

MEMO



TO: Mayor and City Council

FROM: Jim Wood
Director, Planning & Development

DATE: December 8, 2020

RE: Monthly Report – Department of Planning & Development

Attached is the November 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 2nd Avenue South, North Myrtle Beach, SC 29582



BUILDING DIVISION MONTHLY REPORT NOVEMBER 2020

PERMITS ISSUED	THIS MONTH	LAST MONTH	NOV 2019	THIS FY YTD	LAST FY YTD	%CHANGE
Single Family *	13	47	18	205	66	211%
Townhouse Building Permits ~	0	0	6	11	17	-35%
Townhouse Units	(0)	(0)	(6)	(11)	(17)	-35%
Multifamily Buildings	0	0	0	0	0	0%
Multifamily Units	(0)	(0)	(0)	(0)	(0)	0%
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	0	0	3	0	7	-100%
Relocation	0	0	2	0	6	-100%
Demolitions	2	2	1	15	12	25%
Swimming Pools	9	7	5	42	28	50%
Signs	9	4	5	30	19	58%
Alter/Addition/Repair	208	219	222	1126	1137	-1%
Mobile Homes (New)	2	2	2	16	4	300%
Mobile Homes (Replace)	0	0	0	0	3	-100%
RV's/Park Models	0	0	0	0	4	-100%
Other	21	67	29	313	277	13%
TOTALS:	264	348	293	1758	1580	11%

CERTIFICATES ISSUED	THIS MONTH	LAST MONTH	NOV 2019	THIS FY YTD	LAST FY YTD	% CHANGE
C.O.'s	95	507	128	1111	832	34%
Zoning Compliances	42	99	52	329	250	32%

NUMBER OF INSPECTIONS	THIS MONTH	LAST MONTH	NOV 2019	THIS FY YTD	LAST FY YTD	% CHANGE
Building	511	577	355	2358	941	151%
Electrical	258	255	192	1232	617	100%
Plumbing	203	223	102	905	429	111%
HVAC/Gas	85	116	132	607	451	35%
Info (Tenant Changes)	14	10	6	54	41	32%
C.O.'s	182	446	204	1471	763	93%
Other	199	225	117	919	281	227%
Totals:	1452	1852	1108	7546	3523	114%
Daily Average	76	84	58			-

BUILDING VALUATION

THIS FY TO DATE	LAST FY TO DATE	CHANGE
\$69,996,936.63	\$57,642,890.92	21%

REVENUE

THIS FY TO DATE	LAST FY TO DATE	FY BUDGET	% OF BUDGET
\$326,723.00**	\$300,237.97	\$750,000.00	44%

* In November - 0 Duplex Structures
~ In November - 0 TH Bldg, 0 Permits

** 3.1 & 3.2 Accts only

**CITY OF NMB
TENANT CHANGES
NOVEMBER, 2020**

<u>ADDRESS</u>	<u>OLD BUSINESS</u>	<u>NEW BUSINESS – (TYPE)</u>
2111 Hwy 17 S, Ste 1	Technology Training Ctr (Comp.training)	A & M Friendly Movers LLC (Moving Company)
3608 Hwy 17 S, Unit B	LV Conway LLC (Smoke Shop-VAPE)	NMB Wellness Studio LLC (Yoga/Nutrition counseling)
2408 Madison Dr, Ste 201	SC JUMMP (Office space)	ANJ & Sons Towing & Salvage, LLC (Office Space)
2203 Hwy 17 S, Unit 4	Majestic Properties	DEW'S (Retail)
720 Hwy 17 S	BB&T (Bank)	Flamingo Bay 2, LLC (Retail – Consignment)



**PLANNING DIVISION
MONTHLY REPORT
November 2020**

During the month of November, the City of North Myrtle Beach Planning Commission held one regularly scheduled meeting and workshop.

