



GROWTH MANAGEMENT UPDATE

July 13, 2021

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

- a. **Planning Commission:** June 23, 2021 meeting agenda attached. Next meeting scheduled for Wednesday, July 28, 2021.
- b. **Historic Preservation Commission:** June 2, 2021 meeting agenda attached. Next meeting scheduled for Wednesday, July 7, 2021.
- c. **Board of Zoning Appeals:** June 1, 2021 meeting agenda attached. Next meeting scheduled for Tuesday, July 6, 2021.
- d. **Development Review Committee:** June 2nd, 9th, 16th, 23rd, 30th, 2021. Next meeting scheduled for Wednesday, July 7, 2021.
- e. **Historic Preservation Review Committee:** June 21st, 28th, 2021 meeting agenda attached. June 7th, 14th, 2021 cancellation notices attached. Next meeting scheduled for Tuesday, July 6, 2021.
- f. **Construction Board of Adjustment and Appeals:** Tuesday, June 22, 2021 cancellation notice attached. Next meeting scheduled for Tuesday, July 27, 2021.
- g. **Affordable Housing Committee: Community Development / Affordable Housing Committee Work Program:** June 3, 2021 meeting agenda attached. Next meeting scheduled for Thursday, July 1, 2021.

2. Community Development / Affordable Housing Committee Work Program:

Neighborhood Assistance Program. The total available budget for this FY21 Town Council funded program is \$70,206.03. Town Staff is continuing to process applications for assistance. As of June 28, 2021, \$107,233.97 (includes households in progress) has been spent to assist Town of Bluffton residents through the Neighborhood Assistance Program. As of June 28, 2021, 23 homes have been helped through the Neighborhood Assistance Program for the 2021 Fiscal Year.

ATTACHMENTS:

1. Planning Commission meeting agenda for Wednesday, June 23, 2021.
2. Historic Preservation Commission meeting agenda for Wednesday, June 2, 2021.
3. Board of Zoning Appeals meeting agenda for Tuesday, June 1, 2021.
4. Development Review Committee agendas for 2nd, 9th, 16th, 23rd, 30th, 2021.

July 13, 2021

5. Historic Preservation Review Committee meeting agenda for June 21st, 28th, 2021 are attached. The cancellation notices for June 7th, 14th, 2021 are also attached.
6. Construction Board of Adjustments and Appeals cancellation notice for Tuesday, June 22, 2021.
7. Affordable Housing Committee meeting agenda notice for Thursday, June 3, 2021.
8. Building Permits and Planning Applications:
 - a. Building Permits Issued 2010-2021 (to June 28, 2021).
 - b. Building Permits Issued Per Month 2010-2020 (to June 28, 2021).
 - c. Value of Construction 2010-2020 (to June 28, 2021).
 - d. New Single Family/Multi-Family Residential Building Permits Issued Per Month 2010-2020 (to June 28, 2021).
 - e. New Single Family/Multi-Family Residential Building Permits Issued by Neighborhood 2010-2020 (to June 28, 2021).
 - f. New Single Family/Multi-Family Certificates of Occupancy Issued by Neighborhood 2010-2020 (to June 28, 2021).
 - g. New Commercial Construction/Additions Heated Square Footage 2010-2020 (to June 28, 2021).
 - h. Planning and Community Development Applications Approved 2010-2020 (to June 28, 2021).
9. Planning Active Application Report



Planning Commission

Wednesday, June 23, 2021 at 6:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. ADOPTION OF THE AGENDA

IV. ADOPTION OF MINUTES

1. May 26, 2021

V. PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA*

VI. OLD BUSINESS

VII. NEW BUSINESS

1. **The Elle Apartments (Street Naming Application):** A request by The Elle Apartments, LLC on behalf of the Reed Group for approval of a street naming application for new street names to be used in the proposed Elle Apartments multifamily development. The property is zoned Buckwalter Planned Unit Development and consists of approximately 45 acres identified by tax map number R610 029 000 0789 0000 located northeast of the intersection of Bluffton Parkway and Hampton Parkway. (STR 05-21-15399) (Staff-Will Howard)
2. **Parcel 7A, LLC (Preliminary Development Plan):** A request by Parcel 7A, LLC for approval of a Preliminary Development Plan. The project consists of grading, limited clearing, grubbing, leveling & restabilizing in the Townes at Buckwalter. The property is zoned Buckwalter Planned Unit Development and identified by tax map numbers R610 030 000 2004 0000, R610 030 000 2003 0000 and R610 030 000 1857 0000, located northeast of the intersection of Buckwalter Parkway and Buckwalter Towne Boulevard. (DP-01-21-014886) (Staff-Will Howard)
3. **Unified Development Ordinance Edits (PUBLIC HEARING):** Amendments to the Town of Bluffton Code of Ordinances Chapter 23 – Unified Development Ordinance, Article 3 – Application Process, Sec. 3.19 (Site Feature-Historic District) and Sec. 3.21 (Sign Permits); Article 5 – Design Standards, (Sec. 5.13 Signs) and Sec. 5.15.6.Q. (Old Town Bluffton Historic District, Sign Guidelines); and, Article 9, (Sec. 9.2 – Defined Terms). (Staff- Charlotte Moore)

VIII. DISCUSSION**IX. ADJOURNMENT**

“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. 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.

**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. Public comment must not exceed three (3) minutes.*



Historic Preservation Commission

Wednesday, June 02, 2021 at 6:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. NOTICE REGARDING ADJOURNMENT

The Historic Preservation 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. NOTICE REGARDING PUBLIC COMMENTS*

Every member of the public who is recognized to speak shall address the Chairman and in speaking, avoid disrespect to Commission, Staff, or other members of the Meeting. State your name and address when speaking for the record. COMMENTS ARE LIMITED TO THREE (3) MINUTES.

