



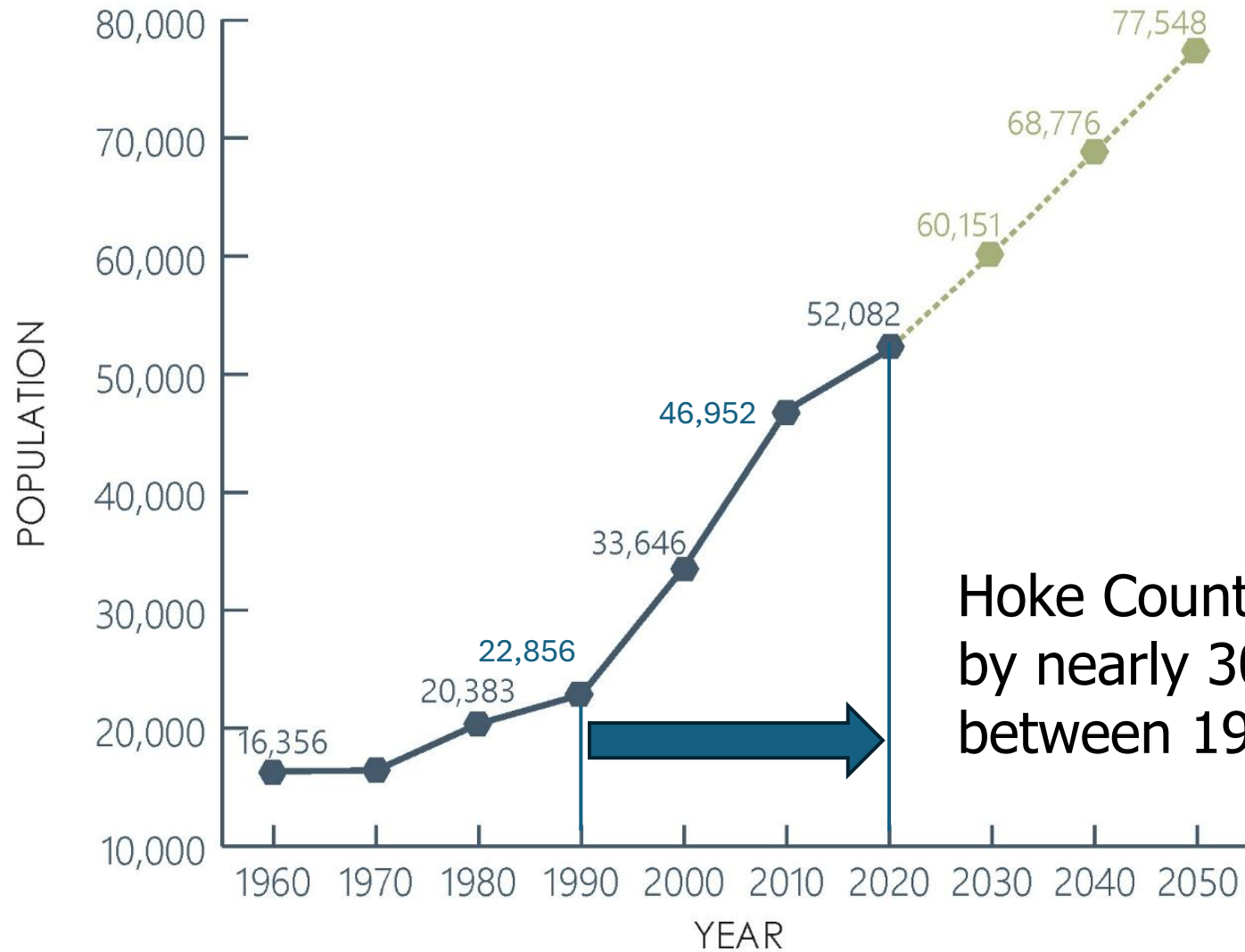
Hoke County Land Use Plan

Sandhills Conservation Partnership Update

June 10, 2026

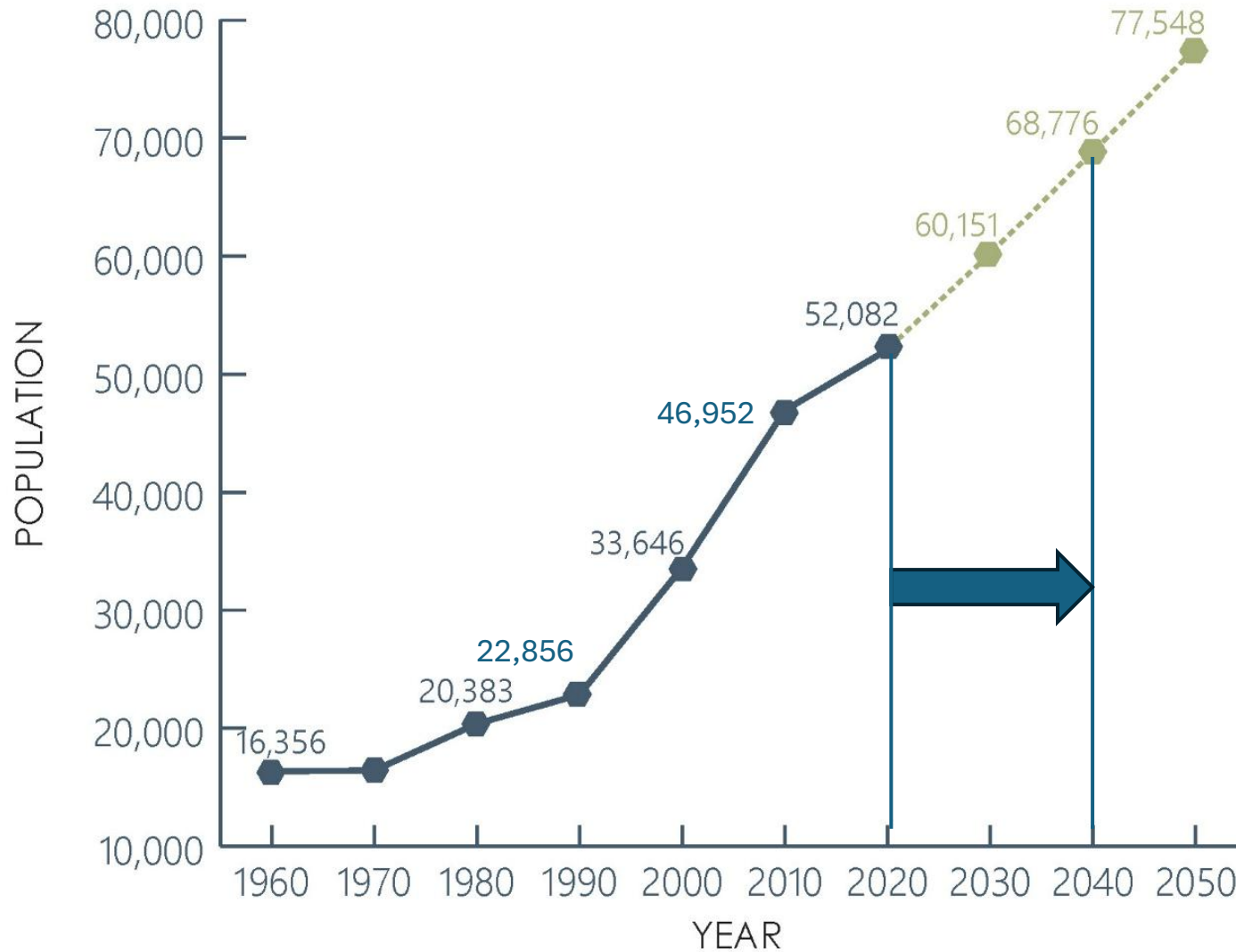
GROWTH AND CHANGE IN HOKE COUNTY

HOKE COUNTY POPULATION GROWTH



Hoke County's population grew by nearly 30,000 residents between 1990 and 2020.

HOKE COUNTY GROWTH PROJECTION

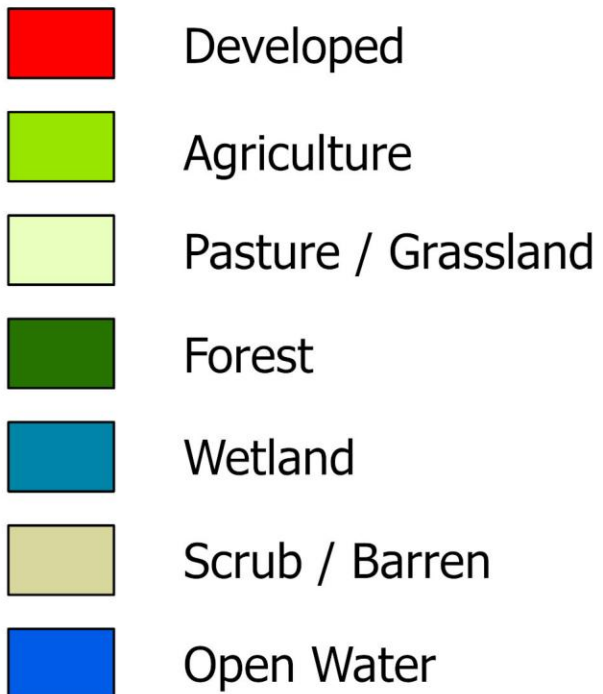


The NC State Demographer projects that Hoke County will grow by 15,674 residents between 2020 and 2040.

