

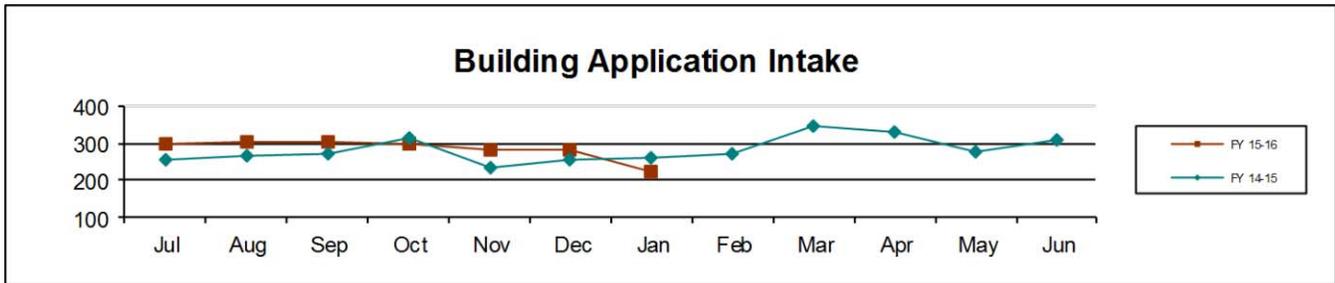


DEPARTMENT OF PLANNING AND BUILDING

January 2016

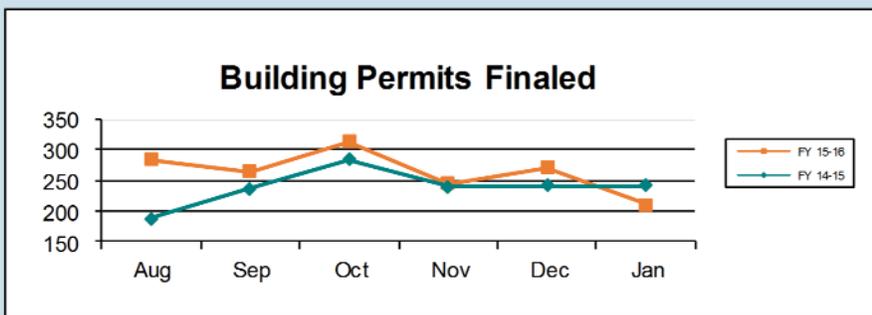
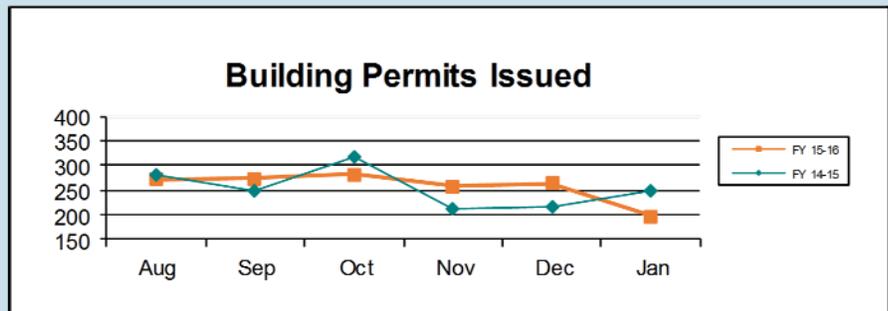
Monthly statistics at a glance

Building Permit Activity



New applications are coming in at the same level as the previous fiscal year (FY 15-16). In general, permit numbers remain higher than fiscal years 11-14 and 12-15 which seems to indicate a positive turnaround for the construction industry in the county.

The numbers of permits issued are generally tracking higher or close to levels of last fiscal year.



The issuance of final inspections are not consistent from month to month and are typically not indicative of a trend.

