



**COMMUNITY
DEVELOPMENT
DEPARTMENT
FY 2019/20
ANNUAL
REPORT**



COMMUNITY DEVELOPMENT DEPARTMENT

120 S MCKENZIE STREET

Foley, Alabama 36535

www.cityoffoley.org

(251) 952-4011

Dear Mayor & Council,

How do I begin to cover FY 2019/20? We have had to deal with the COVID-19 pandemic, Hurricane Sally and other challenges. We have learned to work from home, the term “new normal”, how to wear a mask and social distance. We have had to chainsaw out of our driveways to get to work to do hurricane damage assessment. Some of our employees still have damage to their homes including one losing a kitchen roof and another losing her whole roof. We have wept with citizens who were devastated by Sally and worked with Mayor and Council to find assistance for them. We are a strong, resilient group and everyone adapted to these difficulties. CDD employees stepped up, came to work, stayed long hours to do their jobs as well as helping one another. I am so proud of my group! They are an amazing bunch of people and I am honored to work with them every day.

So, now to the positive side of FY 2019/20, it’s been a record breaking year. We issued 3,711 permits with a value of \$159,923,495.

The story this year is single family residential. A 10-year document is included in this report. We have gone from 55 new single family residential in FY 2010/11 to 571 new single family residential this fiscal year. Overall, our valuation and fees collected have exceeded the year OWA started building. Our current year shows a valuation of \$159,923,495 and \$1,555,483 in fees collected. In addition to the 3,711 permits issued, we also performed 15,984 inspections.

We do not see an end in sight to this growth. FY 2020/21 is shaping up to be another banner year. The CDD Team appreciates everything Mayor and Council does for the employees including your continued support.

Sincerely,

Miriam Boone

Miriam Boone, AICP, MPA, CFM
Community Development Director
Planner/Building Official

MAYOR: John E. Koniar

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Kathryn Taylor

COUNCIL MEMBERS: J. Wayne Trawick; Vera Quaites; Ralph G. Hellmich; Cecil R. Blackwell; Charles Ebert III

2019/2020 FISCAL YEAR ANNUAL REPORT
COMMUNITY DEVELOPMENT DEPARTMENT

PLANNING COMMISSION:

4	Subdivisions (Preliminary) in City	110 Lots
4	Subdivisions (Final Plat) in City	42 Lots
1	Subdivisions (Preliminary) in the ETJ	119 Lots
1	Subdivision (Final) in the ETJ	7 Lots
13	Exempt Subdivisions in City	33 Lots
6	Exempt Subdivisions in ETJ	12 Lots
9	Preliminary Extensions	504 Lots
1	Initial Zoning Recommendations	6 Rezoning Recommendations
6	Zoning Modifications	8 Site Plan Approvals
4	Zoning Ordinance Amendment	7 Miscellaneous

BOARD OF ADJUSTMENT & APPEALS:

22	Variance Request	11 Uses Permitted on Appeal
2	Carried Over	4 Denied
2	Withdrawn	

HISTORICAL COMMISSION:

5	COA's Approved by Commission	4 COA's Approved by Staff
2	Façade Grant Recommendations	1 Letter for CLG Grant

PLANNING & ZONING DIVISION:

647	Plan Reviews	1,042 Permits Approved
122	Business License Reviews	87 Miscellaneous Complaints

BUILDING & INSPECTIONS DIVISION:

571	Single Family Residential	\$106,628,073
8	Manufactured Homes	
1	Duplex (2 Units)	\$ 164,960
37	Multi-Family (126 Units)	\$ 6,064,560
437	Miscellaneous Residential	\$ 6,792,085
19	New Commercial	\$ 19,542,205
55	Addition/Remodel Commercial	\$ 13,375,124
5	Addition/Remodel Tanger Outlet	\$ 430,458
64	Miscellaneous Commercial	\$ 758,603
76	Signs	\$ 490,678
2	Public Projects	\$ 746,337
<u>2,436</u>	Electrical, Mechanical & Plumbing Permits	<u>\$ 4,930,411</u>
3,711	TOTAL	\$159,923,495
51	New Tenants in Existing Buildings	
4	New Tenant in Tanger Outlet	
15,984	Inspections Performed	590 E&S Permits

2019/2020 FISCAL YEAR ANNUAL REPORT

COMMUNITY DEVELOPMENT DEPARTMENT

TRAINING:

- Opportunity Zones / Board of Realtors - Miriam
- Census Complete Count Committee - Miriam & Melissa
- Hurricane Training - Chuck & Miriam
- PLAN - Melissa, Amanda & Miriam
- AL/MS Annual Planning Conference - Miriam (Serve as Gulf Coast Rep for the State)
- Storytelling in the Park - Melissa, Amanda & Miriam
- AL Association of Floodplain Managers Fall Conference - Chuck (Treasurer but voted Vice-President for 2020) & Miriam (District 5 Director)
- County-wide Bike/Sidewalk Meeting – Miriam
- Storytelling in the Park x 3 – Melissa, Amanda & Miriam
- Census Complete Count Committee Meeting – Melissa & Miriam
- Leadership Retreat – Chuck & Miriam
- PLAN Meeting – Melissa, Amanda & Miriam
- Baldwin County Census Complete Count Committee - Miriam
- Rails to Trails Meeting - Miriam
- Countywide Bike/Pedestrian Meeting - Miriam
- Census Complete Count Committee - 2 Meeting (Melissa & Miriam)
- PLAN (Melissa, Amanda & Miriam)
- Presentation on PLAN - Weeks Bay Watershed Implementation Team - Miriam
- AAFM Board Meeting (Chuck)
- SAFE-T Meeting (Chuck & Miriam)
- Census Complete Count Committee (Melissa & Miriam)
- PLAN (Melissa & Miriam)
- Magnolia School Career Day (Miriam)
- Census CCC Meeting (Miriam & Melissa)
- PLAN Meeting (Miriam, Melissa & Amanda)
- SW Quad Comp Plan Update (Miriam)
- Hurricanes & Global Warming: Expectations vs Observations Webinar - Miriam
- 2018 Commercial Building Inspector Webinar Series: Public Safety and Special Construction - Miriam
- 2018 Commercial Building Inspector Webinar Series: Public Safety and Special Construction, Part 2 - Miriam
- Southwest Quad Comp Plan Update Steering Committee Meeting - Melissa, Amanda & Miriam

- NAPC (National Alliance of Preservation Commissions) Virtual Conference - Miriam
- 2018 Commercial Building Inspector Footings & Foundations Webinar - Miriam
- CAPZO (Certified AL Planning & Zoning Official) Virtual Training - Melissa, Amanda, Patsy & Miriam
- Law & Sea Level Rise Virtual Training - Miriam
- Choosing the Right Connections for Wind-Resistant Design Webinar - Chuck
- Developing a Planning Range for Sea Level Rise Virtual Training - Miriam
- Annexation Committee Meeting - Melissa, Miriam
- Using FEMAs BRIC Program Webinar – Chuck
- ICC Residential Building Inspector Certification - Connie

MEETINGS:

Meetings with Developers, Engineers, etc. on Various Projects = 64

These meetings typically include Miriam, Melissa, Chuck (Building Code), Nelson/Brad (Fire Code), Leslie (Environmental), Chad (Engineering) & other staff as needed. This has worked very well in providing a comprehensive comment list on upcoming projects.

