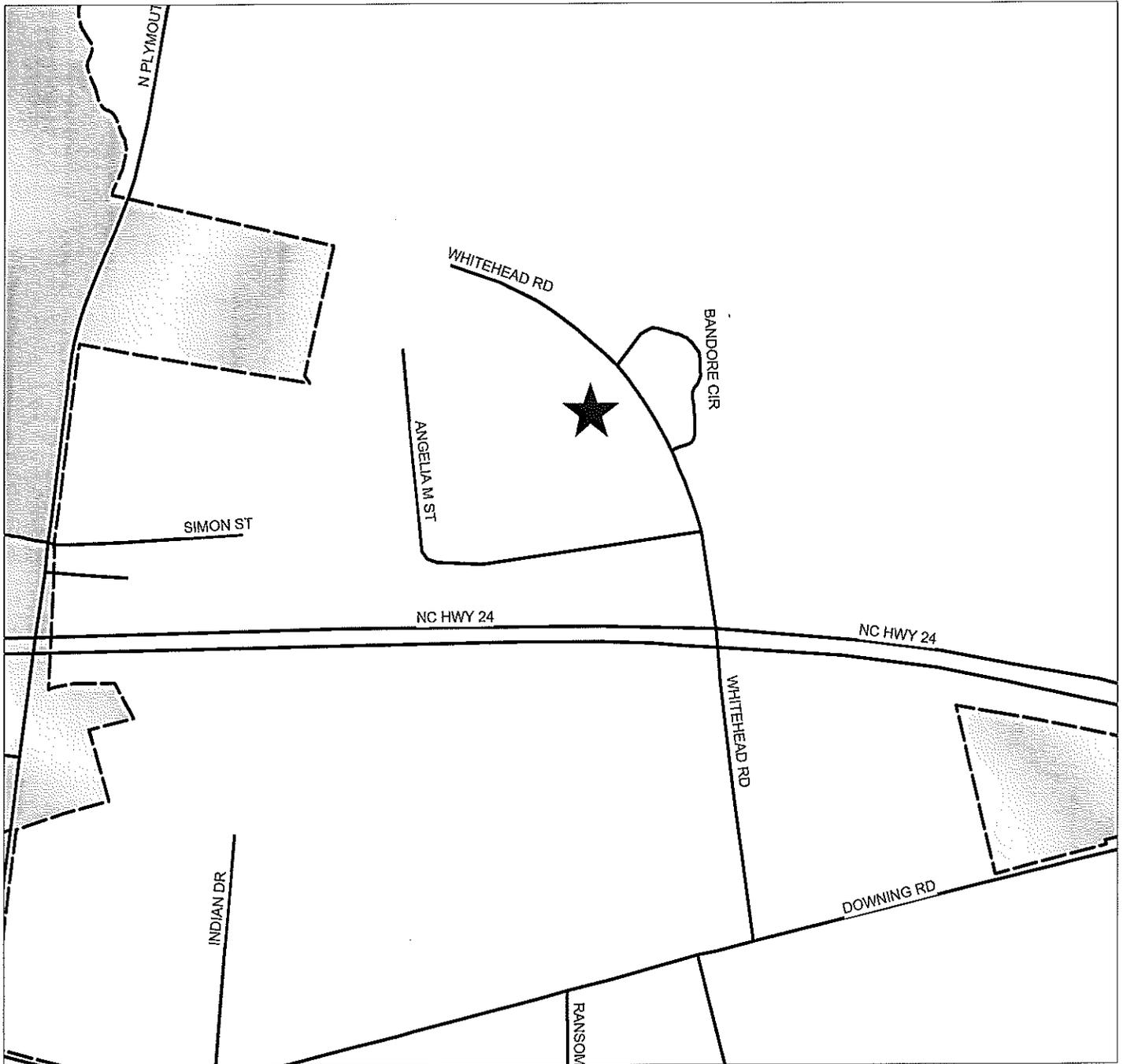


PIN(S): -0451-86-5695- & 0451-86-1652-
Created by GJB - EMB
January 28, 2015

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**TAYLORS EQUIPMENT REPAIR & WELDING.
M (P) SITE PLAN REVIEW
CASE NO. 93-464**



PIN(S): 0447-47-1644-
Created by GJB - EMB
March 9, 2015

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**JENNIFER BROUGHTON PROPERTY
GROUP DEVELOPMENT REVIEW
CASE NO. 11 - 003**

