

COUNTY OF AUGUSTA

BUILDING INSPECTION DEPARTMENT



2019
ANNUAL REPORT

FOUR-YEAR SUMMARY OF PERMIT ACTIVITY

	2016	2017	2018	2019
<u>BUILDING DIVISION</u>				
No. Bldg. Permits Issued	826	907	779	825
Value New Construction	\$91,824,173	\$61,727,525	\$75,291,538	\$94,793,394
Value Alteration/Repair	\$19,782,818	\$42,171,550	\$24,534,188	\$57,611,712
Fees Collected	\$162,731.40	\$191,212.90	\$164,319.20	\$213,433.33
Total No. of Inspections	2,946	3,283	2,615	2,742
Miles Traveled	25,030	25,326	28,868	25,238
<u>ELECTRICAL DIVISION</u>				
No. Elec. Permits Issued	821	894	840	933
Value of Elec. Work	\$8,026,560	\$9,200,960	\$9,886,153	\$16,444,305
Fees Collected	\$51,587.68	\$64,721.86	\$51,588.96	\$65,680.17
Total No. of Inspections	1,886	2,120	1,731	1,946
Miles Traveled	16,571	16,514	19,573	18,305
<u>PLUMBING DIVISION</u>				
No. Plum. Permits Issued	436	510	433	459
Value of Plumbing Work	\$3,498,912	\$4,833,443	\$4,531,060	\$8,190,553
Fees Collected	\$30,248.35	\$40,057.70	\$34,889.10	\$45,497.10
Total No. of Inspections	1,376	1,596	1,259	1,409
Miles Traveled	11,670	11,619	13,242	13,026
<u>MECHANICAL DIVISION</u>				
No. Mech. Permits Issued	629	747	629	730
Value of Mech. Work	\$9,561,430	\$7,671,060	\$4,481,341	\$11,291,434
Fees Collected	\$31,003.13	\$43,683.76	\$32,796.79	\$43,386.12
Total No. of Inspections	1,231	1,395	1,173	1,264
Miles Traveled	10,506	10,436	12,526	11,158
<u>MANUFACTURED HOMES</u>				
No. MH Permits Issued	62	65	60	55
Value of Homes	\$2,594,882	\$3,012,347	\$2,647,401	\$3,739,521
Fees Collected	\$4,513.50	\$4,972.50	\$4,513.50	\$4,207.50
Total No. of Inspections	167	199	165	104
Miles Traveled	1,246	1,291	1,789	981
<u>SUMMARY</u>				
Total Permits Issued	2,774	3,123	2,741	3,002
Value of All Permits	\$135,288,775	\$128,616,885	\$121,371,681	\$192,070,919
Total Fees Collected	\$280,084.06	\$344,648.72	\$288,107.55	\$372,204.22
Total No. of Inspections	7,606	8,593	6,943	7,465
Total Miles Traveled	65,023	65,186	75,998	68,708
NON TAXABLE CONST.	\$38,364,241	\$2,522,969	\$4,609,422	\$1,419,221
<u>EROSION & SEDIMENT CONTROL</u>				
Total Permits Issued	203	182	152	166
Total No. of Inspections	575	611	386	272
Miles Traveled	4,332	4,145	3,296	2,041