GRANTS:

AL Historical Commission - CLG Grant - Storytelling in Downtown

AL Historical Commission - CLG Grant - Hamburg Building

AL Historical Commission - CLG Grant - Discovering Downtown/Distrix

AL Historical Commission - CLG Grant - Forum 2020 (Cancelled due to COVID - grant money put toward Discovering Downtown / Distrix grant)

AL Department of Conservation & Natural Resources - SW Quad Comp Plan Update

National Park Service - Rails to Trails Grant - Started with Foley then Baldwin County took over due to the scope of the project

AWARDS:

AL Communities of Excellence STAR - Local Coordinator - Miriam Boutwell

CDD 10 YEAR COMPARISON					
FISCAL YEAR	VALUATIONS	FEES COLLECTED	PERMITS	INSPECTIONS	SINGLE FAMILY RESIDENTIAL
FY 2010_2011	\$15,284,817	\$179,813	877	2,827	55
FY 2011_2012	\$28,603,025	\$292,142	1,024	3,824	84
FY 2012_2013	\$34,429,227	\$373,505	1,441	5,296	150
FY 2013_2014	\$46,940,710	\$473,479	1,479	5,971	164
FY 2014_2015	\$39,732,939	\$387,325	1,433	6,322	148
FY 2015_2016	\$55,809,640	\$625,542	1,947	8,064	235
FY 2016_2017 (OWA)	\$150,572,520	\$1,187,789	2,402	10,137	261
FY 2017_2018	\$146,194,745	\$1,322,801	2,416	10,232	270
FY 2018_2019	\$109,379,355	\$1,080,855	2,406	10,565	256
FY 2019_2020	\$159,923,495	\$1,555,483	3,711	15,984	571

**CITY OF FOLEY
CORPORATE LIMITS
2019/2020 FISCAL YEAR REPORT
(OCTOBER 1, 2019 - SEPTEMBER 30, 2020)**

RESIDENTIAL

<u>NEW RESIDENTIAL:</u>	<u>SUBDIVISION:</u>	<u>PERMITS:</u>	<u>VALUATIONS:</u>
SINGLE FAMILY:	AMELIA WOODS	1	\$180,760.00
	BAY FOREST	2	\$1,105,000.00
	BELLA VISTA	9	\$1,529,760.00
	COTTAGES ON THE GREENE	23	\$4,388,320.00
	CYPRESS GATES	29	\$4,823,720.00
	ETHOS	35	\$5,898,480.00
	FULTON PLACE	16	\$3,401,773.00
	GRAHAM CREEK	1	\$325,000.00
	GREYSTONE VILLAGE	85	\$15,246,480.00
	HEATHER TERRACE	10	\$1,617,080.00
	KENSINGTON PLACE	18	\$2,823,200.00
	LAFAYETTE PLACE	40	\$7,772,720.00
	LAKEVIEW GARDENS	28	\$5,735,120.00
	LEDGEWICK	50	\$9,060,400.00
	LIVE OAK VILLAGE	17	\$3,282,120.00
	MAJESTIC MANOR	7	\$1,172,360.00
	MYRTLEWOOD	22	\$5,866,503.00
	PRIMLAND	54	\$11,748,972.00
	QUAIL LANDING	13	\$2,458,320.00
	RIVERSIDE AT ARBOR WALK	6	\$1,168,050.00
	THE VILLAGE AT HICKORY STREET	85	\$12,673,800.00
	THE VILLAGES AT ARBOR WALK	14	\$2,502,320.00
	20971 BRINKS WILLIS ROAD	1	\$334,700.00
	800 WOODLAND DRIVE LOT 11	1	\$340,000.00
	804 WOODLAND DRIVE LOT 12	1	\$475,000.00
	708 W AZALEA AVENUE	1	\$288,115.00
	319 W. ORCHID AVENUE	1	\$160,000.00
	917 W PEACHTREE AVENUE	<u>1</u>	<u>\$250,000.00</u>
TOTAL SINGLE FAMILY:		571	\$106,628,073.00
MANUFACTURED HOMES:		8	
DUPLEX:	1006 & 1010 S. MAPLE STREET (1 BUILDING WITH 2 UNITS)	<u>1</u>	<u>\$164,960.00</u>
DUPLEX TOTAL:		1	\$164,960.00
MULTI-FAMILY:	SEA PINES AT BON SECOUR- (1 BUILDING WITH TOTAL 4 UNITS)	4	\$699,200.00
	THE RESERVE WEST OF FOLEY- (1 BUILDING WITH TOTAL 24 UNITS)	1	\$1,250,000.00

THE TOWNES AT WYLD PALMS- (2 BUILDING WITH TOTAL 6 UNITS)	6	\$1,095,120.00
VICTORIA PLACE- (5 BUILDING WITH TOTAL 26 UNITS)	<u>26</u>	<u>\$3,020,240.00</u>
MULTI-FAMILY TOTAL: (9 BUILDINGS WITH TOTAL 60 UNITS)	37	\$6,064,560.00
RESIDENTIAL SUBTOTAL:	617	\$112,857,593.00
RESIDENTIAL MISCELLANEOUS:	437	\$6,792,085.24
GRAND TOTAL RESIDENTIAL: (TOTAL 633 UNITS)	1,054	\$119,649,678.24

COMMERCIAL

<u>NEW COMMERCIAL:</u>	<u>PERMITS:</u>	<u>VALUATIONS:</u>
BUFFALO WILD WINGS	1	\$2,200,000.00
CALVARY CHAPEL FELLOWSHIP OF FOLEY	2	\$405,000.00
DOLLAR GENERAL	1	\$441,050.00
EXPOTILE	1	\$140,000.00
FAUSAK TIRES	1	\$967,155.00
FOLEY HOLDINGS, LLC-(SHELL/FOUNDATION-WATERPARK)	2	\$11,600,000.00
FRAZIER BAIT SHOP	1	\$30,000.00
MEADOWBROOK APARTMENTS-(OFFICE)	1	\$25,000.00
PIT STOP CAR WASH	2	\$700,000.00
POWELL RV STORAGE	2	\$250,000.00
PRIMLAND 2018, LLC-(CLUBHOUSE)	1	\$140,000.00
SYMBOL HEALTH CLINIC	1	\$45,000.00
TAKE 5 OIL CHANGE	1	\$415,000.00
TIDAL WAVE AUTO SPA	1	\$2,000,000.00
VOSLOH PROPERTIES, LLC-(SHELL)	<u>1</u>	<u>\$184,000.00</u>
TOTAL NEW COMMERCIAL:	19	\$19,542,205.00

COMMERCIAL ADDITIONS & REMODELS:

AMERICAS THRIFT STORE	1	\$83,000.00
ANCHOR POINT CHURCH	1	\$2,535,100.26
ASCEND PERFORMANCE MATERIALS	2	\$3,527,263.00
BEAUTE NAIL SPA	1	\$100,000.00
BIG FISH TRADING COMPANY	1	\$62,000.00
CACTUS CANTINA	1	\$50,000.00
CATALYST HEALTHCARE REAL ESTATE-(1 BUILDING WITH 2 UNITS)	1	\$175,000.00
CIRCLE K	1	\$39,349.00
COLLINS AEROSPACE	1	\$156,526.00
CULVERS	1	\$12,000.00
DARLENES HAIR SALON	1	\$2,732.12
DONA PANCHA Y DON RASPADO	1	\$2,500.00
DR. RON LEE	1	\$487,000.00
EDWARD JONES	1	\$54,424.41
EXPOTILE	1	\$41,530.00

