



GROWTH MANAGEMENT UPDATE

May 12, 2026

1. Town Council Appointed Boards/Commissions/Committees/Citizen Group Meetings:

- a. **Planning Commission:** April 22, 2026, meeting agenda attached. Next meeting scheduled for Wednesday, May 27, 2026.
- b. **Historic Preservation Commission:** April 1, 2026, cancellation notice attached. Next meeting scheduled for Wednesday, May 6, 2026.
- c. **Board of Zoning Appeals:** April 14, 2026, cancellation notice attached. Next meeting scheduled for Tuesday, May 5, 2026.
- d. **Development Review Committee:** April 1, 8, 15, 22 & 29, 2026, meeting agendas attached. Next meeting scheduled for Wednesday, May 6, 2026.
- e. **Historic Preservation Review Committee:** April 6, 13, 20 & 27, 2026 cancellation notices attached. Next meeting scheduled for Monday, May 4, 2026.
- f. **Construction Board of Adjustment and Appeals:** April 28, 2026, cancellation notice attached. Next meeting scheduled for Tuesday, May 26, 2026.
- g. **Affordable Housing Committee:** April 2, 2026, meeting agenda attached. Next meeting scheduled for Thursday, May 14, 2026.

2. Community Development / Affordable Housing Committee Work Program:

The budget for the Neighborhood Assistance Program for FY 2026 has been approved at \$400,000 by Town Council. An award in the amount of \$50,000 was granted by Beaufort Jasper Housing Trust Fund bringing the 2026 fiscal year budget to \$450,000.

A total of 42 homes has received repairs at a total of \$385,705. These repairs consist of roofing, flooring, stairs, plumbing, tree service and property cleanup.

Applications are being processed weekly, and staff continue to work diligently to ensure residents are living in their homes safe and dry.

ATTACHMENTS:

1. Planning Commission meeting agenda for April 22, 2026.
2. Historic Preservation Commission meeting cancellation notice for April 1, 2026.
3. Board of Zoning Appeals cancellation notice for April 14, 2026.
4. Development Review Committee meeting agendas for April 1, 8, 15, 22, & 29, 2026.
5. Historic Preservation Review Committee cancellation notices for April 6, 13, 20 & 27, 2026.
6. Construction Board of Adjustments and Appeals cancellation notice for April 28, 2026.
7. Affordable Housing Committee meeting agenda for April 2, 2026.
8. Building Permits and Planning Applications:
 - a. Building Permits Issued FY 2019-2026 (to April 22, 2026).
 - b. Building Permits Issued Per Month FY 2019-2026 (to April 22, 2026).
 - c. Value of Construction FY 2019-2026 (to April 22, 2026).
 - d. New Single Family Residential Building Permits Issued Per Month FY 2019-2026 (to April 22, 2026).
 - e. New Single Family Residential Building Permits Issued by Neighborhood FY 2019-2026 (to April 22, 2026).
 - f. New Single-Family Certificates of Occupancy Issued by Neighborhood FY 2019-2026 (to April 22, 2026).
 - g. New Commercial Construction/Additions Heated Square Footage FY 2019-2026 (to April 22, 2026).
 - h. Planning and Community Development Applications Approved FY 2019-2026 (to April 22, 2026).
 - i. Multi Family Apartments Value FY 2019-2026 (to April 22, 2026).
 - j. Multi Family Apartments Square Footage FY 2019-2026 (to April 22, 2026).
 - k. Multi Family Apartments Total Units FY 2019-2026 (to April 22, 2026).



Planning Commission Meeting

Wednesday, April 22, 2026 at 6:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

This meeting can be viewed live on [BCTV](#), on Sparklight Channel 9 and 417 or on Spectrum Channel 1304.

I. CALL TO ORDER

II. ROLL CALL

III. NOTICE REGARDING ADJOURNMENT

The Planning Commission will not hear new items after 9:30 p.m. unless authorized by a majority vote of the Commission Members present. Items which have not been heard before 9:30 p.m. may be continued to the next regular meeting or a special meeting date as determined by the Commission Members.

IV. ADOPTION OF MINUTES

1. March 25, 2026 Minutes

V. PUBLIC COMMENT

VI. WORKSHOP

1. Unified Development Ordinance Amendments (Planning Commission Workshop – No Action) – Discussion of Proposed Ordinance to Amend Town of Bluffton Code of Ordinances, Chapter 23 – Unified Development Ordinance (UDO) Relating to Wetlands, Article 5 – Design Standards, Sec. 5.10 (Stormwater); and Article 9 – Definitions and Interpretation, Sec. 9.2 (Defined Terms). (Staff - Andrea Moreno)

VII. OLD BUSINESS

VIII. NEW BUSINESS

1. **Livewell Terrace (Street Naming):** A request by Allyson Amstutz of Woda Cooper Companies Inc., on behalf of Livewell Terrace LP for approval of a Street Naming application. The project consists of the construction of a 120-unit apartment complex, future medical office building and associated infrastructure. The property is zoned Buckwalter PUD and consists of approximately 10.0 acres identified by tax map number R610 030 000 0712 0000 located east

of Buckwalter Parkway within the Buckwalter Commons Planning Tract and Buckwalter Commons Phase 1 Initial Master Plan. (STR-04-26-020211) (Staff - Dan Frazier)

2. **New Riverside - Parcel 8A (Initial Master Plan):** A request by Rob Marek of Pulte and John Paul Moore of Thomas & Hutton on behalf of property owner Pioneer Land & Timber, LLC for review of an Initial Master Plan application. The project consists of 104 single family detached dwelling units with associated amenities, open space, roads, utility and stormwater infrastructure. The property is zoned New Riverside PUD and consists of approximately 100.69 acres identified by tax map number R610 044 000 0126 0000 located at the southwest corner of the intersection of New Riverside Road and Myrtle Ford Road. (MP-01-26-020100) (Staff - Dan Frazier)

IX. DISCUSSION

X. ADJOURNMENT

NEXT MEETING DATE: Wednesday, May 27, 2026

“FOIA Compliance – Public notification of this meeting has been published and posted in compliance with the Freedom of Information Act and the Town of Bluffton policies.”

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), the Town of Bluffton will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. The Town of Bluffton Council Chambers are ADA compatible. Auditory accommodations are available. Any person requiring further accommodation should contact the Town of Bluffton ADA Coordinator at 843.706.4500 or adacoordinator@townofbluffton.com as soon as possible but no later than 48 hours before the scheduled event.

Executive Session – The public body may vote to go into executive session for any item identified for action on the agenda.

**Please note that each member of the public may speak at one public comment session and a form must be filled out and given to the Town Clerk. To submit a public comment online, please click here:*

<https://www.townofbluffton.sc.gov/FormCenter/Town-15/Public-Comment-60>

Public comment is limited to 3 minutes per speaker.



PUBLIC NOTICE

THE HISTORIC PRESERVATION COMMISSION (HPC)

Meeting scheduled for

Wednesday, April 1, 2026 at 6:00 P.M.

has been **CANCELED**
due to a lack of agenda items.

The next meeting is scheduled for
Wednesday, May 6, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



PUBLIC NOTICE

The Board of Zoning Appeals (BZA)
Meeting scheduled for

Tuesday, April 14, 2026 at 6:00 p.m.

Has been CANCELED
due to a lack of agenda items.

The next meeting is scheduled for Tuesday,
May 5, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



Development Review Committee Meeting

Wednesday, April 01, 2026 at 1:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

All Applications can be viewed on the Town of Bluffton's Permit Finder page
<https://www.townofbluffton.us/permit/>

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **Beaufort Memorial Primary Care May River Crossing (Certificate of Appropriateness - Highway Corridor Overlay District):** A request by Josie Abrams of Josie S. Abrams Architecture, on behalf of property owner Beaufort Memorial Hospital for review of a Certificate of Appropriateness - HCOD application. The project consists of a single-story 5,000 SF medical office building with associated infrastructure. The property is zoned Jones Estate Planned Unit Development (PUD) and consists of approximately 1.38 acres identified by tax map number R610 036 000 3212 0000 located within the May River Crossing Master Plan. (COFA-02-26-020148) (Staff – Angie Castrillon)
2. **Chipotle at May River Crossing (Certificate of Appropriateness - Highway Corridor Overlay District):** A request by Joshua Bookhout of Wilkus Architects, on behalf of property owner PBC Partners, LLC, for review of a Certificate of Appropriateness - HCOD application. The project consists of the construction of a single-story 2,385 SF restaurant with associated infrastructure. The property is within the Jones Estate Planned Unit Development (PUD) consists of 1.51 acres identified by tax map number R610 036 000 3211 0000 within the May River Crossing Master Plan. (COFA-02-26-020127) (Staff - Angie Castrillon)
3. **1181 May River Road (Certificate of Appropriateness - Highway Corridor Overlay District):** A request by Court Atkins Group, LLC, on behalf of property owner Trevor Wells for review of a Certificate of Appropriateness-HCOD application. The project consists of the construction of a two-story 8,000 SF mixed use building with associated infrastructure. The property is zoned

Neighborhood Core and consists of 1.4 acres identified by tax map number 6610 039 000 097A 0000. (COFA-02-26-020143) (Staff - Angie Castrillon)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: Wednesday, April 8 , 2026

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Executive Session – The public body may vote to go into executive session for any item identified for action on the agenda.