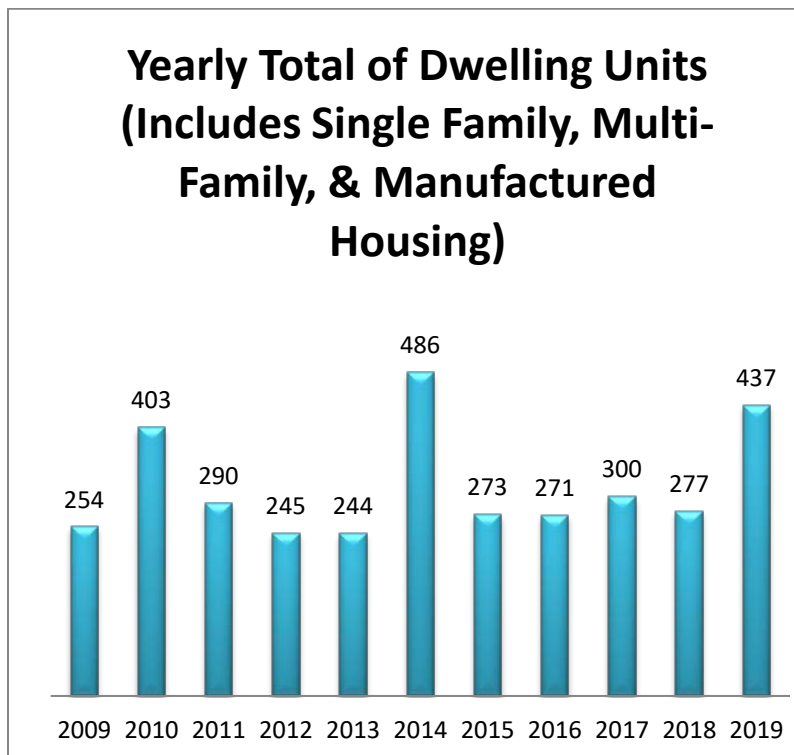
HOUSING UNITS 2019

	NO.	VALUE
SINGLE FAMILY DWELLINGS	163	\$38,200,730
MULTI-FAMILY UNITS	219	\$25,016,000
MANUFACTURED HOME UNITS	55	\$3,739,521
TOTAL ALL DWELLING UNITS	437	\$66,956,251

The number of single family dwelling permits increased from last year's total with 11 more units in 2019. The average value per dwelling increased by \$10,000. The average square footage also increased from 2,046 square feet in 2018 to 2,073 square feet in 2019.

Multi-family showed an increase as well, with 219 units as compared to 65 units in 2018, however the average value decreased by \$11,000. The average square footage was 1,309 for 2019.

Manufactured homes permits decreased in 2019, with 5 less units than 2018. The average value per unit increased by \$23,868.

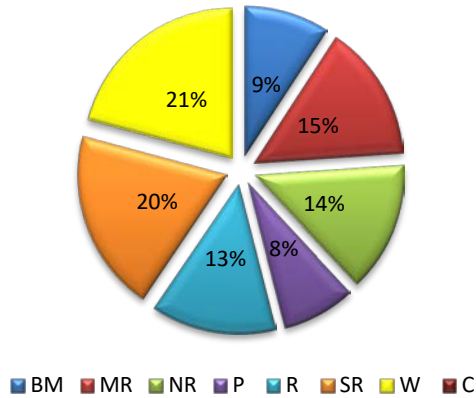




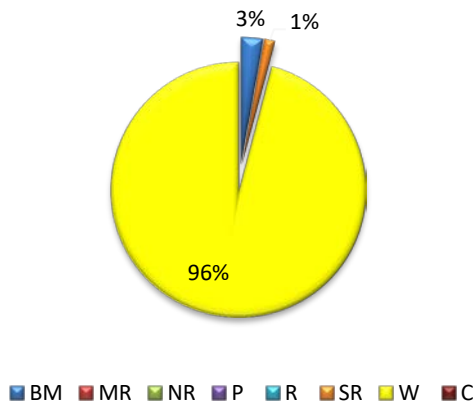
Housing Units By District 2013 - 2019

SINGLE FAMILY	2013	2014	2015	2016	2017	2018	2019	TOTALS
BEVERLEY MANOR	7	14	15	12	12	11	15	86
MIDDLE RIVER	19	21	28	21	21	19	24	153
NORTH RIVER	23	20	24	16	23	18	23	147
PASTURES	16	11	15	15	24	15	13	109
RIVERHEADS	35	45	34	40	42	38	22	256
SOUTH RIVER	20	28	26	28	34	32	32	200
WAYNE	26	28	22	31	11	19	34	171
CRAIGSVILLE	1	1						2
TOTAL SINGLE FAMILY	147	168	164	163	167	152	163	1,124
MULTI-FAMILY	2013	2014	2015	2016	2017	2018	2019	TOTALS
BEVERLEY MANOR	2	4	4	6	2	10	6	34
MIDDLE RIVER								0
NORTH RIVER				2				2
PASTURES								0
RIVERHEADS			24		12			36
SOUTH RIVER	13	4	8	8	16	7	3	59
WAYNE	29	242	17	30	38	48	210	614
CRAIGSVILLE								0
TOTAL MULTI-FAMILY	44	250	53	46	68	65	219	745
MANUF. HOMES	2013	2014	2015	2016	2017	2018	2019	TOTALS
BEVERLEY MANOR	14	22	7	16	18	24	7	108
MIDDLE RIVER	17	25	24	17	20	15	19	137
NORTH RIVER	6	6	9	7	4	6	6	44
PASTURES	1	6	3	5	7	1	2	25
RIVERHEADS	5	6	8	7	6	4	5	41
SOUTH RIVER	4	1	3	4	2	7	6	27
WAYNE	6	2	2	5	4	3	7	29
CRAIGSVILLE				1	4		3	8
TOTAL MANUF. HOMES	53	68	56	62	65	60	55	419
TOTAL ALL UNITS	244	486	273	271	300	277	437	2,288