V. ADOPTION OF THE AGENDA

VI. ADOPTION OF MINUTES

VII. PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA*

VIII. OLD BUSINESS

IX. NEW BUSINESS

1. **7 Lawton Street (Site Feature):** A request by New Concept Metals, Inc for approval of a Site Feature- HD to allow the use of fiberglass shingles on the existing 1-story commercial building located at 7 Lawton Street in the Old Town Bluffton Historic District and zoned Neighborhood Center-HD. (SFHD-05-21-1310) (Staff- Katie Peterson)
2. **5 Marianna Way, Building 3 (Certificate of Appropriateness):** A request by Court Atkins Architects, Inc., on behalf of Herkus, LLC, for approval of a Certificate of Appropriateness to

allow the construction of a new 2 1/2-story Mixed-Use building of approximately 5,423 heated square feet located at 5 Marianna Way, Building 3 in the Old Village Square development, in the Old Town Bluffton Historic District and zoned Neighborhood General – HD.(COFA-03-21-015160) (Staff-Katie Peterson)

X. DISCUSSION

XI. ADJOURNMENT

NEXT MEETING DATE: July 7, 2021

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Board of Zoning Appeals

Tuesday, June 01, 2021 at 6:00 PM

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

AGENDA

- I. **CALL TO ORDER**
- II. **ROLL CALL**
- III. **NOTICE REGARDING ADJOURNMENT**
- IV. **NOTICE REGARDING PUBLIC COMMENTS***
- V. **ADOPTION OF THE AGENDA**
- VI. **ADOPTION OF MINUTES**
 - A. April 6, 2021
- VII. **PUBLIC COMMENT**
- VIII. **OLD BUSINESS**
- IX. **NEW BUSINESS**
 - A. **Beaufort County Parks and Recreation (Variance Request):** A request by Shannon Loper of Beaufort County Parks and Recreation on behalf of the Town of Bluffton for a variance from the signage regulations of the Buckwalter Planned Unit Development to allow a moving message board sign, prohibited under Beaufort County Zoning and Development Standards Ordinance 90/3 Article IX (Sign Control) Section 9.2.2 Prohibited Signs. The property is zoned Buckwalter Planned Unit Development and identified by Beaufort County Tax Map Number R610 038 000 0053 0000 located at 800 Buckwalter Parkway. (Staff- Jordan Holloway)
- X. **DISCUSSION**
- XI. **ADJOURNMENT**

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Development Review Committee Meeting

Wednesday, June 02, 2021 at 1:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENTS

IV. OLD BUSINESS

1. **Four Seasons at Carolina Oaks (Final Development Plan):** A request by Michael Hughes of Thomas & Hutton on behalf of Jack McSweeney of K. Hovnanian Homes for approval of a Final Development Plan. The project consists of a revised LOD per overhead power design at the construction entrance and haul road. The property is zoned Jones Estate Planned Unit Development and consists of 9.7 acres identified by tax map number R614 028 000 0002 0000 located at SC Highway 170 & SC Highway 46. (Staff- Will Howard) (DP-08-19-013428)

V. NEW BUSINESS

1. **Four Seasons at Carolina Oaks Phases 3-5 (Preliminary Development Plan):** A request by Michael Hughes of Thomas & Hutton on behalf of Jack McSweeney at K. Hovnanian Homes for approval of a Preliminary Development Plan. The project consists of the construction of 157 single family lots with associated infrastructure. The property is zoned Jones Estate Planned Unit Development and consists of 61.8 acres identified by tax map number R614 036 000 0596 0000 located at the intersection of (Staff- Will Howard) (DP-05-21-015258)
2. **Cypress Ridge Phase 19 (Subdivision Plan):** A request by Michael Hughes of Thomas & Hutton on behalf of D.R. Horton, Inc. for approval of a subdivision plan to create 44 townhome lots. The property is zoned Jones Estate Planned Unit Development and consists of approximately 5.3 acres identified by Beaufort County tax map number R614 028 000 0294 0000 located within the Cypress Ridge Master Plan at the intersection of Blakers Boulevard and Mill Creek Boulevard. (Staff – Jordan Holloway) (SUB 04-21-15233)

VI. DISCUSSION

VII. ADJOURNMENT**NEXT MEETING DATE: June 9, 2021**

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Development Review Committee Meeting

Wednesday, June 09, 2021 at 1:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENTS

IV. OLD BUSINESS

V. NEW BUSINESS

1. **Lakes at New Riverside Phase 1F (Subdivision Application):** A request by Steve Massie of K. Hovnanian Homes on behalf of the owner, Jeffrey Brouelette of Arroyo Cap II-2 LLC for approval of a Subdivision Application. The project will create 18 single-family residential lots along with associated right-of-way and common areas. The property is zoned New Riverside Planned Unit Development and consists of 8.72 acres identified by tax map number R610 044 000 0140 0000. (SUB-05-21-015298) (Staff- Jordan Holloway).
2. **New Riverside Village (Subdivision Application):** A request by Tex Small of AVTEX Commercial Properties, LLC on behalf of the owner, MFH Land, LLC for approval of a Subdivision Application. The project Will subdivide Parcel 4B-2 to create 12 parcels and associated right-of-way. The property is zoned New Riverside Planned Unit Development and consists of 34.08 acres identified by tax map number R610 036 000 1258 0000. (SUB-05-21-01527) (Staff- Jordan Holloway).

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: June 16, 2021

"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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Development Review Committee Meeting

Wednesday, June 16, 2021 at 1:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENTS

IV. OLD BUSINESS

V. NEW BUSINESS

1. **The Lakes at New Riverside Phase 1F (Subdivision Application):** A request by Steve Massie of K. Hovnanian Homes on behalf of the owner, Jeffrey Brouelette of Arroyo Cap II-2 LLC for approval of a Subdivision Application. The project consists of subdividing 18 single-family residential lots along with associated right-of-way and common areas. The property is zoned Jones Estate Planned Unit Development and consists of 8.72 acres identified by tax map number R610 044 000 0140 0000. (SUB-05-21-015298) (Staff- Jordan Holloway).
2. **New Riverside Village (Subdivision Application):** A request by Tex Small of AVTEX Commercial Properties, LLC on behalf of the owner, MFH Land, LLC for approval of a Subdivision Application. The project consists of subdividing Parcel 4B-2 creating 12 parcels and associated right-of-way. The property is zoned Jones Estate Planned Unit Development and consists of 34.08 acres identified by tax map number R610 036 000 1258 0000. (SUB-05-21-01527) (Staff- Jordan Holloway).
3. **Palmetto Bluff Blocks M2 and M3 (Final Development Plan):** A request by Michael Hughes with Thomas & Hutton on behalf of May River Forest, LLC for approval of a Preliminary Development Plan. The project consists of the construction of 117 single-family lots and associated infrastructure. The property is zoned Palmetto Bluff Planned Unit Development and consists of approximately 94 acres identified by tax map number R614 057 000 0001 0000

located on Old Moreland Road within the Palmetto Bluff Master Plan Phase 2. (DP 09-20-14617) (Staff-Will Howard)