**Please note that each member of the public may speak at one public comment session and a form must be filled out and given to the Town Clerk. To submit a public comment online, please click here: <https://www.townofbluffton.sc.gov/FormCenter/Town-15/Public-Comment-60>
Public comment is limited to 3 minutes per speaker.*



Development Review Committee Meeting

Wednesday, April 08, 2026 at 1:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

All Applications can be viewed on the Town of Bluffton's Permit Finder page
<https://www.townofbluffton.us/permit/>

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **Chipotle at May River Crossing (Development Plan):** A request by Griffin Savedge of Thomas and Hutton on behalf of PBC Partners, LLC, for review of a Final Development Plan application. The project consists of the construction of a single-story 2,385 SF restaurant with associated infrastructure. The property is within the Jones Estate Planned Unit Development (PUD) consists of 1.51 acres identified by tax map number R610 036 000 3211 0000 within the May River Crossing Master Plan at the intersection of May River Crossing Road and Pondberry Road. (DP-08-25-019908) (Staff - Dan Frazier)
2. **New Riverside Village Parcel 4B-3C (Development Plan):** A request by Griffin Savedge of Thomas and Hutton on behalf of property owner S70 Royce Group, LLC for review of a Preliminary Development Plan application. The project consists of the construction of two (2) two-story commercial buildings totaling 20,000 SF with associated infrastructure. The property is within the New Riverside Planned Unit Development (PUD) consists of 2.35 acres identified by tax map number R610 036 000 3702 0000 within the New Riverside Village Master Plan at the intersection of New Riverside Village Way and Parkside Commons. (DP-03-26-020155) (Staff - Dan Frazier)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: Wednesday, April 15, 2026

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Public comment is limited to 3 minutes per speaker.



Development Review Committee Meeting

Wednesday, April 15, 2026 at 1:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

All Applications can be viewed on the Town of Bluffton's Permit Finder page
<https://www.townofbluffton.us/permit/>

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **Mainland (Development Plan Amendment):** A request by John Paul Moore of Thomas & Hutton on behalf of Pritchard Farm, LLC for review of a Development Plan Amendment application. The project consists of ten (10) single family residential lots, open space, and associated infrastructure. The Applicant proposes a modification to add a tenth lot and one additional roadway connection to Old Palmetto Bluff Road. The property is zoned New Riverside Planned Unit Development (PUD) and consists of approximately 38 acres identified by tax map numbers R610 044 000 0136 0000, R610 044 000 0141 0000, R600 045 000 0001 0000, R610 044 000 0002 0000, R614 045 000 0052 0000, R614 045 000 0578 0000 and R600 045 000 0012 0000 located within Parcel 9 of the New Riverside Concept Master Plan. (DP-10-22-017341) (Staff - Dan Frazier)
2. **Maiden Lane Development (Development Plan):** A request by Sturre Engineering, on behalf of property owner Hinton Vacation Properties for review of a Preliminary Development Plan application. The project consists of nine (9) single-family residential lots with common open area and associated infrastructure. The properties are zoned Neighborhood General - Historic District (NG-HD) and consist of 3.58 acres identified by tax map numbers R610 039 00A 0042 0000 and R610 039 00A 042A 0000 located south of Bruin Road west of Pritchard Street. (DP-03-26-020162) (Staff - Dan Frazier)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: Wednesday, April 22, 2026

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Development Review Committee Meeting

Wednesday, April 22, 2026 at 1:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

All Applications can be viewed on the Town of Bluffton's Permit Finder page
<https://www.townofbluffton.us/permit/>

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **Livewell Terrace (Street Naming):** A request by Allyson Amstutz of Woda Cooper Companies Inc., on behalf of Livewell Terrace LP for approval of a Street Naming application. The project consists of the construction of a 120-unit apartment complex, future medical office building and associated infrastructure. The property is zoned Buckwalter PUD and consists of approximately 10.0 acres identified by tax map number R610 030 000 0712 0000 located east of Buckwalter Parkway within the Buckwalter Commons Planning Tract and Buckwalter Commons Phase 1 Initial Master Plan. (STR-04-26-020211) (Staff - Dan Frazier)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: Wednesday, April 29, 2026

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Public comment is limited to 3 minutes per speaker.



Development Review Committee Meeting

Wednesday, April 29, 2026 at 1:00 PM

Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC

AGENDA

All Applications can be viewed on the Town of Bluffton's Permit Finder page
<https://www.townofbluffton.us/permit/>

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **29 Maiden Lane (Subdivision):** A request by Kathleen Duncan of J.K. Tiller Associates, Inc., on behalf of property owner Webbdean Development, LLC, for the approval of a Subdivision application. The project consists of the subdivision of one (1) existing lot into two (2) lots, for the purpose of building two (2) residential dwelling units, two (2) carriage houses, and associated infrastructure. The property consists of approximately 0.25-acres identified by tax map number R610 039 00A 0067 0000 zoned Neighborhood General - Historic District (NG-HD) within Old Town Bluffton Historic District. (SUB-03-26-020184) (Staff - Dan Frazier)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: Wednesday, May 6, 2026

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Public comment is limited to 3 minutes per speaker.



PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Monday, April 6, 2026 at 4:00 P.M.

has been CANCELED
due to lack of agenda items.

The next meeting is scheduled for
Monday, April 13, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Monday, April 13, 2026 at 4:00 P.M.

has been **CANCELED**
due to lack of agenda items.

The next meeting is scheduled for
Monday, April 20, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Monday, April 20, 2026 at 4:00 P.M.

has been CANCELED
due to lack of agenda items.

The next meeting is scheduled for
Monday, April 27, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Monday, April 27, 2026 at 4:00 P.M.

has been **CANCELED**
due to lack of agenda items.

The next meeting is scheduled for
Monday, May 4, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



PUBLIC NOTICE

The Construction Board of
Adjustments and Appeals (CBAA)
Meeting scheduled for

Tuesday, April 28, 2026, at 6:00 P.M.

has been CANCELED
due to lack of agenda items.

The next meeting is scheduled for
Tuesday, May 26, 2026.

If you have questions, please contact
Growth Management at: 843-706-4500



Affordable Housing Committee Meeting

Thursday, April 02, 2026 at 10:00 AM

**Theodore D. Washington Municipal Building, Henry "Emmett" McCracken Jr. Council Chambers,
20 Bridge Street, Bluffton, SC**

AGENDA

This meeting can be viewed live on [BCTV](#), on Sparklight Channel 9 and 417 or on Spectrum Channel 1304.

I. CALL TO ORDER

II. ROLL CALL

III. ADOPTION OF MINUTES

1. March 12, 2026

IV. PUBLIC COMMENT

V. OLD BUSINESS

VI. NEW BUSINESS

1. FY2026 Neighborhood Assistance Budget Update
2. FY2027 Proposed Budget
3. 2026 Fair Housing Month Proclamation

VII. DISCUSSION

VIII. ADJOURNMENT

NEXT MEETING DATE: Thursday, May 7, 2026

“FOIA Compliance – Public notification of this meeting has been published and posted in compliance with the Freedom of Information Act and the Town of Bluffton policies.”

