



Planning & Inspections Department

MEMORANDUM

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

FROM: Richard Fagan, Planner I
Current Planning Division, Planning & Inspections

SUBJECT: Monthly Report for October 2024 (October 1, 2024, to October 31, 2024)
Preliminary Plan, Final Plat & Site Plan Approvals

The following list of projects is submitted for your information. If you are interested in locating any of the specific properties referenced below, please go to: [Cumberland County GIS Data Viewer](#) and search by the Parcel Identification Number (PIN) as listed for each case.

1. Case No.: DEV-0098-24 Project Name: Brock Subdivision
Project Description: Preliminary Plan for 2-lot subdivision
Location: Undeveloped land, refer to REID number.
Jurisdiction: Unincorporated
Type of Review: Preliminary Plan
Total Acreage: 6.73
Zoning: A1
Approval Date: 10/02/2024
Approval Authority: County
Owner/Agent: Joseph & Faith Brock (Owner)/ Lynwood Daw (Agent)
Pin No.: 1412-76-4895
Project Manager: Richard N. Fagan, III

2. Case No.: PLAT-0036-24 Project Name: Baywood Preserves
Project Description: 22-lot subdivision with 5' no access easement along Baywood Rd and James Dail Rd.
Location: Intersection of James Dail Rd and Baywood Rd.
Jurisdiction: Cumberland County
Type of Review: Final Plat
Total Acreage: 22.05
Zoning: RR
Approval Date: 10/02/2024
Approval Authority: Eastover
Owner/Agent: Ralph Huff Holdings, LLC (Owner)/ Scott Brown (Agent)
Pin No.: 0478-18-0589
Project Manager: Timothy Doersam



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3. Case No.: DEV-0025-23 Project Name: Horne Office
Project Description: Establish a new office building on a parcel for trades contractor activities.
Location: 168 Hillsboro St Stedman, NC 28391
Jurisdiction: Stedman
Type of Review: Site Plan
Total Acreage: 3.92
Zoning: M2
Approval Date: 10/03/2024
Approval Authority: Stedman
Owner/Agent: Billy Horne (Owner)/ Kevin Correia (Agent)
Pin No.: 0495-09-6196
Project Manager: Timothy Doersam
4. Case No.: PLAT-0054-24 Project Name: Brock Subdivision
Project Description: 2-lot subdivision plan
Location: Undeveloped land, refer to REID number.
Jurisdiction: Unincorporated
Type of Review: Final Plat
Total Acreage: 6.73
Zoning: A1
Approval Date: 10/07/2024
Approval Authority: County
Owner/Agent: Joseph & Faith Brock (Owner)/ Lynwood Daw (Agent)
Pin No.: 1412-76-4895
Project Manager: Richard N. Fagan, III
5. Case No.: DEV-0115-24 Project Name: Butler Nursery Subdivision
Project Description: 8-lot subdivision with a proposed Class "B" private and common area.
Location: 7149 Butler Nursery Rd
Jurisdiction: Cumberland County
Type of Review: Preliminary Plan
Total Acreage: 18.38
Zoning: R40/CZ
Approval Date: 10/07/2024
Approval Authority: Cumberland County
Owner/Agent: Cape Fear Investment Properties, LLC; Lynwood Estates, LLC (Owner)/ Scott Brown (Agent)
Pin No.: 0441-63-8397



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Project Manager: Timothy Doersam

6. Case No.: PLAT-0046-24 Project Name: Hairr Family Farm
Project Description: 5- lot subdivision with a new Class "C" private street built.
Location: 5967 Lone Oak Dr Fayetteville, NC 28312
Jurisdiction: Cumberland County
Type of Review: Final Plat
Total Acreage: 104.40
Zoning: A1
Approval Date: 10/08/2024
Approval Authority: Cumberland County
Owner/Agent: Hairr Family, LLC (Owner)/ Lori Epler (Agent)
Pin No.: 0472-82-8634
Project Manager: Timothy Doersam

7. Case No.: DEV-0067-24 Project Name: Fifth and Lake Apartments
Project Description: Establishing an apartment building after obtaining a variance from Article IX Section 42-228(a)[1] by the Spring Lake Board of Adjustment.
Location: 123, 125, and 127 S Fifth St Spring Lake, NC 28390
Jurisdiction: Spring Lake
Type of Review: Site Plan
Total Acreage: 0.70
Zoning: R6
Approval Date: 10/09/2024
Approval Authority: Spring Lake
Owner/Agent: BBC Enterprises (Owner)/ Lori Epler (Agent)
Pin No.: 0501-95-3953, 0501-95-3879, and 0501-95-3894
Project Manager: Timothy Doersam