4. **The Elle Apartments, LLC (Street Naming Application):** A request by The Elle Apartments, LLC on behalf of the Reed Group for approval of a street naming application for new street names to be used in the proposed Elle Apartments multifamily development. The property is zoned Buckwalter Planned Unit Development and consists of approximately 45 acres identified by tax map number R610 029 000 0789 0000 located northeast of the intersection of Bluffton Parkway and Hampton Parkway. (STR 05-21-15399)(Staff-Will Howard)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: June 23, 2021

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**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. Public comment must not exceed three (3) minutes.*



Development Review Committee Meeting

Wednesday, June 23, 2021 at 1:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENTS

IV. OLD BUSINESS

V. NEW BUSINESS

1. **9 Bruin Road (Certificate of Appropriateness):** A request by The Kessler Enterprise, on behalf of owner Dorothy J Singleton, for review of a Certificate of Appropriateness-HD Demolition to allow for the demolition the contributing structure, known as the Joiner House, in the Old Town Bluffton Historic District located at 9 Bruin Road in the Old Town Bluffton Historic District, and zoned Neighborhood Core-HD. (COFA-05-21-015377) (Staff- Will Howard)
2. **Westbury Park- 6 Arley Way (Preliminary Development Plan):** A request by Ceagull Investments, LLC for the approval of a Preliminary Development Plan. The project consists of the construction of a 13,736 square foot medical office building and associated infrastructure in Westbury Park. The property is zoned General Mixed Use and consists of 2 acres identified by tax map number R610 031 000 0217 0000. (DP-05-21-015352) (Staff- Will Howard)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: June 30, 2021

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Development Review Committee Meeting

Wednesday, June 30, 2021 at 1:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENTS

IV. OLD BUSINESS

V. NEW BUSINESS

1. **115 Persimmon Street (Final Development Plan):** A request by Sam Connor on behalf of May River Commercial Properties for approval of a Final Development Plan. The project consists of the construction of a commercial office and warehouse space. The property is zoned Shultz Tract Planned Unit Development and consists of 0.84 acres identified by tax map number R610 031 000 1439 0000 located at 115 Persimmon Street. (DP-08-20-014463) (Staff- Will Howard)

VI. DISCUSSION

VII. ADJOURNMENT

NEXT MEETING DATE: July 7, 2021

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PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Tuesday, June 1, 2021 at 4:00 P.M.

has been CANCELED
due to lack of agenda items

The next meeting is scheduled for
Monday, June 7, 2021

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



PUBLIC NOTICE

THE HISTORIC PRESERVATION REVIEW COMMITTEE (HPRC)

Meeting scheduled for

Monday, June 7, 2021 at 4:00 P.M.

has been CANCELED
due to lack of agenda items

The next meeting is scheduled for
Monday, June 14, 2021

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



Historic Preservation Review Committee

Monday, June 14, 2021 at 4:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

1. **23 Pritchard Street (Certificate of Appropriateness):** A request by Christopher Epps, on behalf of owner Trudy J Eaton Trust, for clarification of approval for a Certificate of Appropriateness to allow the addition of a 578 SF second story to the existing 1-story Carriage House of approximately 514 SF located at 23 Pritchard Street in the Old Town Bluffton Historic District and zoned Neighborhood General-HD. (COFA-09-20-014595) (Staff- Katie Peterson)

V. NEW BUSINESS

VI. DISCUSSION

VII. ADJOURNMENT

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Historic Preservation Review Committee

Monday, June 21, 2021 at 4:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

V. NEW BUSINESS

1. **9 Bruin Road:** A request by The Kessler Enterprise, on behalf of owner Dorothy J Singleton, for review of a Certificate of Appropriateness-HD Demolition to allow for the demolition the contributing structure, known as the Joiner House, in the Old Town Bluffton Historic District located at 9 Bruin Road in the Old Town Bluffton Historic District, and zoned Neighborhood Core-HD. (COFA-05-21-015377) (Staff- Katie Peterson).

VI. DISCUSSION

VII. ADJOURNMENT

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Historic Preservation Review Committee

Monday, June 28, 2021 at 4:00 PM

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

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. PUBLIC COMMENT

IV. OLD BUSINESS

1. **5 Marianna Way (Building 3, Old Village Square):** Review of Resubmitted Plans addressing the conditions of the Historic Preservation Commission Approval of a Certificate of Appropriateness to allow the construction of a new 2 1/2-story Mixed-Use building of approximately 5,423 heated square feet located at 5 Marianna Way, Building 3 in the Old Village Square development, in the Old Town Bluffton Historic District and zoned Neighborhood General – HD. (COFA-03-21-015160)(Staff - Katie Peterson)

V. NEW BUSINESS

1. **2 Tabby Shell Road:** A request by Jeremiah Smith of Allison Ramsey Architects, on behalf of the owners, Ray and Deb Bruen, for review of a Certificate of Appropriateness to allow the construction of a new two-story single-family residence of approximately 2,656 and a Carriage House of approximately 1,052 SF located at 2 Tabby Shell Road, identified as Lot 3 in the Tabby Roads Development in the Old Town Bluffton Historic District and zoned Neighborhood General - HD. (COFA-05-21-015405) (Staff-Katie Peterson)
2. **25 Meriwether Court:** A request BFL Builders for review of a Certificate of Appropriateness to allow the construction of a new two-story single-family residence of approximately 2,185 SF and a Carriage House of approximately 705 SF located at 25 Meriwether Court, identified as Lot 6 in the Landen Oaks development, in the Old Town Bluffton Historic District and zoned Neighborhood General-HD. (COFA-06-21-015420) (Staff-Katie Peterson)
3. **35 Meriwether Court:** A request BFL Builders for review of a Certificate of Appropriateness to allow the construction of a new two-story single-family residence of approximately 2,148 SF and a Carriage House of approximately 704 SF located at 35 Meriwether Court, identified as