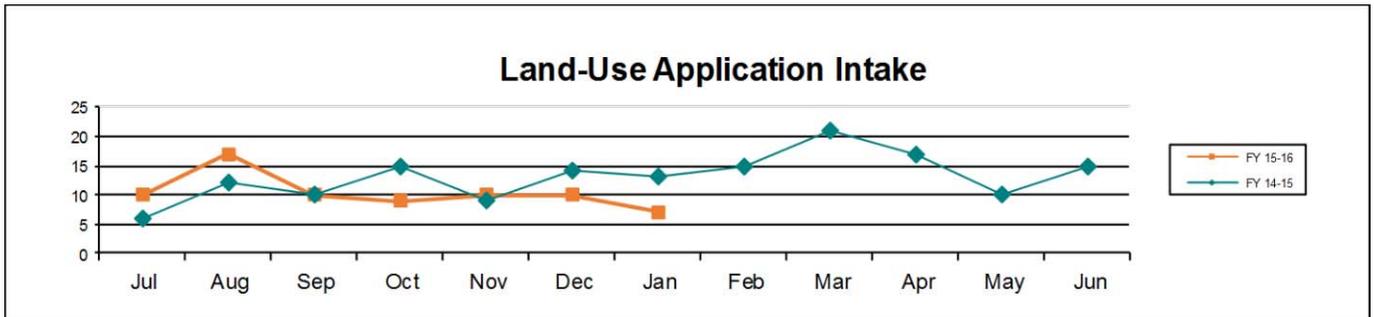
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Building Permit Activity

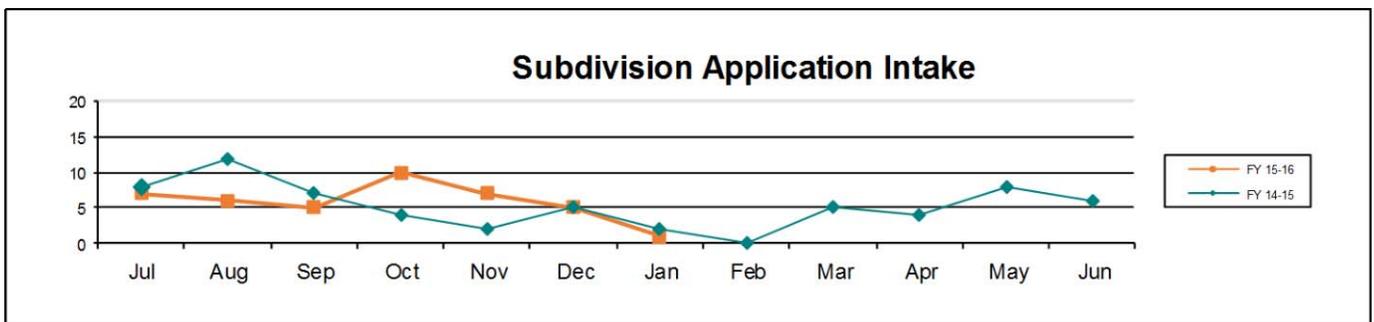
BUILDING PERMITS ISSUED	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Single-Family	12	23	155 (155 DU*)	177 (177 DU)	(12%)
Multi-Family	0	0	0 (0 DU)	0 (0 DU)	0%
Commercial/Public	9	7	72	98 (2 DU)	(27%)
Residential Adds/Alts	52	60	468	423	11%
Commercial Adds/Alts	20	9	84	89	(6%)
Grading	4	1	34	35	(3%)
Demolitions	4	7	29 (-20)	34 (-22 DU)	(15%)
Miscellaneous	96	141	985	936	5%
TOTAL PERMITS ISSUED	197	248	1,827	1,792	2%
ISSUED PERMIT VALUATION	This Month	Same Month Last Year	F/Y 14/15 to Date	F/Y 12/13 to Date	% Increase (Decrease)
Single-Family	4,369,638	7,971,327	57,638,322	69,351,082	(17%)
Multi-Family	0	0	0	0	0%
Commercial/Public	645,849	1,566,575	21,010,569	18,401,666	14%
Residential Adds/Alts	1,323,174	1,723,351	12,808,985	10,942,441	17%
Commercial Adds/Alts	495,937	62,441	3,976,675	8,124,048	(51%)
Grading	22,866	7,148	291,376	107,077	172%
Demolitions	17,070	315,730	403,224	522,088	(23%)
Miscellaneous	2,452,866	4,599,604	30,342,112	19,157,521	58%
TOTAL VALUATION	9,327,398	16,246,176	126,471,263	126,605,922	0%
BUILDING APPLICATION INTAKE	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Single-Family	14	23	171 (171 DU)	124 (124 DU)	38%
Multi-Family	0	0	1 (101 DU)	0	0%
Commercial/Public	8	9	63 (2 DU)	89	(29%)
Residential Adds/Alts	53	68	442	458	(3%)
Commercial Adds/Alts	10	11	89	88	1%
Demolitions	5	7	29 (-15 DU)	36 (-22 DU)	(19%)
Grading	3	5	38	32	19%
Miscellaneous	129	138	1,164	1,039	12%
TOTAL APPLICATION INTAKE	222	261	1,997	1,866	7%
BUILDING PERMITS FINAL	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Single-Family	13	23	186	183	2%
Multi-Family	0	0	0	(19 DU)	0%
Commercial/Public	14	9	75	73	3%
Residential Adds/Alts	44	47	425	384	11%
Commercial Adds/Alts	12	6	65	60	8%
Demolitions	4	8	32 (-22 DU)	33 (-17 DU)	(3%)
Grading	6	9	27	29	(7%)
Miscellaneous	118	140	1,032	880	17%
TOTAL PERMITS FINAL	211	242	1,842	1,642	12%