FAMILY REVIVAL CENTER	1	\$8,944.00
FLASH AUTO SALES	1	\$3,000.00
FOLEY HOLDINGS, LLC-(BREAKROOM)	1	\$11,575.99
FOLEY TIRE & AUTO	1	\$90,000.00
4 LANE AUTO SALES	1	\$6,000.00
HARBOR FREIGHT	1	\$25,000.00
ISLAND LIFE NUTRITION, LLC	1	\$3,900.00
JIMMY PHO	1	\$12,922.93
LOCAL & COMPANY, LLC	4	\$745,100.00
LOS TACOS	1	\$30,000.00
MALOUF FURNITURE	1	\$23,293.00
MANNING JEWELRY	1	\$13,500.00
MCDONALDS	1	\$800,000.00
MIKE MCCONNELL-(1 BUILDING WITH 11 UNITS)	1	\$17,377.92
MIKE MCCONNELL-(1 BUILDING WITH 6 UNITS)	1	\$7,000.00
NEXT LEVEL TATTOO	1	\$4,200.00
9 ROUND GYM	1	\$70,000.00
OUR COFFEE	1	\$150,000.00
PAUL DAVIS RESTORATION	1	\$235,000.00
QUICK FIX CELL REPAIR	1	\$85,000.00
RAYMOND ZOGHBY	1	\$26,432.00
SCOTT CURTIS	1	\$3,500.00
SCOTT CURTIS	1	\$2,500.00
SOUTH BALDWIN REGIONAL MEDICAL CENTER	2	\$969,740.00
SOUTHERN CANCER CENTER	1	\$450,000.00
ST. PAUL'S EPISCOPAL CHURCH	1	\$41,313.42
SUMMIT CHURCH	2	\$1,907,000.00
SWEAT TIRE COMPANY	1	\$10,000.00
TACO FIESTA	1	\$25,000.00
TAQUERIA MI TIERRA	1	\$1,000.00
TIENDA HISPANA LA TRINIDAD	1	\$2,500.00
VISION CENTER-WALMART	1	\$200,000.00
WALMART	1	\$20,000.00
WOODFOREST BANK	1	\$45,900.00
SUBTOTAL:	55	\$13,375,124.05
<u>TANGER OUTLET CENTER:</u>		
NIKE FACTORY STORE	1	\$96,100.00
SIMPLY SOUTHERN	1	\$46,358.00
STARBUCKS	1	\$45,000.00
TANGER OUTLET CENTER-(RESTROOM)	1	\$190,000.00
VICTORIA'S SECRET	1	\$53,000.00
SUBTOTAL:	5	\$430,458.00
<u>TOTAL COMMERCIAL ADDITIONS & REMODELS:</u>	60	\$13,805,582.05
<u>COMMERCIAL MISCELLANEOUS:</u>	64	\$758,603.00
<u>SIGNS:</u>	76	\$490,678.00

<u>GRAND TOTAL COMMERCIAL:</u>	219	\$34,597,068.05
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PUBLIC PROJECTS

	PERMITS:	VALUATIONS:
<u>COMMERCIAL NEW-(PUBLIC PROJECTS):</u>		
FOLEY AIRPORT-NEW BUILDING FOR HANGER	1	\$684,191.50
<u>MISCELLANEOUS-(PUBLIC PROJECTS):</u>		
FOLEY RECREATION DEPT-ACCESSORY BUILDING	1	<u>\$62,146.00</u>
PUBLIC PROJECTS GRAND TOTAL COMMERCIAL-	2	\$746,337.50
GRAND TOTAL COMMERCIAL & PUBLIC PROJECTS:	221	\$35,343,405.55
ELECTRICAL, MECHANICAL & PLUMBING PERMITS:	2,436	\$4,930,410.97
GRAND TOTAL COMMERCIAL & RESIDENTIAL & PUBLIC PROJECTS:	3,711	\$159,923,494.76

<u>NAME:</u>	<u>LOCATION:</u>
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NEW TENANT/EXISTING BUILDINGS:

A.J. BARBERSHOP	1331 S. COMMERCIAL DRIVE UNIT 6
BALDWIN BONE & JOINT	1400 N. MCKENZIE STREET
BOLLING PLASTIC SURGERY	1721 N. BUNNER STREET
BUFFALO WILD WINGS	2600 S. MCKENZIE STREET
BURRITO BANDITO	2147 S. MCKENZIE STREET
CATALYST HEALTHCARE REAL ESTATE	669 S. MCKENZIE STREET SUITE 104
COASTAL FAMILY MEDICINE	1807 N. MCKENZIE STREET
CUSTOM TRUCK, INC.	3420 S. MCKENZIE STREET
DOLLAR GENERAL	12552 SPRINGSTEEN LANE
DONA PANCHA Y DON RASPADO	1331 S. COMMERCIAL DRIVE UNIT 7
DR. RON LEE	222 S. ALSTON STREET
DUSARA CORPORATION	271 9TH AVENUE
EDWARD JONES	623 W. LAUREL AVENUE
EMPIRE TATTOO COMPANY	3800 S. MCKENZIE STREET SUITE 4
EXPOTILE	15333 STATE HIGHWAY 59
EZ FLOW PLUMBING & DRAIN CLEANING	8951 STATE HIGHWAY 59
FAUSAK TIRES	12615-B FOLEY BEACH EXPRESS
FLASH AUTO SALES	8300 STATE HIGHWAY 59
FOLEY TIRE & AUTO	155 W. MICHIGAN AVENUE
FRATERNAL ORDER OF EAGLES	8380 STATE HIGHWAY 59
FRAZIER BAIT SHOP	19905 COUNTY ROAD 10
FREEDOM CENTER GS, LLC	7801 STATE HIGHWAY 59 SUITE D

FUTURE PHYSICAL THERAPY, LLC
GULF LIQUOR
GULF VIEW COUNSELING & WELLNESS
ISLAND LIFE NUTRITION, LLC
J. CARTER & COMPANY/CENTURY 21
JDG INSPECTION SERVICES
LA PARRILLA EXPRESS
LA SANTA NIGHT CLUB, LLC
LOCAL & COMPANY, LLC
OBSTETRICS GYNECOLOGY OF FOLEY
OSCITY LAB
OUI OUI PARIS
OUR COFFEE
PAUL DAVIS RESTORATION
PIT STOP CAR WASH
POLKA DOT PONY
QUICK FIX CELL REPAIR
RAT PACK BARBERSHOP
ROUTE 98 AUTOMOTIVE
SISTERS SIDE BY SIDE, LLC
SOUL BOWLZ
SOUTHERN CANCER CENTER
SWEAT TIRE COMPANY
TAKE 5 OIL CHANGE
THE BARBER CLUB
THE OFFICE LOUNGE
TIENDA HISPANA LA TRINIDAD
TOWNE & BEECH
WOODFOREST BANK

1117-B N. MCKENZIE STREET
7525-B STATE HIGHWAY 59
314 E. LAUREL AVENUE SUITE 3
1905 N. MCKENZIE STREET
300 E. LAUREL AVENUE
285 9TH AVENUE
2851 S. PINE STREET
1157 S. MCKENZIE STREET
812 N. MCKENZIE STREET
1620 N. MCKENZIE STREET
428 E. SECTION AVENUE
119 N. MCKENZIE STREET SUITE 101
358 N. ALSTON STREET
22394 MIFLIN ROAD SUITE 101
817 S. MCKENZIE STREET
319 S. ALSTON STREET
2474 S. MCKENZIE STREET
115 S. ALSTON STREET
16478 U.S. HIGHWAY 98
8388 STATE HIGHWAY 59 SUITE 5
119 S. MCKENZIE STREET
669 S. MCKENZIE STREET SUITE 103
21833 COUNTY ROAD 12 S
2301 S. MCKENZIE STREET
1309 S. COMMERCIAL DRIVE
122 COUNTY RD 20 W
106 N ALSTON STREET
104 S. BEECH STREET
2200 S. MCKENZIE STREET

TANGER OUTLET CENTER:

PEPPER PALACE, INC.
SIMPLY SOUTHERN
SUNGLASS WORLD
VICTORIA'S SECRET

2601 S. MCKENZIE STREET SUITE 436
2601 S. MCKENZIE STREET SUITE 176
2601 S. MCKENZIE STREET SUITE 430
2601 S. MCKENZIE STREET SUITE 410