Lot 5 in the Landen Oaks development, in the Old Town Bluffton Historic District and zoned Neighborhood General-HD. (COFA-06-21-015419) (Staff-Katie Peterson)

4. **30 Meriwether Court:** A request BFL Builders for review of a Certificate of Appropriateness to allow the construction of a new two-story single-family residence of approximately 2,148 SF and a Carriage House of approximately 705 SF located at 30 Meriwether Court, identified as Lot 4 in the Landen Oaks development, in the Old Town Bluffton Historic District and zoned Neighborhood General-HD. (COFA-06-21-015416) (Staff-Katie Peterson)

VI. DISCUSSION

VII. ADJOURNMENT

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PUBLIC NOTICE

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

Tuesday, June 22, 2021 at 6:00 P.M.

has been CANCELED.
due to lack of agenda items.

The next meeting is scheduled for.
Tuesday, July 27, 2021

If you have questions, please contact.
Growth Management at: 843-706-4522



Affordable Housing Committee Meeting

Thursday, June 03, 2021 at 10:00 AM

Electronic Meeting

AGENDA

This meeting can be viewed on the Town of Bluffton's [Facebook page](#)

PUBLIC COMMENT

Public comments will be received via conference line provided by staff. All requests for public hearing or public comment will be accepted up to two (2) hours prior to the scheduled meeting start time.

I. CALL TO ORDER

II. ROLL CALL

III. ADOPTION OF THE AGENDA

IV. ADOPTION OF MINUTES

1. May 6, 2021

V. PUBLIC COMMENTS

VI. OLD BUSINESS

VII. NEW BUSINESS

1. Neighborhood Assistance Program Budget Update

VIII. DISCUSSION

1. Humanities Foundation-- Michael Meyer, Director of Planning & Development

IX. ADJOURNMENT

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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. Any person requiring further accommodation should contact the Town of Bluffton ADA

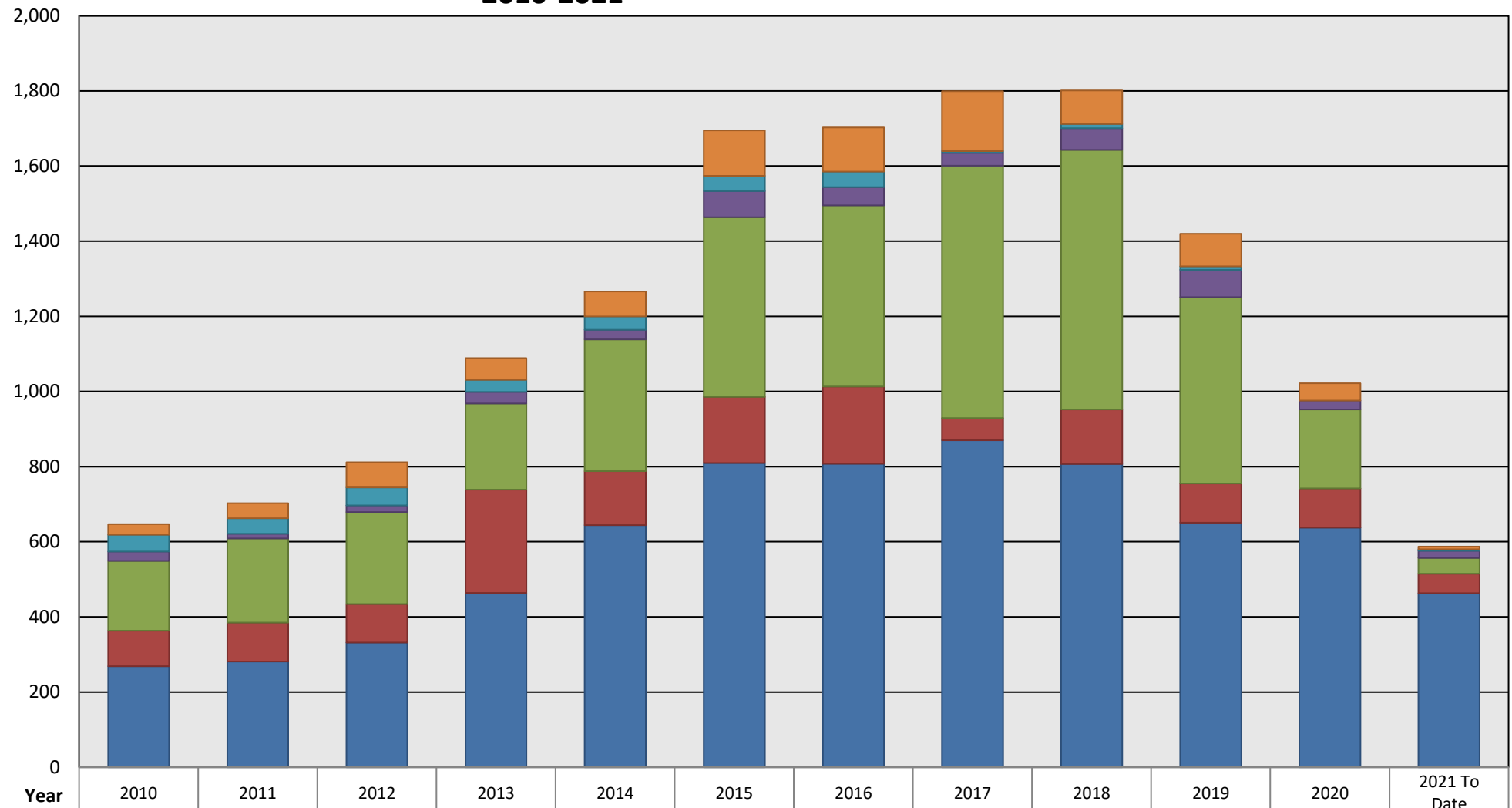
Coordinator at 843.706.4500 or adacoordinator@townofbluffton.com as soon as possible but no later than 48 hours before the scheduled event.