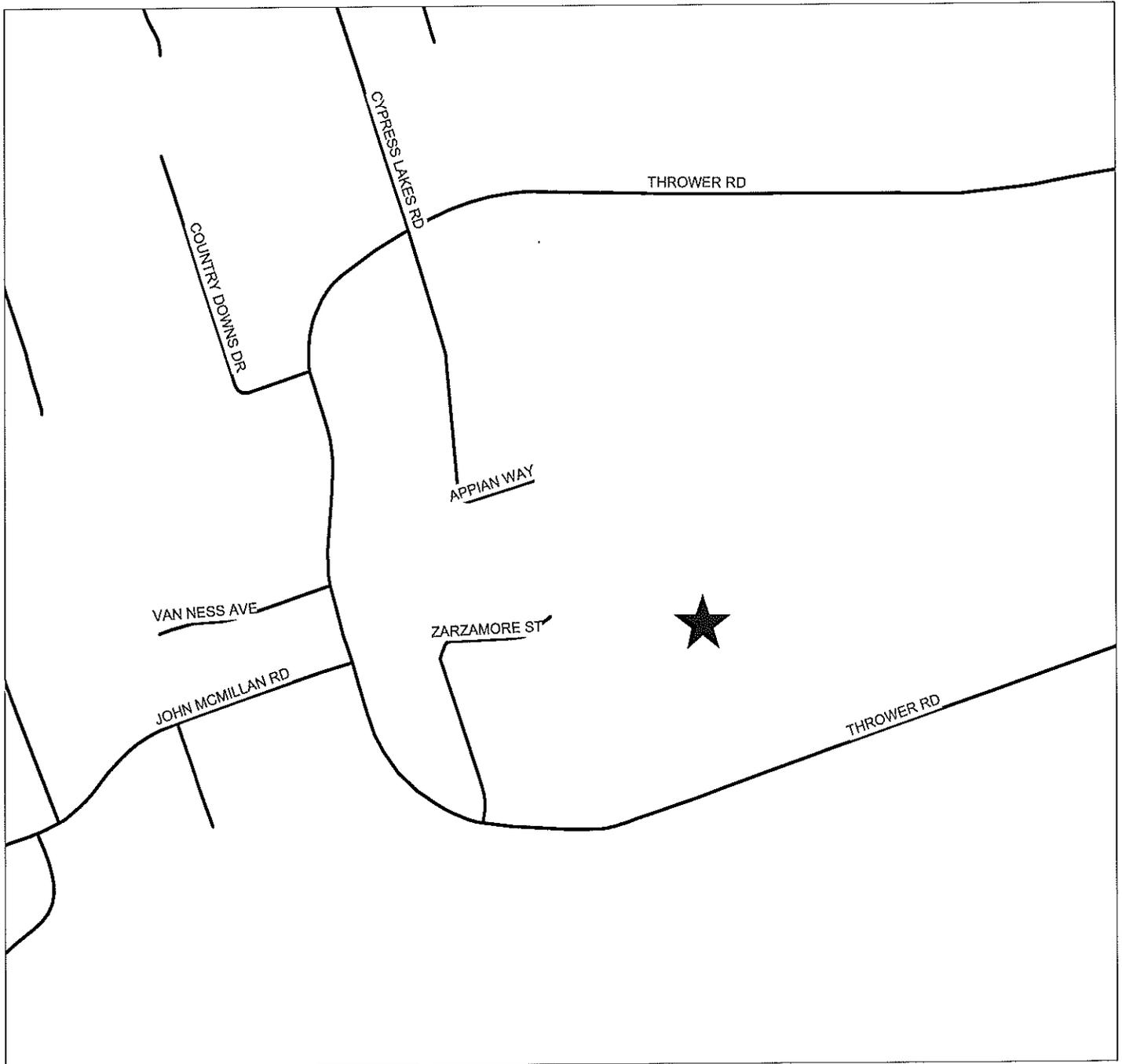


PIN(S): 0443-42-2095-
Prepared by EMB - CCJPB
FEBRUARY 8, 2011

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**CYPRESS WOODS SUBDIVISION LOT 9A
SUBDIVISION REVIEW
CASE NO. 15-019**

