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## COUNTY of CUMBERLAND

### *Planning & Inspections Department*

June 2020

#### **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 June 2020  
Subdivision & Site Development Plans

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: 20-067  
NAME OF DEVELOPMENT: Carol Starnes Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 2419 Downing Road  
ZONING: RR Rural Residential District  
NUMBER OF UNITS: 3  
TOTAL ACREAGE: 1.24 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 1, 2020  
OWNER/DEVELOPER: Carol Starnes  
PIN NUMBER FOR PROPERTY: 0457015310000

2. CASE NO: 18-020  
NAME OF DEVELOPMENT: Nickoy Grey – Motor Vehicle Sales  
TYPE OF REVIEW: C(P) Site Plan Review  
LOCATION: 3121 N. Main Street  
ZONING: C(P) Commercial District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: .43 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE: May 20, 2020  
HOPE MILLS COMMISSIONER’S APPROVAL DATE: June 1, 2020  
OWNER/DEVELOPER: Nickoy Grey  
PIN NUMBER FOR PROPERTY: 0414271727000
  
3. CASE NO: 20-069  
NAME OF DEVELOPMENT: Slocomb Road Subdivision  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: South side of SR 1609 (Lane Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 4  
TOTAL ACREAGE: 11.75 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 4, 2020  
OWNER/DEVELOPER: Precision Custom Homes  
PIN NUMBER FOR PROPERTY: 05628565480000
  
4. CASE NO: 20-070  
NAME OF DEVELOPMENT: James Burt Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 3610 McKinnon Road  
ZONING: A1 Agricultural & RR Rural Residential Districts  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 2.49 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 4, 2020  
OWNER/DEVELOPER: James Burt  
PIN NUMBER FOR PROPERTY: 0473326824000
  
5. CASE NO: 20-071  
NAME OF DEVELOPMENT: Jimmie & Peggy Price Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 5021 Marsh Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 5.11 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 4, 2020  
OWNER/DEVELOPER: Peggy Price  
PIN NUMBER FOR PROPERTY: 0451260569000

6. CASE NO: 20-072  
NAME OF DEVELOPMENT: Grund Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 8215 Rivermist Lane  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 2.8 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 5, 2020  
OWNER/DEVELOPER: Karen Grund  
PIN NUMBER FOR PROPERTY: 0574099191000
  
7. CASE NO: 20-060  
NAME OF DEVELOPMENT: Elizabeth Street Subdivision  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: East & west sides of Moorhead Street  
ZONING: O&I Office & Institutional & R6 Residential Districts  
NUMBER OF LOTS: 15  
TOTAL ACREAGE: 2.48 +/-  
JURISDICTION: Spring Lake  
STAFF APPROVAL DATE: May 22, 2020  
SPRING LAKE ALDERMAN APPROVAL DATE: June 8, 2020  
OWNER/DEVELOPER: Kingdom CDC – James Manning  
PIN NUMBER FOR PROPERTY: 0501560250000
  
8. CASE NO: 20-073  
NAME OF DEVELOPMENT: Agape Coffee House  
TYPE OF REVIEW: C1(P) Site Plan Review  
LOCATION: 810 Chapel Hill Road  
ZONING: C1(P) Planned Commercial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 1.18 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 10, 2020  
OWNER/DEVELOPER: Mary Stein  
PIN NUMBER FOR PROPERTY: 0502919291000
  
9. CASE NO: 20-074  
NAME OF DEVELOPMENT: Wash O Rod Launderette  
TYPE OF REVIEW: C(P) Site Plan Review  
LOCATION: 3546 Legion Road  
ZONING: C(P) Planned Commercial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 1.03 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 10, 2020  
OWNER/DEVELOPER: S.K. Patel  
PIN NUMBER FOR PROPERTY: 0425331294000