**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. Public comment must not exceed three (3) minutes.*

Town of Bluffton Building Permits Issued 2010-2021

Attachment 8a

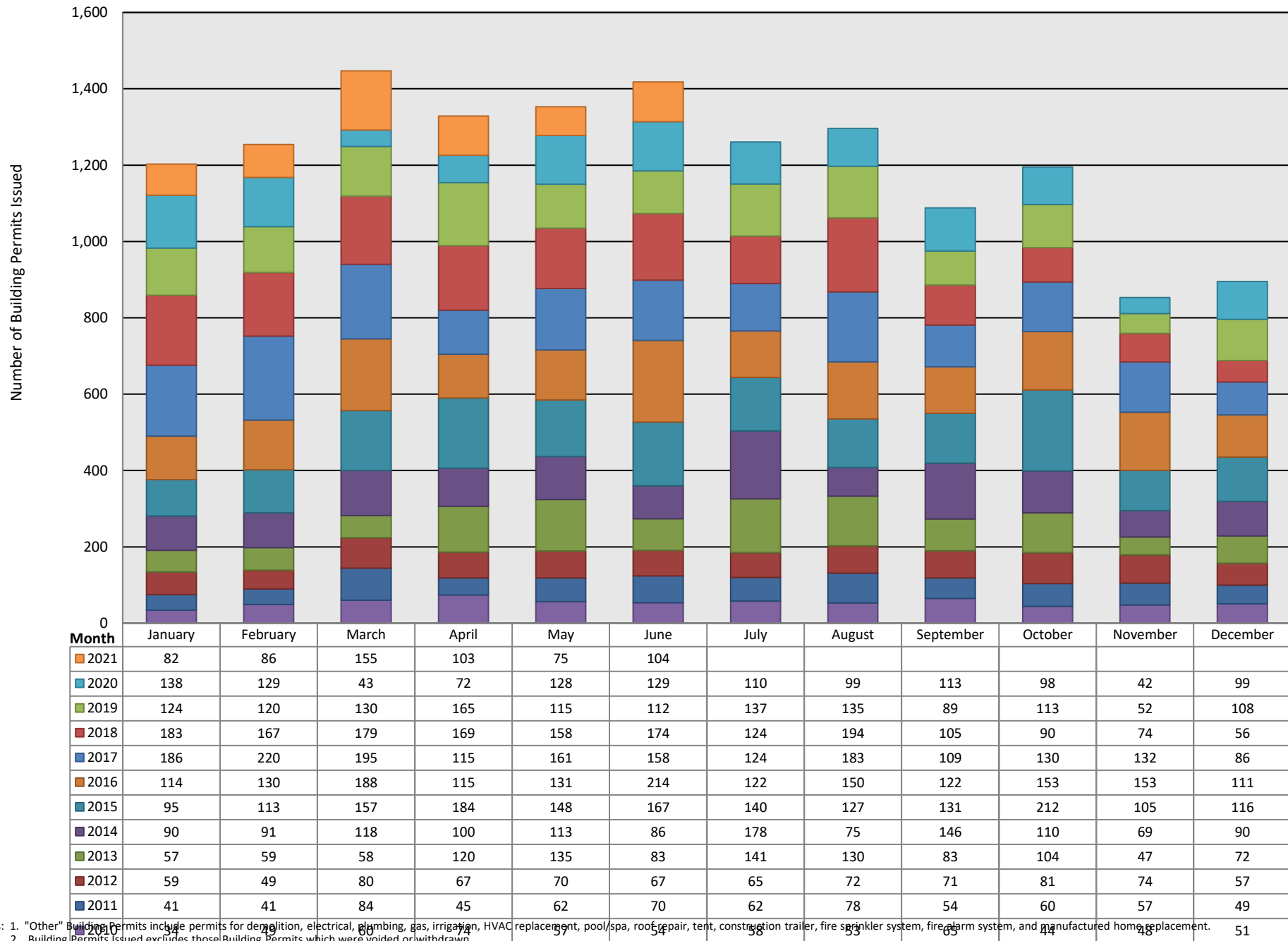
Number of Building Permits Issued



Notes: 1. "Other" Building Permits include permits for demolition, electrical, plumbing, gas, irrigation, HVAC replacement, pool/spa, roof repair, tent, construction trailer, fire sprinkler system, fire alarm system, and manufactured home replacement.
2. Building Permits Issued excludes those Building Permits which were voided or withdrawn.
3. The monthly average of building permits issued in 2018 (year to 12/01/2018) is 150 per month which is a 1.5% increase of building permits issued on a monthly basis from 2017.