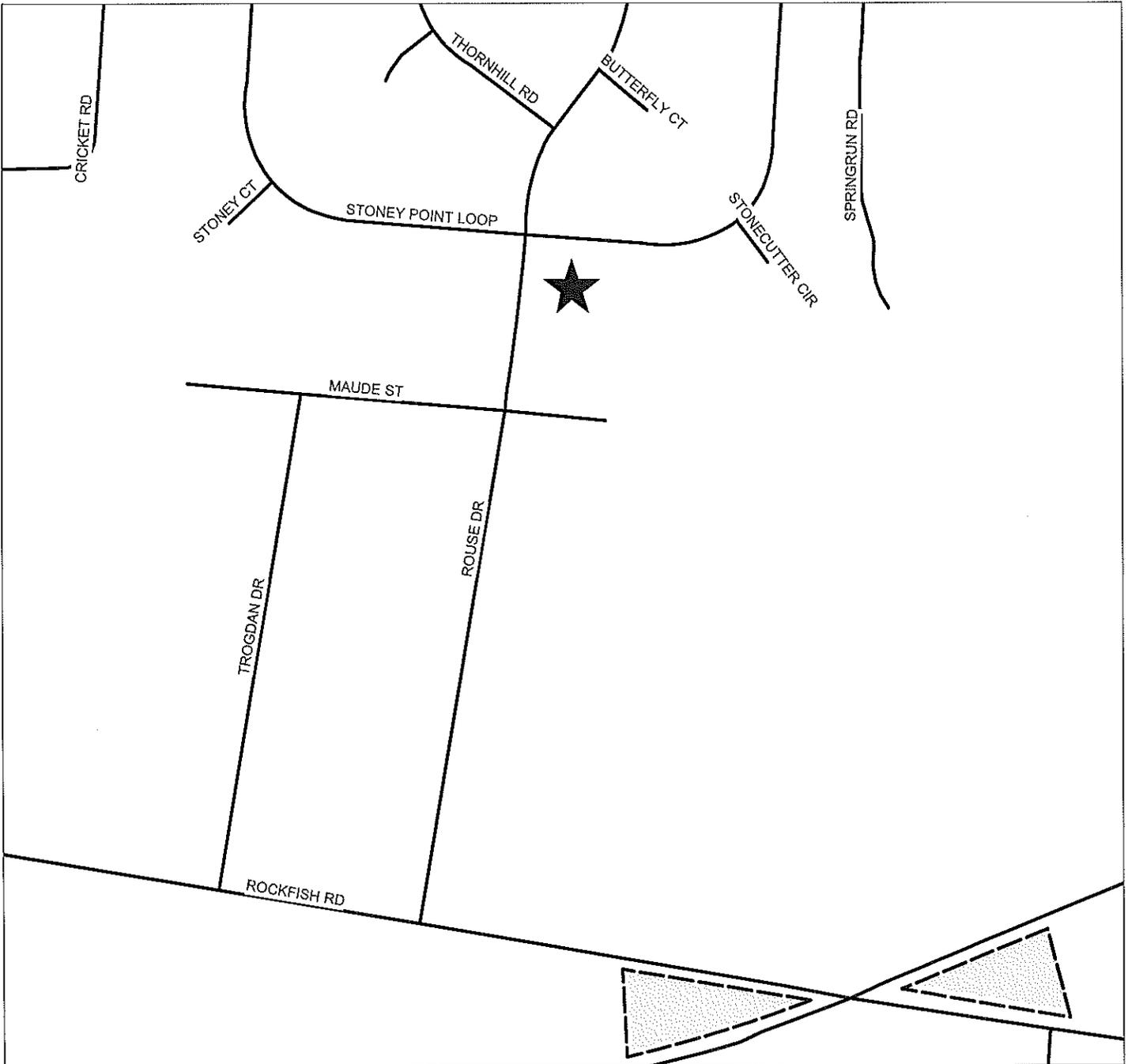


PIN(S): -0442-00-1723-
Created by GJB - EMB
February 6, 2015

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**AQUA FILTER RAD SYSTEMS
R10 SITE PLAN REVIEW
CASE NO. 15-016**

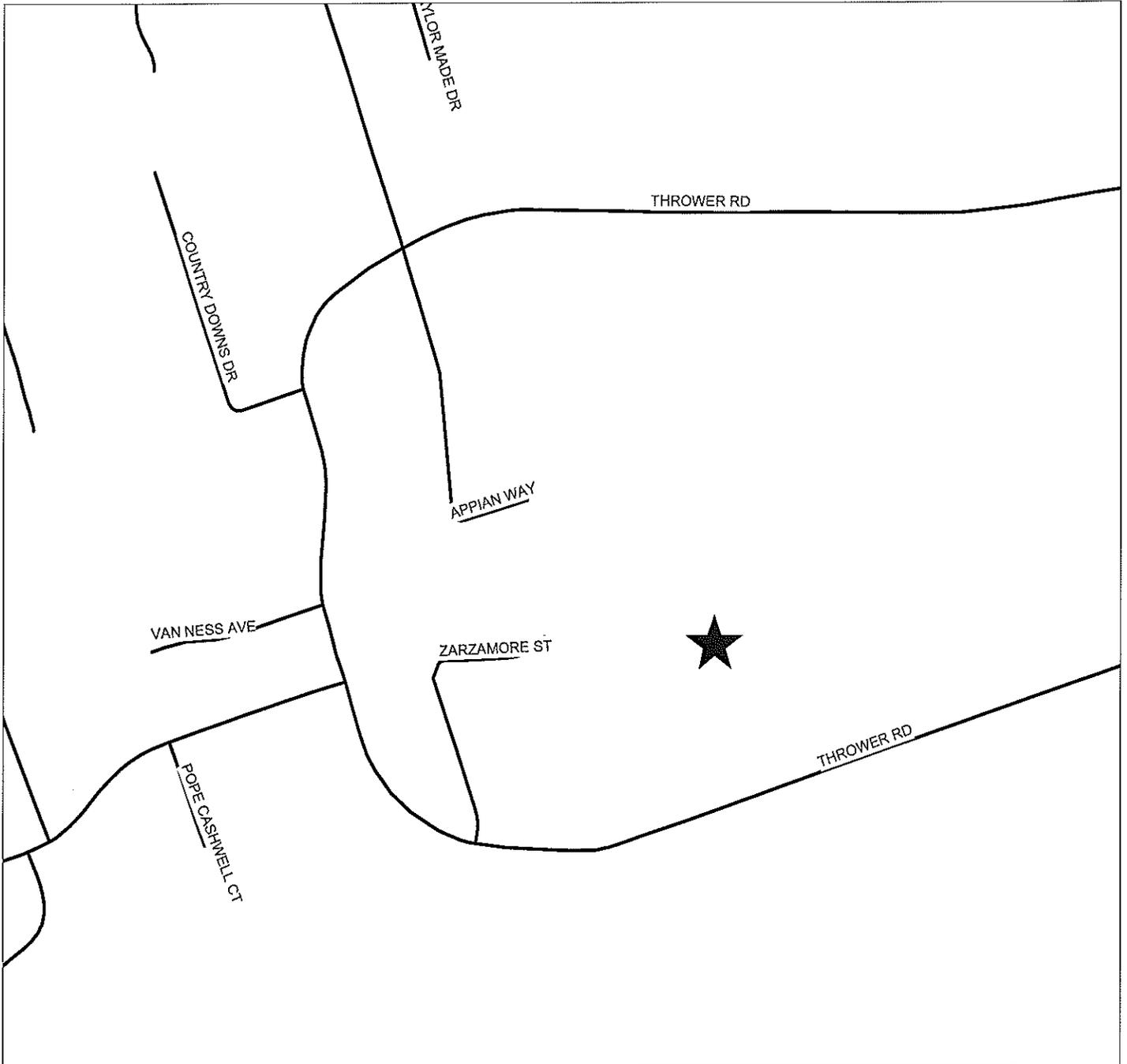


PIN(S): -0502-71-0423-