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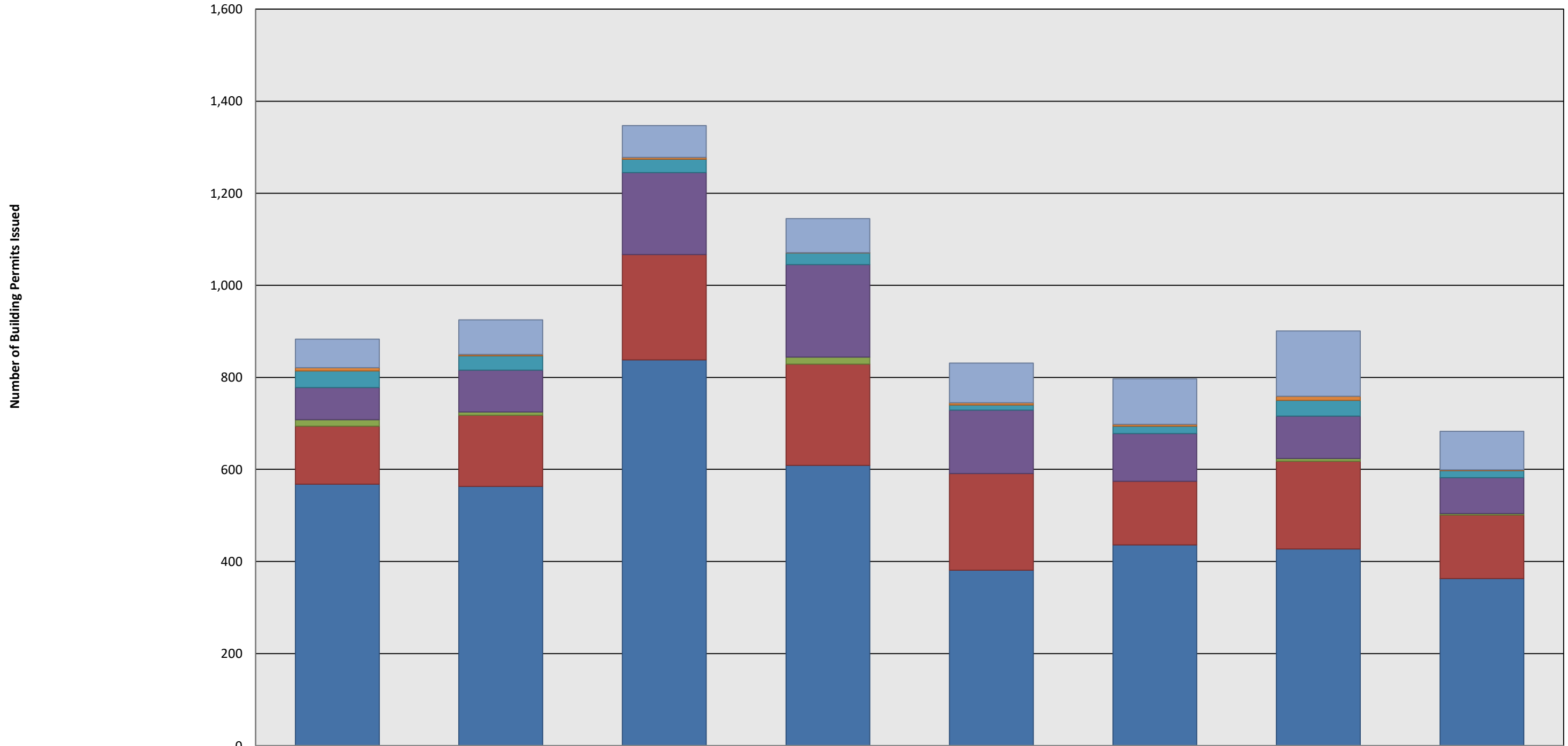
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**Town of Bluffton
Building Permits Issued
FY 2019 - 2026**

Attachment 8a

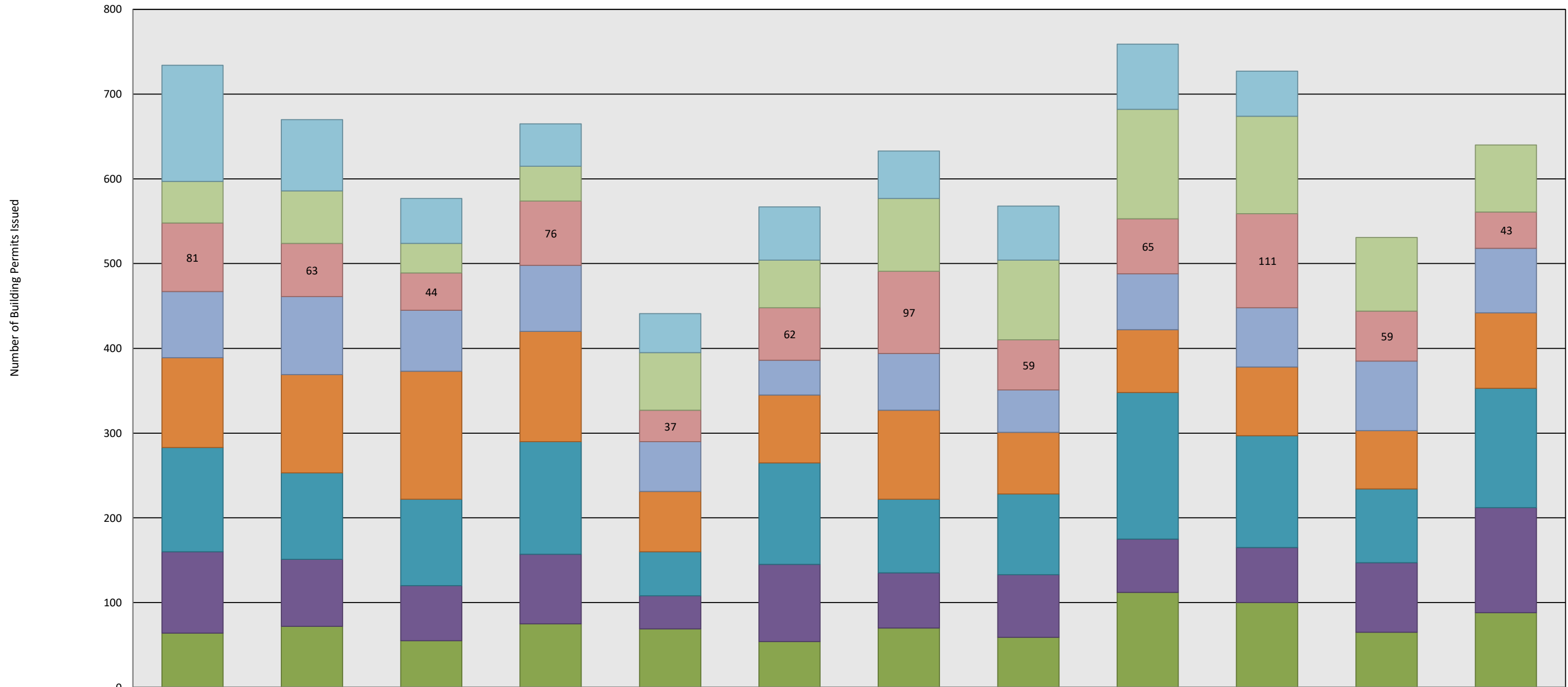


Year	FY 2019 (July 2018 - June 2019)	FY 2020 (July 2019 - June 2020)	FY 2021 (July 2020 - June 2021)	FY 2022 (July 2021 - June 2022)	FY 2023 (July 2022 - June 2023)	FY 2024 (July 2023 - June 2024)	FY 2025 (July 2024- June 2025)	FY 2026 (July 2025 - June 2026)
Other Commercial	62	75	69	74	86	99	142	84
Commercial Addition	7	3	4	1	5	4	9	2
New Commercial Construction/ Tenant Upfit	36	31	29	25	11	16	34	15
Other Residential	70	91	178	201	138	104	92	78
New Multi Family - Apartments	14	7	0	15	0	0	6	3
Residential Addition	126	155	229	220	210	138	191	138
New Single Family	568	563	838	609	381	436	427	363

Notes: 1. Building Permits Issued excludes those Building Permits which were voided or withdrawn.
 2. Residential addition includes: additions, screen enclosures, carport, re-roof, modular.
 3. Other residential includes: new accessory structure, new accessory residence.
 4. Commercial addition includes: additions, screen enclosure, shell.
 5. Other commercial includes: remodel and accessory structure.