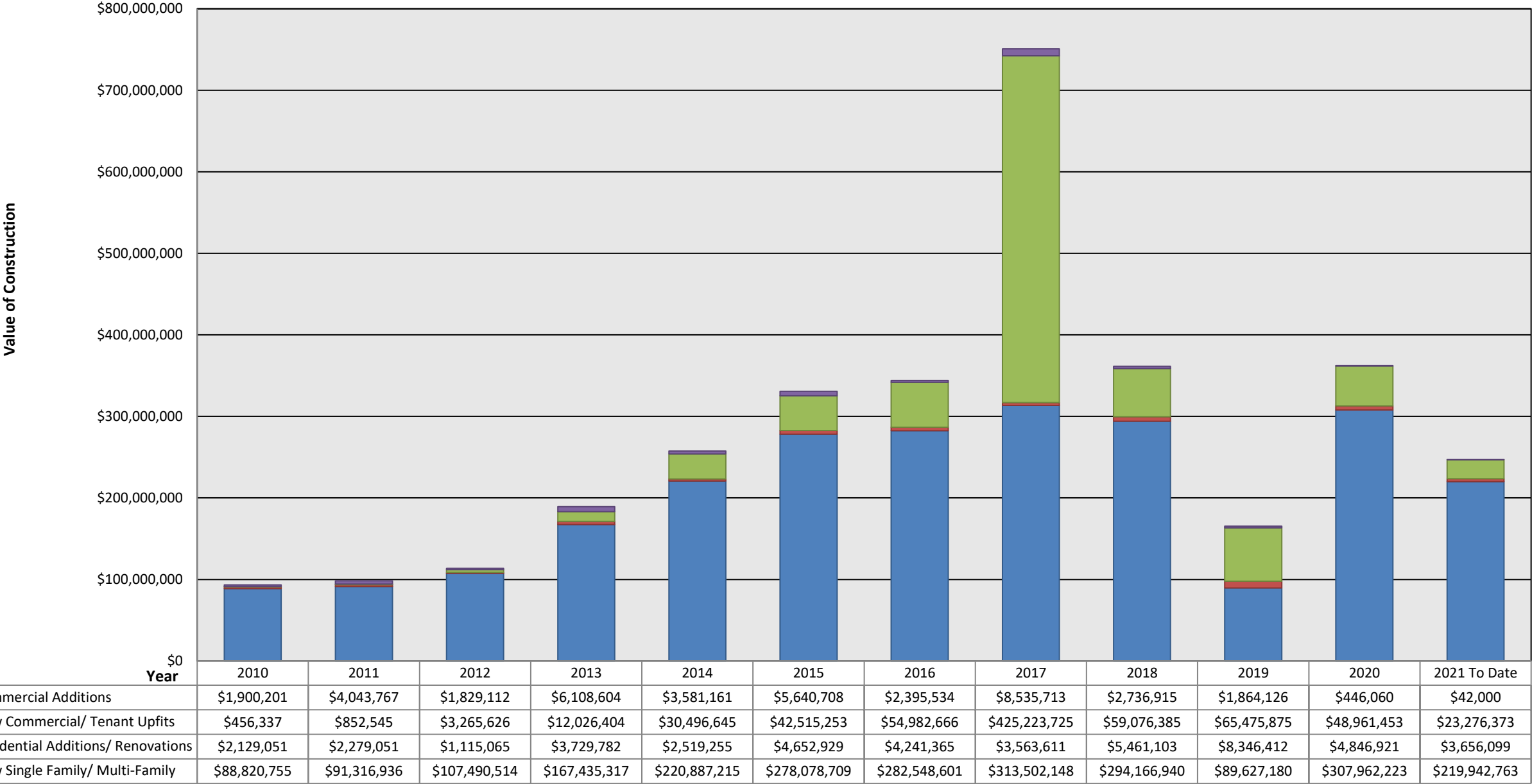
Town of Bluffton Building Permits Issued Per Month 2010-2021

Attachment 8b



Town of Bluffton
Value of Construction
2010-2021

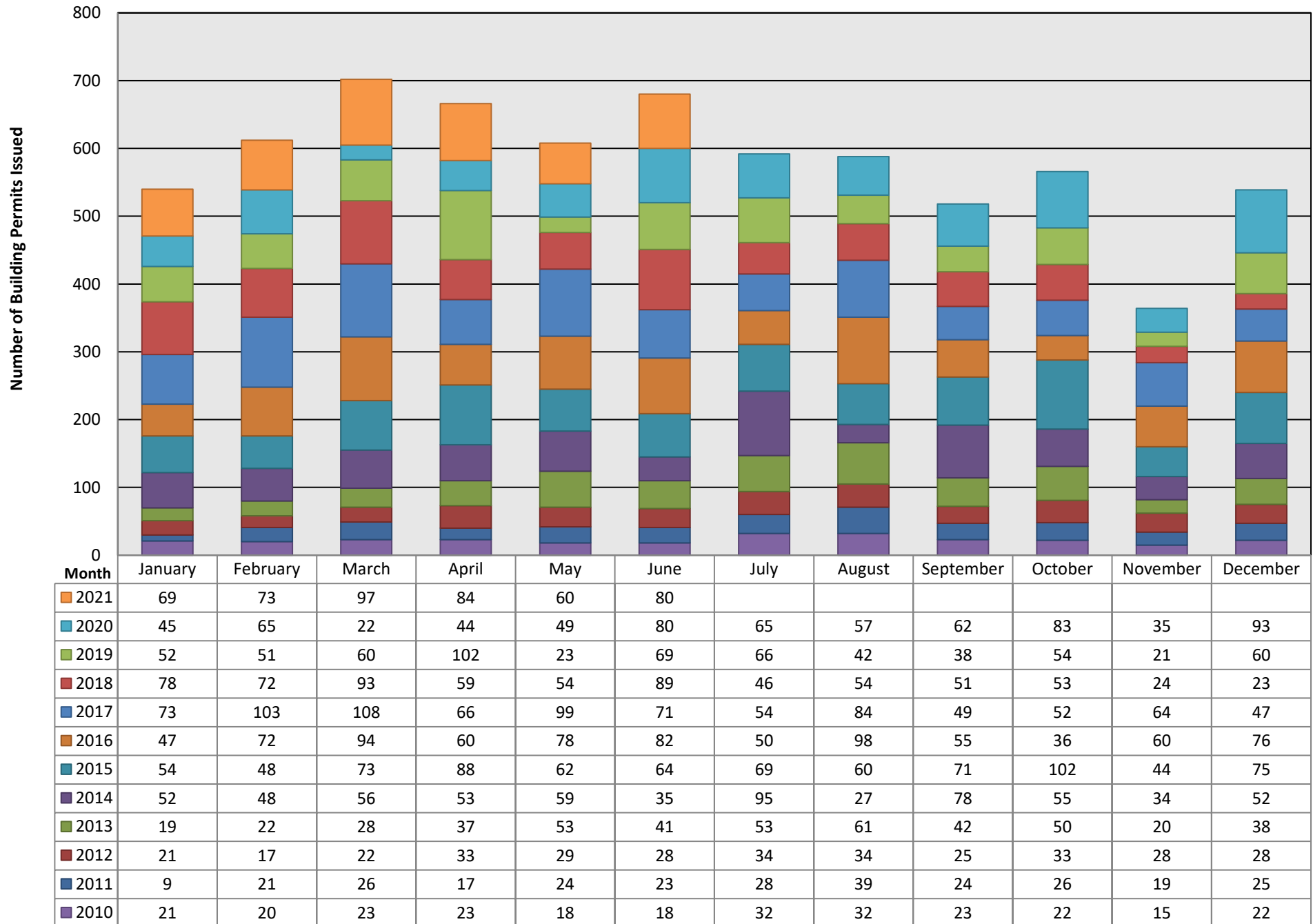
Attachment 8c



Note: The Value of Construction is added to each respective property where the improvement was constructed. This increases the overall value, also referred to as market value, of the property used to which is used determine its assessed value which is subject to Town Millage. This increased value is realized in the following year's tax roll.