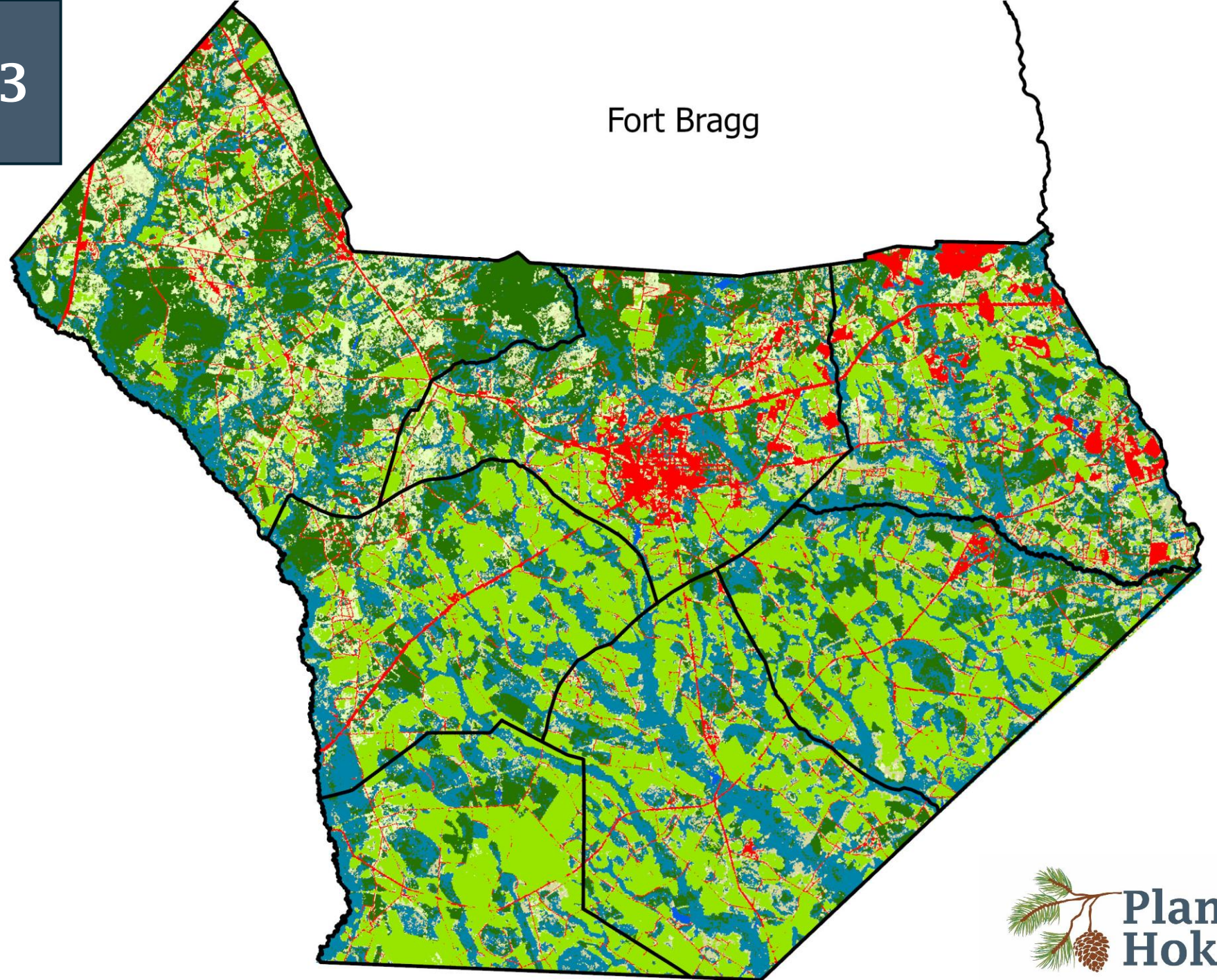
Market demand will be around **5,600 new dwelling units** through 2040 based on the projection.

LAND COVER 2013

Land Cover Type



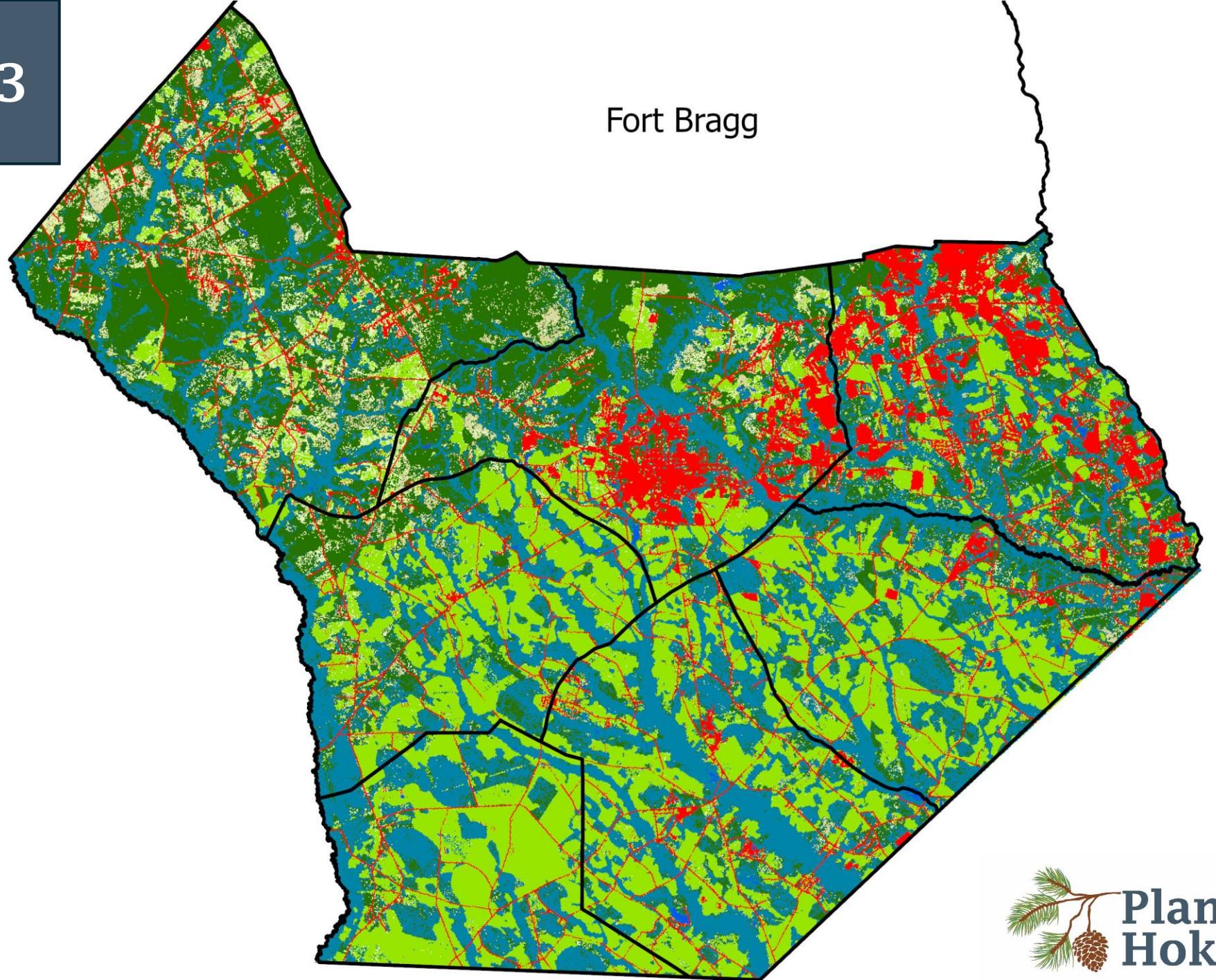
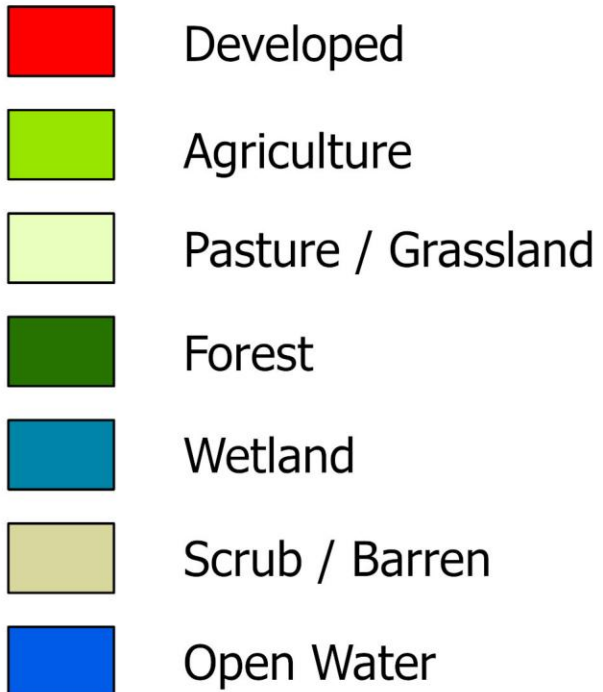
Fort Bragg