Created by GJB - EMB
January 26, 2015

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**VANCE UPTON TYSON
SUBDIVISION REVIEW
CASE NO. 15-021**

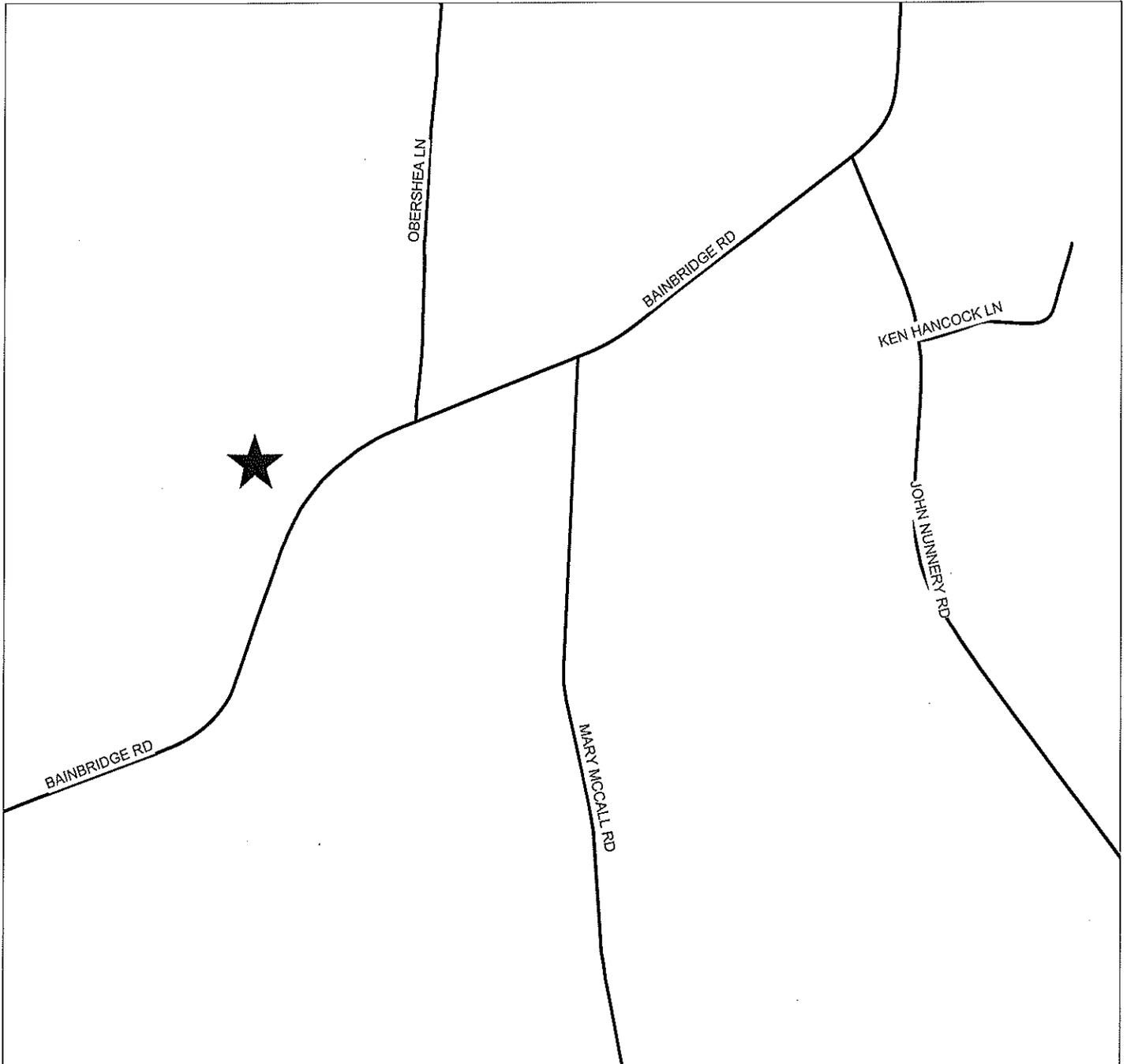


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Created by GJB - EMB
February 10, 2015