Town of Bluffton
Building Permits Issued Per Month
FY 2019 - 2026

Attachment 8b

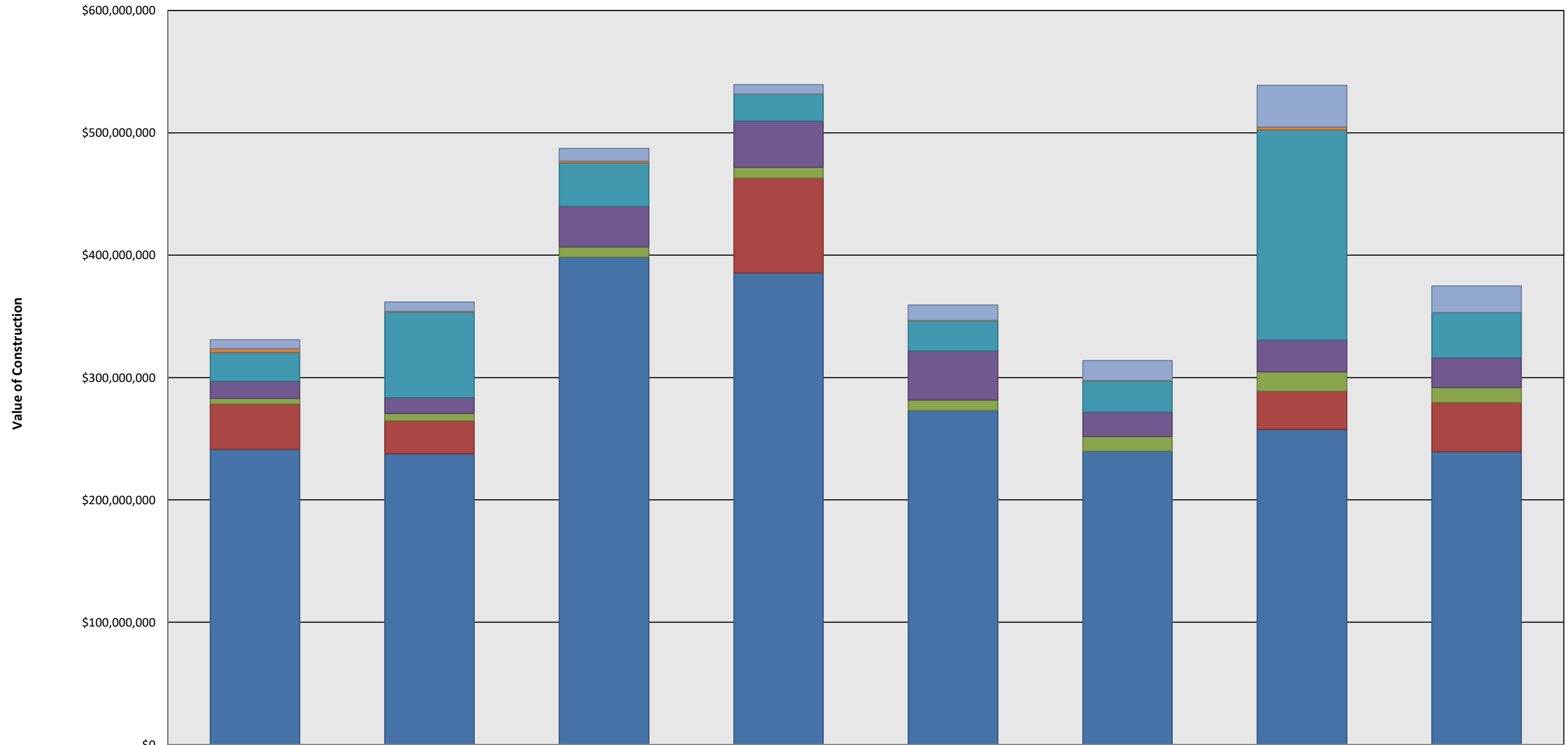


Month	July	August	September	October	November	December	January	February	March	April	May	June
FY 2026 (July 2025 - June 2026)	137	84	53	50	46	63	56	64	77	53		
FY 2025 (July 2024 - June 2025)	49	62	35	41	68	56	86	94	129	115	87	79
FY 2024 (July 2023 - June 2024)	81	63	44	76	37	62	97	59	65	111	59	43
FY 2023 (July 2022 - June 2023)	78	92	72	78	59	41	67	50	66	70	82	76
FY 2022 (July 2021 - June 2022)	106	116	151	130	71	80	105	73	74	81	69	89
FY 2021 (July 2020 - June 2021)	123	102	102	133	52	120	87	95	173	132	87	141
FY 2020 (July 2019 - June 2020)	96	79	65	82	39	91	65	74	63	65	82	124
FY 2019 (July 2018 - June 2019)	64	72	55	75	69	54	70	59	112	100	65	88

Notes: 1. Building Permits Issued excludes those Building Permits which were voided or withdrawn.

**Town of Bluffton
Value of Construction
FY 2019 - 2026**

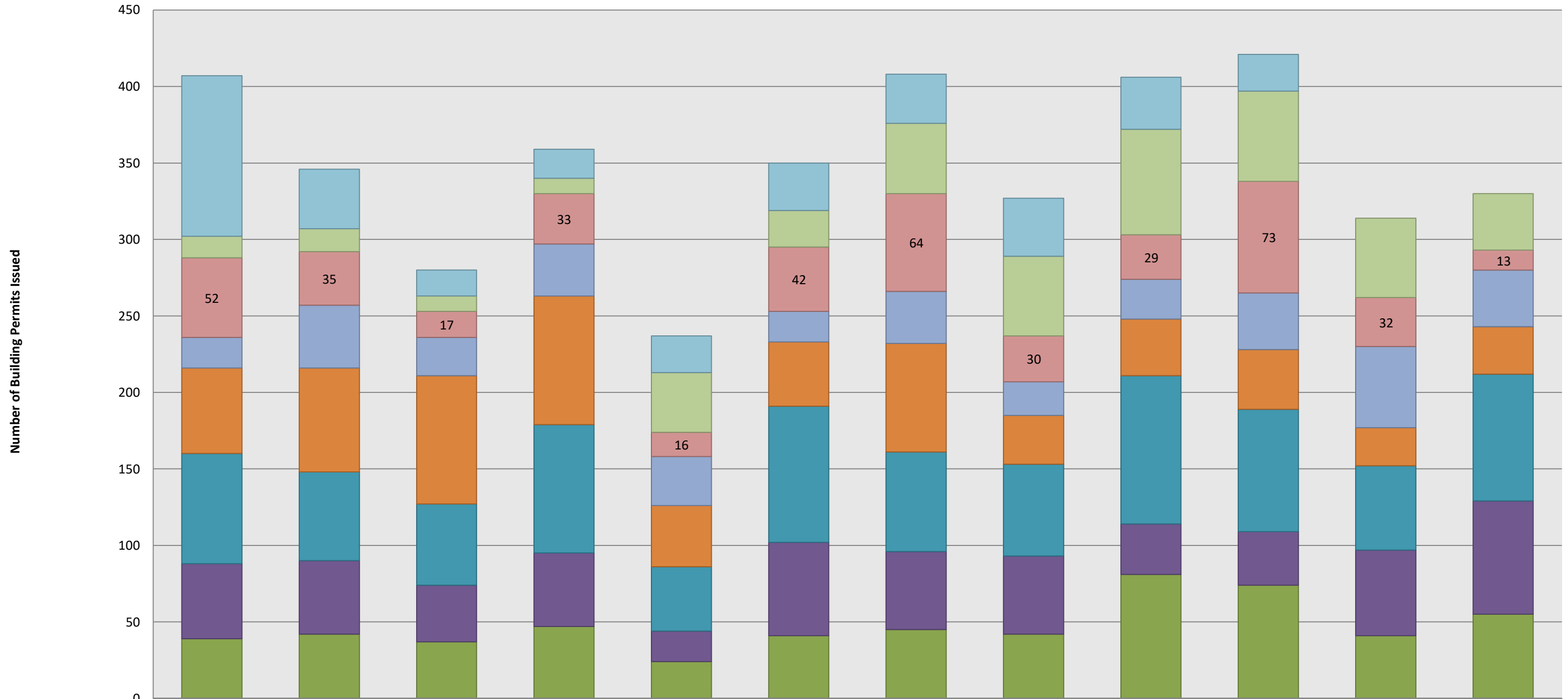
Attachment 8c



Year	FY 2019 (July 2018 - June 2019)	FY 2020 (July 2019 - June 2020)	FY 2021 (July 2020 - June 2021)	FY 2022 (July 2021 - June 2022)	FY 2023 (July 2022 - June 2023)	FY 2024 (July 2023 - June 2024)	FY 2025 (July 2024- June 2025)	FY 2026 (July 2025- June 2026)
Other Commercial	\$7,263,366	\$7,579,860	\$10,412,995	\$7,596,115	\$12,475,855	\$16,317,280	\$34,086,632	\$21,621,547
Commercial Additions	\$3,041,168	\$656,000	\$1,492,691	\$7,550	\$526,290	\$413,300	\$2,244,852	\$66,300
New Commercial/ Tenant Upfits	\$23,614,625	\$69,976,821	\$35,480,001	\$22,266,766	\$24,611,903	\$25,409,903	\$171,813,272	\$37,053,697
Other Residential	\$13,979,443	\$12,794,241	\$33,207,203	\$37,696,800	\$40,039,634	\$19,926,881	\$26,021,991	\$24,104,130
Residential Additions/ Renovations	\$4,691,023	\$6,005,043	\$8,363,040	\$8,762,565	\$8,683,202	\$11,994,064	\$15,775,432	\$12,410,141
New Multi Family - Apartments	\$36,975,720	\$27,045,609	\$-	\$77,664,502	\$-	\$-	\$31,218,075	\$40,133,367
New Single Family	\$241,300,026	\$237,647,960	\$398,345,907	\$385,446,946	\$272,946,813	\$239,843,210	\$257,635,844	\$239,387,366

