



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 March 2025 (March 1, 2025, to March 31, 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-0013-25 | Project Name: Farr Group Development |
| Project Description: | Group Development |
| Location: | 9844 W Reeves Bridge Rd., Linden |
| Jurisdiction: | County |
| Type of Review: | Group Development |
| Total Acreage: | 4.43 ac (192,970.8 sf) |
| Zoning: | R40A |
| Approval Date: | 03/05/2025 |
| Approval Authority: | County |
| Owner/Agent: | Ellen Donaldson Farr / Denver McCollough |
| Pin No.: | 0554-34-4889 |
| Project Manager: | Sabrina Greer |
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| 2. Case No.: DEV-0024-25 | Project Name: Smith Group Development |
| Project Description: | Group Development |
| Location: | 9311 E Reeves Bridge Rd., Linden / 9305 E. |
| Reeves Bridge Rd., Linden (Mother in Law Suite) | |
| Jurisdiction: | County |
| Type of Review: | Group Development |
| Total Acreage: | 10.38 ac (452,152.8 sf) |
| Zoning: | A1 |
| Approval Date: | 03/27/2025 |
| Approval Authority: | County |
| Owner/Agent: | Jonathan Smith |
| Pin No.: | 0553-59-1604 |
| Project Manager: | Sabrina Greer |



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3. Case No.: DEV-0010-25

Project Description:

Project Name: Sandhill Mill Estates Phase Two
Preliminary subdivision plan for 6-residential lots. This is Phase Two of a multiphase subdivision. The proposed Class 'A' Private St and Class 'B' Private St will be platted and improved in this phase (Phase Two).

Location:

Approx. 493 ft NW from the intersection of Albument St & Sids Mill Rd.

Jurisdiction:

Unincorporated

Type of Review:

Preliminary Plan Review

Total Acreage:

130.00 +/- AC

Zoning:

PND (PND is a dormant district, converts to R7.5)

Approval Date:

03/11/2025

Approval Authority:

Cumberland County

Owner/Agent:

Sids Mill 151, LLC (Owner) / Stephen Cain

(Agent)

Pin No.:

0465-39-7538

Project Manager:

Richard Fagan

4. Case No.: DEV-0021-25

Project Description:

Project Name: Sinclair Group Development
Group Development for a 2nd dwelling unit (Manufactured Home).

Location:

5267 Eason Rd, Wade, NC 28395

Jurisdiction:

Unincorporated

Type of Review:

Group Development Site Plan Review

Total Acreage:

6.08 AC | 264,844.80 Sq. Ft.

Zoning:

A1

Approval Date:

03/24/2025

Approval Authority:

Cumberland County

Owner/Agent:

Christopher Sinclair (Owner)

Pin No.:

1500-04-1912

Project Manager:

Richard Fagan

5. Case No.: DEV-0106-24

Project Description:

Project Name: El Tucan Site Plan
Site Plan for an outdoor dining patio and storage addition of existing restaurant for retail business with approved variance, per BOA-25-0001, a reduction in the required front yard setback by 10 ft from S. Bragg Blvd. on a parcel containing 0.79 acres for a 392 square foot dining patio.

Location:

250 S. Bragg Blvd, Spring Lake, NC 28390

Jurisdiction:

Town of Spring Lake

Type of Review:

Non-residential Site Plan Review

Total Acreage:

0.79 AC



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|---------------------|--|
| Zoning: | C-3 |
| Approval Date: | 03/10/2025 |
| Approval Authority: | Town of Spring Lake |
| Owner/Agent: | Arturo Patino (Owner) / Margaret Collier, Jenkins Consulting (Agent) |
| Pin No.: | 0501-84-2303 |
| Project Manager: | Richard Fagan |
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| 6. Case No.: <u>DEV-0023-25</u> | Project Name: Naylor Group Development |
| Project Description: | Group Development for a 2 nd dwelling unit (Manufactured Home) |
| Location: | 1231 Hollow Bridge Rd, Autryville, NC 28318 |
| Jurisdiction: | Unincorporated |
| Type of Review: | Group Development Site Plan Review |
| Total Acreage: | 4.00 AC 174,240 Sq. Ft. |
| Zoning: | A1 |
| Approval Date: | 03/31/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Eddie L. Naylor Jr. (Owner) / Jeff Riddle (Agent) |
| Pin No.: | 1404-51-7020 |
| Project Manager: | Richard Fagan |
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| 7. Case No.: <u>DEV-0015-25</u> | Project Name: Avant Subdivision |
| Project Description: | Preliminary subdivision to subdivide two lots into three lots. |
| Location: | 3603, 3609, and 3619 McKinnon Rd |
| Jurisdiction: | Unincorporated |
| Type of Review: | Preliminary Plan Review |
| Total Acreage: | 10.13 +/- AC |
| Zoning: | RR |
| Approval Date: | 03/21/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Roy Avant(Owner)/ Warren Stewart (Agent) |
| Pin No.: | 0473-42-4692 and 0473-32-9666 |
| Project Manager: | Timothy Doersam |
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| 8. Case No.: <u>DEV-0126-24</u> | Project Name: Dollar General Site Plan |
| Project Description: | Site Plan Review for Dollar General development |
| Location: | 2218, 2339 CAMEL DR |
| Jurisdiction: | Cumberland County |
| Type of Review: | Site Plan Review |



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Total Acreage:	1.88 +/- AC
Zoning:	C2(P CZ)
Approval Date:	03/04/2025
Approval Authority:	Cumberland County
Owner/Agent:	Side bet Ventures (Owner)/ Scott Brown (Agent)
Pin No.:	0416-90-8493, 0416-90-9485, and a portion of 0426-00-0760, 0426-00-1448, 0426-00-1559
Project Manager:	Vishva Rathod