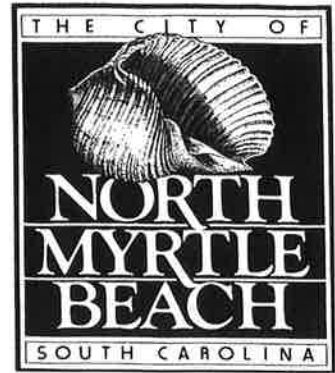


# MEMO



**TO:** Mayor and City Council

**FROM:** Jim Wood  
Director, Planning & Development

**DATE:** February 4, 2019

**RE:** Monthly Report – Department of Planning & Development

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Attached is the January monthly report for the Department of Planning and Development.

The report identifies the construction permits issued and inspections performed. The activities of the Planning Commission and Board of Zoning Appeals are also included.

Office of Planning and Development

1018 2<sup>nd</sup> Avenue South, North Myrtle Beach, SC 29582



## BUILDING DIVISION MONTHLY REPORT JANUARY 2020

<b>PERMITS ISSUED</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>JAN 2019</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>%CHANGE</b>
Single Family *	10	15	14	91	187	-51%
Townhouse Building Permits ~	4	0	8	21	39	-46%
Townhouse Units	(4)	(0)	(8)	(21)	(39)	-46%
Multifamily Buildings	0	0	0	0	1	-100%
Multifamily Units	(0)	(0)	(0)	(0)	(24)	-100%
Mixed-Use (Comm & M/F)	0	0	0	0	0	0%
Hotel/Motel Buildings	0	0	0	0	0	0%
Hotel/Motel Units	(0)	(0)	(0)	(0)	(0)	0%
Commercial	2	2	0	11	5	120%
Relocation	2	1	2	9	2	350%
Demolitions	2	3	4	17	17	0%
Swimming Pools	7	5	6	40	43	-7%
Signs	4	2	14	25	42	-40%
Alter/Addition/Repair	222	187	267	1546	1570	-2%
Mobile Homes (New)	0	1	0	5	4	25%
Mobile Homes (Replace)	0	0	1	3	2	50%
RV's/Park Models	2	0	2	6	4	50%
Other	74	8	18	359	229	57%
<b>TOTALS:</b>	<b>329</b>	<b>224</b>	<b>336</b>	<b>2133</b>	<b>2145</b>	<b>-1%</b>

<b>CERTIFICATES ISSUED</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>JAN 2019</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>% CHANGE</b>
C.O.'s	51	320	154	1203	1204	0%
Zoning Compliances	17	103	58	370	404	-8%

<b>NUMBER OF INSPECTIONS</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>JAN 2019</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>% CHANGE</b>
Building	402	291	51	1634	281	481%
Electrical	182	141	161	940	1041	-10%
Plumbing	140	110	144	679	644	5%
HVAC/Gas	127	101	131	679	625	9%
Info (Tenant Changes)	15	12	11	68	57	19%
C.O.'s	203	266	100	1232	863	43%
Other	143	113	38	537	262	105%
Totals:	1212	1034	636	5769	3773	53%
Daily Average	58	52	30			-

### BUILDING VALUATION

<b>THIS FY TO DATE</b>	<b>LAST FY TO DATE</b>	<b>CHANGE</b>
\$86,188,950.17	\$118,187,869.22	-27%

### REVENUE

<b>THIS FY TO DATE</b>	<b>LAST FY TO DATE</b>	<b>FY BUDGET</b>	<b>% OF BUDGET</b>
421,659.79	\$522,378.81	\$437,500.00	96%

\* In Jan - 0 Duplex Structures  
~ In Jan - 1 TH Bldg, 4 Permits

**CITY OF NORTH MYRTLE BEACH  
MAJOR PROJECTS PERMITTED  
PLANNING & DEVELOPMENT  
JANUARY 2020**

**#1 GRAND STRAND AIRPORT TAXIWAY**

**PROJECT LOCATION: 1405 33<sup>rd</sup> Ave S**

**CONTRACTOR: Palmetto Corp of Conway**

**VALUATION: \$4,096,075.25**

**PERMIT FEE COLLECTED: \$0**

**DESCRIPTION: Grading, Storm Drainage, Paving & Milling –  
Taxiway Rehabilitation & Airfield Improvements Project**

**#2 KOHL'S**

**PROJECT LOCATION: 1415 Old Hwy 17 N**

**CONTRACTOR: A O Hardee & Son, Inc**

**VALUATION: \$1,186,746.44**

**PERMIT FEE COLLECTED: \$4,573.50**

**DESCRIPTION: Grading & Site work for future KOHL'S, to include  
Sediment & Erosion Control, Sewer, Clearing, Dirt work, Demo &  
Storm Drainage**