TOTAL NEW TENANTS:

55

COMPILED BY: PATSY BENTON

CITY OF FOLEY
NUMBER OF RESIDENTIAL UNITS PERMITTED

2019 FISCAL YEAR - (OCTOBER 1, 2018 - SEPTEMBER 30, 2019)

2020 FISCAL YEAR - (OCTOBER 1, 2019 - SEPTEMBER 30, 2020)

YEAR:	SINGLE FAMILY:	DUPLEX:	MULTI FAMILY:	TOTAL:
2019	256	26	208	490
2020	571	2	60	633

COMPILED BY: PATSY BENTON

**CITY OF FOLEY
FISCAL YEAR REPORT**

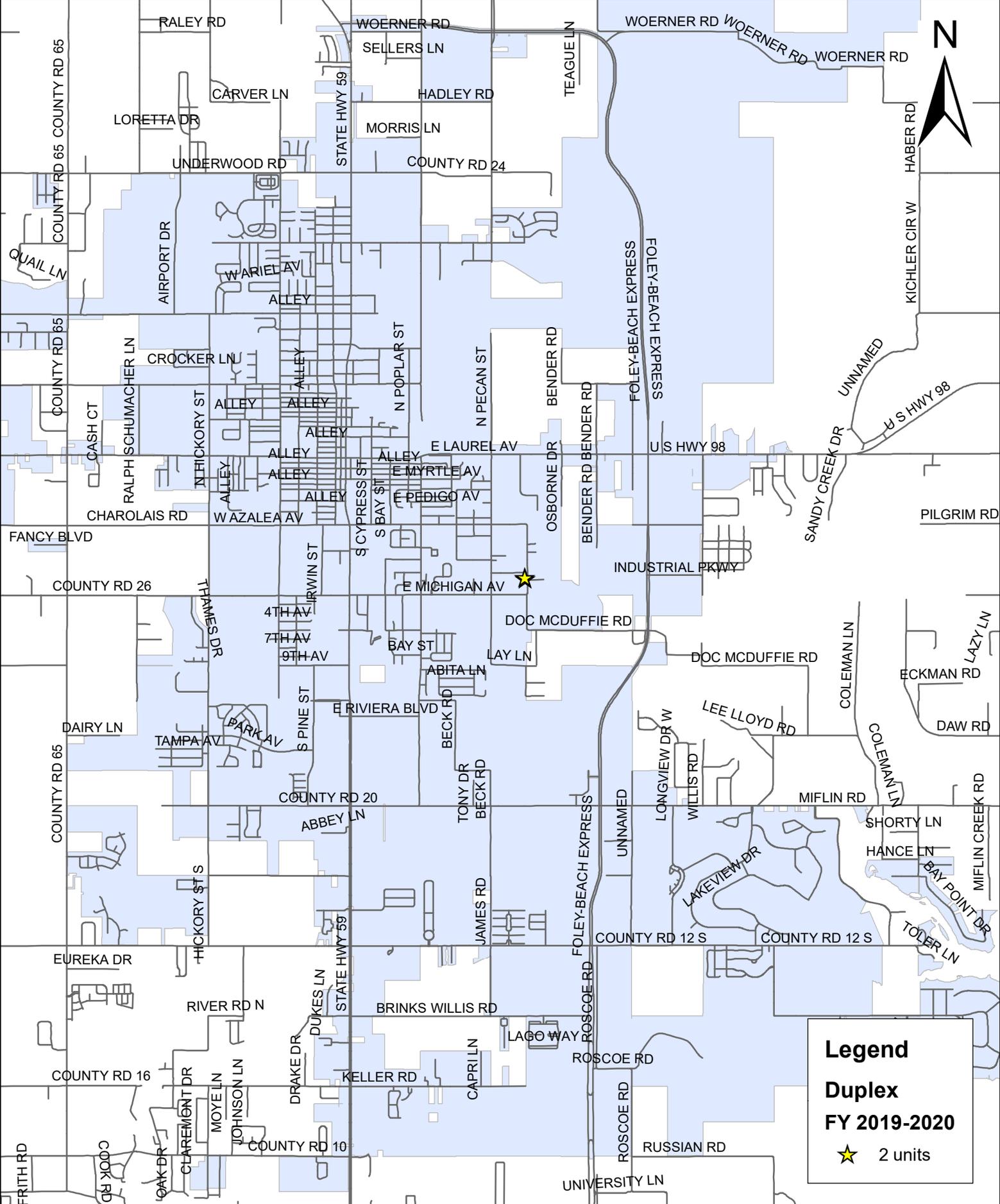
2019 FISCAL YEAR - (OCTOBER 1, 2018 - SEPTEMBER 30, 2019)

2020 FISCAL YEAR - (OCTOBER 1, 2019 - SEPTEMBER 30, 2020)

	VALUATIONS		FEES COLLECTED		PERMITS		INSPECTIONS	
	2019	2020	2019	2020	2019	2020	2019	2020
OCTOBER	\$7,194,500.77	\$15,868,135.98	\$77,020.00	\$164,138.00	205	348	1,027	1,274
NOVEMBER	\$7,277,323.78	\$3,927,200.82	\$78,955.50	\$56,396.00	144	214	937	1,171
DECEMBER	\$7,064,794.45	\$11,538,090.21	\$76,053.50	\$119,507.00	214	257	597	1,142
JANUARY	\$8,741,507.08	\$13,888,131.06	\$97,580.00	\$129,679.00	169	292	1,038	1,445
FEBRUARY	\$5,303,227.99	\$10,499,435.72	\$71,461.00	\$99,214.50	177	292	897	1,298
MARCH	\$13,325,798.84	\$14,009,675.16	\$121,180.50	\$141,294.50	192	341	1,011	1,634
APRIL	\$6,823,647.63	\$16,860,262.57	\$64,098.50	\$176,403.00	163	334	890	1,517
MAY	\$7,306,306.55	\$15,094,538.97	\$74,163.00	\$119,653.00	228	328	854	1,265
JUNE	\$7,401,037.97	\$25,459,072.61	\$65,584.00	\$210,005.50	137	402	739	1,496
JULY	\$16,190,887.51	\$10,595,080.07	\$125,792.00	\$112,054.50	200	296	688	1,541
AUGUST	\$12,817,503.12	\$16,881,988.12	\$125,024.00	\$157,753.00	271	365	936	1,448
SEPTEMBER	\$9,932,819.39	\$5,301,883.47	\$103,943.00	\$69,384.50	306	242	951	753
TOTAL:	\$109,379,355.08	\$159,923,494.76	\$1,080,855.00	\$1,555,482.50	2,406	3,711	10,565	15,984

