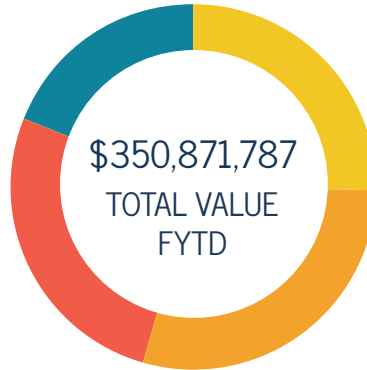


# Development Snapshot



## Insights

While some offices may experience a holiday lull, it's clear from November's numbers and activities that the work of Planning + Development Services staff is still full steam ahead! While in November we saw the highest number of Certificates of Occupancy issued in both this fiscal and calendar year, applications for new permits also remained strong. New planning processes are on the horizon, and we certainly expect a flurry of activity in the months to come!



### FY 2023-2024 TO DATE\*

- 472 SINGLE/TWO-FAMILY/TOWNHOME  
\$88,805,810 DOLLAR VALUE
- 1 MULTI-FAMILY (310 UNITS)  
\$102,800,000 DOLLAR VALUE
- 135 COMMERCIAL  
\$93,279,374 DOLLAR VALUE
- 996 TRADES/OTHER  
\$65,986,603 DOLLAR VALUE

\*Values rounded to the nearest whole number.

## Getting Started

Helping Facilitate the Development Process in November

<p>PRE-DEVELOPMENT MEETINGS</p> <p style="font-size: 2em; color: #008080;">10</p>	<p>ANNEXATION REQUESTS</p> <p style="font-size: 2em; color: #008080;">1</p>	<p>ZONING CONFIRMATIONS</p> <p style="font-size: 2em; color: #008080;">122</p>	Meetings to discuss development proposals prior to formal plan/permit submittal
			Property owner petitions for annexation into the City
			Requests to confirm zoning associated with new business ownership, business relocations, etc.

FY 2023-2024 TO DATE



## LAND USE BOARDS & COMMISSION REVIEWS

NOVEMBER 2023

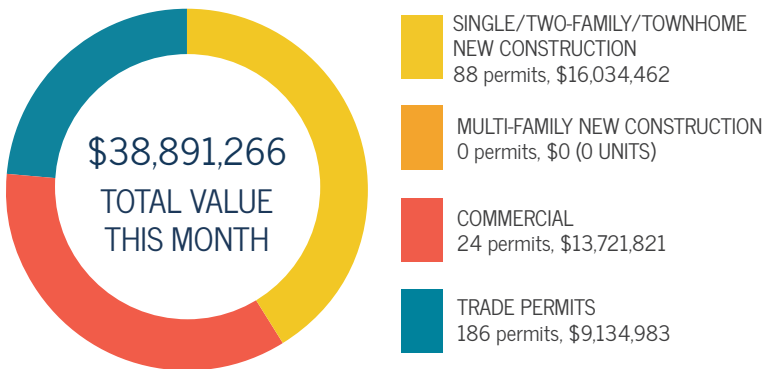
	CONSENT AGENDA	REGULAR AGENDA
Board of Zoning Appeals (BoZA)	NO MEETING; NO REQUESTS RECEIVED IN NOVEMBER	
Design/Development Review Commission (D/DRC)	4 CASES / 57%	3 CASES / 43%
Planning Commission (PC)	3 CASES / 75%	1 CASE / 25%

## Under Construction

Permits Issued in November

### PERMIT VALUATION\* & NUMBER OF PERMITS

PERMITS ISSUED NOVEMBER 2023



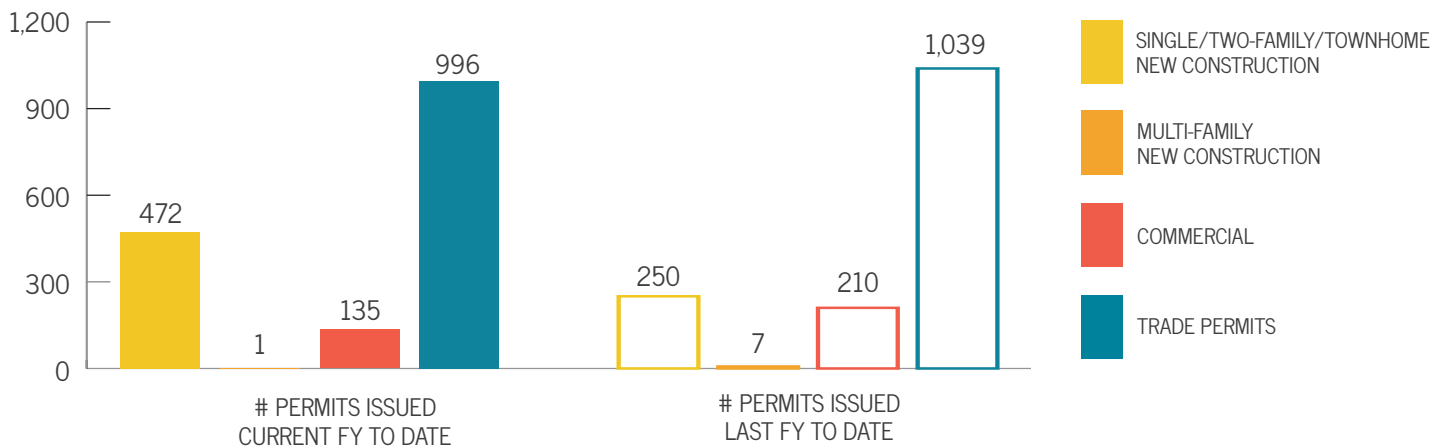
\*Values rounded to the nearest whole number.