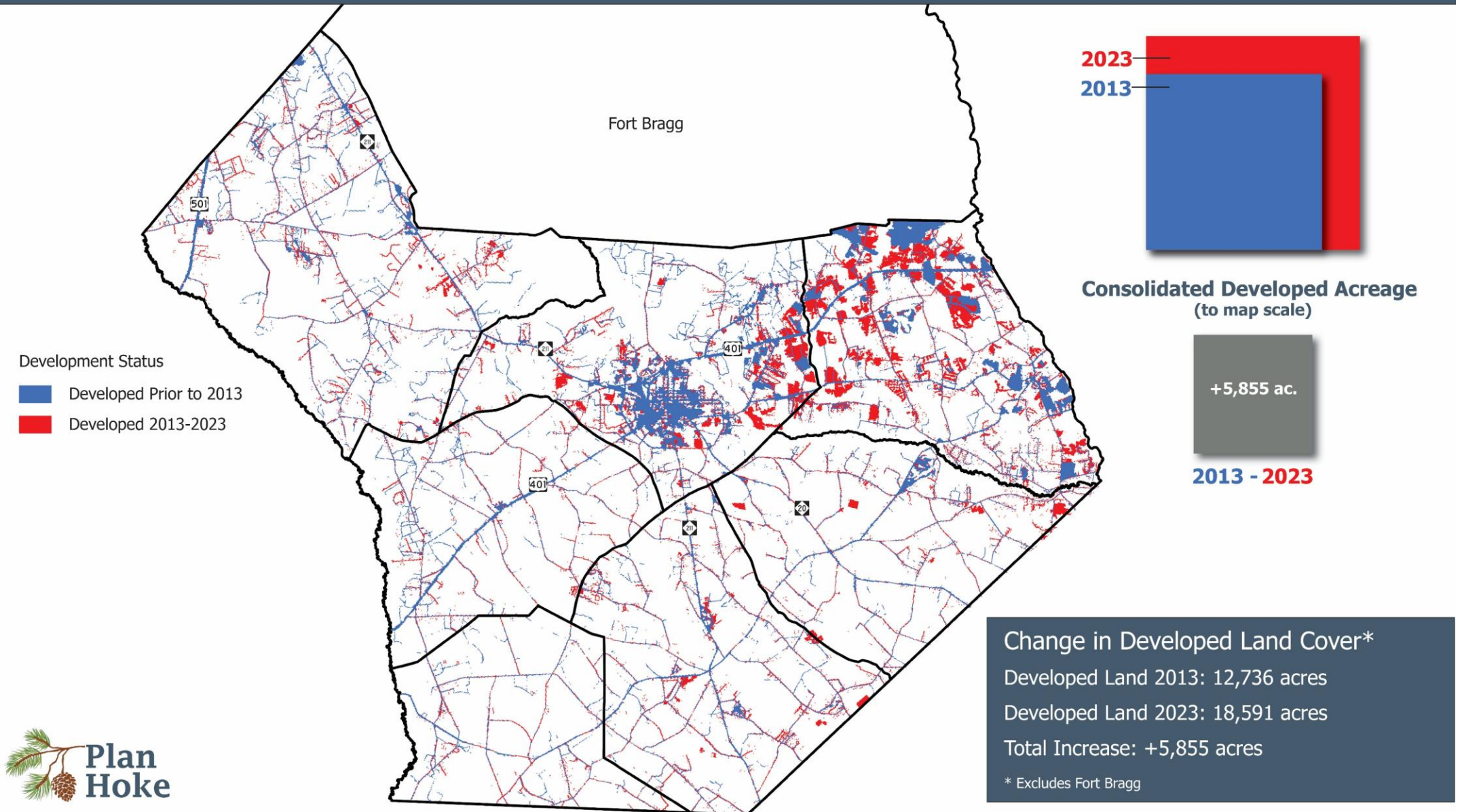
LAND COVER 2023

Fort Bragg

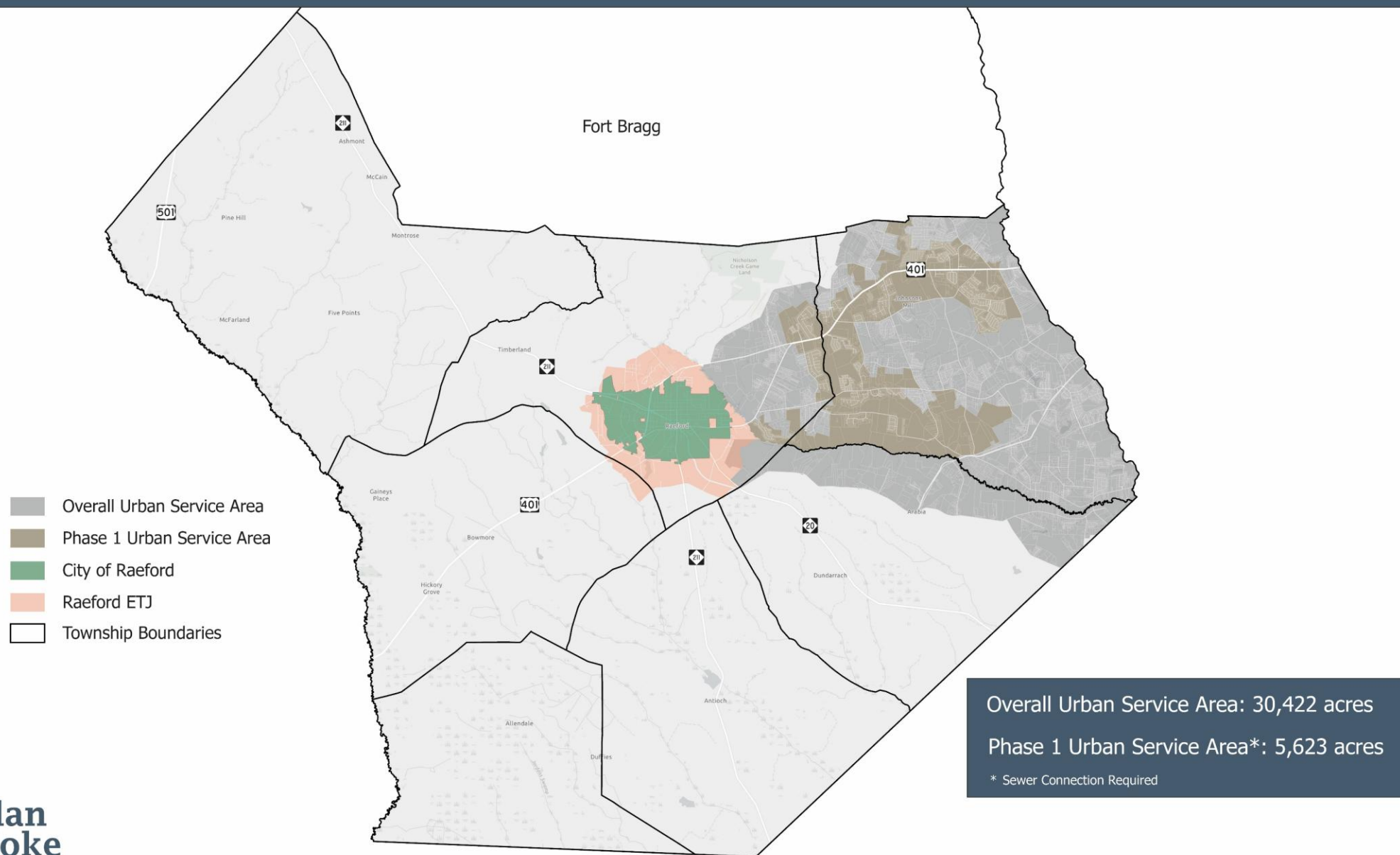
Land Cover Type



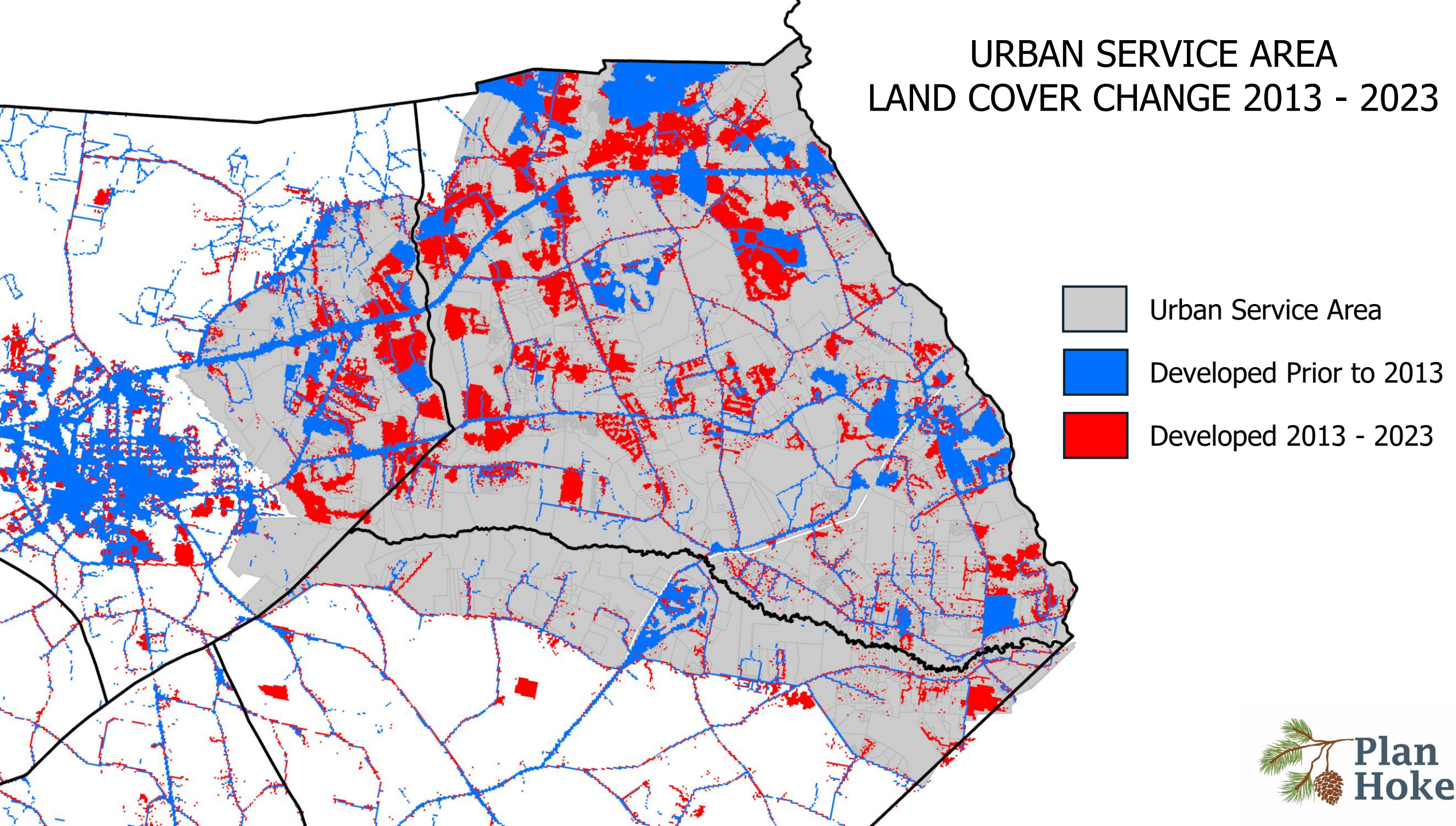
CHANGE IN DEVELOPED LAND COVER 2013-2023



HOKE COUNTY URBAN SERVICE AREA



URBAN SERVICE AREA LAND COVER CHANGE 2013 - 2023

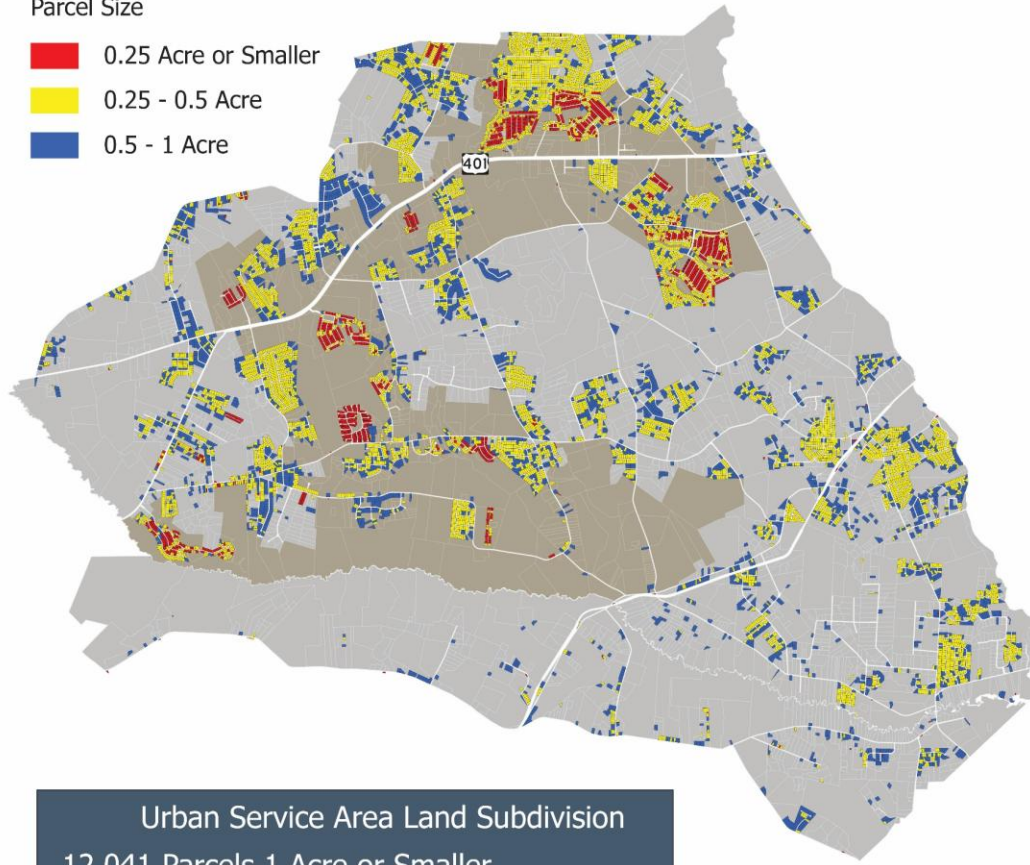