Notes: 1. Residential addition includes: additions, screen enclosures, carport, re-roof, modular.
 2. Other residential includes: new accessory structure, new accessory residence.
 3. Commercial addition includes: additions, screen enclosure, shell.
 4. Other commercial includes: remodel and accessory structure.

New Single Family Residential Building Permits Issued Per Month FY 2019 - 2026



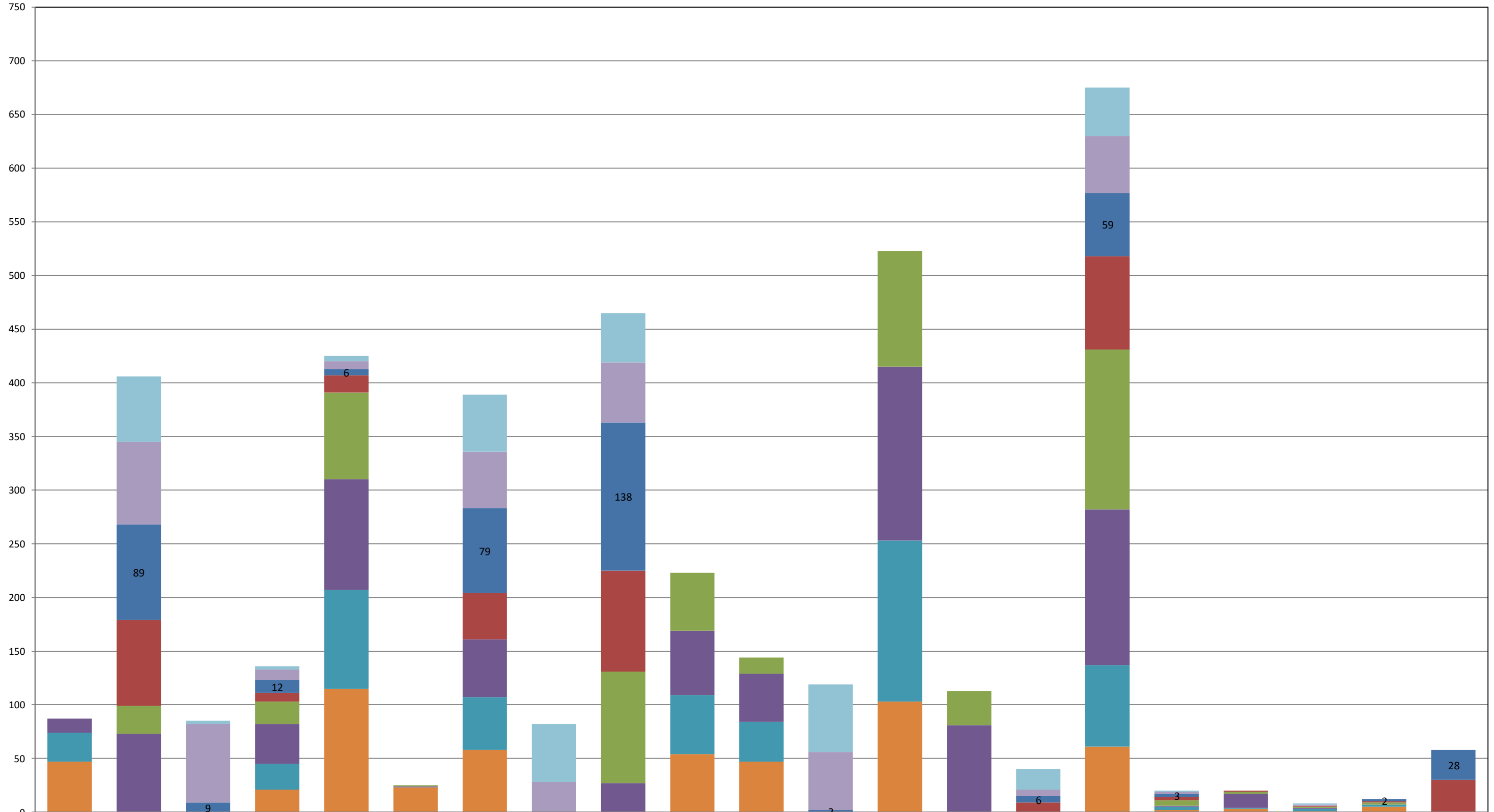
	July	August	September	October	November	December	January	February	March	April	May	June
FY 2026 (July 2025- June 2026)	105	39	17	19	24	31	32	38	34	24		
FY 2025 (July 2024- June 2025)	14	15	10	10	39	24	46	52	69	59	52	37
FY 2024 (July 2023 - June 2024)	52	35	17	33	16	42	64	30	29	73	32	13
FY 2023 (July 2022 - June 2023)	20	41	25	34	32	20	34	22	26	37	53	37
FY 2022 (July 2021 - June 2022)	56	68	84	84	40	42	71	32	37	39	25	31
FY 2021 (July 2020 - June 2021)	72	58	53	84	42	89	65	60	97	80	55	83
FY 2020 (July 2019 - June 2020)	49	48	37	48	20	61	51	51	33	35	56	74
FY 2019 (July 2018 - June 2019)	39	42	37	47	24	41	45	42	81	74	41	55

Note: Building Permits Issued excludes those Building Permits which were voided or withdrawn.

Town of Bluffton New Single Family Residential Building Permits Issued by Neighborhood FY 2019 -2026

