



Planning & Inspections Department

MEMORANDUM

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

FROM: Vishva Rathod, Planner III
Current Planning Section

SUBJECT: Monthly Report for August 2025 (August 1, 2025, to August 30, 2025)
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.

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|--------------------------|---|
| 1. Case No.: DEV-0091-25 | Project Name: Purolator Security Guard House |
| Project Description: | Non-Residential Site Plan Review to install a security guard house at an established industrial factory located in the City of Fayetteville MIA & AOA |
| Location: | 3200 Natal St., Fayetteville |
| Jurisdiction: | Cumberland County |
| Type of Review: | Site Plan Review |
| Total Acreage: | 49.27+/- AC (2,163,625.2 sf) |
| Zoning: | M(P) |
| Approval Date: | 08/05/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Mann + Hummel (Purolator) / Michael Bryant (Agent) |
| Pin No.: | 0425-39-6477 |
| Project Manager: | Sabrina Greer |
| | |
| 2. Case No.: DEV-0081-25 | Project Name: Glenda Little Subdivision |
| Project Description: | Preliminary Plan to create three new lots |
| Location: | 8170 Ramsey St & 116 Palestine Rd |
| Jurisdiction: | County |
| Type of Review: | Preliminary Plan |
| Total Acreage: | 71.27 +/- AC |
| Zoning: | A1 |
| Approval Date: | 08/26/2025 |
| Approval Authority: | County |
| Owner/Agent: | Glenda Duncan Little Heirs (Owner)/ Mike Adams (Agent) |
| Pin No.: | 0543-73-3389 & 0543-72-3607 |
| Project Manager: | Timothy Doersam |



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3. Case No.: DEV-0087-25
Project Description: Project Name: Skibo Properties Updated Site Plan
Site Plan application for an updated approved site plan on record for a three suite commercial structure wherein two suites have retail services and one suite will have an assembly use for religious worship activities.

Location: 2978 Cumberland Rd
Jurisdiction: County
Type of Review: Site Plan
Total Acreage: 0.76 +/- AC
Zoning: C3
Approval Date: 08/20/2025
Approval Authority: County
Owner/Agent: Skibo Properties, LLC (Owner)/ David Clark(Agent)
Pin No.: 0426-41-4845
Project Manager: Timothy Doersam
4. Case No.: PLAT-0045-25
Project Description: Project Name: Clifton Subdivision Final Plat
Final plat for a two-lot residential subdivision with pre-existing homes on each lot.

Location: 10900 and 10904 Ramsey
Jurisdiction: County
Type of Review: Final Plat Review
Total Acreage: 3.84 +/- AC
Zoning: A1 & A1A
Approval Date: 08/26/2025
Approval Authority: County
Owner/Agent: Todd and Stephen Clifton (Owner)/ Lisa Clifton (Agent)
Pin No.: 0564-69-1091
Project Manager: Timothy Doersam
5. Case No.: PLAT-0053-25
Project Description: Project Name: Gregory McLean Revised Final Plat
Final plat for a three-lot subdivision that establishes a joint ingress/egress easement with a shared driveway.

Location: Off King Rd
Jurisdiction: County
Type of Review: Final Plat
Total Acreage: 2.98 +/- AC
Zoning: RR
Approval Date: 08/15/2025
Approval Authority: County



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- Owner/Agent: Spring Lake Mobile Homes, LLC (Owner)/ Aaron McNeil(Agent)
Pin No.: 9494-08-9353
Project Manager: Timothy Doersam
6. Case No.: REV-25-0013
Project Description: Project Name: Wade 7-Eleven Station Revision
Revision of a site plan to address NCDOT requested modifications to the roadway design and a relocation of their proposed sign.
Location: 4061 Goldsboro Rd
Jurisdiction: County
Type of Review: Revised Site Plan
Total Acreage: 22.42 +/- AC
Zoning: C(P)
Approval Date: 08/15/2025
Approval Authority: County
Owner/Agent: Corporation of Mercer University (Owner)/ Ben Middleton (Agent)
Pin No.: 0570-50-3574
Project Manager: Timothy Doersam
7. Case No.: REV-25-0014
Preliminary Plan
Project Description: Project Name: Gregory McLean Revised
Modification to add an ingress/egress easement for a proposed joint shared driveway for a three-lot subdivision.
Location: Off King Rd
Jurisdiction: County
Type of Review: Revised Preliminary Plan
Total Acreage: 2.98 +/- AC
Zoning: RR
Approval Date: 08/14/2025
Approval Authority: County
Owner/Agent: Marketplace Builders, LLC (Owner)/ Lori Epler(Agent)
Pin No.: 9494-18-1453, 9494-08-9353, & 9494-18-0347
Project Manager: Timothy Doersam



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8. Case No.: REV-25-0015
Development
Project Description: Revision of a group development to modify and replace the proposed Class "C" private street with an ingress/egress easement for access as a joint shared driveway.
Location: Off King Rd
Jurisdiction: County
Type of Review: Revised Preliminary Plan
Total Acreage: 2.98 +/- AC
Zoning: RR
Approval Date: 08/14/2025
Approval Authority: County
Owner/Agent: Marketplace Builders, LLC (Owner)/ Lori Epler(Agent)
Pin No.: 9494-18-1453, 9494-08-9353, & 9494-18-0347
Project Manager: Timothy Doersam
9. Case No.: REV-25-0017
Preliminary Plan
Project Description: Revised preliminary plan approval for the Blakefield Zero Lot Line subdivision to correct notes and relabeling Lots 303 and 335 as Tract 2 and Tract 3, respectively.
Location: Along Old Vander Rd and Halkirk Dr
Jurisdiction: County
Type of Review: Revised Preliminary Plan
Total Acreage: 18.92 +/- AC
Zoning: R15
Approval Date: 08/14/2025
Approval Authority: County
Owner/Agent: Broadwell Land Company (Owner)/ Kevin Lindsay (Agent)
Pin No.: 0476-04-0615
Project Manager: Timothy Doersam



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10. Case No.: PLAT-0040-25

Project Description:

Location:

Jurisdiction:

Type of Review:

Total Acreage:

Zoning:

Approval Date:

Approval Authority:

Owner/Agent:

Pin No.:

Project Manager:

Project Name: Mario Jackson Final Plat

Final plat for a two-lot subdivision of 8.45 Ac of property.

Off Wade Stedman Rd.

County

Final Plat

8.46 +/- AC

A1

08/25/2025

County

Carl Dennis Autry (Owner)/ David Essick(Agent)

04961-79-346

Vishva Rathod

11. Case No.: DEV-0085-25

Project Description:

Location:

Jurisdiction:

Type of Review:

Total Acreage:

Zoning:

Approval Date:

Approval Authority:

Owner/Agent:

Pin No.:

Project Manager:

Project Name: Cape Fear Dog Training Site Plan

Site Plan for proposed addition of a 4500 sqft. of structure to an existing building.

2463 Companion Ct

County

Site Plan

1.5 +/- AC

CP

08/29/2025

County

Cape Fear Dog Training Club Inc (Owner)/

George Rose(Agent)

0435-38-0662

Vishva Rathod