URBAN SERVICE AREA DEVELOPMENT

Land Subdivision Pattern

Parcel Size

- 0.25 Acre or Smaller
- 0.25 - 0.5 Acre
- 0.5 - 1 Acre

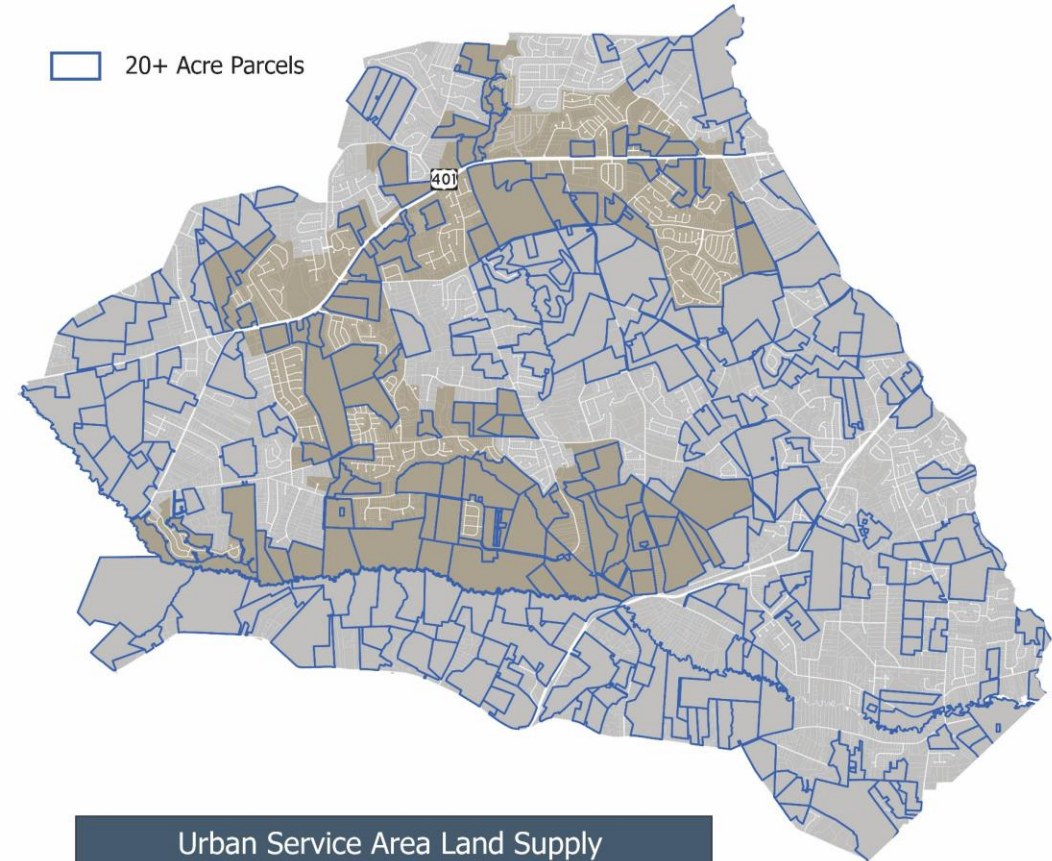


Urban Service Area Land Subdivision
12,041 Parcels 1 Acre or Smaller
5,248 Acres in Parcels Smaller Than 1 Acre
Average Size of 0.44 Acre*