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**DAVID MITCHEL HUBBARD
SUBDIVISION REVIEW
CASE NO. 15-020**

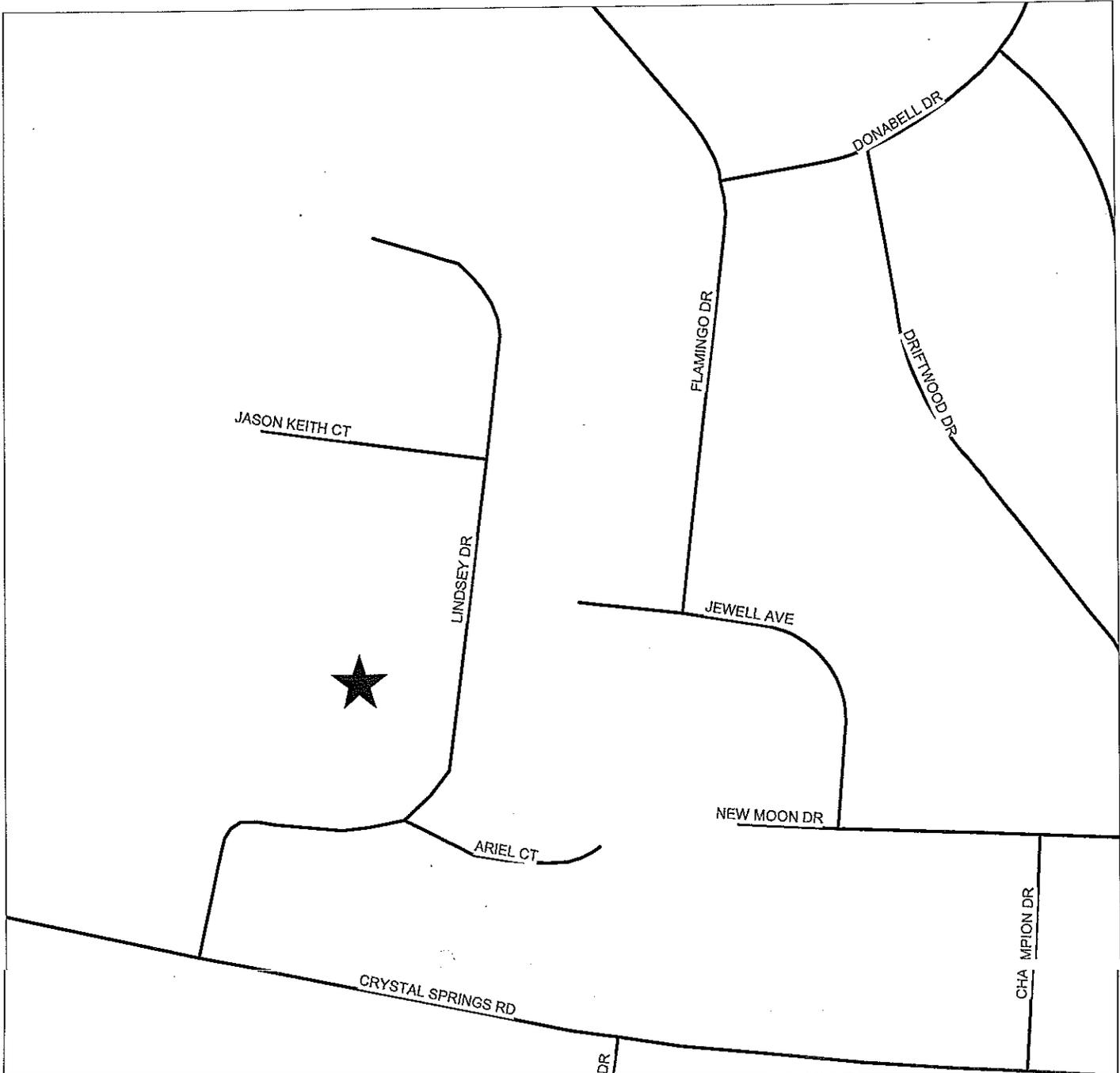


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Created by GJB - EMB
February 6, 2015

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**LIBERTY MANOR MHP PROPERTY.
R6A MANUFACTURED HOME PARK REVIEW
CASE NO. 85-07**