COMPILED BY: PATSY BENTON

New Duplex Structures Permitted in FY 2019-2020



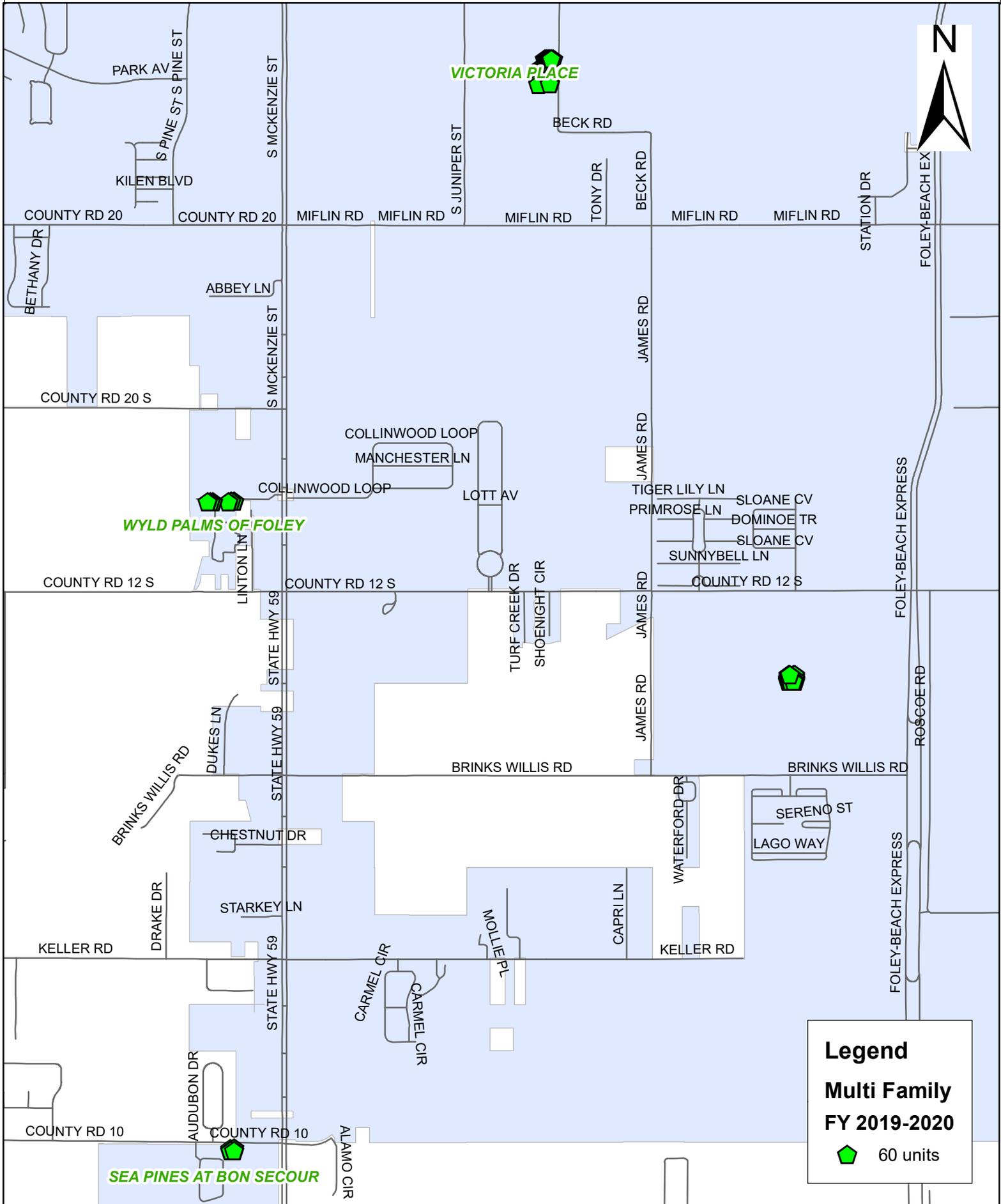
Legend

Duplex

FY 2019-2020

★ 2 units

New Multi Family Structures Permitted in FY 2019-2020



Legend

Multi Family

FY 2019-2020

 60 units

E&S

FY October 1, 2019 – September 30, 2020

Single Family Residential- 570

Residential Accessory- 3

Garage-4

Multi-Family-4

Duplex- 1

Addition-3

Pool-1

Commercial (Leslie)- 4

Total E&S= 590

FY

October 2019-September 2020

	<u>INSPECTIONS:</u>	<u>CITY PROJECTS:</u>	<u>GRAND TOTAL:</u>
CHUCK:	991	0	991
DOUG:	4,177	0	4,177
DEBORAH:	2,933	3	2,936
ERIC:	1,742	0	1,742
NATHAN:	2,765	0	2,765
CONNIE:	2,441	0	2,441
TRAVIS:	767	0	767
STEPHANIE:	1	0	1
THIRD PARTY:	154	4	158
MIRIAM:	6	0	6
TOTAL:	15,977	7	15,984

<u>PLAN REVIEWS:</u>	<u>COMMERCIAL</u>	<u>RESIDENTIAL</u>	<u>CITY PROJECT</u>
CHUCK:	3	0	0
DOUG:	41	195	3
DEBORAH:	16	117	0
ERIC:	8	60	0
NATHAN:	3	123	0
CONNIE:	1	142	0
TRAVIS:	0	36	0

	<u>PERMIT ISSUED:</u>	<u>CITY PROJECTS:</u>
CHUCK:	415	0
CHRIS:	1	0
DOUG:	937	2
DEBORAH:	727	0
ERIC:	425	0
NATHAN:	369	0
CONNIE:	448	0
TRAVIS:	84	0
MIRIAM/PATSY:	303	0

Permits & Business License Pre-Approvals

FY Oct. 1, 2019 – Sept. 30, 2020

Permits- 284

Plan Reviews- 647

Exempt Permits- 111

Business License Pre-Approval Forms- 122

Board of Adjustment and Appeals
FY Oct.1, 2019 - Sept. 30, 2020

APPLICANT	TYPE	LOCATION	DATE	ACTION	REQUEST
Lafayette Subdivision	VAR	S. Hickory St. lots 1, 26, 29	10/14/2019	Approved	Street side and rear yard setback in a R-1C zone
Southside Missionary Baptist Church	VAR	323 W. Michigan Ave.	10/14/2019	Approved	Height, front setback and side setback for signage in a R-1A zone
Bruce Hodge	VAR	285 Wyatt Court	10/14/2019	Approved	Accessory structures shall be atleast 10' from any other habitable structure on the same lot in a GPH-1 zone
Coastal Kids Care	UPA	22894 US Hwy. 98	10/14/2019	Withdrawn	Childcare facility in a B-3 zone
Richard Prisbus	VAR	23583 Carnoustie Dr.	10/14/2019	Approved	Accessory structures shall be atleast 10' from any other habitable structure on the same lot in a PUD zone
Anchor Point Church	UPA	20511 County Rd. 12	10/14/2019	Approved	Church in a AO zone
Hoods	UPA	1904 N. McKenzie St.	10/14/2019	Approved	Boat & RV storage in a B-1A zone
Luis Montiel	UPA	12758 Bodenhamer Rd.	11/12/2019	Approved	Mobile home in a AO zone
Vosloh Properties, LLC	UPA	22394 Miflin Rd.	11/12/2019	Carried Over	Church in a AO zone
Vulcan, Inc	UPA	400 E Berry Ave.	12/9/2019	Approved	Medical facility in a M-1 zone
Tommy Perrymon	VAR	1023 Destin Ave.	12/9/2019	Approved	Accessory structures shall be at least 10' from any habitable structure on a R-1C zone
Vosloh Properties, LLC	UPA	22394 Miflin Rd.	12/9/2019	Approved	Church use in a AO zone
Benjamin Rye	VAR	2061 Bouron St.	12/9/2019	Approved	Accessory structures shall be at least 10' from any habitable structure on a R-1C zone.
Harris Newman	VAR	22524 Respite Ln.	1/13/2020	Approved	Accessory structures shall be at least 10' from any habitable structure in a R-1C zone
Katy Reagan	VAR	804 Woodland Dr.	2/5/2020	Approved	Side yard setbacks in a AO zone
Tony & Caroline Teoli	VAR	2537 Ashburn Ln.	2/10/2020	Approved	8' fence height in a PUD zone
Brian Cranford	VAR & UPA	E. of Daughtery Rd., S. of Underwood Rd.	2/10/2020	Approved	Allow an accessory bldg to be constructed proper to the primary structure & a landscaping business in a M-1 zone
Jason Olson	VAR & UPA	E. of Foley Beach Express, N. of US Hwy. 98	2/10/2020	Approved	Self storage and number of required off street parking spaces in a B-1A zone