* Parcels Smaller 1 Acre or Smaller

Potential Development Tracts

20+ Acre Parcels



Urban Service Area Land Supply
30,422 Acres in Parcels
281 Parcels 20+ Acres in Size
15,970 Acres in 20+ Acre Parcels

ENVIRONMENTAL INFLUENCES ON GROWTH

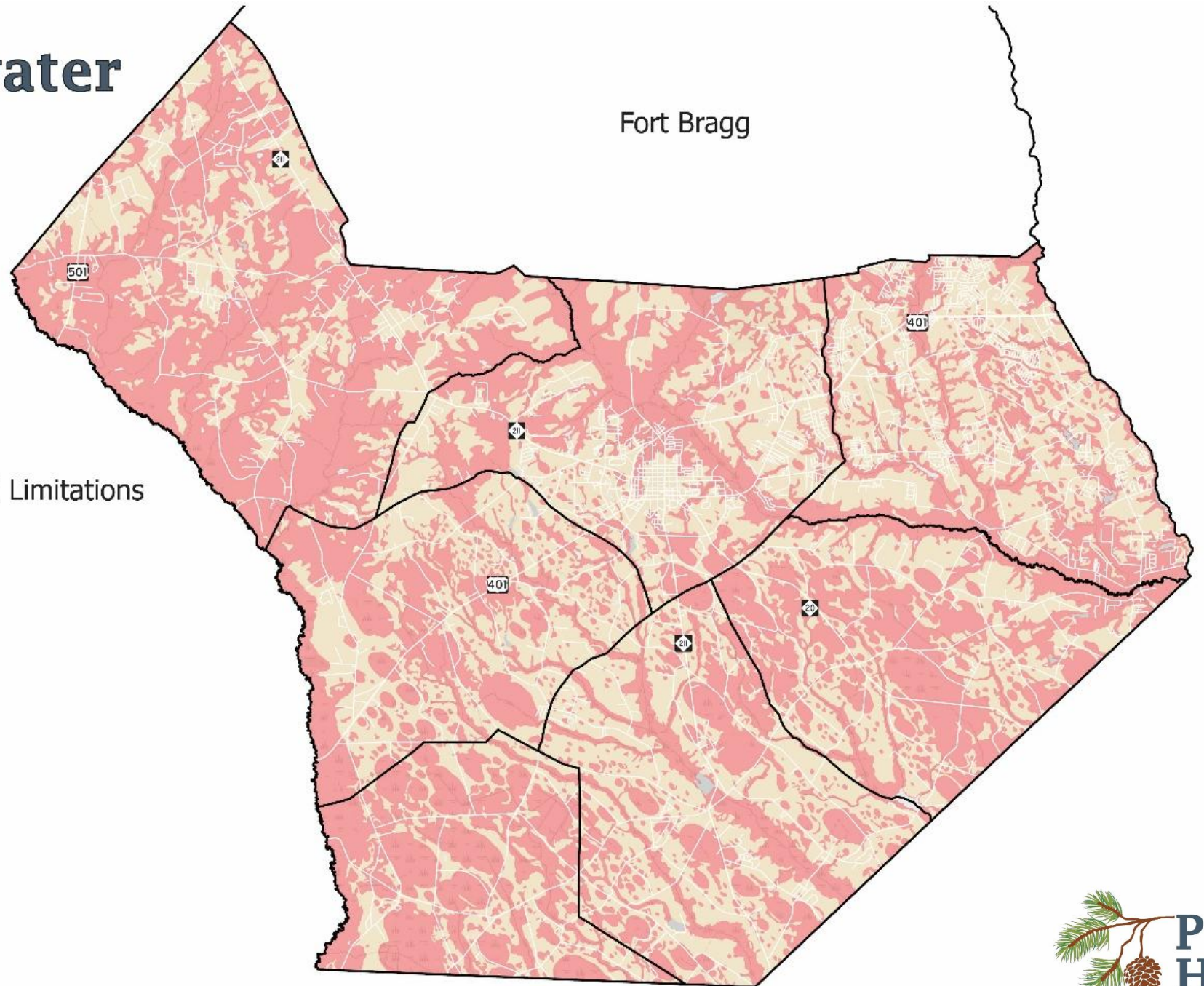


Onsite Wastewater Disposal

Fort Bragg

Septic Tank Absorption Field Limitations

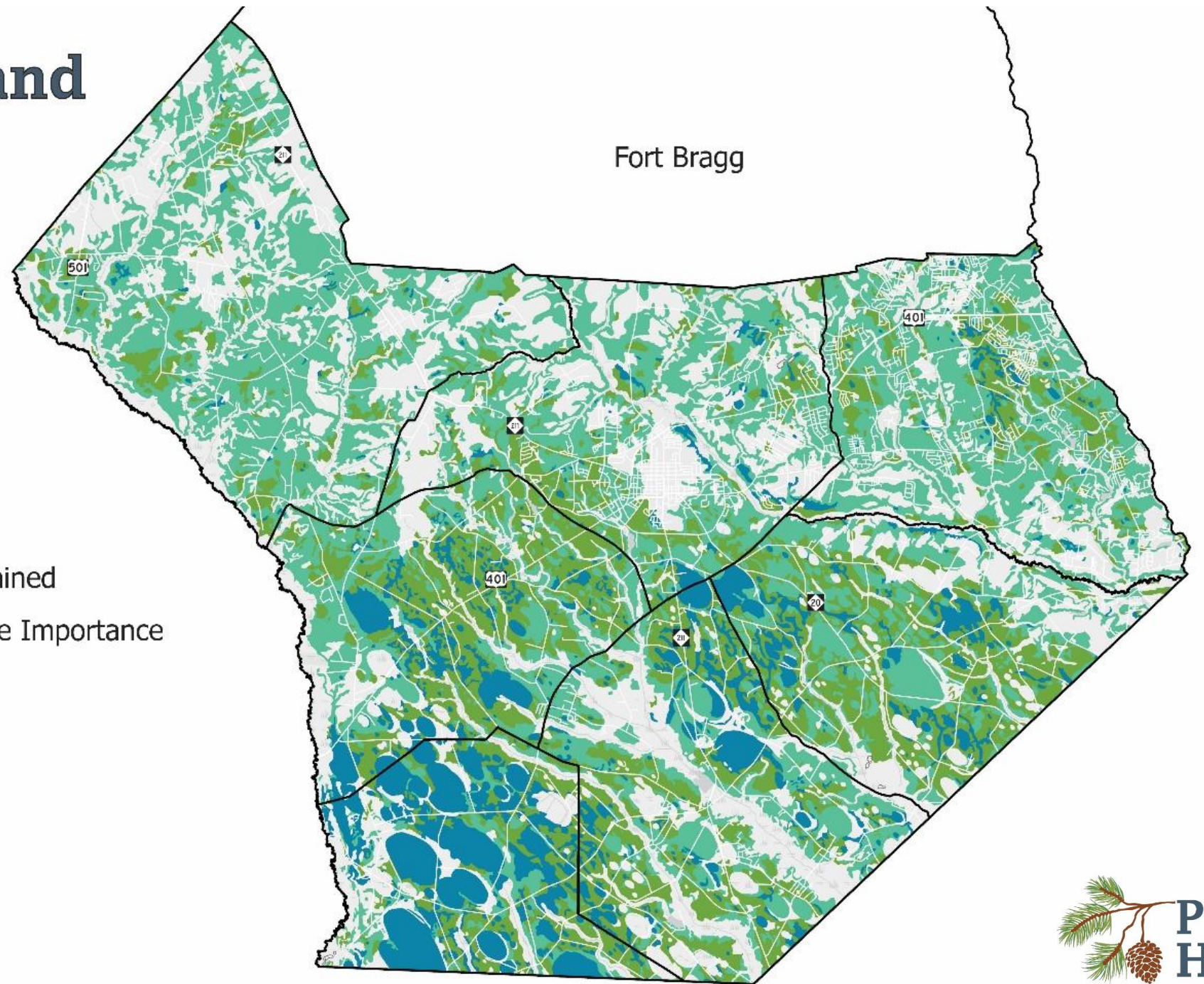
- Severely Limited
- Moderately Limited



Prime Farmland Soils

Soil Classification

- Prime Farmland
- Prime Farmland if Drained
- Farmland of Statewide Importance



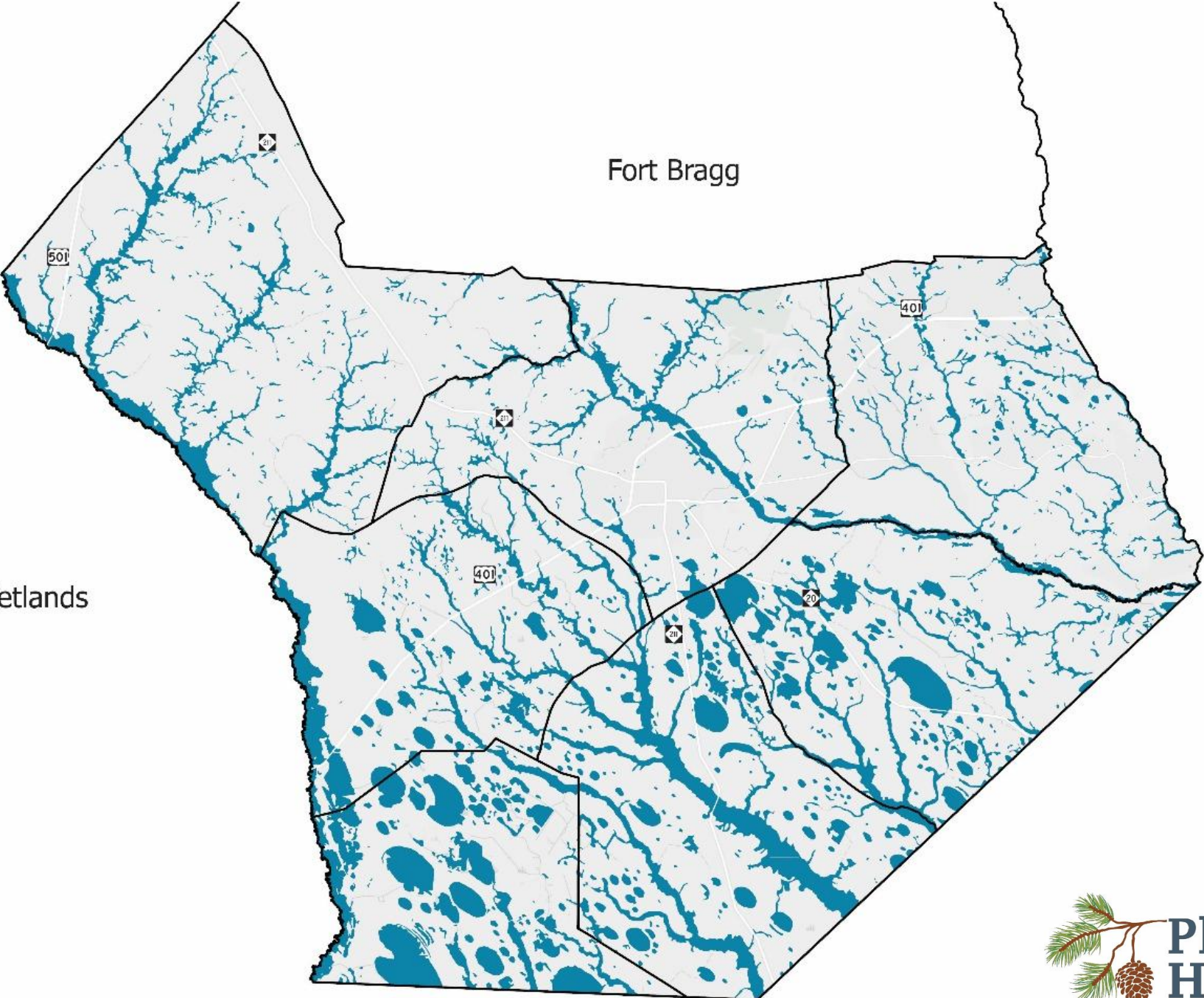
Flood Hazard Areas

 1% Annual Flood Risk
(100-Year Floodplain)