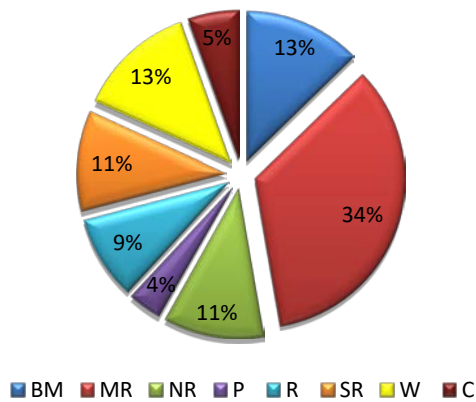
Single Family Dwellings by District 2019



Multi-Family Units by District 2019



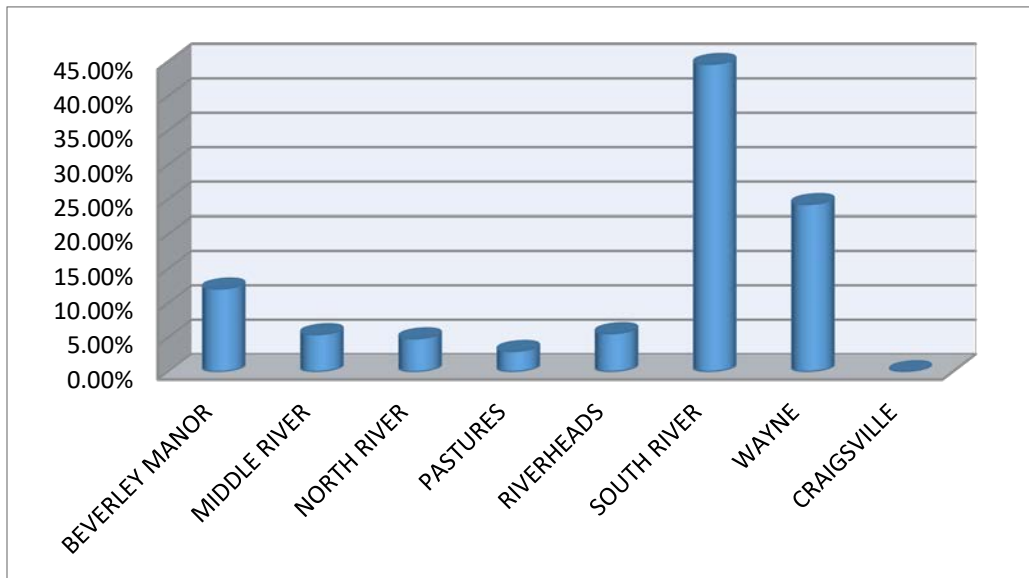
Manufactured Homes by District 2019



CONSTRUCTION BY DISTRICT (Two Year Comparison)

DISTRICT	2018	2019	2018	2019
BEVERLEY MANOR	144	133	\$31,013,946	\$18,422,213
MIDDLE RIVER	101	106	\$5,451,272	\$8,302,309
NORTH RIVER	89	84	\$7,771,846	\$7,394,440
PASTURES	76	71	\$5,395,492	\$4,592,219
RIVERHEADS	125	103	\$19,349,618	\$8,532,294
SOUTH RIVER	121	136	\$11,913,894	\$68,054,417
WAYNE	120	184	\$18,917,455	\$37,008,564
CRAIGSVILLE	3	8	\$12,203	\$98,650