Attachment 8e

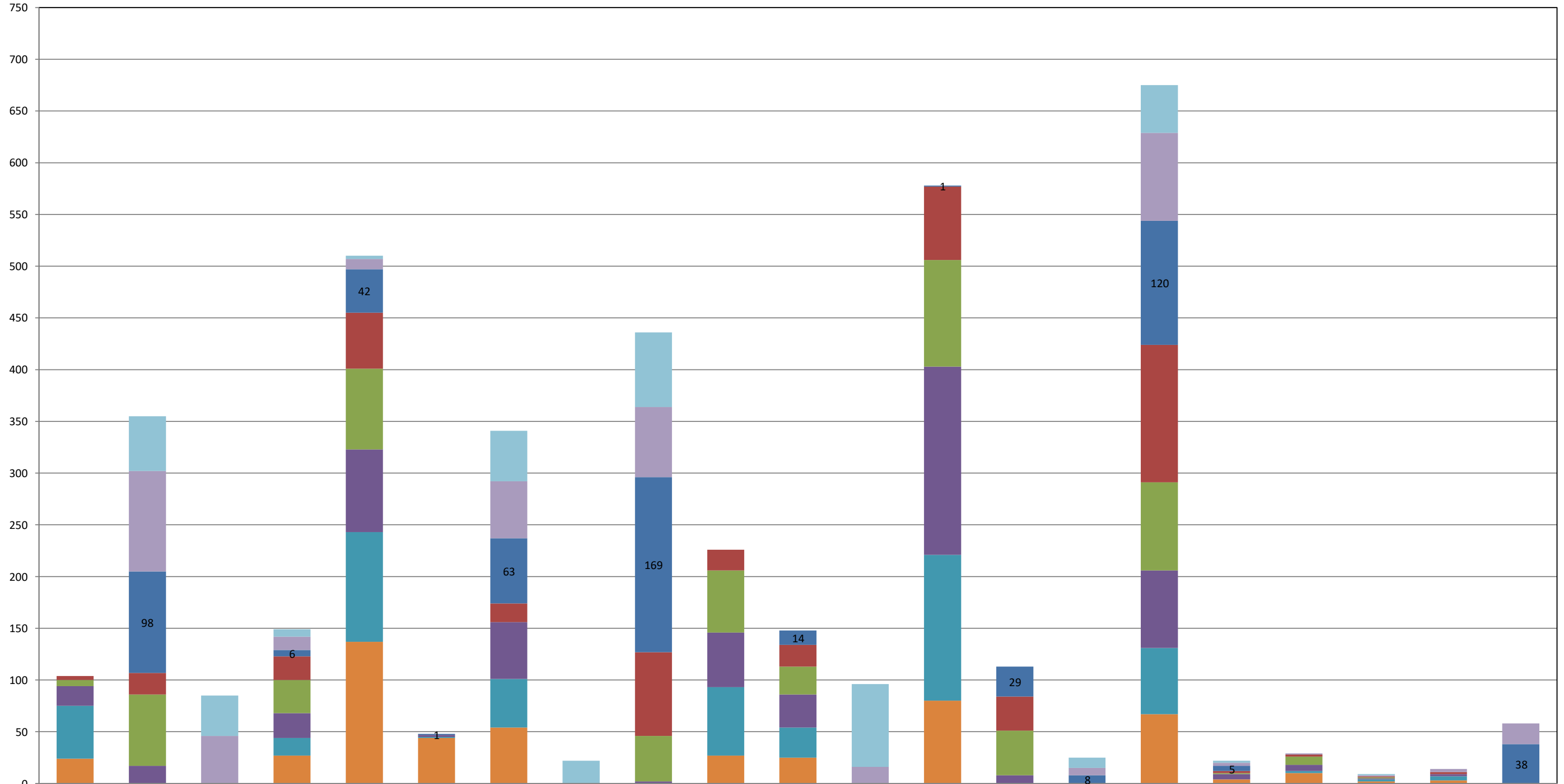
Number of Building Permits Issued



Neighborhood	Alston Park	Four Seasons at Carolina Oaks	Hamilton Grove	Hampton Hall	Hampton Lake	Haven at New Riverside	Heritage at New Riverside	Indigo Cove	Lakes at New Riverside	Landings at New Riverside	Lawton Station	Midpoint	Mill Creek at Cypress Ridge	New Riverside Forest	New Riverside Village	Palmetto Bluff	Rose Dhu Creek Plantation	Shell Hall	Stock Farm	Tabby Roads	Washington Square
FY 2026 (July 2025 - June 2026)		61	3	3	5		53	54	46			63			19	45	1		1		
FY 2025 (July 2024 - June 2025)		77	73	10	7		53	28	56			54			6	53	2		1		
FY 2024 (July 2023 - June 2024)		89	9	12	6		79		138			2			6	59	3			2	28
FY 2023 (July 2022 - June 2023)		80		8	16		43		94						9	87	3	1	1	1	30
FY 2022 (July 2021 - June 2022)		26		21	81	1			104	54	15		108	32		149	5	2	1	2	
FY 2021 (July 2020 - June 2021)	13	73		37	103	1	54		27	60	45		162	81		145	1	13	1		
FY 2020 (July 2019 - June 2020)	27			24	92		49			55	37		150			76	3	1	2	2	
FY 2019 (July 2018 - June 2019)	47			21	115	23	58			54	47		103			61	2	3	1	5	

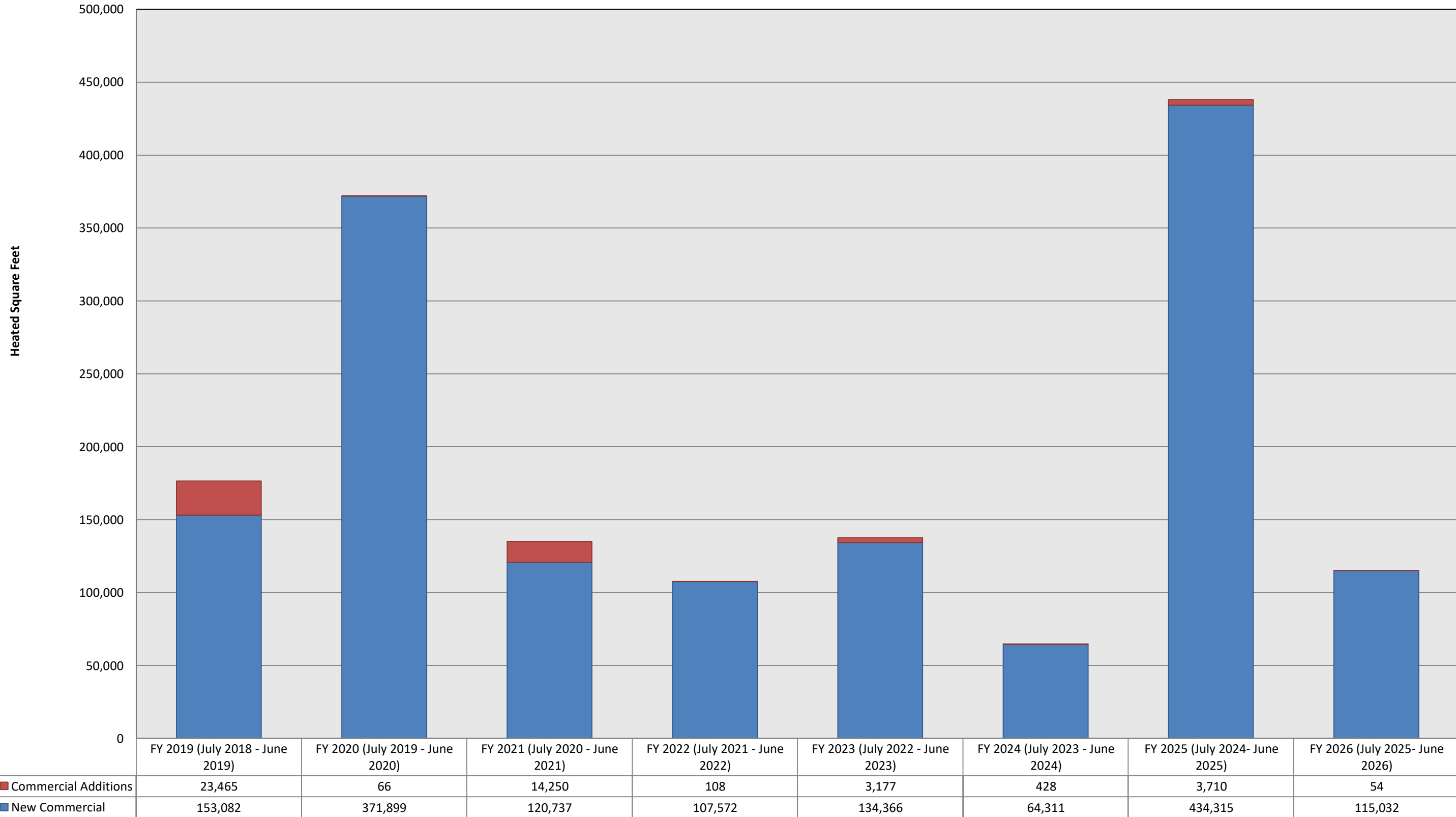
New Single Family Certificates of Occupancy Issued by Neighborhood FY 2019 - 2026