Town of Bluffton
New Single Family/ Multi-Family Residential Building Permits Issued Per Month
2010-2021

Attachment 8d

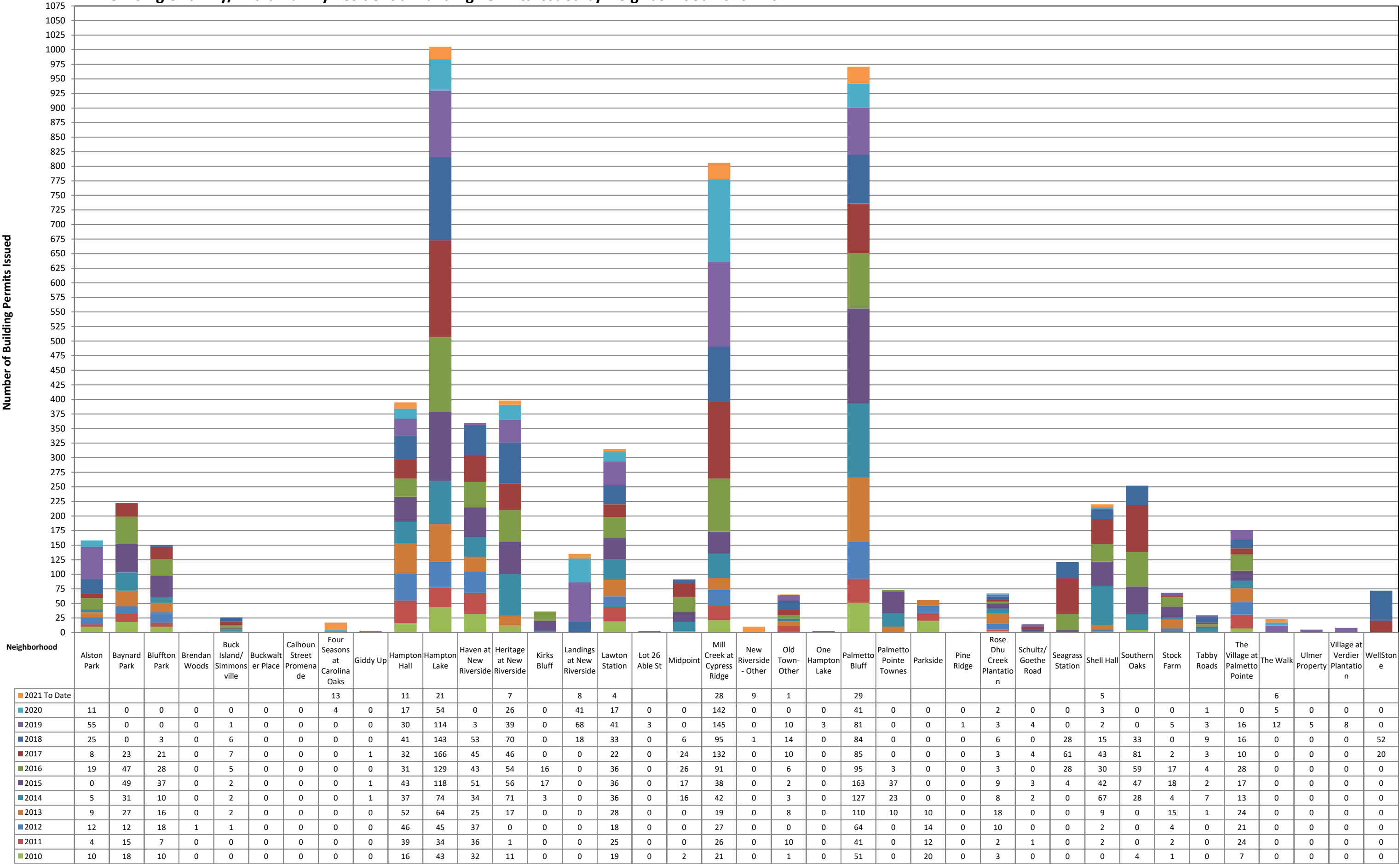


Note: Building Permits Issued excludes those Building Permits which were voided or withdrawn.

Town of Bluffton

New Single Family/ Multi-Family Residential Building Permits Issued by Neighborhood 2010 - 2021