10. CASE NO: 01-032  
NAME OF DEVELOPMENT: Piedmont Natural Gas – FTCC Training Ctr  
TYPE OF REVIEW: M(P) Site Plan Review  
LOCATION: 1069 Wilkes Road  
ZONING: M(P) Heavy Industrial District  
NUMBER OF LOTS: 1  
TOTAL ACREAGE: 8.97 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 15, 2020  
OWNER/DEVELOPER: Piedmont Natural Gas  
PIN NUMBER FOR PROPERTY: 0436948542000
  
11. CASE NO: 20-077  
NAME OF DEVELOPMENT: Henderson Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 2921 & 2945 Chicken Foot Road  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 8.27 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 18, 2020  
OWNER/DEVELOPER: Norvell Henderson  
PIN NUMBER FOR PROPERTY: 040431241667000/ 0431233929000
  
12. CASE NO: 19-007  
NAME OF DEVELOPMENT: Convenience Store Property  
TYPE OF REVIEW: C1 (P) Site Plan Review  
LOCATION: 6428 Camden Road  
ZONING: C1 (P) Commercial District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: .94 +/-  
JURISDICTION: Hope Mills  
STAFF APPROVAL DATE: June 5, 2020  
HOPE MILLS COMMISSIONER'S APPROVAL DATE: June 15, 2020  
OWNER/DEVELOPER: Harold Trogdon  
PIN NUMBER FOR PROPERTY: 0404367684000
  
13. CASE NO: 20-079  
NAME OF DEVELOPMENT: Tyson's Corner Property  
TYPE OF REVIEW: Zero Lot Line Subdivision Review  
LOCATION: 6309 NC HWY 87 SOUTH  
ZONING: A1 Agricultural District  
NUMBER OF LOTS: 2  
TOTAL ACREAGE: 2.92 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 26, 2020  
OWNER/DEVELOPER: Hasty Surveying  
PIN NUMBER FOR PROPERTY: 0441491427000 & 0441484813000

14. CASE NO: 20-080  
NAME OF DEVELOPMENT: Amanda Carpenter Property  
TYPE OF REVIEW: Group Development Review  
LOCATION: 1782 Stedman-Cedar Creek Road  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 2  
TOTAL ACREAGE: 3.56 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 26, 2020  
OWNER/DEVELOPER: Amanda Carpenter  
PIN NUMBER FOR PROPERTY: 0494071782000
  
15. CASE NO: 17-086  
NAME OF DEVELOPMENT: Gallberry Farm Elementary School Property  
TYPE OF REVIEW: A1 Site Plan Review  
LOCATION: 8019 Byerly Drive  
ZONING: A1 Agricultural District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: 25.00 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 26, 2020  
OWNER/DEVELOPER: Cumberland County Schools  
PIN NUMBER FOR PROPERTY: 0422553842000
  
16. CASE NO: 06-128  
NAME OF DEVELOPMENT: Stoney Point Elementary School Property  
TYPE OF REVIEW: RR Site Plan Review  
LOCATION: 7411 Rockfish Road  
ZONING: RR Rural Residential District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: 109.48 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 26, 2020  
OWNER/DEVELOPER: Cumberland County Schools  
PIN NUMBER FOR PROPERTY: 9494663716000
  
17. CASE NO: 20-081  
NAME OF DEVELOPMENT: Bethany Crossing Property  
TYPE OF REVIEW: Subdivision Review  
LOCATION: 5137 Maxwell Road  
ZONING: RR Rural Residential District  
NUMBER OF UNITS: 5  
TOTAL ACREAGE: 2.53 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: June 26, 2020  
OWNER/DEVELOPER: Carroll Bunce  
PIN NUMBER FOR PROPERTY: 0477608498000

18. CASE NO: 20-082  
NAME OF DEVELOPMENT: John Braswell Property  
TYPE OF REVIEW: M(P) Site Plan Review  
LOCATION: 3250 Mid Pine Road  
ZONING: M (P) Heavy Industrial District  
NUMBER OF UNITS: 1  
TOTAL ACREAGE: 2.53 +/-  
JURISDICTION: Cumberland County  
STAFF APPROVAL DATE: July 6, 2020  
OWNER/DEVELOPER: John Braswell  
PIN NUMBER FOR PROPERTY: 0425464385000