## Sweater Weather Checklist

Make sure your house stays cozy this winter:

- » Know where to turn the water off, and make sure you have the proper tools to do it. Practice turning off your water now, so you know you're prepared when you need to be!
- » Think about adding insulation to pipes, attics, and crawl spaces if it isn't already in place. Have insulation and covers on hand to cover any outdoor spigots.
- » If you're leaving town when winter weather is in the forecast, you can use a whole-house shutoff to drain your water lines. Remember to turn off and drain landscape irrigation lines as well; they may have a separate shutoff.

Visit the [SC Emergency Management website](#) to learn more about winter weather prep.



## DESIGN REVIEW

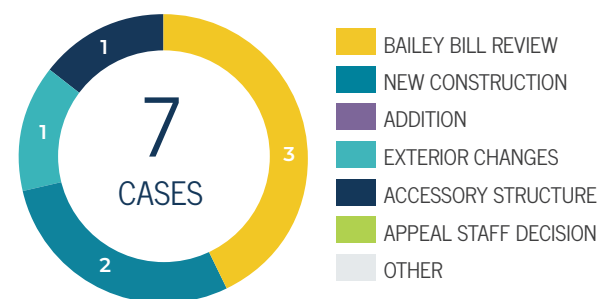
Design review is required for certain projects within the City's urban design and historic preservation zoning overlays. The vast majority of these reviews are completed at the staff level, however certain types of projects require D/DRC review.

All applications for the Bailey Bill tax abatement program must be reviewed by the D/DRC per ordinance; you can learn more about the Bailey Bill and other preservation incentives [here](#).



## COMMON D/DRC REQUESTS

CASES HEARD IN NOVEMBER



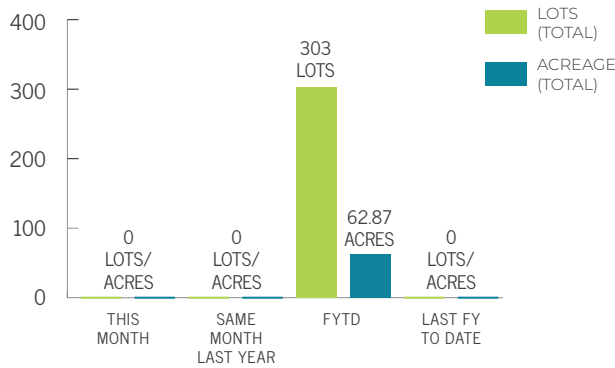
## Under Construction

Land Development Reviews

Approval for Major Subdivisions and Major Site Plans is granted at the Planning Commission level, whereas Minor Subdivisions and Minor Site Plans are reviewed solely by staff for compliance with the Unified Development Ordinance (UDO). **Major Subdivisions** are subdivisions of lots where platting, construction, opening, or extension of at least one of the following occurs: new streets, improvement of existing streets, water or sewer facilities, storm drainage facilities, and other utilities. **Major Site Plans** propose at least one of the following: nonresidential development of 100,000 square feet or greater, multi-family development of more than 25 units, or the development of new principal uses and structures on a lot.

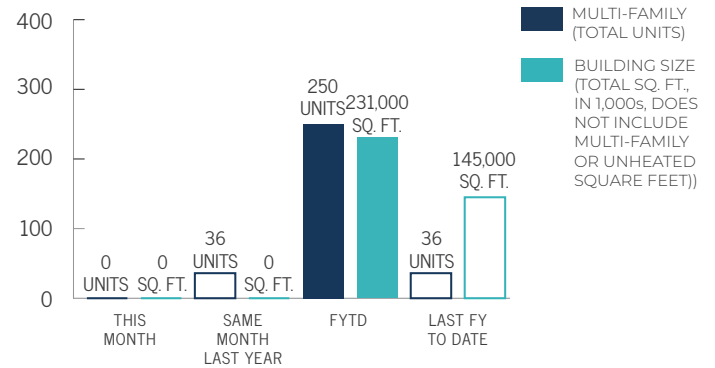
### MAJOR SUBDIVISIONS

APPROVED BY PC



### MAJOR SITE PLANS

APPROVED BY PC



### BY THE NUMBERS - NOVEMBER 2023

<h1>0</h1> <p>MAJOR SUBDIVISIONS APPROVED BY PC</p>	<h1>0</h1> <p>MAJOR SITE PLANS APPROVED BY PC</p>	<h1>3</h1> <p>MINOR SUBDIVISION APPLICATIONS PROCESSED</p>	<h1>5</h1> <p>LAND DISTURBANCE PERMITS ISSUED</p>
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## Ensuring Compliance

