DEPARTMENT OF PLANNING & DEVELOPMENT

MONTHLY REPORT JANUARY 2024

Office of Planning and Development

1018 2nd Avenue South, North Myrtle Beach SC 29582

BUILDING DIVISION
MONTHLY REPORT JANUARY 2024

PERMITS ISSUED	THIS MONTH	LAST MONTH	JAN 2023	THIS FY YTD	LAST FY YTD	%CHANGE
Single Family *	53	51	41	280	215	30%
Townhouse Building Permits ~	3	8	0	46	93	-51%
Townhouse Units	(12)	(14)	(0)	(108)	(93)	16%
Multifamily Buildings	0	0	0	8	3	167%
Multifamily Units	(0)	(0)	(0)	(296)	(95)	212%
Mixed-Use (Comm & M/F)	0	0	0	1	0	-100%
Hotel/Motel Buildings	0	0	0	0	0	0%
Hotel/Motel Units	(0)	(0)	(0)	(0)	(0)	0%
Commercial	0	0	0	6	3	-50%
Relocation	1	0	0	2	3	50%
Demolitions	2	4	1	35	23	52%
Swimming Pools	14	11	18	79	83	-5%
Signs	6	3	8	34	35	-3%
Alter/Addition/Repair	298	213	266	1992	2122	-6%
Mobile Homes (New)	1	1	5	19	20	-5%
Mobile Homes (Replace)	0	0	0	0	1	0%
RV's/Park Models	0	1	0	3	0	-100%
Other	16	12	32	132	171	-23%
TOTALS:	394	304	371	2637	2772	-5%

CERTIFICATES ISSUED	THIS MONTH	LAST MONTH	JAN 2023	THIS FY YTD	LAST FY YTD	% CHANGE
C.O.'s	242	204	256	1784	1553	15%
Zoning Compliances	199	167	105	1071	717	49%

NUMBER OF INSPECTIONS	THIS MONTH	LAST MONTH	JAN 2023	THIS FY YTD	LAST FY YTD	% CHANGE
Building	1027	743	658	6494	4581	42%
Electrical	414	415	350	2955	2139	38%
Plumbing	420	360	249	2832	1866	52%
HVAC/Gas	307	294	216	2142	1446	48%
Info (Tenant Changes)	15	10	15	79	75	5%
C.O.'s	361	344	288	2550	2088	22%
Other	573	485	385	3387	2388	42%
Totals:	3117	2651	2161	20439	14583	40%
Daily Average	148	140	103			-

BUILDING VALUATION

THIS FY TO DATE	LAST FY TO DATE	CHANGE
$244,166,889.04	$180,349,221.04	35%

REVENUE

THIS FY TO DATE	LAST FY TO DATE	FY BUDGET	% OF BUDGET
$966,493.50**	$772,939.00	$1,100,000.00	97%

*** In Jan- 1 Duplex Structure**
~ In Jan - 3 TH Bldgs, 3 Permits

**** 3.1, 3.2, 3.4 codes only**

MAJOR PROJECTS PERMITTED

PROJECT	LOCATION	VALUATION	PERMIT FEE	DESCRIPTION
Courtyard by Marriott	1000 Commons Blvd	$550,000.00	$2,662.50	Alterations
Publix at Coastal North	1576 N Hwy 17	$1,500,000.00	$5,512.50	Alterations

TENANT CHANGES

Tenant Changes Monthly Statistics:

	TENANT CHANGES			
	New Business (New classification)	New Business (Same classification)	Ownership Transfer	Vacant
January	3	4	5	2

BOARD OF ZONING APPEALS

The North Myrtle Beach Board of Zoning Appeals met on Thursday, January 11th, 2024, at 5:00 p.m. in the Council Chambers of City Hall at 1018 2nd Avenue South and took the following actions:

1. **APPROVED VARIANCE #V1-24** Application by Patrick Lowe for a variance to exceed the allowable square footage for a proposed gazebo at 1101 Prince William Road zoned Single Family, Low Density Residential, R-1 District.

2. **APPROVED VARIANCE #V2-24:** Application by Deborah Felder for a variance of the minimum side yard setback at 2303 Ameron Court zoned Mobile/Manufactured Home Residential, R-3 District.

ZONING DIVISION

Zoning Monthly Complaint Statistics:

	OPEN COMPLAINTS				
	Property Maintenance	Parking & Storage of Major Recreational Equipment	Parking & Storage of Certain Vehicles	Storage Containers & Trailers	Accessory Structures
December	19	4	0	2	1

	CLOSED COMPLAINTS				
	Property Maintenance	Parking & Storage of Major Recreational Equipment	Parking & Storage of Certain Vehicles	Storage Containers & Trailers	Lighting on Buildings
December	0	0	2	0	1

Code Enforcement Monthly Complaint Statistics:

	COMPLAINTS					
	Misc.	Overgrowth	Property	Trash/Debris	Vehicles	Business
December	3	1	1	5	2	2

PLANNING DIVISION

During the month of January, the City of North Myrtle Beach Planning Commission held one regularly scheduled meeting and workshop. One meeting was canceled due to inclement weather and rescheduled.

Monthly Plan and Plat Review Statistics:

	SITE PLAN SUBMITTALS			
	Courtesy Review	Staff-Initiated	Full Submittals	Approved
January	0	0	19	3

	APPROVED MAJOR FINAL PLATS		APPROVED MAJOR PRELIMINARY PLAT		STAFF APPROVED PLATS	
	Number	# Lots	Number	# Lots	Number	Acreage
January	2	78	1	112	6	18.4 AC

<u>January 16, Planning Commission Meeting (Rescheduled from January 9):</u>

<u>NEW BUSINESS</u>

A. **ANNEXATION & ZONING DESIGNATION Z-23-25:** City staff received a petition to annex ±0.19 acres on Little River Neck Road identified by PIN 351-06-02-0030. The lot is currently unincorporated and zoned Single-Family Residential 10 (SF10) by Horry County. The petition also reflects the requested City of North Myrtle Beach zoning district of Single-Family Residential Low-Density (R-1) and will be heard concurrently.

Action: The Planning Commission voted unanimously to recommend approval of the petition for annexation and zoning. The item was forwarded to the City Council to be considered for first reading of ordinance at the January 8 meeting.

B. **FINAL SUBDIVISION PLAT SUB-23-67:** A major final bonded plat of subdivision creating 75 single-family residential lots, open space, and public rights-of-way in Kingswood on the Waterway.

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

C. **FINAL SUBDIVISION PLAT SUB-23-116:** A major final bonded plat of subdivision creating three commercial lots and private rights-of-way in Park Village.

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

D. **EXTERNAL ACCESS WAIVER AW-24-01:** Waiver request to § 20-40(c.1)(3) seeking relief from the required three external access points at Parkway Apartments. The development was previously granted a waiver requiring an upgrade from the NFPA 13R to the NFPA 13 sprinkler system in lieu of the required three access points.

Action: The Planning Commission voted unanimously to -approve the access waiver.

E. **STREET PLANNING MANUAL UPDATE SPM-24-1:** City staff has proposed a revision to the Street Planning Manual providing clarification to alternate pedestrian accommodations.

Action: The Planning Commission voted unanimously to -approve the Street Planning Manual update.

F. **PRELIMINARY SUBDIVISION PLAT SUB-23-87:** A major preliminary plat of subdivision creating 112 residential lots, common area, pump station site, and rights-of-way in Phase One of the Lauret Tract.

Action: The Planning Commission voted unanimously to approve the major preliminary plat of subdivision.