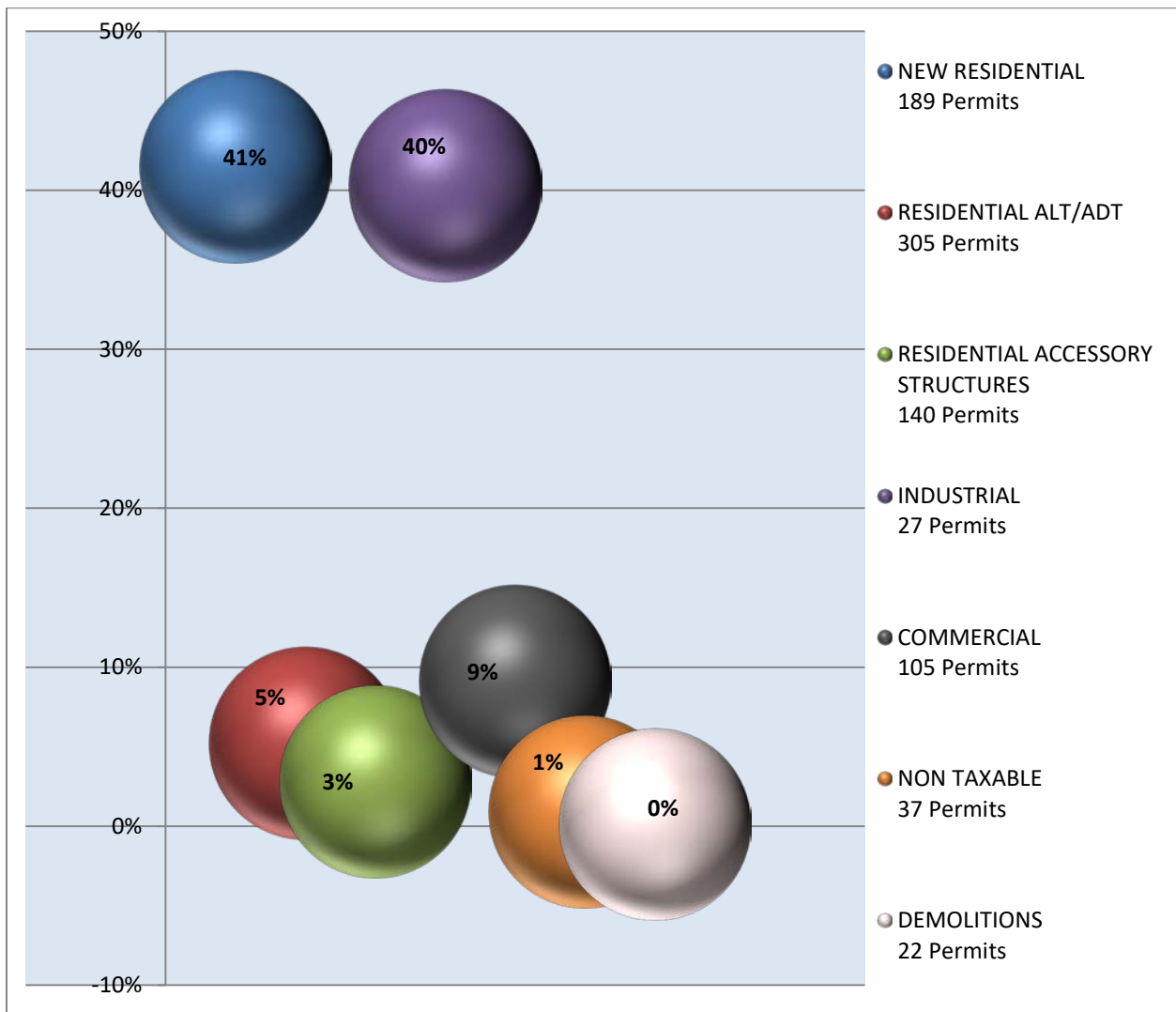
PERCENTAGE OF CONSTRUCTION VALUE BY DISTRICT 2019



CONSTRUCTION VALUE BY CLASSIFICATION 2019

TYPE	NO. PERMITS	VALUE
NEW RESIDENTIAL	189	\$63,216,730
RESIDENTIAL ALT/ADT	305	\$7,975,989
RESIDENTIAL ACCESSORY STRUCTURES	140	\$4,291,444
INDUSTRIAL	27	\$61,409,060
COMMERCIAL	105	\$13,905,642
NON TAXABLE	37	\$1,419,221
DEMOLITIONS	22	\$187,020