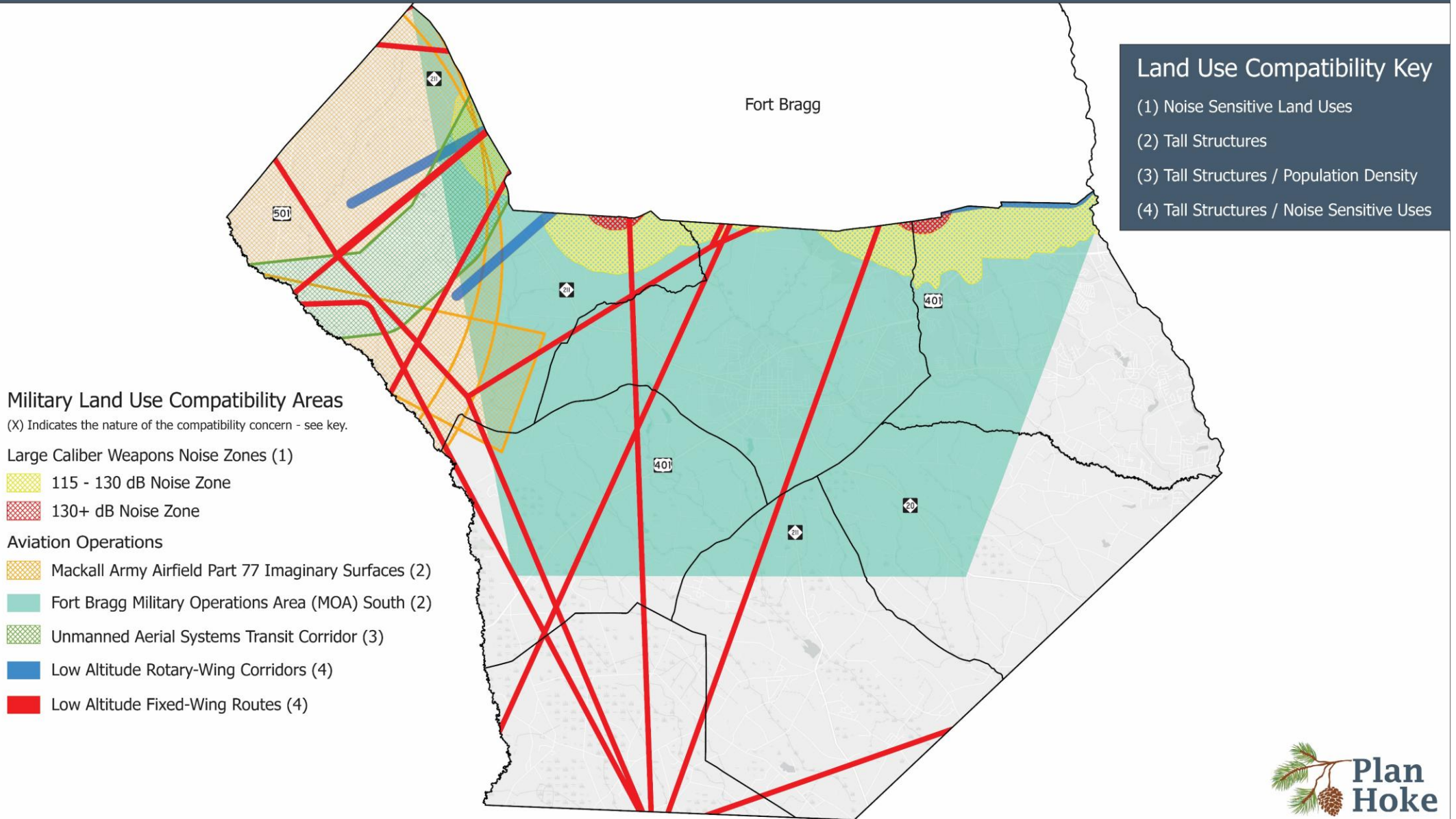


Wetlands

 NWI Defined Wetlands



MILITARY LAND USE COMPATIBILITY





PLANNING FOR GROWTH

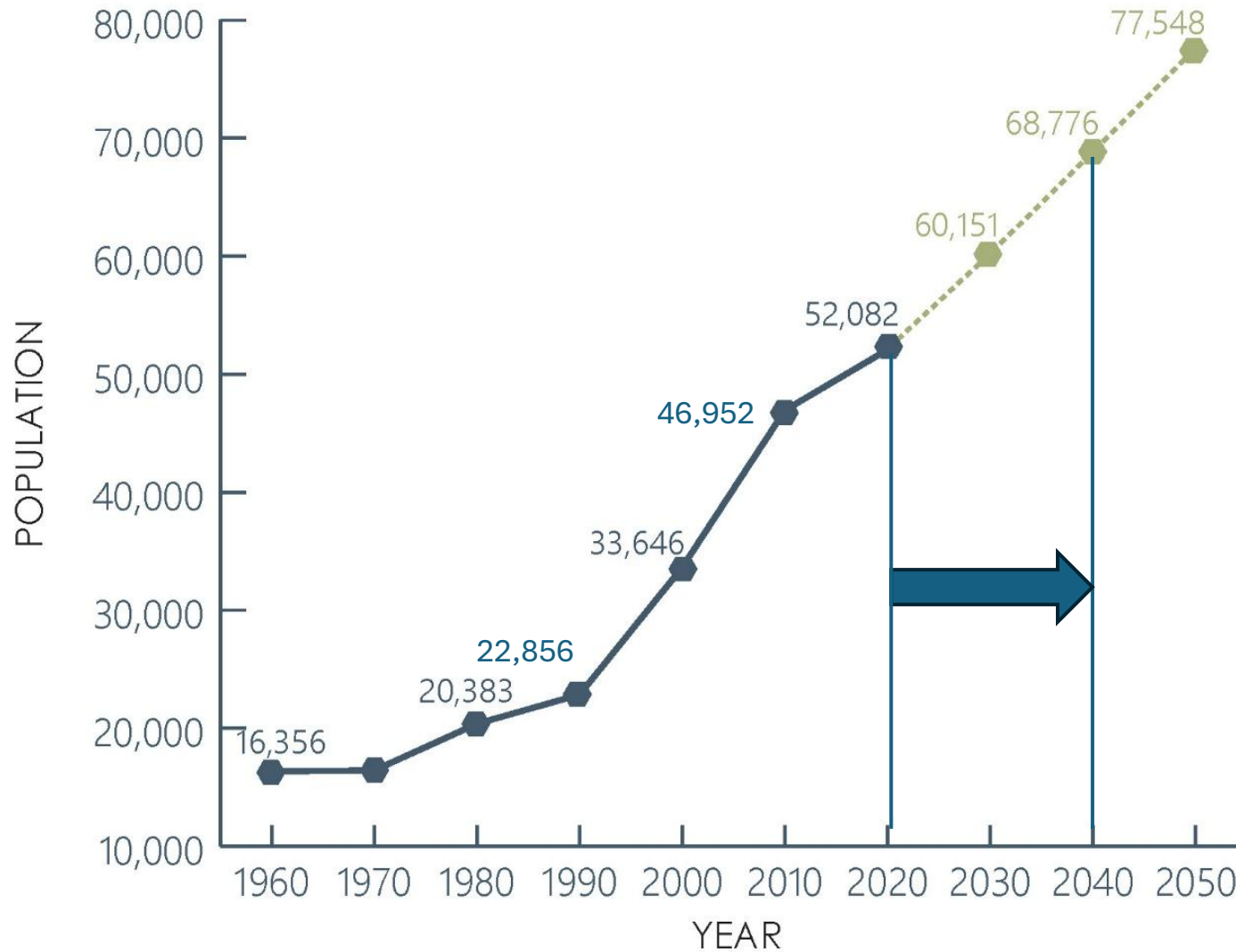








HOKE COUNTY GROWTH PROJECTION



The NC State Demographer projects that Hoke County will grow by 15,674 residents between 2020 and 2040.

Market demand will be around **5,600 new dwelling units** through 2040 based on the projection.

LAND SUPPLY REQUIREMENTS

A representative 100-acre parcel of land has the capacity to accommodate*:

381 detached single-family dwellings on 8,000 square foot lots; or

203 detached single-family dwellings on 15,000 square foot lots; or

152 detached single-family dwellings on 20,000 square foot lots; or