PIN(S): 0415-35-9645-
Created by GJB - EMB
March 9, 2015

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**WILLIAM E. DRAUGHON PROPERTY
SUBDIVISION REVIEW
CASE NO. 15-022**

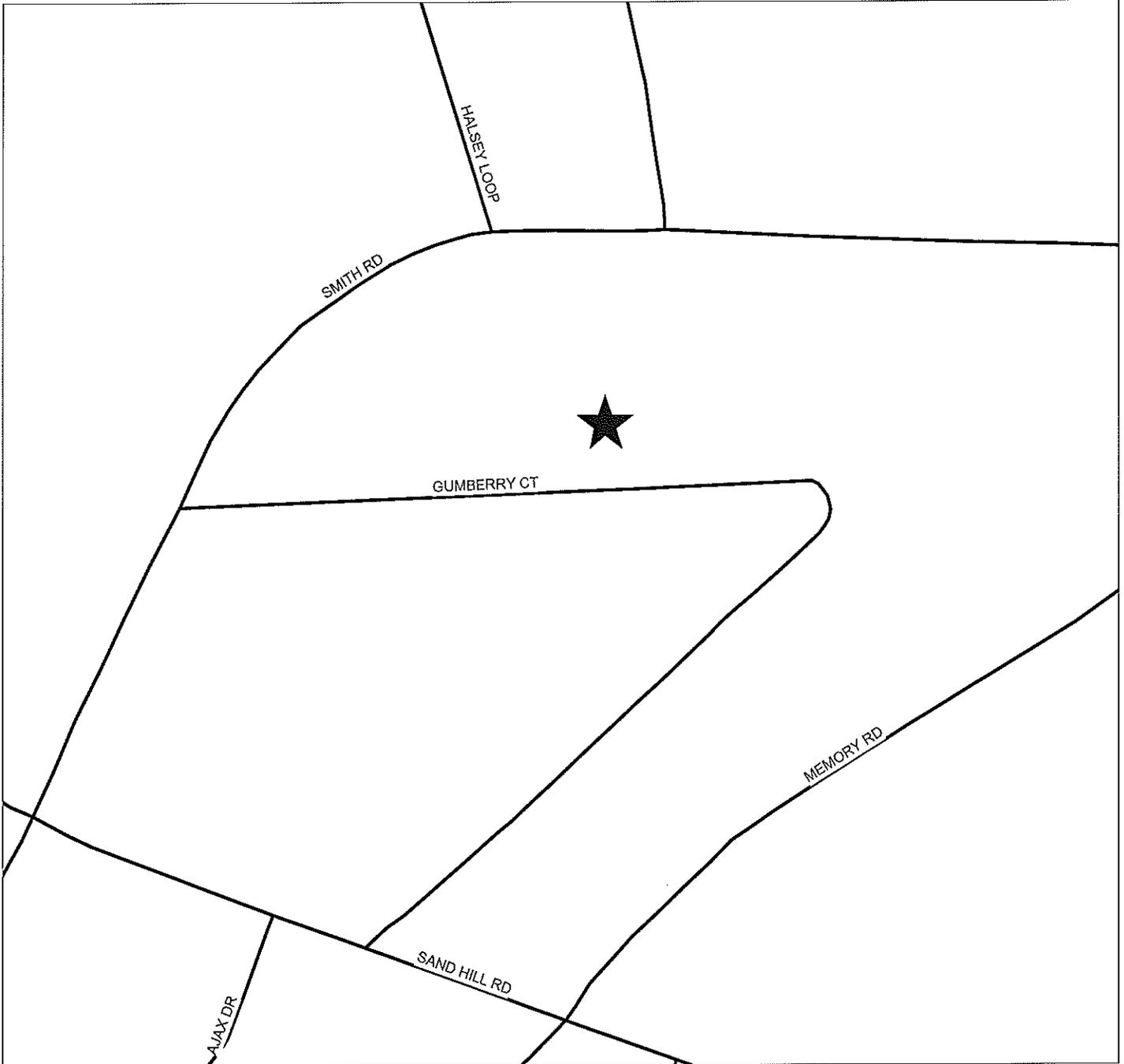


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Created by GJB - EMB
February 11, 2015

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**TYSON SUBDIVISION PROPERTY
ZERO LOT LINE SUBDIVISION REVIEW
CASE NO. 15-023**