8. Case No.: PLAT-0053-24 Project Name: Trogdon Subdivision
Project Description: 2-lot subdivision
Location: 2660 Gainey Rd, Fayetteville, NC 28306
Jurisdiction: Unincorporated
Type of Review: Final Plat
Total Acreage: 3.63
Zoning: A1A
Approval Date: 10/10/2024
Approval Authority: County
Owner/Agent: William & Theresa Trogdon (Owner)/ Jeff Riddle (Agent)



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Pin No.: 0443-98-5411
Project Manager: Richard N. Fagan, III

9. Case No.: DEV-0079 Project Name: Hasan Site Plan
Project Description: 2,400 sq. ft gross retail building compiling of 3 suites for lease for retail business.
Location: 844 Lillington Hwy, Spring Lake, NC 28390
Jurisdiction: Town of Spring Lake
Type of Review: Non-residential Site Plan
Total Acreage: 0.46
Zoning: C-1
Approval Date: 10/10/2024
Approval Authority: Town of Spring Lake
Owner/Agent: David Hasan (Owner)/ Gordon Rose (Agent)
Pin No.: 0501-99-9766
Project Manager: Richard N. Fagan, III

10. Case No.: DEV-0123-24 Project Name: Trogdon Subdivision
Project Description: Sheriff's Training Center Temporary Shower Trailer
Location: 4710 Corporation Dr, Fayetteville, NC 28306
Jurisdiction: Unincorporated
Type of Review: Non-residential Site Plan
Total Acreage: 9.44
Zoning: M(P)
Approval Date: 10/11/2024
Approval Authority: County
Owner/Agent: Cumberland County Sheriff's Office
Pin No.: 0433-29-6400
Project Manager: Richard N. Fagan, III

11. Case No.: DEV-0119-24 Project Name: Simmons Church
Project Description: Replacement of religious worship structure for 20 people.
Location: 1216 S Eastern Blvd Fayetteville, NC 28306
Jurisdiction: Cumberland County
Type of Review: Site Plan
Total Acreage: 1.21
Zoning: M(P)
Approval Date: 10/11/2024
Approval Authority: Cumberland County



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Owner/Agent: Oranzie Simmons Jr. and Barbara Simmons (Owner)/ Ned Garber (Agent)
Pin No.: 0436-34-9928
Project Manager: Timothy Doersam

12. Case No.: PLAT-0037-24 Project Name: Baywood Terrace
Project Description: 22-lot zero lot line subdivision with a proposed public street.
Location: Off Sanderosa Rd
Jurisdiction: Cumberland County
Type of Review: Final Plat
Total Acreage: 10.33
Zoning: RR
Approval Date: 10/21/2024
Approval Authority: Cumberland County
Owner/Agent: Mohler Investments, LLC (Owner)/ Scott Brown (Agent)
Pin No.: 0477-09-9650
Project Manager: Timothy Doersam

13. Case No.: PLAT-0056-24 Project Name: Riddle Subdivision
Project Description: 2-lot watershed subdivision
Location: 3967 Yarbough Rd, Hope Mills, NC 28348
Jurisdiction: Unincorporated
Type of Review: Final Plat
Total Acreage: 67.00
Zoning: A1
Approval Date: 10/23/2024
Approval Authority: County
Owner/Agent: Michael & Jillian Riddle (Owner)/ Jeff Riddle (Agent)
Pin No.: 0441-11-4139
Project Manager: Richard N. Fagan, III

14. Case No.: DEV-0122-24 Project Name: Tractor Supply Site Plan
Project Description: Tenant Improvement with addition of a live goods and bulk feed center
Location: 4740 NC HWY 87, Fayetteville, NC 28306
Jurisdiction: Unincorporated
Type of Review: Non-residential Site Plan
Total Acreage: 3.94
Zoning: C2(P)
Approval Date: 10/30/2024



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Approval Authority:

County

Owner/Agent:

Tractor Supply Company (Owner)/ Charisse Mathis (Agent)

Pin No.:

0443-51-1512

Project Manager:

Sabrina Greer