Board of Adjustment and Appeals
 FY Oct.1, 2019 - Sept. 30, 2020

APPLICANT	TYPE	LOCATION	DATE	ACTION	REQUEST
Charles Weems	VAR	7343 Helton Dr.	3/9/2020	Approved	Accessory structure to be constructed prior to primary residence in a R-1A zone
Ramiro Gomez	UPA	S. of Breckner Rd. & E. of Bodenhamer Rd.	3/9/2020	Approved	Mobile home in a AO zone
C & S Building Renovations	VAR	712 Parish Lakes Dr.	3/9/2020	Approved	Side yard setbacks in a R-1C zone
Jesus Velazquez	UPA	N. of E. Laurel Ave. & E. of N. Poplar St.	4/13/2020	Denied	Church in a B-2 zone
Jabes Gonzalez Villegas	UPA	S. of Breckner Rd. & E. of Bodenhamer Rd.	4/13/2020	Approved	Mobile home in a AO zone
Majestic Manor, LLC	VAR	SW corner of County Rd. 20 & S. Hickory St.	4/13/2020	Denied	Side yard setbacks in a R-1D zone
Keith Chapman	VAR	820 S. Chestnut St.	4/13/2020	Approved	Side yard setbacks in a MH-1 zone
Gary & Vivian Clem	VAR	1079 Tampa Ave.	5/11/2020	Withdrawn	Rear yard setback for pool enclosure in a R-1C zone
Aaron Bynum	VAR	312 W. Fig Ave.	5/11/2020	Denied	Chickens in a R-1A zone
Joanna Mayes	VAR	358 N. Alston St.	5/11/2020	Approved	Accessory structure in required front yard, accessory structure less than 10' from other structure on same lot and to allow a coffee shop/café in a PO zone.
McConnell Rentals	VAR	NW corner of N. Poplar St. and E. Violet Ave.	5/11/2020	Approved	Street side yard setback in a R-3 zone
Vosloh Properties, LLC	UPA	22397 Miflin Rd. Suites 303, 304, 305	5/11/2020	Approved	Church in a PUD zone
Lawrence Delahunt	VAR	1118 Crown Walk Dr.	6/8/2020	Approved	Accessory structures shall be at least 10' from any habitable structure in a R-1C zone
Don McMath/ Magnolia Landing Apartments	VAR	S. of Hickory St., N. of County Rd 12	6/8/2020	Approved	Sign height in a PUD zone
David Milstead	UPA	204 E. Michigan Ave.	6/8/2020	Carried Over	Large laundry business in a B-1A zone
Vosloh Properties LLC	UPA	22394 Miflin Rd. Suites 303,304,305	7/13/2020	Approved with an expiration on 9/31/2020	Church in a PUD zone
Aaron Daniels	VAR	217 E. Magnolia Ave.	7/13/2020	Approved	Front yard & Side yard setbacks in a M-1 zone
Gilbert & Judy Stiff	VAR	9908 Carnoustie Ct.	7/13/2020	Approved	Rear yard setback in a PUD zone

Board of Adjustment and Appeals
 FY Oct.1, 2019 - Sept. 30, 2020

APPLICANT	TYPE	LOCATION	DATE	ACTION	REQUEST
ALDI Inc	VAR	2301 S. McKenzie St.	7/13/2020	Approved	Parking spaces sizes in a B-1A zone
David Milstead	UPA	204 E. Michigan Ave.	7/13/2020	Denied	Large laundry business in a B-1A zone
Wendy Vix	VAR	585 Sheffield Ave.	8/10/2020	Approved	Rear & side yard setbacks in a R-1A zone
Total Variances	25				
Total Use Permitted on Appeal	16		Approved	33	
Special Exception	0		Carry Over	2	
Total Administrative Review	0		Withdrawn	2	
TOTAL	41		Denied	4	

SUBDIVISIONS
OCT. 1, 2019 - Sept. 30, 2020

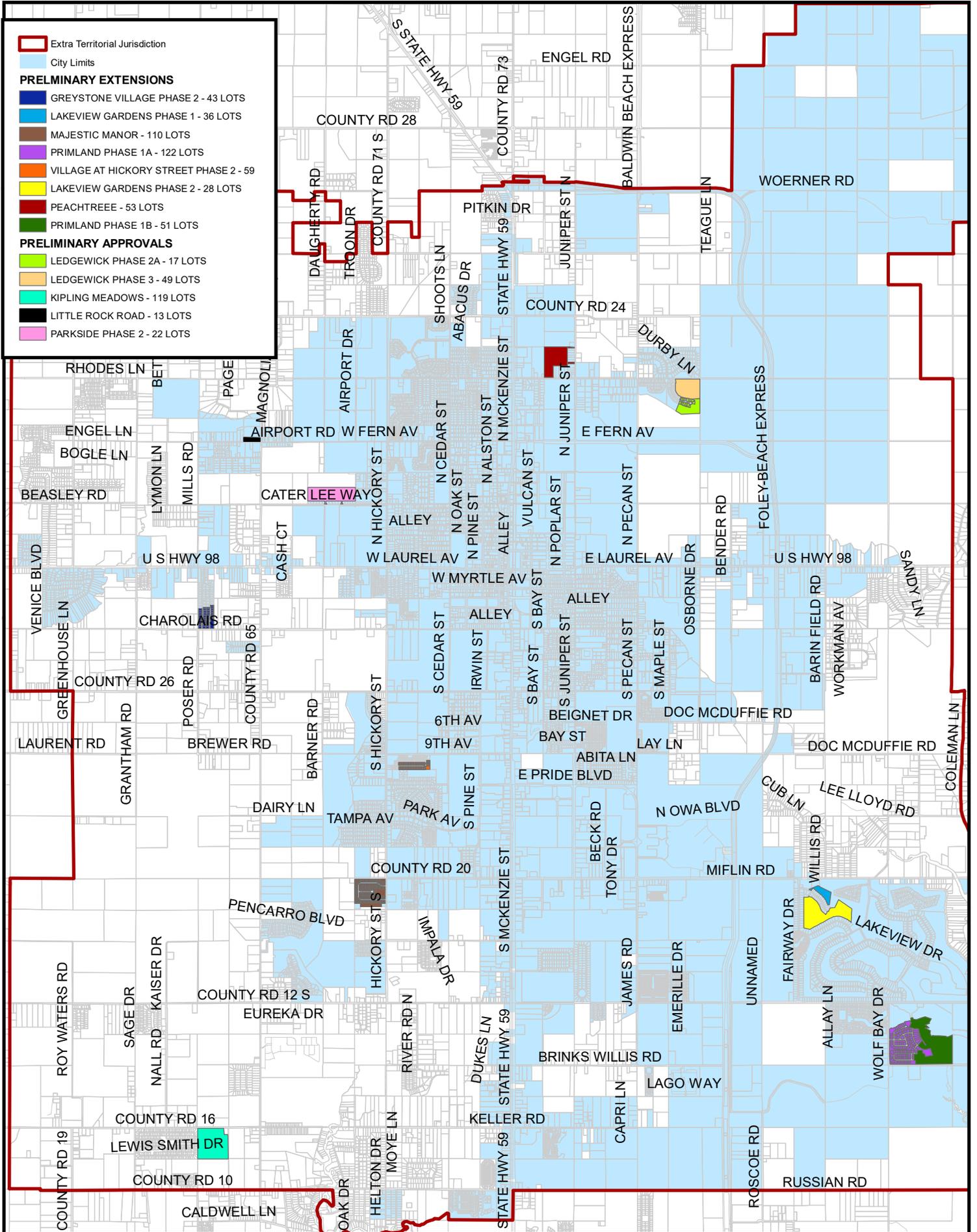
SUBDIVISION	LOCATION	LOTS	ZONE	ACRES	PRELIMINARY	MINOR	EXEMPT	CITY	ETJ	ACTION	EXTENSION
Ledgewick Phase 2A	SE corner of Perfection Rd., & Pecan St.	17	PUD		10/16/2019			X		Approved	
Parkside Phase 2	N. of Cater Lee Way & W. of Hickory St.	22	R-1D		10/16/2019			X		Approved	
The Village at Hickory Street Phase 2	E. of Hickory St., S. of Michigan Ave.	59	TH-1		10/18/2017			X			1 year 10/16/2019
Primland Phase 1A	SE corner of Co Rd 12 & Wolf Bay Dr.	122	PUD		11/15/2017			X			1 year 10/16/2019
Primland Phase 1B	SE corner of Co Rd 12 & Wolf Bay Dr.	51	PUD		11/15/2017			X			1 year 10/16/2019
Resubdivision of lot 4 Little Woerner	S. of Co. Rd. 20, W. of James Rd.	2	PUD			10/16/2019		X			1 year 10/16/2019
The Reserve at Foley	S. of Co. Rd. 12, W. of Foley Beach Express	2	B-1A			10/16/2019		X			
Albert T Willingham Jr	8543 River Rd. N.	2		1			11/13/2019		X	Approved	
Resub Lots 1& 2 of the Reserve at Foley Phase 2	S. of County Rd. 12, W. of Foley Beach Express	3	B-1A	43			11/13/2019	X		Approved	
Resub Lot 1 of replat Woerner's Two Lots	S. of County Rd. 20 & E. of State Hwy. 59	3	B-1A	74.56			11/13/2019	X		Approved	
Pink Pig Subdivision	SW corner of Westbrook Dr. & Co. Rd. 65	5		2.3		12/11/2019			X	Approved	
Jessica Wilson Lewis	19070 Co. Rd. 20 S.	2		24			12/3/2019		X	Approved	
Resubdivision of Lot 2 Riviera Square	W. of Hwy 59, S. of Pride Dr.	2	PDD	0.99		1/15/2020		X		Approved	
Marybeth Stearns	519 W. Magnolia Ave.	2	R-3	0.49			1/2/2020	X		Approved	
DSL/D/Cypress Gates Phase 1B Lots 111 and 112	Cypress Gates Lot 111 & 112	2	PUD	0.3			1/15/2020	X		Approved	
DSL/D/ Reid Hill	1286 & 1290 Surrey Loop	2	PUD	0.3			1/15/2020	X		Approved	
Charles & Ester Norris	14030 Joe Norris	2		19			2/7/2020		X	Approved	
Resubdivision of Ryan's Subdivision	2301 S. McKenzie St.	2	B-1A	2.29			2/19/2020	X		Approved	
Mary Chopin & Gary Graham	Co. Rd. 16, W. of Co. Rd. 65	1		0.46			2/28/2020		X	Approved	
Peachtree Subdivision	NW corner of Juniper St. and Peachtree Ave.	53	R-1B	24	2/21/2018			X			6 months 2/28/2020

