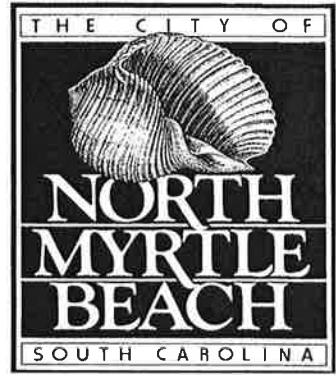


# MEMO



**TO:** Mayor and City Council

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

**DATE:** May 2, 2018

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

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Attached is the April 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 APRIL 2018

<b>PERMITS ISSUED</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>APR 2017</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>%CHANGE</b>
Single Family *	20	17	7	198	188	5%
Townhouse Building Permits ~	0	0	0	11	8	38%
Townhouse Units	(0)	(0)	(0)	(11)	(8)	38%
Multifamily Buildings	0	0	0	2	0	0%
Multifamily Units	(0)	(0)	(0)	(27)	(0)	0%
Mixed-Use (Comm & M/F)	0	0	0	0	0	0%
Hotel/Motel Buildings	0	0	0	1	0	0%
Hotel/Motel Units	(0)	(0)	(0)	(138)	(0)	0%
Commercial	1	1	2	9	8	13%
Relocation	1	0	0	9	6	50%
Demolitions	3	1	4	18	32	-44%
Swimming Pools	7	10	7	65	52	25%
Signs	4	4	8	52	57	-9%
Alter/Addition/Repair	227	240	245	2090	2382	-12%
Mobile Homes (New)	1	2	0	10	10	0%
Mobile Homes (Replace)	0	0	1	2	7	-71%
RV's/Park Models	0	2	0	4	1	300%
Other	40	42	42	416	390	7%
<b>TOTALS:</b>	<b>304</b>	<b>319</b>	<b>316</b>	<b>2887</b>	<b>3141</b>	<b>-8%</b>

<b>CERTIFICATES ISSUED</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>APR 2017</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>% CHANGE</b>
C.O.'s	132	135	124	1664	1565	6%
Zoning Compliances	35	56	44	552	465	19%

<b>NUMBER OF INSPECTIONS</b>	<b>THIS MONTH</b>	<b>LAST MONTH</b>	<b>APR 2017</b>	<b>THIS FY YTD</b>	<b>LAST FY YTD</b>	<b>% CHANGE</b>
Building	50	61	141	837	1599	-48%
Electrical	148	154	155	1443	1572	-8%
Plumbing	92	119	114	1112	1087	2%
HVAC/Gas	103	106	90	1071	1013	6%
Info (Tenant Changes)	15	19	14	134	119	13%
C.O.'s	144	131	202	1499	2010	-25%
Other	37	33	74	514	642	-20%
Totals:	589	623	790	6610	8042	-18%
Daily Average	28	30	42			-

### BUILDING VALUATION

<b>THIS FY TO DATE</b>	<b>LAST FY TO DATE</b>	<b>CHANGE</b>
\$134,374,231.79	\$107,902,745.68	25%

### REVENUE

<b>THIS FY TO DATE</b>	<b>LAST FY TO DATE</b>	<b>FY BUDGET</b>	<b>% OF BUDGET</b>
\$996,177.18	\$530,284.28	\$520,833.33	191%

\* In April - 0 Duplex Structures  
~ In April - 0 TH Bldgs, 0 Permits

**CITY OF NORTH MYRTLE BEACH  
MAJOR PROJECTS PERMITTED  
PLANNING & DEVELOPMENT  
APRIL 2018**

**#1 BAREFOOT RESORT – Edgewater Bldg 2**

**PROJECT LOCATION: 2180 Waterview Dr, Bldg 2**

**CONTRACTOR: PRIME SOUTH OF THE CAROLINAS, INC**

**VALUATION: \$945,260.00**

**PERMIT FEE COLLECTED: \$3,850.50**

**DESCRIPTION: Remove / replace exterior stucco, wood rot, structural damage, window flashing, HVAC line sets, roof tile, interior damage as needed, gutters, electric and paint**

**#2 THE SHOPS AT BAREFOOT VILLAGE #1**

**PROJECT LOCATION: 4910-4920 Village Hill Dr**

**CONTRACTOR: DAVIE CONSTRUCTION CO, INC.**

**VALUATION: \$1,106,640.00**

**PERMIT FEE COLLECTED: \$4,333.50**

**DESCRIPTION: Construction of a six unit “Shell only” 9,000 sf commercial building**

### **#3 CHICK-FIL-A**

**PROJECT LOCATION: 690 Hwy 17 N**

**CONTRACTOR: QUALIFIED BUILDERS, INC.**

**VALUATION: \$670,000.00**

**PERMIT FEE COLLECTED: \$3,067.50**

**DESCRIPTION: Renovations to include upgraded Midline kitchen, exterior renovations, relocate menu boards, add a rear 347 sf heated service addition and a new meal order delivery canopy over pick-up window**

### **#4 BAREFOOT LANDING - BLUEBERRYS**

**PROJECT LOCATION: 4856 Hwy 17 S**

**CONTRACTOR: GREGORY HUNT BUILDERS LLC**

**VALUATION: \$700,000.00**

**PERMIT FEE COLLECTED: \$3,371.88**

**DESCRIPTION: Interior Upfit to an existing shell building**



**PLANNING DIVISION  
MONTHLY REPORT  
April 2018**

During the month of April 2018, the City of North Myrtle Beach Planning Commission held two (2) regular meetings and two (2) workshops. Continued work on the draft Comprehensive Plan rewrite awaits direction from administration.