Inspection & Enforcement Activities in November

<p>CERTIFICATES OF OCCUPANCY ISSUED</p> <h1>137</h1>	<p>BUILDING INSPECTIONS</p> <h1>1,668</h1>	<p>LAND DEVELOPMENT INSPECTIONS</p> <h1>7</h1>	<p>ZONING SITE VISITS</p> <h1>73</h1>
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# Permitting by the Numbers

Dive into the Details

Permit Type	#
Certificate of Design Approval	12
Commercial Building	24
Commercial Building Trade - Electrical	18
Commercial Building Trade - Gas	8
Commercial Building Trade - Mechanical	24
Commercial Building Trade - Plumbing	12
Commercial Roofing	11
Construction Trailer	0
Curb Cut	2
Demolition (Commercial)	0
Demolition (Residential)	1
Fire Alarm System	5
Fire Extinguishing System	1
Fire Sprinkler System	4
Land Disturbance	5
Residential Building	145
Residential Building Trade - Electrical	40
Residential Building Trade - Gas	15
Residential Building Trade - Mechanical	45
Residential Building Trade - Plumbing	24
Residential Roofing	50
Sign	15
Swimming Pool	2
Urban Forestry	1
Zoning Permit *	47
Zoning Temporary	1
Zoning Wireless Communication Facility	0
<b>Total Permits</b>	<b>512</b>

Permits Issued For	This Month	Same Month Last Year	FY to Date	Last FY to Date
Residential Building New One Family/Townhouse	88	64	464	241
Residential Building Two Family	0	2	8	9
Residential Building Renovation	56	72	349	413
Commercial Building New	5	4	18	14
Commercial Building Renovation	19	24	110	199
Swimming Pools	2	4	21	33
Demolition	1	2	38	13
Zoning Permits	47	12	155	63
Total Value of Buildings	\$47,158,590.06	\$42,528,432.90	\$431,176,796.67	\$235,329,960.76
Total Building Inspections Made	1,668	1,281	7,870	7,319
Total Fees Collected (Does Not Include Business License) **	\$170,970.95	\$288,690.08	\$1,090,838.45	\$1,411,184.51
Plan Reviews	118	113	646	529
Fees Collected Plan Review	\$4,546.75	\$3,791.00	\$22,310.25	\$18,589.00

\* Zoning Permits are combined with Building Permits in the permitting software. The Zoning Permit count is for Zoning Only Permits (fences, temporary signs, Wireless Communication Facilities, etc.)

\*\* Starting January 2023, "Total Fees Collected" reflects only Planning & Development Services fees; totals calculated prior to January of 2023 also incorporated Business License fees collected in association with permits.

## Planning & Development Services staff celebrate service milestones

Staff gathered in early December for an early morning breakfast to celebrate the holiday season, welcome new staff, build community, and recognize team members for their service. Given the public facing nature of the Department, it is difficult for the team to gather regularly, and we appreciated this time together (and the willingness of prior Department employees to cover the counter during the gathering, allowing us to make it happen). Please join us in congratulating the following employees on their years of public service!



Planning & Development Services staff recently awarded service pin include (left to right): Erica Jaen (5 years), Brandon Burnette (5 years), Amy Moore (20 years), Bill Park (15 years), Johnathan Chambers (25 years), Erica Geiger (5 years), with Krista Hampton (Director of Planning & Development Services). Not pictured: Hope Hasty (5 years).

## USDOT announces Columbia as a Safe Streets and Roads for All Grant Recipient!

We're excited to share that USDOT has selected Columbia as one of 235 communities nationwide to receive **Safe Streets and Roads for All** planning grant funding in FY2023! As one of seven communities in South Carolina selected, the funding will help us develop a safety action plan through a public planning process. The award announcement was made October 27th, and we're looking forward to sharing more details as they are available!

## Paws for Preservation Calendar

Did you know that representatives from the City's Historic Districts have begun collaborating in support of community-wide preservation efforts? They've recently kicked off a fundraising effort to support preservation workshops that will help owners of historic homes confidently take on projects like preserving historic windows, repairing plaster, and repointing bricks!

Calendars featuring local pets and historic resources will be available in late November. You can support this effort (and order a stocking stuffer with local flair) by visiting [bit.ly/2024PresPawsPreorder](https://bit.ly/2024PresPawsPreorder)