76 detached single-family dwellings on 40,000 square foot lots

*Utilization rate of 70% to account for street ROW, stormwater, buffers, wetlands, etc.

LAND SUPPLY REQUIREMENTS

Based on market demand for +/- 5,600 new dwellings through 2040, residential land supply will require at least:

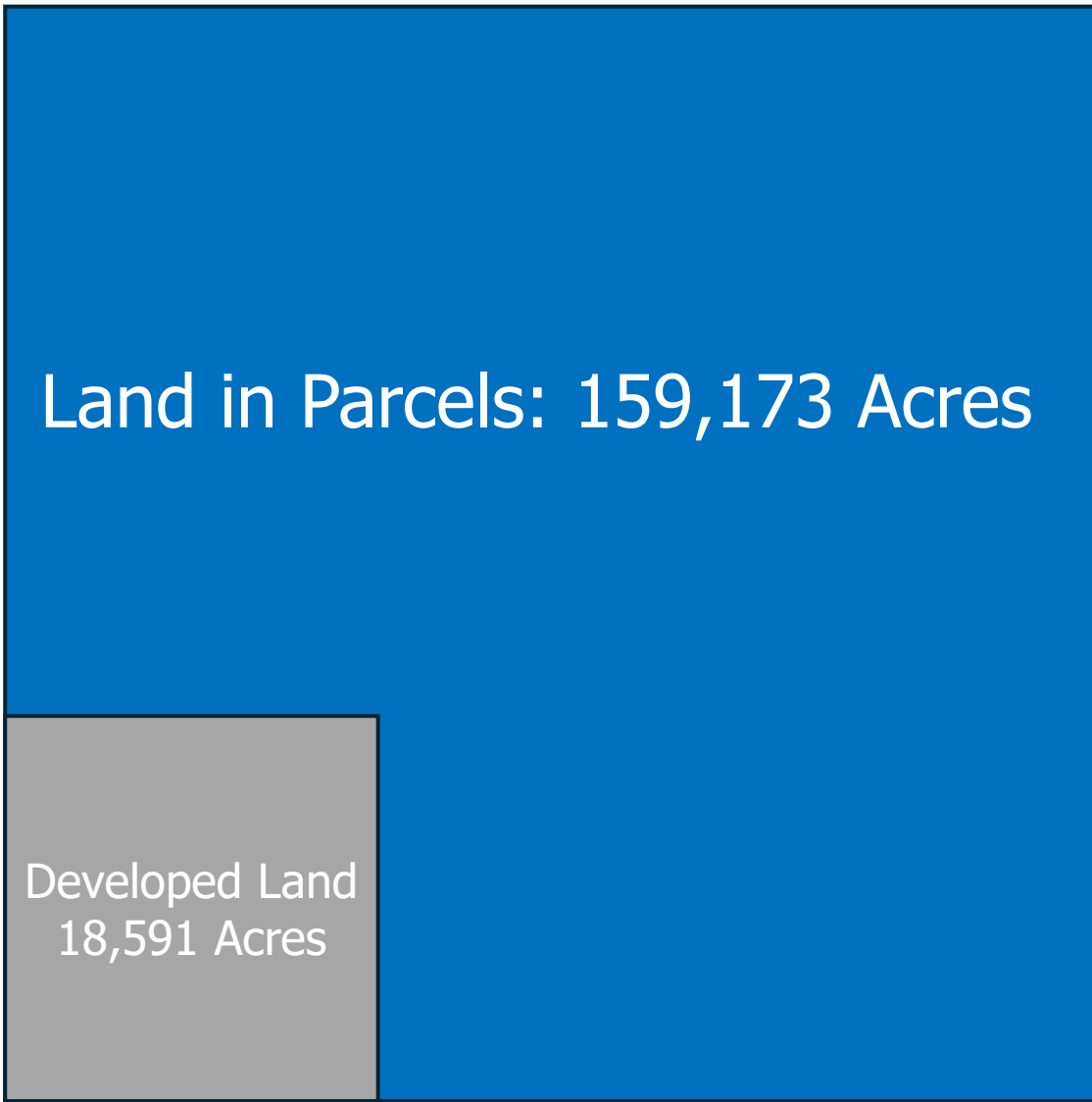
1,469 acres if all SFD on 8,000 square foot lots; or

2,754 acres if all SFD on 15,000 square foot lots; or

3,672 acres if all SFD on 20,000 square foot lots; or

7,344 acres if all SFD on 40,000 square foot lots; or

LAND SUPPLY REQUIREMENTS



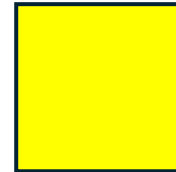
Land in Parcels: 159,173 Acres

Developed Land
18,591 Acres

Additional Land Area Required
for 5,600 New Dwellings:



