



## Planning & Inspections Department

### MEMORANDUM

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

**FROM:** Alyssa Garcia, Senior Planner  
Current Planning Section

**SUBJECT:** Monthly Report for August 2023 (August 1, 2023, to August 30, 2023)  
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-0062-23      Project Name: Cumberland Garden Apartments  
Project Description: Addition of a storage garage and pavilion  
Location: 812 McLamb Court  
Jurisdiction: Spring Lake  
Type of Review: Site Plan Review  
Total Acreage: 8.49  
Zoning: R15 & PND (R7.5)  
Approval Date: 08/01/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Cumberland Gardens Affordable Housing, LLC  
Pin No.: 0501-49-5119  
Project Manager: Christopher Portman
2. Case No.: DEV-0093-23      Project Name: Jimmy & Vivian Tyndall Subdivision  
Project Description: Residential subdivision for two lots  
Location: 5267 Eason Road  
Jurisdiction: Cumberland County  
Type of Review: Preliminary Plan  
Total Acreage: 12.61  
Zoning: A1  
Approval Date: 08/01/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Jimmy & Vivian Tyndall  
Pin No.: 1500-05-0183  
Project Manager: Alyssa Garcia



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3. Case No.: PLAT-0058-23 Project Name: Stewart Subdivision  
Project Description: Residential subdivision for 3 lots  
Location: Wade Stedman Road  
Jurisdiction: Cumberland County  
Type of Review: Final Plat  
Total Acreage: 18.80  
Zoning: A1  
Approval Date: 08/02/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Tim Godwin  
Pin No.: 0580-90-2744  
Project Manager: Timothy Doersam
  
4. Case No.: PLAT-0059-23 Project Name: Strickland Subdivision  
Project Description: Residential subdivision for 2 lots  
Location: Dunn Road  
Jurisdiction: Cumberland County  
Type of Review: Final Plat  
Total Acreage: 4.8  
Zoning: A1  
Approval Date: 08/02/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Tim Godwin  
Pin No.: 1504-61-5969  
Project Manager: Timothy Doersam
  
5. Case No.: REV-23-0008 Project Name: Walmart  
Project Description: Relocation of generator  
Location: 670 Lillington Hwy  
Jurisdiction: Spring Lake  
Type of Review: Site Plan Review  
Total Acreage: 22.13  
Zoning: C(P)  
Approval Date: 08/04/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Walmart Real Estate Business Trust  
Pin No.: 0501-49-5119  
Project Manager: Christopher Portman



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6. Case No.: DEV-0089-23      Project Name: Sweitzer  
Project Description: Residential subdivision for 2 lots  
Location: Corner of J T Matthews Rd. & Percy Strickland Rd.  
Jurisdiction: Cumberland County  
Type of Review: Preliminary Plan  
Total Acreage: 12.45  
Zoning: A1  
Approval Date: 08/08/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Bill Snively  
Pin No.: 0591-14-6376  
Project Manager: Christopher Portman
  
7. Case No.: DEV-0100-23      Project Name: Cypress Pointe  
Project Description: Residential, Zero Lot Line, subdivision for 109 lots  
Location: Cypress Lakes Road & Fennell Road  
Jurisdiction: Cumberland County  
Type of Review: Preliminary Plan  
Total Acreage: 50.87  
Zoning: R15  
Approval Date: 08/08/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: SRW Builders  
Pin No.: 0432-78-0670  
Project Manager: Alyssa Garcia
  
8. Case No.: DEV-0092-23      Project Name: Jackson Subdivision  
Project Description: Residential subdivision for 2 lots  
Location: 3622 Gainey Road  
Jurisdiction: Cumberland County  
Type of Review: Preliminary Plan  
Total Acreage: 34.11  
Zoning: A1  
Approval Date: 08/08/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Joshua & Erika Jackson  
Pin No.: 0454-70-5489  
Project Manager: Alyssa Garcia



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9. Case No.: DEV-0097-23      Project Name: Locklear Subdivision  
Project Description: Residential subdivision for 2 lots  
Location: Mack Simmons Rd.  
Jurisdiction: Cumberland County  
Type of Review: Preliminary Plan  
Total Acreage: 38.83  
Zoning: A1  
Approval Date: 08/09/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Clayton Homes  
Pin No.: 0472-80-8055  
Project Manager: Timothy Doersam
10. Case No.: REV-23-0006      Project Name: O'Reilly Revision  
Project Description: Site plan and parking revision  
Location: 4716 NC State Highway 87  
Jurisdiction: Cumberland County  
Type of Review: Site Plan  
Total Acreage: 5.67  
Zoning: A1 & C2(P)  
Approval Date: 08/09/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Seymour Family GST Irrevocable Trust  
Pin No.: 0443-51-0858  
Project Manager: Alyssa Garcia
11. Case No.: DEV-0045-23      Project Name: Alternative Investment Holdings, LLC  
Project Description: Chapel Hill Road  
Location: 146 Chapel Hill Road  
Jurisdiction: Spring Lake  
Type of Review: Preliminary Plat  
Total Acreage: .64  
Zoning: R5  
Approval Date: 08/14/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Alternative Investment Holdings, LLC  
Pin No.: 0502-51-6749  
Project Manager: Christopher Portman