SUBDIVISIONS
OCT. 1, 2019 - Sept. 30, 2020

SUBDIVISION	LOCATION	LOTS	ZONE	ACRES	PRELIMINARY	MINOR	EXEMPT	CITY	ETJ	ACTION	EXTENSION
Majestic Manor	SW corner of County Rd. 20 and Hickory St.	110	R-1D	33.86	2/21/2018			X			6 months 2/19/2020 6 months 8/19/2020
Greystone Village Phase 2	W. of County Rd. 65 and N. of Charolais Rd.	43	R-1D	35.89	10/19/2016			X		Approved	6 months 2/19/2020
Lakeview Gardens Phase 2 & 3	S. of County Rd. 20 & E. of Fiarway Dr.	64	PUD	50.75	6/15/2016			X		Approved	1 year 4/15/2020
Re-Plat Sheffield/Holmes Subdivision	S. of County Rd. & W. of State Hwy.	1		25.14		4/15/2020			X	Approved	1 year 4/15/2020
Ledgewick Phase 3	S. of Perfection Rd. & E. of Pecan St.	49	PUD	18.74	4/15/2020			X		Approved	
Resub Lot 4-A Little Woerner Subdivision	S. of County Rd. 20 & W. of James Rd.	38	PUD	4		4/15/2020		X		Approved	
The Sicilian Syndicate LLC	16875 Engel Lane	2		3.59			5/14/2020		X	Approved	
Ramiro Gomez	Bodenhamer Rd	3	AO	3.5			5/7/2020	X		Approved	
Flowers Property Subdivision	S. of County Rd. 16 & W. of County Rd. 65	2		38		6/17/2020			X	Approved	
Resub of Lot 5 Little Woerner & Lot 7 Twenty Twenty	S. of County Rd. 20 & W. of James Rd.	2	PUD	34				X		Carried Over 5/20/20 & 6/17/2020	
Charter Landing	NE corner of FBE	2	AO	304			6/17/2020	X		Approved	
Charter Landing	NE corner of FBE	2	AO	189			6/17/2020	X		Approved	
Michael & Victoria Gray, Curt & Connie Phillips	1700 S Juniper St	2	R2	1.97			6/23/2020	X		Approved	
David Groscoast	726 W. Section Ave.	2	R-1B	3.01			6/25/2020	X		Approved	
Antonio Gomez	Bodenhamer Rd., N. of Breckner Rd.	6	AO	10			7/7/2020	X		Approved	
Alex Anagnostopoulos	721 N McKenzie St.	2	B-1	0.78			7/17/2020	X		Approved	
Phillip Ledbetter	11204 Poser Rd	3		19			7/27/2020		X	Approved	
Grantham Road Estates	NE corner of Grantham Rd. & Charolais Rd.	6		17.86					X	Carried Over 8/19/2020	