**Monthly Plan and Plat Review Statistics:**

	Site Plan Submittals		
	Pre-Applications	New Full Submittals	Approved
<b>April</b>	11	4	1

	Approved Major Final Plats		Approved Major Preliminary Plat		Staff Approved Plats	
	Number	# Lots	Number	# Lots	Number	Acreage
<b>April</b>	2	54	0	0	4	6.63

**Planning Commission Activity:**

April 3, 2018

*Old Business*

A. *Discussion of tree removal in the Ocean Peak Subdivision (aka Ingram Dunes)*

*Action: The Planning Commission was asked to reconsider forwarding tree removal requests within rights-of-way and utility easements to the Board of Zoning Appeals as directed during review of the preliminary plat on March 20. No motion was presented for discussion.*

*New Business*

**PRELIMINARY/ FINAL SUBDIVISION PLAT SUPF-18-01:** A major preliminary/ final plat of right-of-way to dedicate 1.65 acres along U.S. Highway 17 at the entrances to Barefoot Landing.

*Action: The Planning Commission voted unanimously to approve the Major Preliminary/ Final Plat of Subdivision.*

**ZONING ORDINANCE TEXT AMENDMENT ZTX-18-02:** City staff has initiated an amendment to the Zoning Ordinance addressing the use of temporary tents for businesses, including the maximum days tents will be allowed per calendar year and the minimum gaps required between use periods.

*Action: The Planning Commission voted unanimously to recommend approval of the Zoning Ordinance Text Amendment. The amendment was forwarded to City Council to be considered for first reading of ordinance on April 16.*

April 17, 2018

*New Business*

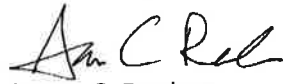
**BONDED FINAL SUBDIVISION PLAT SUF-18-07:** A major final plat of subdivision for Park Pointe Phase 1 to create fifty-four (54) lots of record, open space, and public rights-of-way off Champions Boulevard across for the NMB Park and Sports Complex.

*Action: The Planning Commission voted 5-1 to approve the Major Plat of Subdivision. Commission expressed a strong desire for staff to reexamine access standards for all subdivisions.*

**REZONING REQUEST Z-18-03:** The Planning & Development Department received an application requesting a rezoning of two (2) lots containing approximately .56 acres located on the Atlantic Intracoastal Waterway adjacent to Doc Holidays near the corner of 13<sup>th</sup> Avenue North and Waterway Drive, PIN #s 350-11-01-0104 and 350-11-01-0105, from R-1 (Single-Family Residential Low-Density) to HC (Highway Commercial).

*Action: The Planning Commission voted unanimously to recommend denial of the Rezoning Request. The request was forwarded to City Council to be considered for first reading of ordinance on May 7.*

Respectfully submitted,



Aaron C. Rucker  
Principal Planner



**BOARD OF ZONING APPEALS  
APRIL 2018  
Monthly Report**

**DENIED VARIANCE #V08-18:** Ms. Linda Martin 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 1965 24<sup>th</sup> Avenue North.

To: Paul Blust  
From: Ben Caldwell  
RE: April Building Maintenance Progress Report / Outstanding Caseload  
5/2/18

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

**2405 Metts Drive – 5/21/17**

- \*Siding is missing in some areas and appears rotten in some areas and is in need of repair or replacement
- \*Several windows are boarded up. Boards must be removed and any broken or missing window panes shall be replaced
- \*Work in progress, repairs ongoing

**301 56<sup>th</sup> Avenue North – 12/12/16**

- \*Roofing, siding, steps, decks, screens and siding are all in disrepair and in need of replacement or repair
- \*No progress, Zoning Enforcement Officer will be issuing a citation
- \*Some progress has been made

**1506 J Havens Drive – 1/25/17**

- \*Shingle and fascia board damage is in need of repair or replacement
- \*Work completed, case closed

**4000 Birchwood Street – 10/27/17**

- \*Damaged shutters and fencing in need of repair or replacement or removal. Broken window panes in need of replacement

**2700 Highway 17 South – 5/1/18**

- \*Stucco becoming dilapidated and needs replaced or repaired.
- \*Building razed, cleanup nearly complete

**4514 Kingfisher Street – 5/1/18**

- \*Broken window needs replaced, torn screens need replaced or removed and deck is in need of repair.

**4516 Kingfisher Street – 5/1/18**

- \*Decayed siding is in need of repair or replacement

**1003 Seaside Drive – 6/3/18**

- \*Decayed siding in need of replacement
- \*Torn screens need removed or replaced

**1414 South Ocean Blvd – 7/5/18**

- \*Dilapidated fence in need of repair, replacement or removal

**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

**708 17<sup>th</sup> Avenue South – 7/4/18**

- \*Decking boards are collapsing and are in need of repair or replacement
- \*Work complete, case closed

**308 31<sup>st</sup> Avenue North – 7/4/18**

- \*Torn window screens in need of repair, replacement or removal
- \*Missing and/or dilapidated siding is in need of repair or replacement
- \*Deck boards and railings are missing and in need of replacement
- \*Steps leading to deck are 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