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12. Case No.: DEV-0057-23      Project Name: Starbucks  
Project Description: Construction of a new Starbucks  
Location: 317 NC HWY 210  
Jurisdiction: Spring Lake  
Type of Review: Site Plan Review  
Total Acreage: 6.88  
Zoning: C(P)  
Approval Date: 08/14/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Spring Lake Shopping Center, INC.  
Pin No.: 0501-86-0980  
Project Manager: Christopher Portman
13. Case No.: DEV-0045-23      Project Name: Alternative Investment Holdings, LLC  
Project Description: Chapel Hill Road  
Location: 146 Chapel Hill Road  
Jurisdiction: Spring Lake  
Type of Review: Preliminary Plat  
Total Acreage: .64  
Zoning: R5  
Approval Date: 08/14/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Alternative Investment Holdings, LLC  
Pin No.: 0502-51-6749  
Project Manager: Christopher Portman
14. Case No.: DEV-0102-23      Project Name: Caelin Farms  
Project Description: 120 lot subdivision  
Location: 706 Tori Drive  
Jurisdiction: Spring Lake  
Type of Review: Preliminary Plat Review  
Total Acreage: 73.02  
Zoning: R6A/CZ  
Approval Date: 08/14/2023  
Approval Authority: Town of Spring Lake  
Owner/Agent: Caelin Farms LLC  
Pin No.: 0502-12-8462  
Project Manager: Christopher Portman



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15. Case No.: PLAT-0029-23      Project Name: The Glen  
Project Description: Residential subdivision for 22 lots  
Location: Off NC HWY 87 adjacent to Village at Rockfish Subdivision  
Jurisdiction: Cumberland County  
Type of Review: Final Plat  
Total Acreage: 11.58  
Zoning: RR  
Approval Date: 08/15/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: McKee Homes, LLC  
Pin No.: 0443-68-0495; 0443-68-0097; 0443-68-8300  
Project Manager: Christopher Portman
16. Case No.: PLAT-0052-23      Project Name: Cypress Pointe  
Project Description: Residential subdivision for 29 lots, zero lot line.  
Location: Cypress Lakes Road & Fennell Road  
Jurisdiction: Cumberland County  
Type of Review: Final Plat  
Total Acreage: 50.87  
Zoning: R15  
Approval Date: 08/17/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: SRW Builders  
Pin No.: 0432-88-0140  
Project Manager: Alyssa Garcia
17. Case No.: REV-23-0014      Project Name: Northview Baptist Church  
Project Description: Revised site plan  
Location: Cypress Lakes Road & Fennell Road  
Jurisdiction: Cumberland County  
Type of Review: Site Plan  
Total Acreage: 4.44  
Zoning: PND (R.75)  
Approval Date: 08/18/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: 4D Site Solutions  
Pin No.: 0542-45-7811  
Project Manager: Timothy Doersam



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18. Case No.: PLAT-0063-23      Project Name: Sweitzer  
Project Description: Residential subdivision for 2 lots  
Location: Corner of J T Matthews & Percy Strickland Rd.  
Jurisdiction: Cumberland County  
Type of Review: Final Plat  
Total Acreage: 12.45  
Zoning: A1  
Approval Date: 08/18/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Bill Snively  
Pin No.: 0591-14-6376  
Project Manager: Christopher Portman
19. Case No.: DEV-0266-22      Project Name: Hales Subdivision  
Project Description: Residential subdivision for four lots with riparian buffers  
Location: 2148 Page Rd.  
Jurisdiction: Cumberland County  
Type of Review: Preliminary plan  
Total Acreage: 16.34  
Zoning: A1  
Approval Date: 08/18/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: James Strickland, Jeri Strickland, Jessica Hales, Daniel Hales & Pamela Stewart  
Pin No.: 1407-07-6705  
Project Manager: Alyssa Garcia
20. Case No.: DEV-0071-23      Project Name: CBS Ventures Subdivisions  
Project Description: Residential subdivision for 3 lots  
Location: Shelton Beard Road  
Jurisdiction: Cumberland County  
Type of Review: Preliminary plan  
Total Acreage: 7.67  
Zoning: RR  
Approval Date: 08/21/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Rhett Bunce  
Pin No.: 0476-67-1791  
Project Manager: Timothy Doersam



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21. Case No.: DEV-0023-23      Project Name: Fellowship Hall  
Project Description: Site plan for new fellowship hall  
Location: Wheelless Rd  
Jurisdiction: Cumberland County  
Type of Review: Site Plan  
Total Acreage: 1.98  
Zoning: R6A  
Approval Date: 08/24/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Robert and Jeanie Hoyle  
Pin No.: 0512-13-8116  
Project Manager: Timothy Doersam
22. Case No.: DEV-0108-23      Project Name: Singwell Site Plan  
Project Description: Non-residential site plan  
Location: Lady Lane  
Jurisdiction: Cumberland County  
Type of Review: Site plan  
Total Acreage: .75 acre  
Zoning: C(P)  
Approval Date: 08/25/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: George Rose (Agent)  
Pin No.: 0423-17-2643  
Project Manager: Timothy Doersam
23. Case No.: PLAT-0068-23      Project Name: CBS Ventures Subdivision  
Project Description: Residential subdivision for 3 lots and private street  
Location: Shelton Beard Road  
Jurisdiction: Cumberland County  
Type of Review: Final plat  
Total Acreage: 7.67  
Zoning: RR  
Approval Date: 08/25/2023  
Approval Authority: County Planning & Inspections Dept.  
Owner/Agent: Rhett Bunce  
Pin No.: 0476-67-1791  
Project Manager: Timothy Doersam



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24. Case No.:	<u>REV-23-0012</u>	Project Name:	<u>Goodyear</u>
Project Description:		Site plan revision	
Location:		6650 Ramsey St.	
Jurisdiction:		Cumberland County	
Type of Review:		Non-residential site plan	
Total Acreage:		401	
Zoning:		M(P)	
Approval Date:		08/29/2023	
Approval Authority:		County Planning & Inspections Dept.	
Owner/Agent:		Mike Rehmert	
Pin No.:		0541-36-7344	
Project Manager:		Christopher Portman	