PERCENTAGE OF CONSTRUCTION VALUE BY CLASSIFICATION



VALUE OF CONSTRUCTION BY CLASSIFICATION

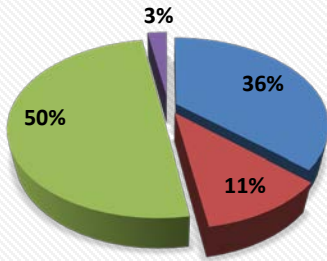
	BEVERLEY MANOR	MIDDLE RIVER	NORTH RIVER	PASTURES	RIVERHEADS	SOUTH RIVER	WAYNE	CRAIGSVILLE
NEW RESIDENTIAL	\$5,741,190	\$5,804,350	\$4,612,000	\$2,906,525	\$4,714,340	\$6,896,300	\$32,542,025	
RESIDENTIAL ALT/ADT	\$638,971	\$1,172,321	\$438,880	\$747,000	\$1,585,932	\$1,445,283	\$1,851,802	\$95,800
RESIDENTIAL ACCESSORY STRUCTURES	\$325,396	\$376,178	\$729,395	\$729,394	\$665,792	\$454,227	\$1,008,212	\$2,850
INDUSTRIAL	\$1,981,000	\$36,000	\$1,140,000			\$58,252,060		
COMMERCIAL	\$9,141,345	\$906,040	\$142,875	\$189,800	\$1,352,480	\$682,280	\$1,490,822	
NON TAXABLE	\$486,011		\$303,690	\$18,500	\$195,750	\$313,267	\$102,003	
DEMOLITIONS	\$108,300	\$7,420	\$27,600	\$1,000	\$18,000	\$11,000	\$13,700	
TOTALS	\$18,422,213	\$8,302,309	\$7,394,440	\$4,592,219	\$8,532,294	\$68,054,417	\$37,008,564	\$98,650