7,344 acres using 40,000 sf lots



3,672 acres using 20,000 sf lots

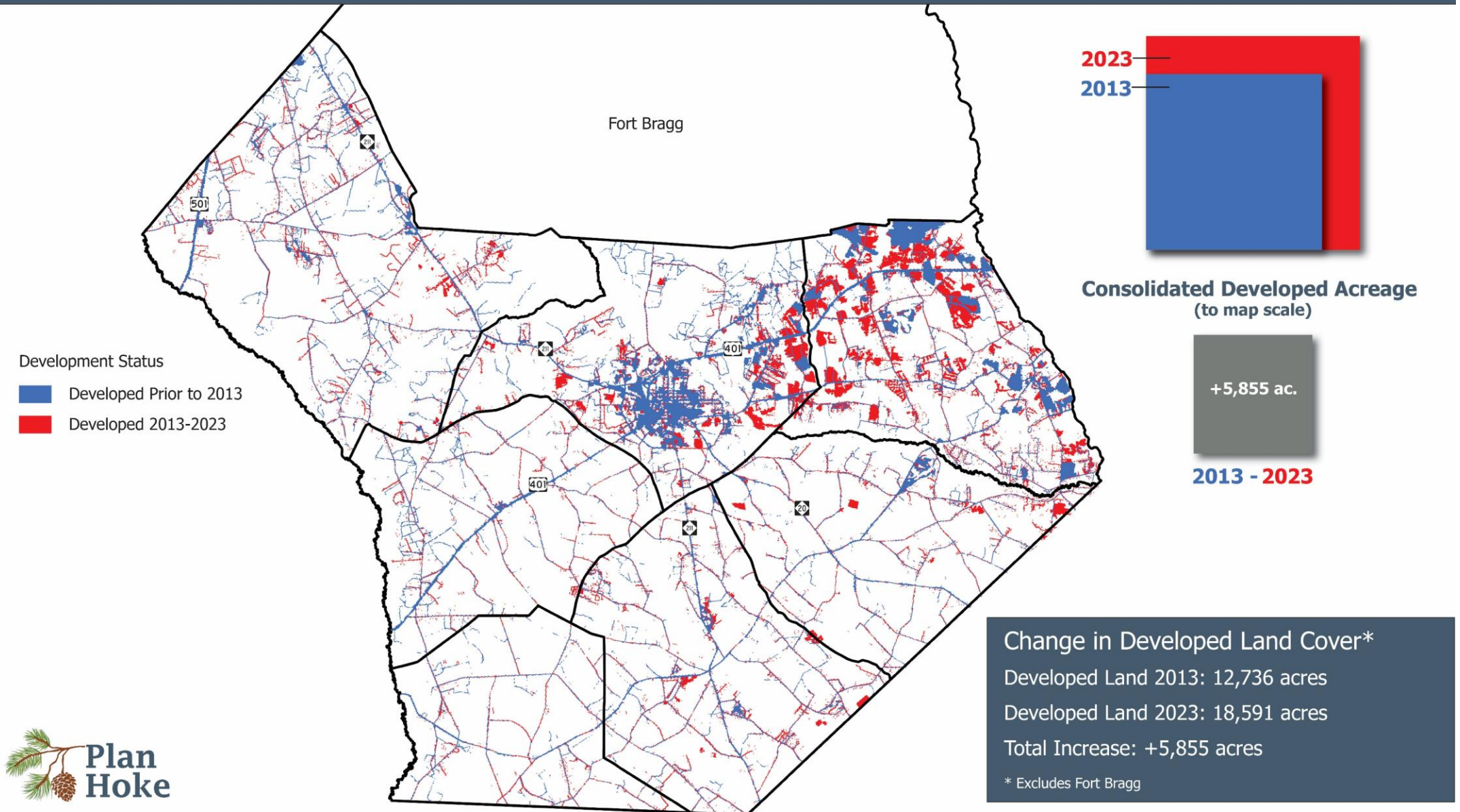


2,754 acres using 15,000 sf lots



1,469 acres using 8,000 sf lots

CHANGE IN DEVELOPED LAND COVER 2013-2023



SURVEY COMMENTS ON THE FUTURE OF HOKE COUNTY

A word cloud of survey comments on the future of Hoke County. The words are arranged in a circular pattern, with the most prominent words in the center and smaller words towards the edges. The colors of the words vary, including shades of green, brown, blue, and red.

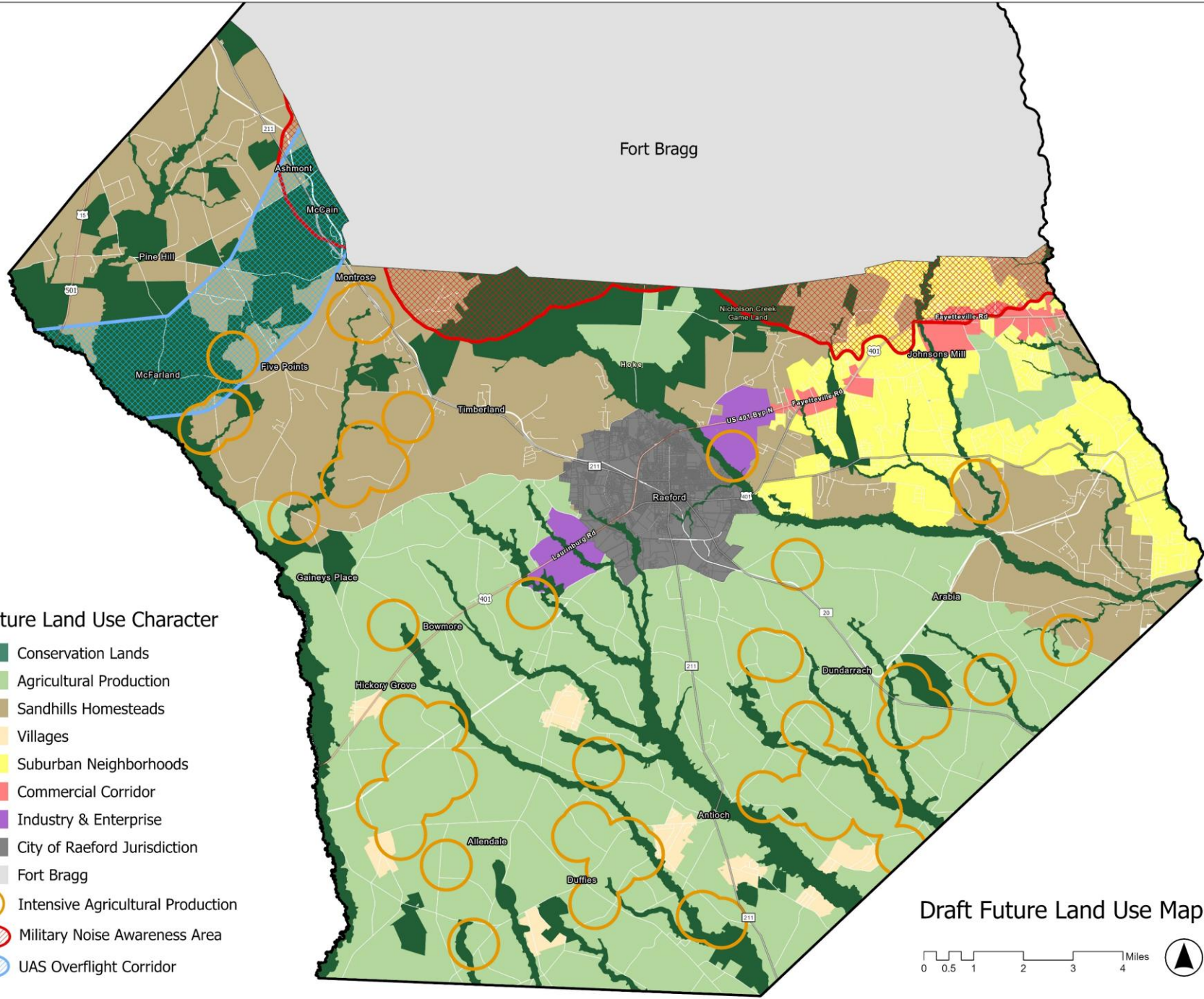
Improve Schools
Protect Natural Lands
Slow Down Growth
Maintain Rural / Agriculture
Improve Infrastructure

Clean Up Appearance
Create Jobs
Strengthen Community
More Parks and Recreation
Affordable Housing
Improve Safety
Improve Downtown
Improve Services
Sidewalks and Trails
Attract Industry and Businesses
More Shopping, Dining, Entertainment

Draft Future Land Use Map and Character Areas

Future Land Use Character

- Conservation Lands
- Agricultural Production
- Sandhills Homesteads
- Villages
- Suburban Neighborhoods
- Commercial Corridor
- Industry & Enterprise
- City of Raeford Jurisdiction
- Fort Bragg
- Intensive Agricultural Production
- Military Noise Awareness Area
- UAS Overflight Corridor



Draft Future Land Use Map

0 0.5 1 2 3 4 Miles

▲

The draft future land use map uses 7 “character areas” to define the vision for growth and development in Hoke County.

The map also identifies intensive agricultural production areas, military noise awareness areas, and the military UAS overflight corridor.

Land Use Strategies

1. Aligning Development with Infrastructure Capacity
2. Improving the Effectiveness of Land Use Regulations
3. Balancing Residential and Non-Residential Growth
4. Expanding Services in Line with Population Growth
5. Protecting Natural Resources and Productive Agricultural Land
6. Expanding Economic Opportunity for Residents
7. Maintaining Compatibility with Fort Bragg