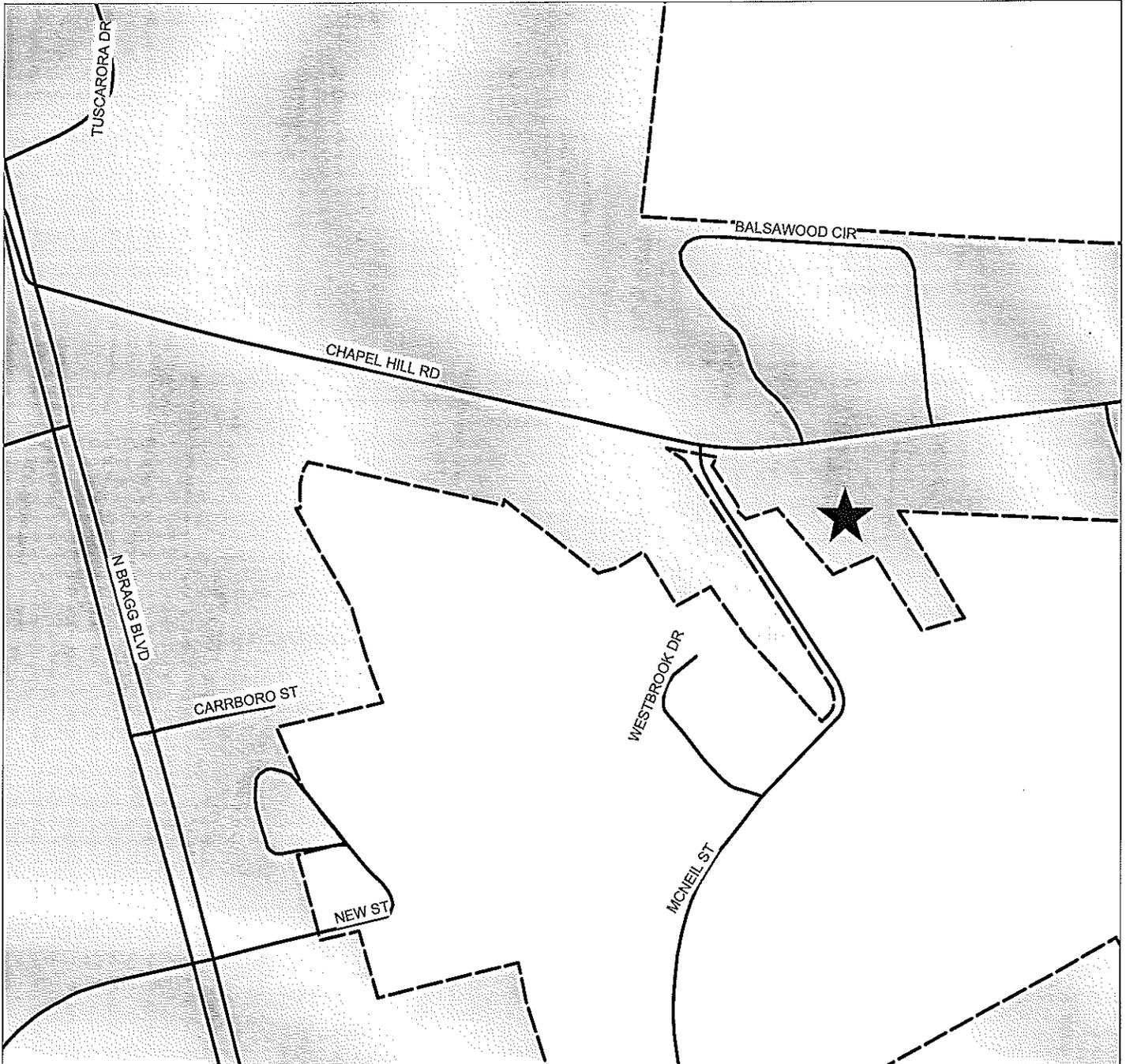


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Created by GJB - EMB
February 13, 2015

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CHAPELL HILL ROAD - DUPLEXES GROUP DEVELOPMENT REVIEW CASE NO. 15-015