Preliminary Subdivisions

FY October 1, 2019 - September 30, 2020

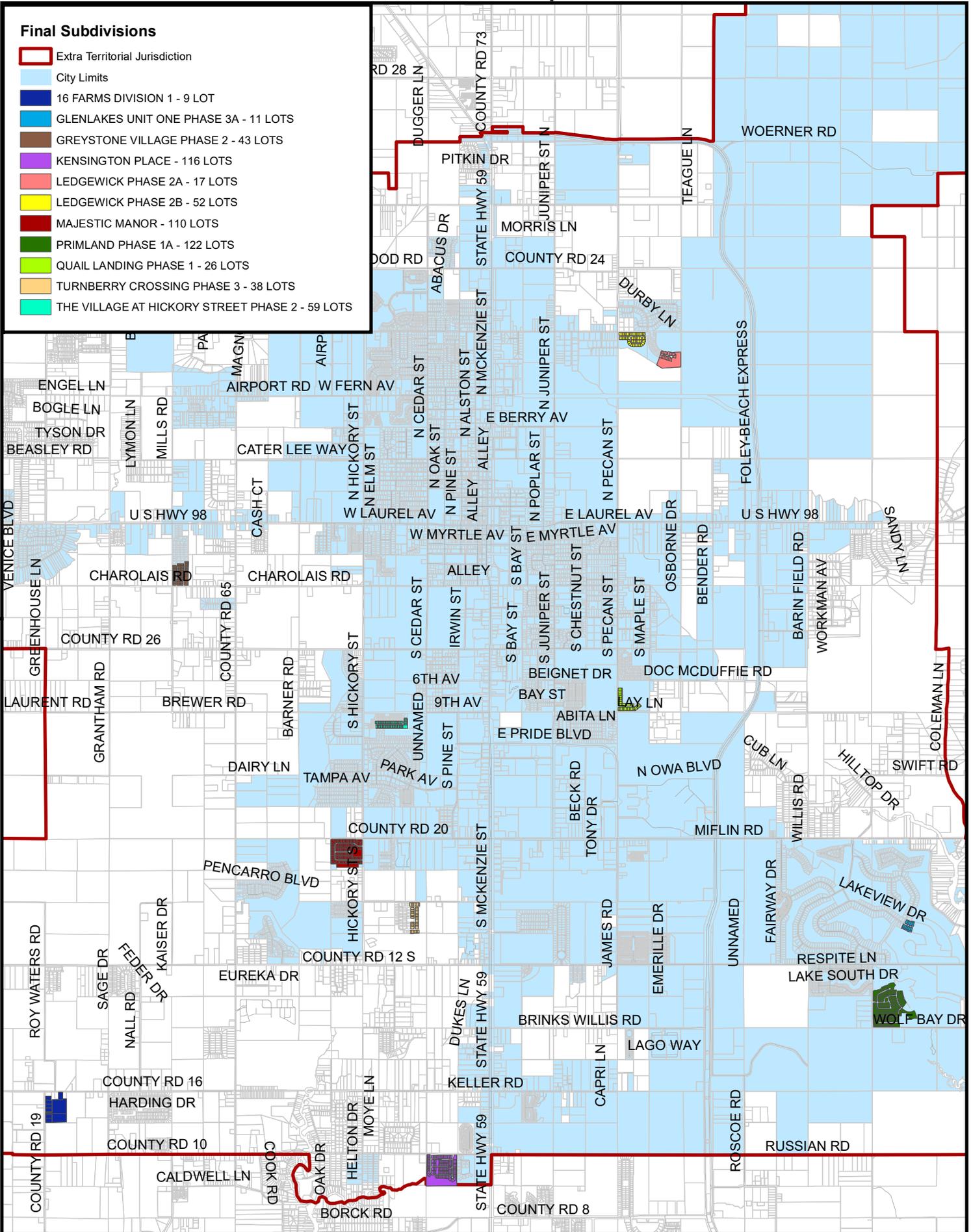


SUBDIVISION FINALS
OCT. 1, 2019 - Sept. 30, 2020

Final Date	PIN	Subdivision Name	Total # of Lots Approved	Total # of Vacant Lots	City	ETJ
10/18/2019	377484	Ledgewick Ph 2A	17	4	x	
10/14/2019	377474	Ledgewick Ph 2B	52	30	x	
11/5/2019	64577	Turnberry Crossing 3	38	ETJ		x
12/31/2019	114995, 37845	Primland 1A	122	69	x	
3/1/2020	35068	Quail Landing	26	15	x	
5/7/2020	273226, 256344	Greystone Village Phase 2	43	20	x	
7/14/2020	68772	16 Farms Division 1	9	ETJ		x
7/16/2020	376873	Majestic Manor	110	103	x	
7/10/2020	208844	Village at Hickory Street Phase 2	59	30	x	
7/22/2020	244567	Glenlakes Unit One Phase 3A	11	11	x	
8/3/2020	341559	Kensington Place	116	98	x	
				380 Total # of vacant lots	556 Total # of lots approved & finalized in the City	47 Total # of lots approved & finalized in ETJ

Final Subdivisions

FY October 1, 2019 - September 30, 2020



**Historical Commission Report
FY Oct. 1, 2019-Sept. 30, 2020**

Date	Applicant Name	Business	Address	Request	Status	Reviewed By
10/8/2019	Melissa Chisolm	Exposure Studios	119 S. Alston St.	Replace awning cover and install wall signage	Approved	Staff
12/10/2019	Jason Henderly	Covert Comics	107 S. McKenzie St.	Install wall signage	Approved	Staff
4/14/2020	Dr. Ron & Shannon Lee		222 S. Alston St.	Install exterior lighting	Approved	Staff
4/14/2020	Joanna Mayes	Our Coffee Shop	358 N. Alston St.	Building addition and exterior remodel	Withdraw	Commission
5/12/2020	Joanna Mayes	Our Coffee Shop	358 N. Alston St.	Building addition and exterior remodel	Approved	Commission
9/8/2020	La Trinidad	La Trinidad	106 N Alston St.	Install wall signage	Approved	Staff
9/8/2020	Foley Main Street	Foley Main Street	109 S. McKenzie St.	Mural	Approved	Commission
9/8/2020	Joanna Mayes	Our Coffee	358 N. Alston St.	Request to modify previously approved addition and exterior remodel	Approved	Commission
9/8/2020	Frances Holk Jones	Frances Holk Jones	105, 107, 109 S. Alston St. and 113, 115, 117, 119, & 121 W. Laurel Ave.	Request to repair, repaint and add awnings	Approved	Commission
	Withdrawn	1				
	Approved	8				
	Denied	0		Staff	4	
	TOTAL	9		Commission	5	

Historical Façade Grant Recommendations

FY Oct. 1, 2019 – Sept. 30, 2020

December 12, 2019

Dr. Ron Lee
222 S. Alston St.

September 8, 2020

Frances Holk Jones
105, 107, 109 S. Alston St. and 113, 115, 117, 119, & 121 W. Laurel Ave.

INCIDENT CODE: * - All

USER: * - All
GROUP: * - All
PRIORITY: * - All
TYPE: Call Center

DATES: 10/01/2019 THRU 9/30/2020

=====

	NEW INCIDENTS	CLOSED	VOIDED	ACTIVE AT 9/30/2020
INCIDENT CODE: BUILDING	17	13	0	4
INCIDENT CODE: ENVIRONMENTAL	48	32	0	16
INCIDENT CODE: PUBLIC NUISANCE	7	5	0	2
INCIDENT CODE: ZONING	15	12	0	3
TOTALS	87	62	0	25

SELECTION CRITERIA

SEQUENCE

1ST SEQUENCE Code
2ND SEQUENCE None
DATES 10/01/2019 THRU 9/30/2020

INCIDENTS

INC CODE * - All

ASSIGN

USER * - All
GROUP * - All
PRIORITY * - All
TYPES Call Center

** END OF REPORT **

PLANNING COMMISSION MISCELLANEOUS

November

David Vosloh site plan approval for commercial building located in Glen Lakes
Tidal Wave Auto Spa site plan approval located at 2550 S. McKenzie St.
OWA Indoor Water Park site plan approval
Public Projects recommended to Mayor and Council

December

Discussion of possible rezoning of John Foley's property located at the corner of Airport Rd. & W. Fern Ave.

January

Zoning Ordinance amendments recommended to Mayor and Council

February

The Reserve of Foley site plan approval located S. of County Rd. 12 & W. of the Foley Beach Express
Jason Olsen/Storage Facility site plan approval located N. of US Hwy. 98 and the Foley Beach Express
Sweat Tire site plan approval located at 21833 County Rd. 12 S.

April

Zoning Ordinance Amendments recommended to Mayor and Council

May

The Reserve of Foley Phase 3 site plan approval located E. of James Rd. & S. of County Rd 12 S.
Discussion of Zoning Ordinance amendments for an RV zone

June

Zoning Ordinance Amendments recommended to Mayor and Council
OWA temp signage approval located on the Foley Beach Express and Juniper St.

July

Discussion of Zoning Ordinance amendments for churches and daycares

August

Zoning Ordinance amendments recommended to Mayor and Council
Discussion of possible rezoning of property located at the NE corner of S. Hickory St. and W. Azalea Ave.

September

Discussion of PUD Modification for Grand Riviera RV Resort
Discussion of possible rezoning of property located at 21655 US Hwy. 98

HISTORICAL COMMISSION MISCELLANEOUS

May

Letter of support for CLG Grant