### **#3 BAREFOOT RESORT – HARBOUR COVE**

**PROJECT LOCATION: 2241 Waterview Dr, Bldg 4**

**CONTRACTOR: Prime South of the Carolinas, LLC**

**VALUATION: \$589,582.00**

**PERMIT FEE COLLECTED: \$2,782.50**

**DESCRIPTION: Remove & replace exterior stucco, repair wood rot damage, repair interior damage resulting from exterior work, remove & replace shingles on lower roof, re-flash windows, replace downspouts, remove selected brick veneer & replace with stucco, install temporary electric**

### **#4 SHOPS ON MAIN – DIRTY DON'S SEAFOOD & OYSTER BAR**

**PROJECT LOCATION: 661 Main St**

**CONTRACTOR: Majestic Vision Properties, Inc**

**VALUATION: \$519,977.60**

**PERMIT FEE COLLECTED: \$2,572.50**

**DESCRIPTION: Construction of a 3,520 sf htd commercial bldg. with a 320 sf unhtd porch area (to include electric, plumbing, mechanical & finishes)**

## **#5 SHOPS ON MAIN – BUILDING 4**

**PROJECT LOCATION: 641 Main St**

**CONTRACTOR: Majestic Vision Properties, Inc**

**VALUATION: \$1,138,644.00**

**PERMIT FEE COLLECTED: \$3,543.60**

**DESCRIPTION: Construction of a 10,800 sf htd and 2,160 sf unhtd  
“Shell Only” 7 unit commercial bldg. (to include slab plumbing &  
conduit runs for electrical)**

**CITY OF NMB**

**TENANT CHANGES**

**JANUARY, 2020**

<u>ADDRESS</u>	<u>OLD BUSINESS</u>	<u>NEW BUSINESS – (TYPE)</u>
809 Hwy 17 S	Crumb Buns Bakery (Retail Bakery)	Handyman United Construction (Office)
1000 Hwy 17 N, Unit A	Atlantic City Sliders (Restaurant)	La Promesa (Restaurant)
2200 Premier Resort Blvd, Ste 2	N/A	Waccamaw Heating & Cooling (Office)
109 Ash St, Unit B	Body Spa Boutique (Retail)	Myrtle Beach Tours (Realty)
109 Ash St, Unit C	Grand Strand Entertainment (Retail)	Myrtle Beach Tours (Realty)
1711 A Madison Dr	Vacant	Kevin's Barbershop (Barbershop)
710 Hwy 17 S, Unit D2	Wholesale Flooring (Retail)	Lance Restaurant Supply (Equipment Sales)
1001 2 <sup>nd</sup> Ave N	Myrtle Beach Travel & Tours (Rentals)	NMB Heating & Air (HVAC Company)



**PLANNING DIVISION  
MONTHLY REPORT  
January 2020**

During the month of January, the City of North Myrtle Beach Planning Commission held two regularly scheduled meetings and workshops.

**Monthly Plan and Plat Review Statistics:**

	Site Plan Submittals			
	Courtesy Review	Staff-Initiated	New Full Submittals	Approved
<b>January</b>	4	0	4	2

	Approved Major Final Plats		Approved Major Preliminary Plat		Staff Approved Plats	
	Number	# Lots	Number	# Lots	Number	Acreage
<b>January</b>	1	50	0	NA	6	18.56

**Planning Commission Activity:**

January 7, 2019

Old Business

- A. ZONING ORDINANCE TEXT AMENDMENT ZTX-19-03:** City staff has initiated a zoning text amendment to the Highway Commercial (HC) zoning district to allow climate-controlled mini-warehouses as a conditional use and to establish design standards for their approval.

*Action: The Planning Commission voted unanimously to recommend denial of the zoning ordinance text amendment because the proposed ordinance change does not align with the stated goals of the City of North Myrtle Beach Comprehensive Plan in supporting quality design and development along our strategic corridors and protecting gateway properties to contribute to the creation of place and sense of arrival in our City. The amendment was forwarded to City Council to be considered for first reading of ordinance on March 2, 2020, meeting.*

New Business

- A. SWEARING IN OF NEWLY APPOINTED BOARD MEMBERS**

*Action: Commissioner Jessica Bell was sworn in for a term ending November 4, 2023.*

January 21, 2019

New Business – "Consent Items"

- A. BONDED FINAL SUBDIVISION PLAT SUB-19-40:** A bonded major final plat of subdivision for the Cottages on the Marsh to create fifty (50) lots of record, open space, pump station, and two private rights-of-way off of Ye Olde Kings Highway.