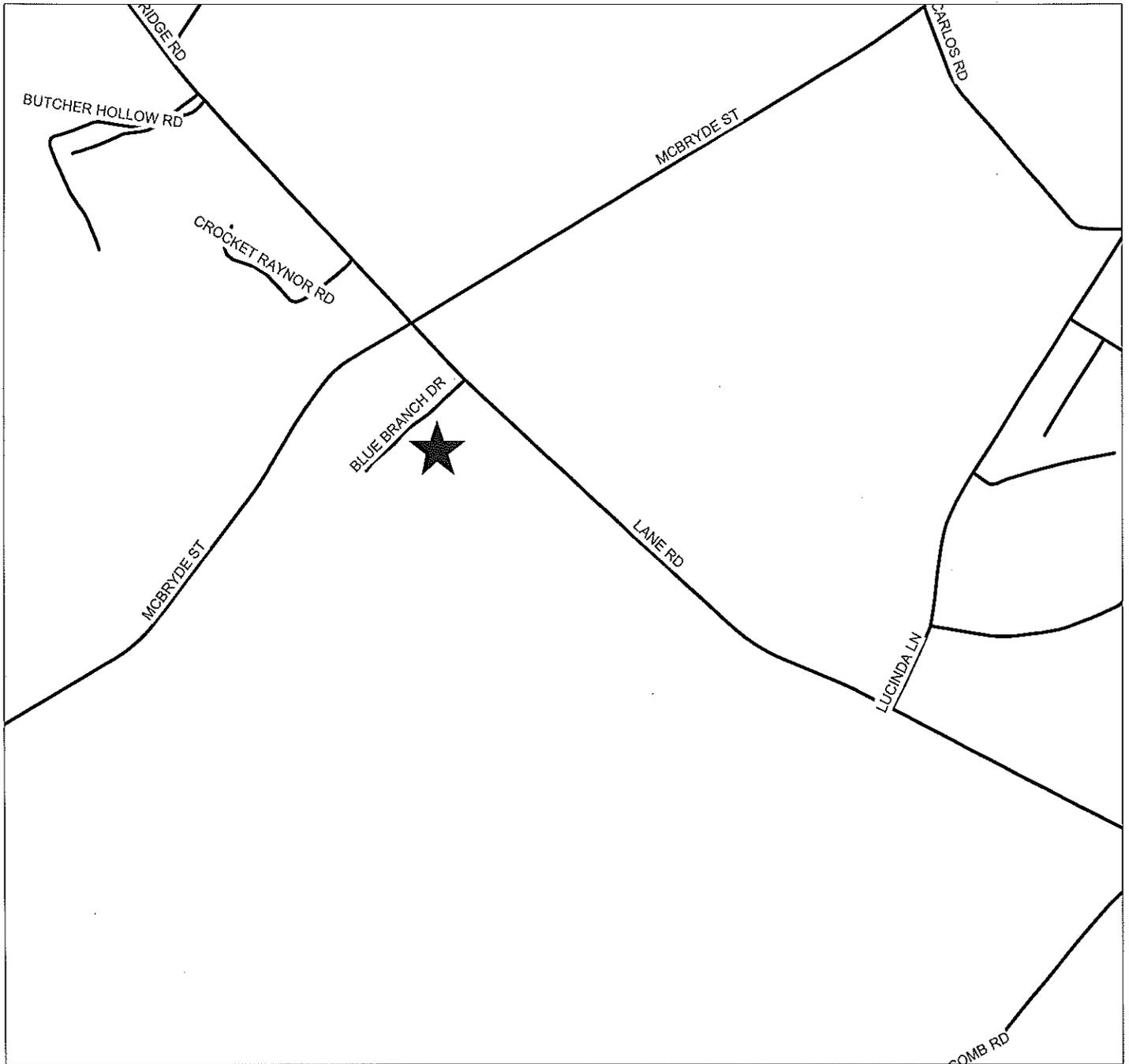


PIN(S): -0502-71-0423-
Created by GJB - EMB
January 26, 2015

Map not to scale



DONALD & BRUCE RAYNOR PROPERTY SUBDIVISION REVIEW CASE NO. 15-024

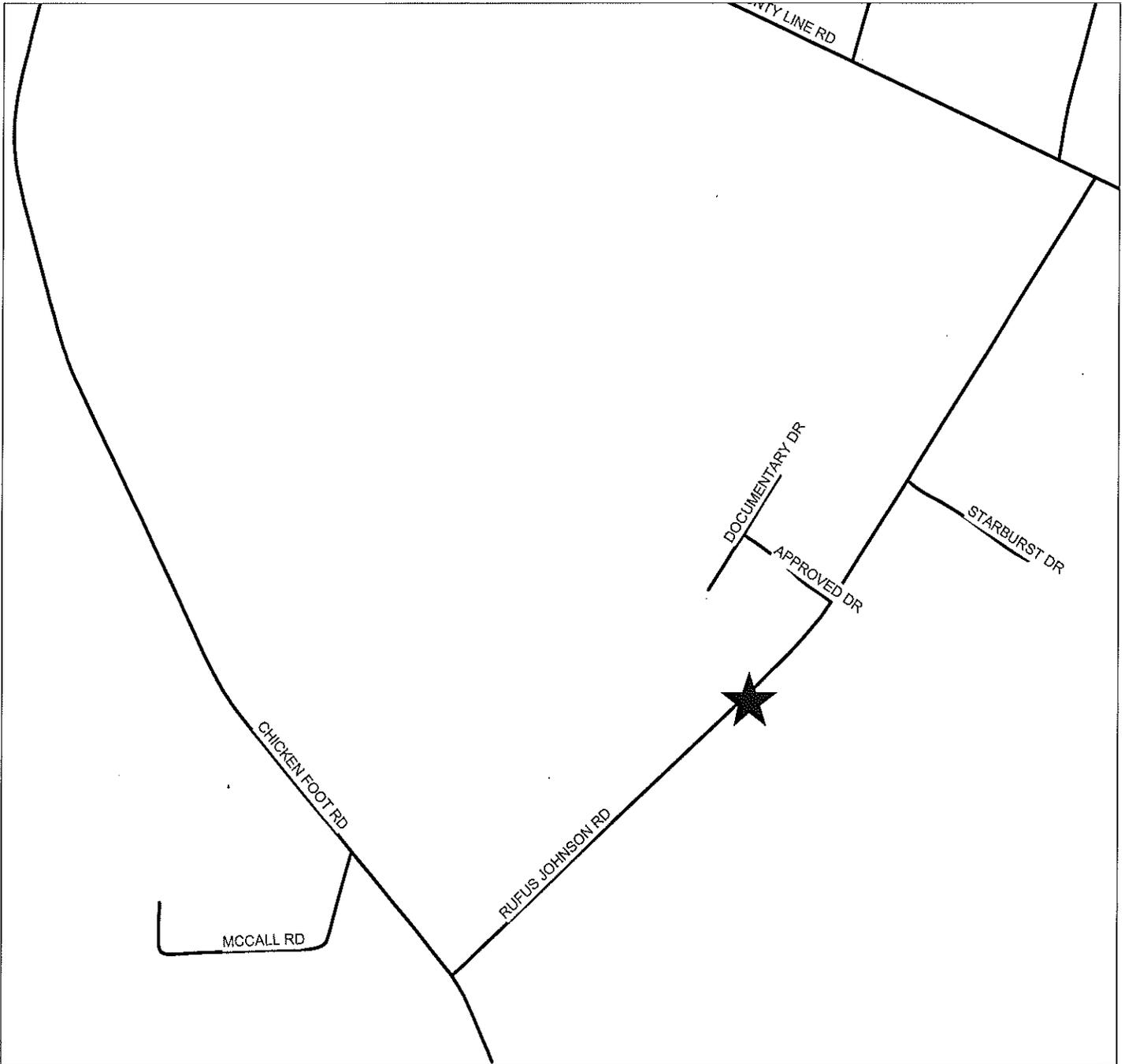


PIN(S): -652-29-6506- & 0562-19-9401-
Created by GJB - EMB
February 13, 2015

Map not to scale



**JFJ III INVESTMENTS, LLC.
ZERO LOT LINE SUBDIVISION REVIEW
CASE NO. 15-027**



PIN(S): 0339-26-2697- & 0339-36-7659-
Created by GJB - EMB
February 18, 2015

Map not to scale