TYPE OF CONSTRUCTION BY DISTRICT

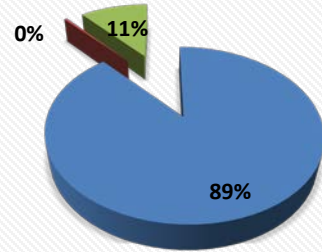
2019

RESIDENTIAL INDUSTRIAL COMMERCIAL NON TAXABLE

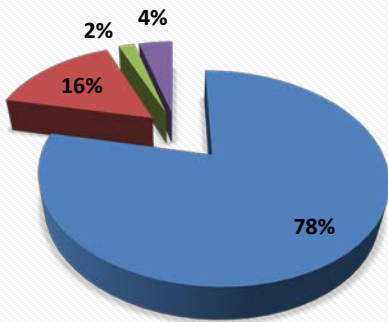
BEVERLEY MANOR



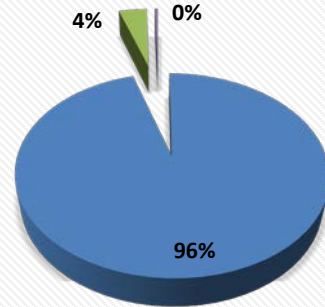
MIDDLE RIVER



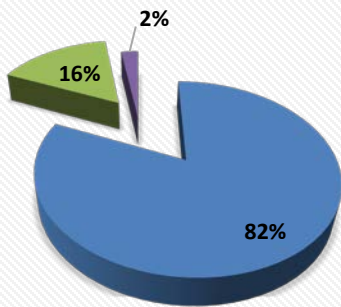
NORTH RIVER



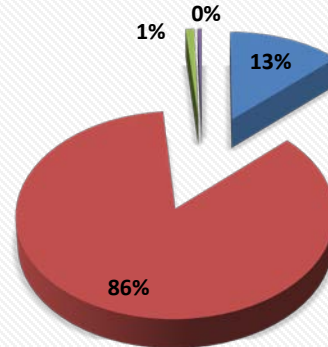
PASTURES



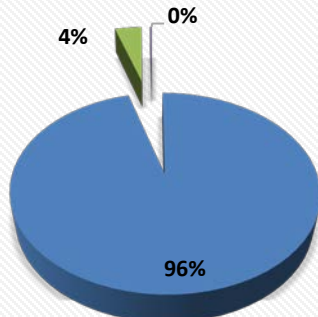
RIVERHEADS



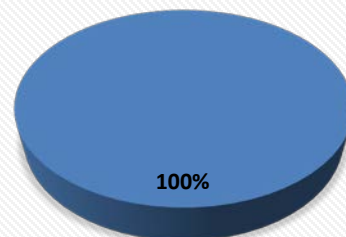
SOUTH RIVER



WAYNE



CRAIGSVILLE



NON RESIDENTIAL PERMITS VALUED AT \$100,000 AND OVER

BEVERLEY MANOR

T-Mobile/AT&T	Tower Modification	\$ 100,000
T-Mobile	Tower Modifications	\$ 105,000
Eagles, LLC	Remodel for Training Room	\$ 109,500
John C. Leavell	Machine Shop	\$ 130,000
Augusta Ag. Indust. Expo., Inc.	Event Building	\$ 160,000
Staunton Partners, LLC	Elevators	\$ 229,500
Rent Anytime Storage, LLC	Self Storage Building	\$ 250,000
Hansen Partners, LLC	Altering Concrete Floors	\$ 250,000
County of Augusta	Reroof Gov't Center & Extension Office	\$ 281,646
Farmers & Merchants Bank	Remodel Bank	\$ 433,746
Richard & Cheryl Shelton	Finishing Work Started Under Orig. Permit	\$ 690,000
Augusta Plaza Shopping Center, LLC	Remodel Store	\$ 744,912
Shamrock Foods Company	Trash Compactor Addition	\$ 771,300
Lavano, LLC	Dental Office	\$ 1,307,200
Ramesh & Ramila Desai	Hotel	\$ 5,000,000

MIDDLE RIVER

Rebecca R. Shreckhise, Tr.	Landscape Office & Garage	\$ 220,000
Grottoes Group, LLC	Remodeling Store	\$ 675,000

NORTH RIVER

County of Augusta, Virginia	Repairing Inground Pool	\$ 163,000
Rouge River Farms, Inc.	Office & Production Area Addition	\$ 1,140,000

PASTURES

Cestari Sheep & Wool Co.	Supp. For Adtl. Sq. Ft.	\$ 100,000
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RIVERHEADS

Mountain Movers, LLC	Classroom	\$ 125,000
RI CS3, LLC	Remodel Gas Station	\$ 138,000
Crown Castle	Reinforcing Tower	\$ 269,000
Love's Travel Stops & Country Stores, Inc.	Tank	\$ 375,000
Windmill Square, LLC	Remodel Store	\$ 535,000

SOUTH RIVER

Shenandoah Valley Elec. Coop., Inc.	Control Building	\$ 121,600
Hershey Chocolate of VA, Inc.	Sprinkler System	\$ 122,300
Fishersville Property, LC	Remodel Warehouse	\$ 217,800
University of Virginia Phys. Group	Remodel Doctors' Office	\$ 250,000
The Town of Grottoes, Virginia	Repair Swimming Pool	\$ 311,740
Hershey Chocolate of VA, Inc.	Sprinkler System for Adt.	\$ 454,100
Hershey Chocolate of VA, Inc.	Addition for Trash Dock	\$ 1,000,000
Dayton Hudson Corporation	Replacing Roof	\$ 2,314,000
Hershey Chocolate of VA, Inc.	Dextrose Silo	\$ 5,000,000
Hershey Chocolate of VA, Inc.	Peanut Processing Facility	\$ 14,210,000
Hershey Chocolate of VA, Inc.	Addition for Processing Facility	\$ 35,000,000

WAYNE

Fishersville AL, LLC	Sprinkler System	\$ 161,000
Gateway Senior Living, LLC	Elevator	\$ 191,700
Widewaters Fishersville Co., LLC	Remodel for Dollar Tree	\$ 285,000
Widewaters Fishersville Co., LLC	Remodel Store	\$ 568,057