



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 October 2025 (October 1, 2025, to October 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-0119-25 | Project Name: Lamm Subdivision |
| Project Description: | Preliminary Plan for the residential subdivision of a previously subdivided lot into a three lot subdivision north of Wade, east of I-95. |
| Location: | 6104, 6112, 6116, &, 6124 Percy Strickland Rd., Godwin, NC |
| Jurisdiction: | Cumberland County |
| Type of Review: | Preliminary Subdivision Review |
| Total Acreage: | 24.39 AC (1,062,428.4 sf) |
| Zoning: | A1 |
| Approval Date: | 10/01/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Kenneth Lamm (Owner) / Michael Adams -MAPS (Agent) |
| Pin No.: | 0591-18-3637 |
| Project Manager: | Sabrina Greer |
| 2. Case No.: DEV-0084-25 | Project Name: Matthews Subdivision |
| Project Description: | Preliminary subdivision plan for a two lot residential subdivision |
| Location: | 1466 Tom Starling Rd. Fayetteville |
| Jurisdiction: | Cumberland County |
| Type of Review: | Preliminary Subdivision Review |
| Total Acreage: | 4.93 AC (241,750.8 sf) |
| Zoning: | A1 |
| Approval Date: | 10/08/2025 |
| Approval Authority: | Cumberland County |



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| Owner/Agent: | Donald & Katherine Matthews (Owner) / Jeff Riddle (Agent) |
| Pin No.: | 0433-95-1451 |
| Project Manager: | Sabrina Greer |
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| 3. Case No.: DEV-0126-25 | Project Name: Trublue Renovations, LLC established Professional Office & Showroom Non Residential Site Plan |
| Project Description: | Non-Residential Site Plan Review for a professional business office / showroom |
| Location: | 3737 Boone Trl., Fayetteville |
| Jurisdiction: | Cumberland County |
| Type of Review: | Site Plan Review |
| Total Acreage: | 0.33 AC (14,374.8 sf) |
| Zoning: | C1(P) |
| Approval Date: | 10/29/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Trublue Renovations, LLC (Owners) /Juliane Harrelson(Agent) |
| Pin No.: | 0416-90-5931 |
| Project Manager: | Sabrina Greer |
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| 4. Case No.: DEV-0082-25 | Project Name: Cotton Fire Station |
| Project Description: | Non-residential Site Plan for the Cotton Volunteer Fire Department. |
| Location: | 5083 Marracco Dr., Hope Mills, NC 28348 |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Non-residential Site Plan Review |
| Total Acreage: | 6.65 +/- AC (289,674 Sq. Ft.) |
| Zoning: | RR – Rural Residential District |
| Approval Date: | 10/02/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Cotton Volunteer Fire Dept Inc. (Owner) / Brad Schuler (Agent) |
| Pin No.: | 0423-26-5048 |
| Project Manager: | Richard Fagan |
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| 5. Case No.: PLAT-0060-25 | Project Name: Sandhills-Collier |
| Project Description: | Final Plat , Approved Prel Plan Case No. DEV-0077-25. |
| Location: | 4011 Collier Rd, Wade, NC 28395 |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Final Plat Review |
| Total Acreage: | 20.67 +/- AC (900,385 Sq. Ft.) |



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| Zoning: | A1 – Agricultural District |
| Approval Date: | 10/03/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Sandhills Real Estate Development, LLC (Owner) / Brett Campbell (Agent) |
| Pin No.: | 0499-96-7199 |
| Project Manager: | Richard Fagan |
6. Case No.: PLAT-0065-25
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| Project Description: | Project Name: Faircloth |
| Location: | Final Plat, Approved Prel. Plan Case No. DEV-0113-25. (Refer to PIN) |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Final Plat Review |
| Total Acreage: | 2.46 +/- AC (107,157.60 Sq. Ft.) |
| Zoning: | A1 – Agricultural District |
| Approval Date: | 10/13/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | William Faircloth (Owner) / Jeff Riddle (Agent) |
| Pin No.: | 0497-83-1943 |
| Project Manager: | Richard Fagan |
7. Case No.: PLAT-0065-25
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| Project Description: | Project Name: Raptor Tactical |
| Location: | Non-residential site plan for personal storage. 485 W. Manchester Rd., Spring Lake, NC 28390 |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Non-residential Site Plan Review |
| Total Acreage: | 10.46 +/- AC (455,637.60 Sq. Ft.) |
| Zoning: | M(P) – Planned Industrial District |
| Approval Date: | 10/13/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Raptor Tactical, LLC (Owner) / Mike Adams (Agent) |
| Pin No.: | 0502-03-4597 |
| Project Manager: | Richard Fagan |
8. Case No.: PLAT-0065-25
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| Project Description: | Project Name: Rice |
| Location: | Final Plat, Approved Prel. Plan Case No. DEV-0114-25. 3003 Howard Clark Rd, Fayetteville, NC 28306 |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Final Plat Review |
| Total Acreage: | 2.82 +/- AC (122,839.20 Sq. Ft.) |
| Zoning: | R40 – Residential District |
| Approval Date: | 10/28/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Mark & Erin Rice (Owner) / George Lott (Agent) |