Monthly statistics at a glance

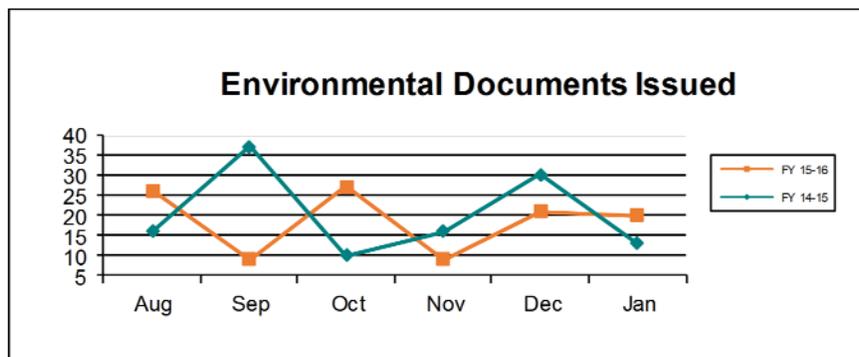
Land Use Permit Activity



Land use permits are coming in at a level similar to fiscal year 13-14. This continues to be generally higher than fiscal years 11-12 and 12-13. Generally the numbers of new applications in land use activity is indicating a slow and steady upward trend.



Land division applications are remaining generally at similar levels as compared to last fiscal year. The recordation of subdivisions typically leads to the issuance of residential building permits. Land division applications do not seem to be seeing the increase trend reflected in land use and building permit applications.



The issuance of these documents range from month to month and are typically not indicative of a trend.

January 2016

Planning Application Submittals

New Applications Submitted:	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Ag Preserves	2	0	5	5	0%
General Plan/Ordinance Amendments	2	1	3	3	0%
LAFCo Referrals	0	0	0	0	0%
Conditional Use Permits/Development Plans	0	1	8	11	(27%)
Minor Use Permits	6	12	56	65	(14%)
Variances	0	0	3	2	50%
Site Plans	1	0	4	0	400%
Curb, Gutter & Sidewalk Waivers	0	0	2	1	50%
Grading Permits (for Environmental Review)	3	0	19	10	90%
Tract Maps	0	0	3	1	200%
Tract Maps/Conditional Use Permits/Development Plans	0	0	2	2	0%
Parcel Maps	0	0	7	3	133%
Parcel Maps/Conditional Use Permits/Development Plans	0	0	1	1	0%
Receiving Site/Map	0	0	0	0	0%
Lot Line Adjustment	0	0	8	12	(33%)
Road Exception Request	0	0	0	0	0%
Public Lots	0	0	0	0	0%
Certificates of Compliance/Conditional Certs	0	0	3	7	(57%)
Voluntary Mergers	1	2	17	14	21%
Road Naming	1	0	2	2	0%
Road Abandonment	0	0	1	0	100%
TOTAL NEW APPLICATIONS	16	16	144	139	4%