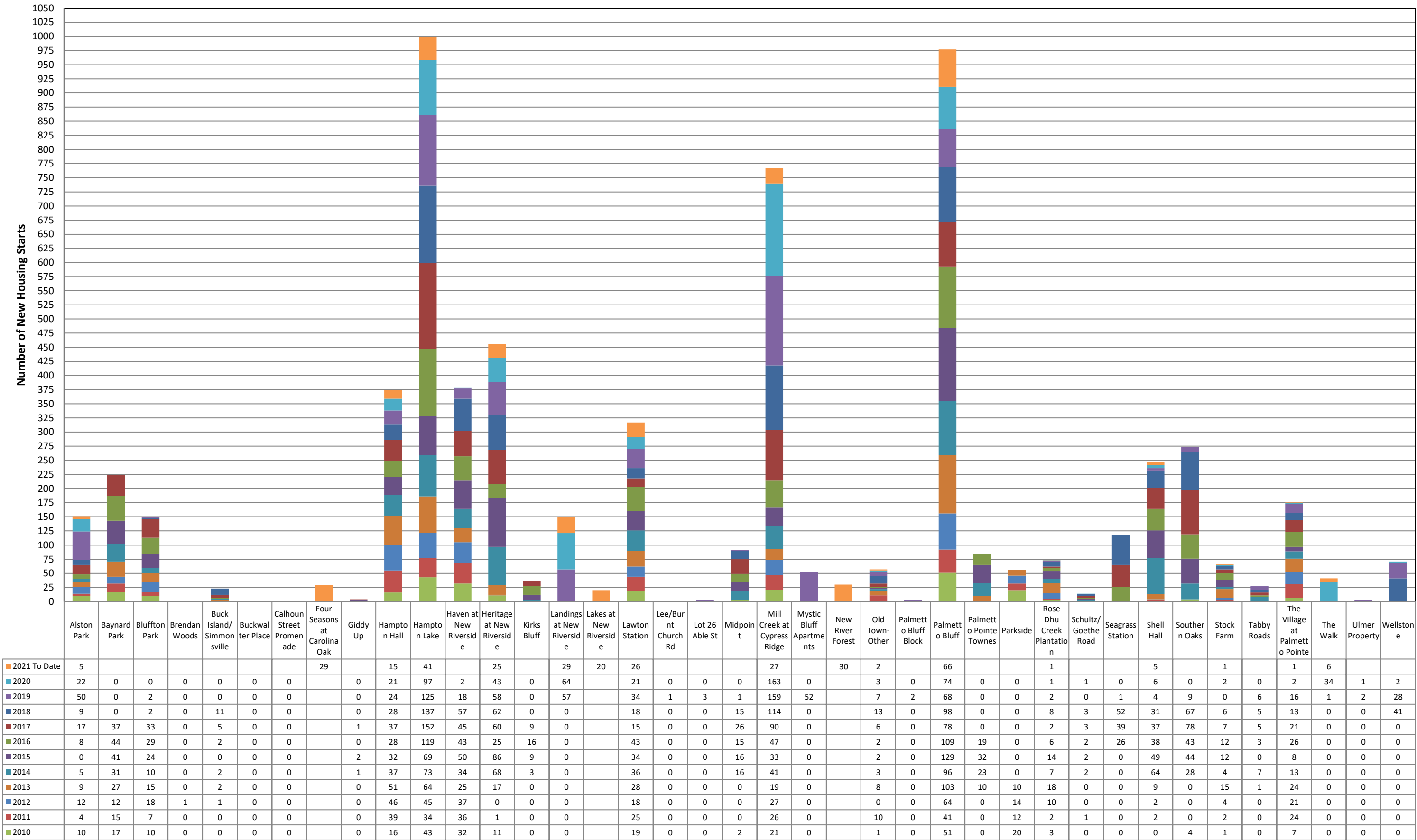
Attachment 8e



Town of Bluffton

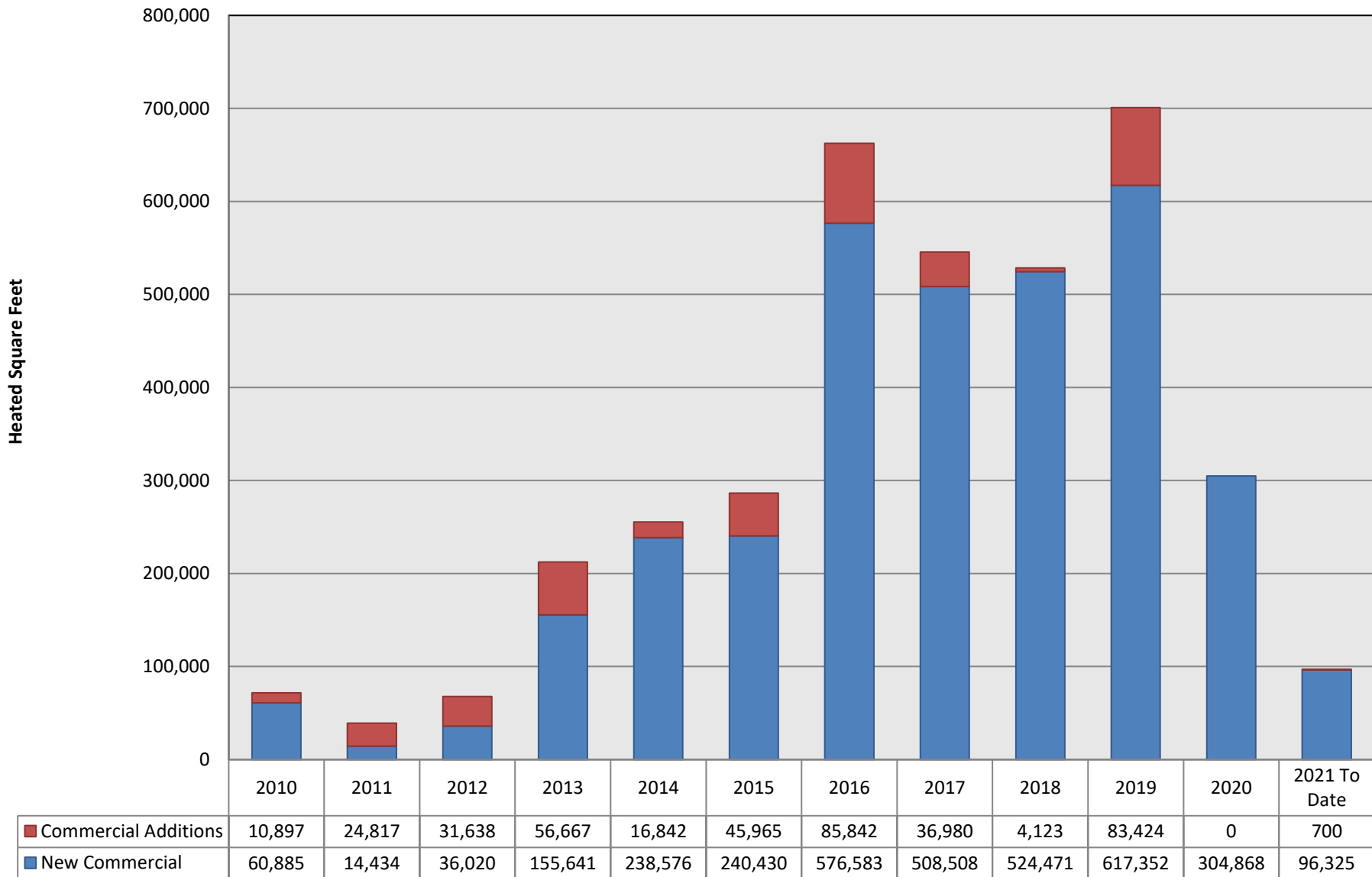
Attachment 8f

New Single Family/ Multi-Family Certificates of Occupancy Issued by Neighborhood 2010 - 2021



Town of Bluffton
New Commercial Construction and Additions Heated Square Footage
2010 - 2021

Attachment 8g



Town of Bluffton
Planning & Community Development Applications Approved
2010 - 2021

Attachment 8h