Number of New Housing Starts



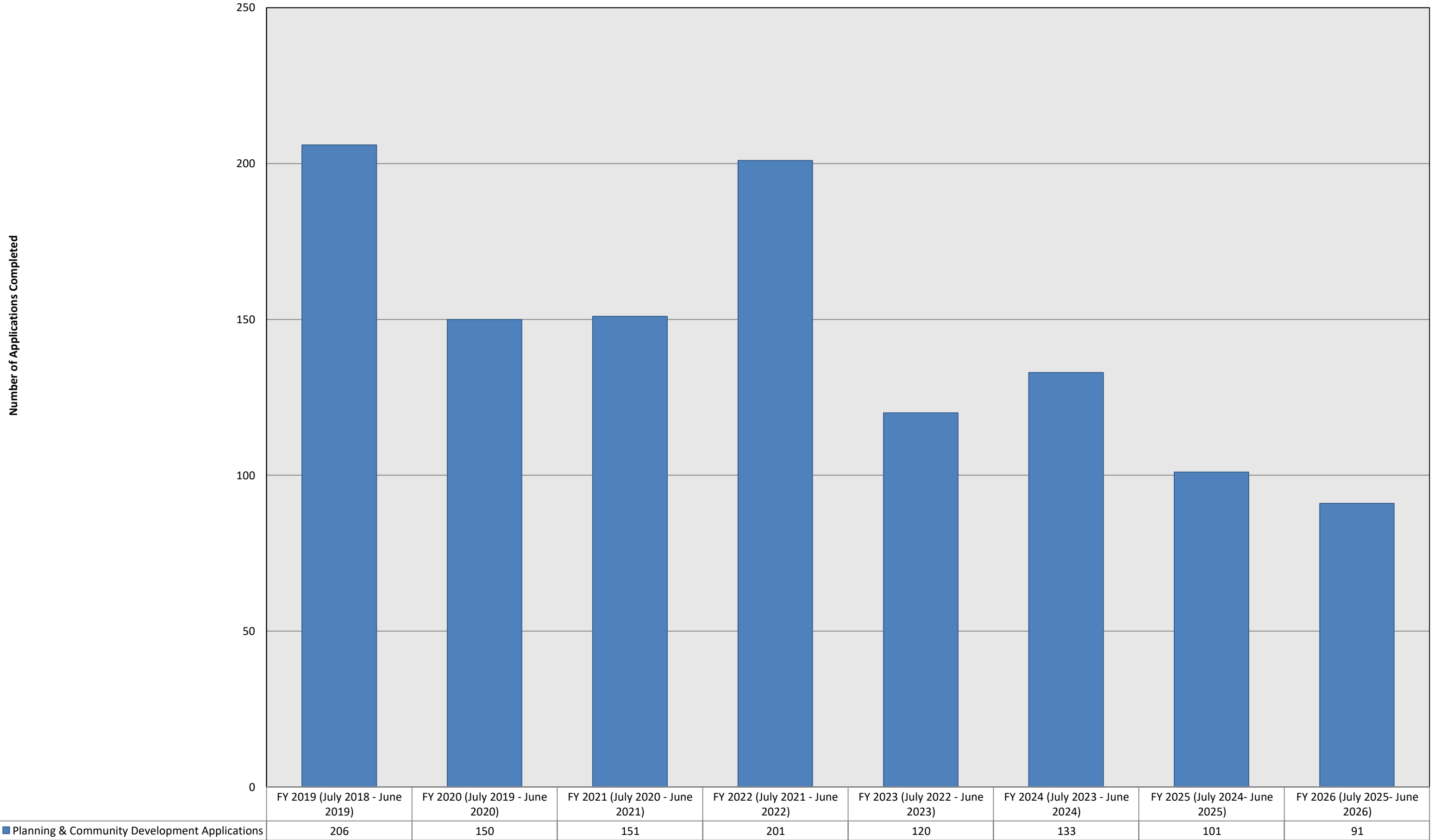
	Alston Park	Four Seasons at Carolina Oak	Hamilton Grove	Hampton Hall	Hampton Lake	Haven at New Riverside	Heritage at New Riverside	Indigo Cove	Lakes at New Riverside	Landings at New Riverside	Lawton Station	Midpoint	Mill Creek at Cypress Ridge	New Riverside Forest	New Riverside Village	Palmetto Bluff	Rose Dhu Creek Plantation	Shell Hall	Stock Farm	Tabby Roads	Washington Square
FY 2026 (July 2025 - June 2026)		53	39	7	3		49	22	72			80			10	46	2		1		
FY 2025 (July 2024 - June 2025)		97	46	13	10		55		68			16			7	85	3	1	1	3	20
FY 2024 (July 2023 - June 2024)		98		6	42	1	63		169		14		1	29	8	120	5				38
FY 2023 (July 2022 - June 2023)	4	21		23	54		18		81	20	21		71	33		133	2	2	1	2	
FY 2022 (July 2021 - June 2022)	6	69		32	78				44	60	27		103	43		85	1	8	1		
FY 2021 (July 2020 - June 2021)	19	17		24	80	2	55		2	53	32		182	8		75	5	6	1	2	
FY 2020 (July 2019 - June 2020)	51			17	106	1	47			66	29		141			64		2	2	4	
FY 2019 (July 2018 - June 2019)	24			27	137	44	54			27	25		80			67	4	10	2	3	

Town of Bluffton
New Commercial Construction and Additions Heated Square Footage
FY 2019 - 2026



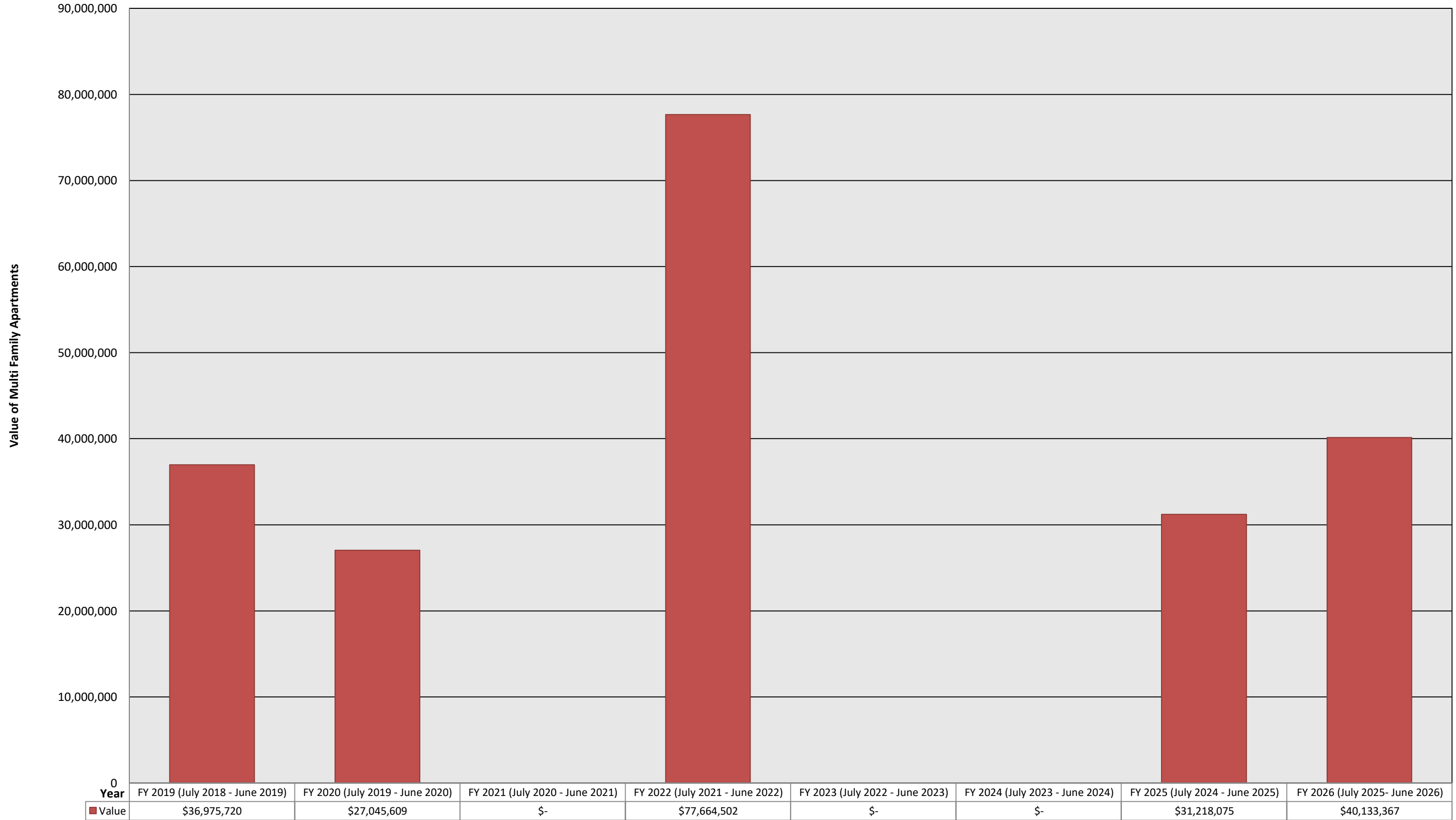
Town of Bluffton
Planning & Community Development Applications Completed
FY 2018 - 2025