January 2016

Planning Public Hearings Appearance Summary

	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Board of Supervisors — Total	6	6	55	84	(35%)
General Plan/Ordinance Amendments	1	2	8	19	(58%)
Agricultural Preserves	0	0	12	12	0%
Appeals	2	2	7	6	17%
Other Items	1	1	11	19	(42%)
Consent Items	2	1	17	28	(39%)
Planning Commission — Total	9	8	57	50	14%
Conditional Use Permit/Dev Plans	6	4	22	16	38%
Minor Use Permits	0	0	2	0	200%
Variances	0	0	1	2	(50%)
Tract Maps	1	1	4	4	0%
General Plan/Ordinance Amendments	0	3	5	7	(29%)
Appeal	0	0	0	0	0%
Other Items	0	0	1	1	0%
Consent Items (time ext, GP conformity rpt)	2	0	22	20	10%
Subdivision Review Board — Total	0	0	19	6	217%
Parcel Maps	0	0	11	3	267%
Lot Line Adjustments—Coastal	0	0	3	3	0%
Conditional Certificates	0	0	1	0	100%
Consent Items (time ext, public lots)	0	0	4	0	400%
Planning Department Hearings — Total	9	2	64	19	237%
Minor Use Permits:					
Residential Single Family	3	0	12	3	300%
Residential Additions	3	0	15	3	400%
Residential Multi Family	0	0	0	0	0%
Commercial/Industrial/Office	1	0	19	0	1,900%
Miscellaneous	0	0	13	1	1,200%
Road Names	0	0	0	1	(100%)
Lot Line Adjustments—Inland	2	2	5	11	(55%)
Appeal of Admin Fine	0	0	0	0	0%
Airport Land Use Commission — Total	0	1	15	13	15%
Ag Preserve Review Commission—Total	0	0	4	0	400%
TOTAL ALL PROJECTS	24	17	214	172	24%

Environmental Documents Summary

	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Private Projects:					
Negative Declarations/Mitigated Negative Declarations	5	0	29	19	53%
Exemptions (Categorical and General Rule)	11	9	59	68	(13%)
County Projects:					
Negative Declarations/Mitigated Negative Declarations	0	1	14	3	367%
Exemptions (Categorical and General Rule)	4	3	31	39	(21%)

Appeals Received

	This Month	Same Month Last Year	F/& 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Negative Declaration	0	0	9	2	350%
Planning Commission Decisions	1	0	4	1	300%
Subdivision Review Board Decisions	0	0	0	1	(100%)
Hearing Officer Decisions (PDH)	0	1	5	4	25%

Code Enforcement Case Summary

	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Cases Initiated	43	54	298	459	(35%)
Cases Closed	27	40	295	375	(21%)
% of Proactive Cases	20%	30%	21%	37%	(45%)
Vehicles Towed	1	2	26	5	420%
Vehicle Inspections	1	2	25	25	0%
Notice of Violation	4	8	63	44	43%

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Public Contact

Client Contacts:	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
North County Walk-In Clients	61	N/A	361	N/A	100%
SLO Walk-In Clients	1,267	1,425	9,348	9,376	0%
Pre-Application Meetings	6	5	29	39	(26%)
Public Information Phone Calls Returned	525	634	2,903	4,438	(35%)
Research Requests	70	77	485	437	11%
Letters/Emails	152	N/A	804	N/A	100%

Building Workload

Building Activity:	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Number of Inspection Stops	999	1,021	7,633	7,989	(4%)
Number of Plan Checks Reviewed	332	398	2,844	3,042	(7%)
Automated Inspection Scheduling	397	586	3,685	4,508	(18%)

Website Public Information Services

Average Website Hits Per Month:	This Month	Same Month Last Year	F/Y 15/16 to Date	F/Y 14/15 to Date	% Increase (Decrease)
Google Places Actions	6,374	7,120	77,615	37,316	108%
Permit View	3,567	3,489	26,741	25,823	4%
Planning Home Page	26,438	24,336	173,942	160,499	8%

Social Media

Analytics	Likes This Month	Difference from Last Month	Top Post: People Reached	Engagement	Messages
Facebook	549	+79	5.4K	1,089	0

Analytics	Followers This Month	Difference from Last Month	Top Post: Impressions	Engagement	Total Impressions This Month
Twitter	971	+24	334	60	6.4K