Monthly Plan and Plat Review Statistics:

	Site Plan Submittals			
	Courtesy Review	Staff-Initiated	New Full Submittals	Approved
October	5	4	3	2

	Approved Major Final Plats		Approved Major Preliminary Plat		Staff Approved Plats	
	Number	# Lots	Number	# Lots	Number	Acreage
October	0	NA	1	8	2	1.34

Planning Commission Activity:

November 17, 2020

Old Business

New Business

- A. **PRELIMINARY SUBDIVISION PLAT SUB-20-2:** A major preliminary plat of subdivision creating eight lots of record and private rights-of-way off Commons Boulevard called Briarcliffe Commons.

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

- B. **ANNEXATION & ZONING DESIGNATION Z-20-15:** City staff has received a petition to annex lands on Little River Neck Road totaling approximately 0.78 acres and identified by PIN 351-05-01-0017. The lot is currently unincorporated and zoned Commercial Forest Agriculture (CFA) 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 designation. The item was forwarded to City Council to be considered for first reading of ordinance at the December 7, 2020, meeting.

- C. **ANNEXATION & ZONING DESIGNATION Z-20-16:** Pursuant to a recorded pre-annexation agreement, City staff has begun the process to annex lands on Cenith Drive totaling approximately 1.02 acres and identified by PIN 357-07-01-0006. The lot is

currently unincorporated and zoned Commercial Forest Agriculture (CFA) 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 designation. The item was forwarded to City Council to be considered for first reading of ordinance at the December 7, 2020, meeting.

- D. **ANNEXATION & ZONING DESIGNATION Z-20-17:** Pursuant to a recorded pre-annexation agreement, City staff has begun the process to annex lands on Cenith Drive totaling approximately 0.36 acres and identified by PIN 357-02-04-0055. The lot is currently unincorporated and zoned Single-Family Residential 14.5 (SF14.5) 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 designation. The item was forwarded to City Council to be considered for first reading of ordinance at the December 7, 2020, meeting.

- E. **ANNEXATION & ZONING DESIGNATION Z-20-18:** Pursuant to a recorded pre-annexation agreement, City staff has begun the process to annex lands on Cenith Drive totaling approximately 0.36 acres and identified by PIN 357-02-04-0056. The lot is currently unincorporated and zoned Single-Family Residential 14.5 (SF14.5) 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 designation. The item was forwarded to City Council to be considered for first reading of ordinance at the December 7, 2020, meeting.

Respectfully submitted,



Aaron C. Rucker
Principal Planner

BOARD OF ZONING APPEALS
November 2020
Monthly Report

The Board of Zoning Appeals met on November 12, 2020 and took the following action:

APPROVED VARIANCE #V33-20: Jerred Roberts has applied for a variance to remove three trees that exceed 24” in diameter at 301 10th Avenue North, zoned Single Family Low Density Residential, R-1 District.

APPROVED VARIANCE #V35-20: Tyler Thorn has applied for a variance to remove a tree exceeding 30” at 1001 Marsh View Drive, zoned Single Family Low-Medium Density Residential, R-1B District.

APPROVED VARIANCE #36-20: Edward Nye has applied for a variance to allow a proposed swimming pool in one of the front yards at 1202 Strand Avenue, zoned Single Family Low Density Residential, R-1 District.

APPROVED VARIANCE #37-20: Alton Swann has applied for a variance of the minimum required front yard setback at 300, 302, 304 and 306 63rd Avenue North, zoned Mid-Rise Multifamily Residential, R-2A District.

APPROVED VARIANCE #38-20: Clyde Kiser has applied for a variance of the required side yard setback at 338 55th Avenue North, zoned Single Family Low Density Residential, R-1 District.

To: Jim Wood
From: Ben Caldwell
RE: November Building Maintenance Progress Report / Outstanding Caseload
December 3, 2020

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

215 25th 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.

1300 Moss Street – June 2020

- *Windows and doors

213 22nd Avenue North – June 2020

- *Siding, porch condition, windows

233 Main Street – November 2020

- *Windows and various other violations

1911 Madison Drive – November 2020

- *Boarded up windows