Attachment 8h



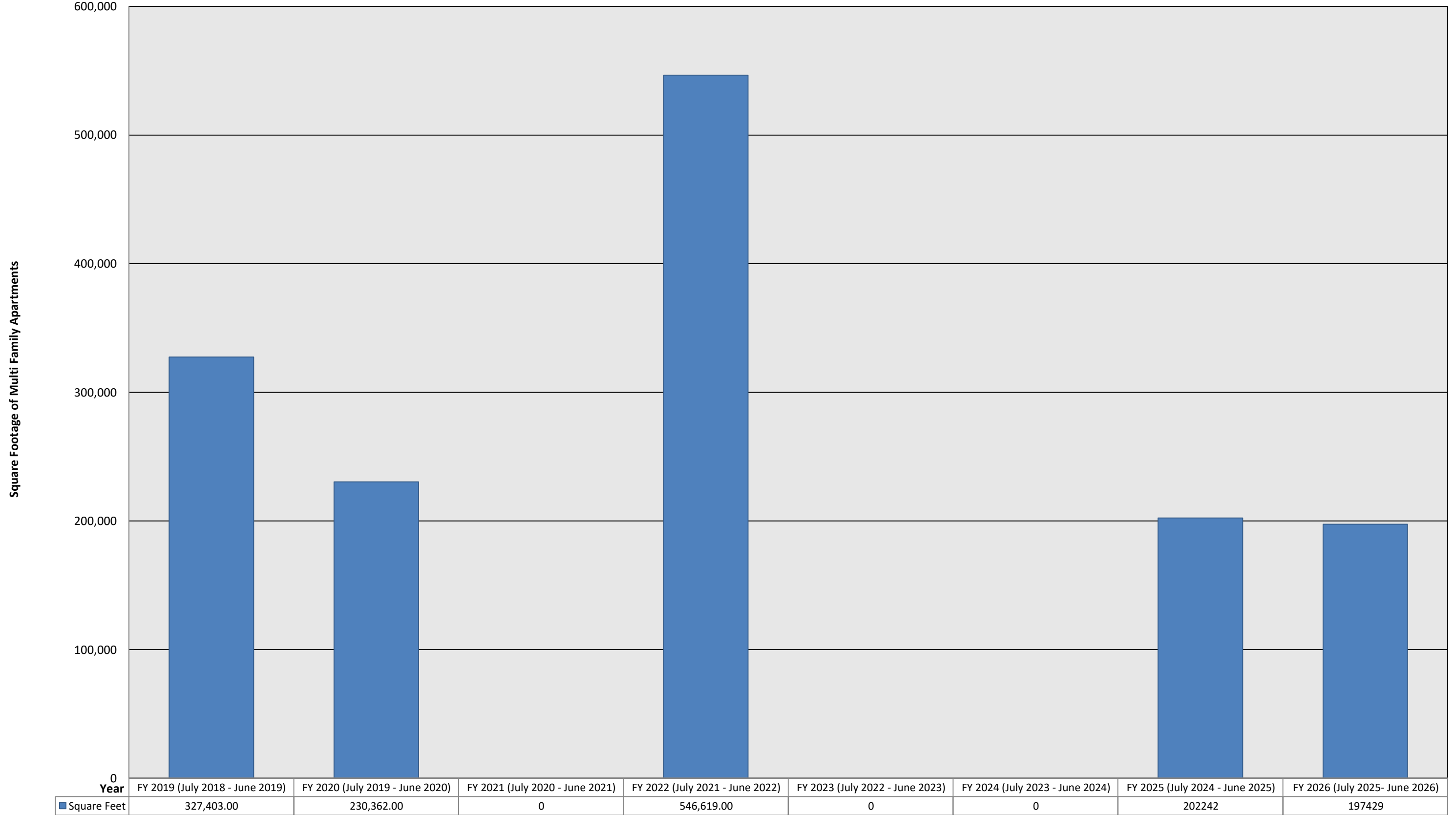
**Town of Bluffton
Multi Family Apartments Value
FY 2018 - 2025**

Attachment 8i



Town of Bluffton
Multi Family Apartments Square Footage
FY 2018 - 2025

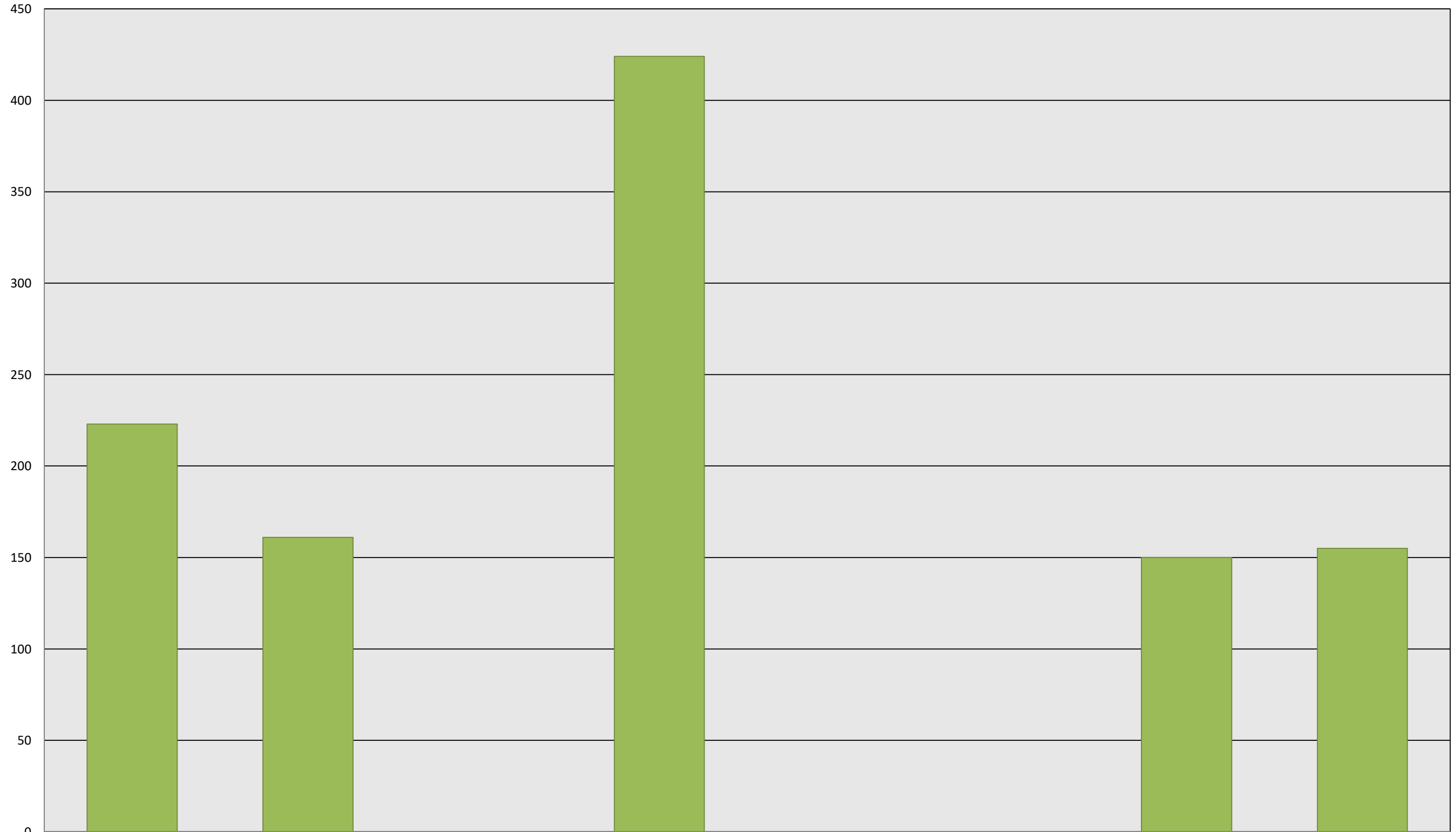
Attachment 8j



Town of Bluffton
Multi Family Apartments Total Units
FY 2018 - 2025

Attachment 8k

Multi Family Apartments Total Units



Year	FY 2019 (July 2018 - June 2019)	FY 2020 (July 2019 - June 2020)	FY 2021 (July 2020 - June 2021)	FY 2022 (July 2021 - June 2022)	FY 2023 (July 2022 - June 2023)	FY 2024 (July 2023 - June 2024)	FY 2025 (July 2024 - June 2025)	FY 2026 (July 2025 - June 2026)
Dwelling Units	223	161	0	424	0	0	150	155