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- Pin No.: 0453-37-5306
Project Manager: Richard Fagan
9. Case No.: DEV-0121-25
Project Description: Project Name: Thornton group Development
Site Plan for group Development permit for adding additional dwelling unit on a parcel.
Location: 7747,7751 Julian Rd. Dunn
Jurisdiction: Cumberland County
Type of Review: Site Plan
Total Acreage: 11.16 +/- AC (486,129 sf)
Zoning: A1
Approval Date: 10/24/2025
Approval Authority: Cumberland County
Owner/Agent: Michael Thornton (Owner/Applicant)
Pin No.: 0593-675-3630
Project Manager: Vishva Rathod
10. Case No.: DEV-0048-25
Project Description: Project Name: Longbranch Phase 2
Proposed 8-lot subdivision related to a previous subdivision. Lots 15-18 proposed to be served by a Class "C" private street built off Pridgeon Farm Rd. Lots 4 and 19-21 to be served off a Class "C" private street to be named Royal Ascot Dr. Lot 4 is to be for future development.
Location: Off Pridgeon Farm Rd
Jurisdiction: Unincorporated Cumberland County
Type of Review: Preliminary Plan Review
Total Acreage: 76.18 Acres
Zoning: A1 Agricultural District
Approval Date: 10/16/2025
Approval Authority: Cumberland County
Owner/Agent: Gregory Mclean (Owner) / Michael Adams (Agent)
Pin No.: 0441-25-4602
Project Manager: Timothy Doersam
11. Case No.: DEV-0109-25
Project Description: Project Name: Huckleberry Point
Four-Lot Residential Subdivision
Location: Northeast of the corner of Huckleberry Rd and White Plains Dr
Jurisdiction: Unincorporated Cumberland County
Type of Review: Preliminary Plan Review
Total Acreage: 2.94 Acres
Zoning: R30 Residential District



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| Approval Date: | 10/6/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Barred Owl Land and Developing, LLC (Owner) / Timothy Evans (Agent) |
| Pin No.: | 0467-16-9906 |
| Project Manager: | Timothy Doersam |
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| 12. Case No.: DEV-0110-25 | Project Name: Longhany Building Addition |
| Project Description: | Site plan approval for an additional building for an existing site used for Motor Vehicle Repair and/or Body Work. |
| Location: | 2541 Ballpark Rd |
| Jurisdiction: | Town of Eastover |
| Type of Review: | Site Plan |
| Total Acreage: | 2.30 Acres |
| Zoning: | C(P)/CZ Planned Commercial District Conditional Zoning |
| Approval Date: | 10/14/2025 |
| Approval Authority: | Town of Eastover |
| Owner/Agent: | Michael Longhany (Owner) / Michael Adams (Agent) |
| Pin No.: | 0469-41-5677 |
| Project Manager: | Timothy Doersam |
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| 13. Case No.: DEV-0127-25 | Project Name: Klement Group Development |
| Project Description: | Group Development Permit for two homes, one proposed stick-built and the other an existing manufactured home being relocated. |
| Location: | 1708 Smoky Canyon Dr |
| Jurisdiction: | Unincorporated Cumberland County |
| Type of Review: | Group Development Site Plan Review |
| Total Acreage: | 0.92 Acres (40,000 Sq. Ft.) |
| Zoning: | RR Rural Residential District |
| Approval Date: | 10/6/2025 |
| Approval Authority: | Cumberland County |
| Owner/Agent: | Edward Klement (Owner) |
| Pin No.: | 0442-70-6174 |
| Project Manager: | Timothy Doersam |
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| 14. Case No.: DEV-0128-25 | Project Name: Waldos Beach Rd Regulator Station |
| Project Description: | Site plan for a regulator station to serve the upcoming approximately 30 mile long Line 500 PNG natural gas pipeline (16" non-liquified natural gas) to de-pressurize and disperse gas to customers. |



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Location:	6011 Waldos Beach Rd
Jurisdiction:	Unincorporated Cumberland County
Type of Review:	Site Plan Review
Total Acreage:	9.65 Acres
Zoning:	RR Rural Residential District
Approval Date:	10/27/2025
Approval Authority:	Cumberland County
Owner/Agent:	Freddie McLean Trustee (Owner) / Keith Gualtieri (Agent)
Pin No.:	9494-62-3545
Project Manager:	Timothy Doersam

15. Case No.: DEV-0137-25

Project Description:

Project Name: Williams Subdivision

Preliminary plan to create three new lots from two existing lots.

Location:	2716 James Dail Rd
Jurisdiction:	Town of Eastover
Type of Review:	Preliminary Plan Review
Total Acreage:	7.07 Acres
Zoning:	RR Rural Residential District
Approval Date:	10/27/2025
Approval Authority:	Town of Eastover
Owner/Agent:	Harry and Cleopatra Williams (Owner) / Denver McCullough (Agent)
Pin No.:	0478-39-1750 and 0475-39-1750
Project Manager:	Timothy Doersam



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