*Action: The Planning Commission voted unanimously to approve the bonded major final plat of subdivision.*

New Business

**A. MINOR PLANNED DEVELOPMENT DISTRICT AMENDMENT Z-20-1:** The Planning & Development Department received an application for a minor amendment to the Barefoot Landing Planned Development District revising the elevations and deck/bar layout at 4846 Highway 17 North.

*Action: The Planning Commission voted unanimously to approve the minor planned development district amendment.*

**B. MINOR PLANNED DEVELOPMENT DISTRICT AMENDMENT Z-19-14:** The Planning & Development Department received an application for a minor amendment to the Robber's Roost neighborhood within the Robber's Roost Planned Development District (PDD) revising the amenity center layout.

*Action: The Planning Commission voted unanimously to approve the minor planned development district amendment.*

Respectfully submitted,



Aaron C. Rucker  
Principal Planner



**BOARD OF ZONING APPEALS**  
**JANUARY 2020**  
**Monthly Report**

The Board of Zoning Appeals met on January 9, 2020 and took the following action:

**DENIED VARIANCE #V50-19:** Mr. Joseph Sartori has made application for a variance to remove a tree in excess of the 24-inch caliper measurement that is protected by the ordinance at 412 Ocean Pointe Court.

**DENIED VARIANCE #V01-20:** Mr. Michael Stafford has made application for a variance of the oceanfront fencing regulations for a replacement fence at 6208 North Ocean Boulevard.

**APPROVED VARIANCE #V02-20:** Mr. Jason Helms has made application for a variance of the front yard setback requirement for a proposed new home at 304 Spartina Court.

To: Paul Blust  
From: Ben Caldwell  
RE: January Building Maintenance Progress Report / Outstanding Caseload  
February 3, 2020

Any future dates listed below illustrate the expiration of the initial 90-day grace period.

**2405 Bryan Street – 7/10/18**

- \*Torn window screens in need of repair, replacement or removal
- \*Accessory building siding in poor condition with rotten wood siding in need of repair
- \*Rotten wood on decks in need of repair or replacement

**312 31<sup>st</sup> Avenue North – 6/27/18**

- \*Exterior doors are not secure. Repair or replace exterior door locking mechanisms
- \*Torn window screens in need of repair, replacement or removal
- \*The deck is thoroughly dilapidated and in need of repair or replacement

**600 41<sup>st</sup> Avenue South – 6/27/18**

- \*Missing and rotted roofing elements in need of repair or replacement

**5101 North Ocean Boulevard – April 2019**

- \*Siding is in extremely poor condition. Make appropriate repairs that provide a weather resistant exterior envelope.
- \*Deck and step railings missing or otherwise in extremely poor condition and are unsafe. Properly repair as needed.

**1110 28<sup>th</sup> Avenue South – May 2019**

- \*Roof is in poor repair and repair or replacement is needed.
- \*Steps are in poor repair and are needing to be replaced or repaired.
- \*The rear door is boarded up. Remove boards and repair door as necessary to properly function as intended.
- \*Torn window screens need to be removed or replaced.
- \*Loose vinyl siding needs to be repaired or replaced.

**3305 South Ocean Boulevard – May 2019**

- \*Roofing is in poor repair and needs replaced or repaired.
- \*Broken window on 2<sup>nd</sup> floor needs replaced.
- \*Storm door is in poor repair and needs replaced or repaired to properly intended condition.
- \*Siding is in poor repair and needs to be replaced or repaired.

**507 15<sup>th</sup> Avenue South – May 2019**

- \*Boarded windows need to be unboarded and repaired or replaced with operable windows.
- \*Eaves and overhangs of the roof are in disrepair and in need of replacement or repair.
- \*Holes in the block wall of the home are needed to be repaired.
- \*Broken windows are required to be replaced with operable windows.

**3410 South Ocean Boulevard – September 2019**

- \*Roofing in poor condition, replace, repair or demo structure.

**215 25<sup>th</sup> Avenue North – February 2020**

- \*Roofing including soffit and fascia is in poor repair and in need of replacement or repair.
- \*Door is not capable of being locked. Door to be replaced or repaired.
- \*Screens torn and need to be replaced, removed or repaired.
- \*Decking is in poor repair and several spindles are missing and in need of replacement.

**115 Norris Avenue – February 2020**

- \*Roofing, siding and decking all in disrepair