

Permit Processing Timeframes

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Report Dates		First Review			Ready To Issue		Permits Issued	
October 1, 2022 To December 31, 2022		Average First Review Oct 01 - Dec 31		Fiscal Year Average	Average Ready To Issue Time	Average Wait For Customer To Pickup	Total Number Of Permits Issued	
		Oct 01 - Dec 31	Change 2022 vs. 2021	FY 2023 Oct 1 - Dec 31	Oct 01 - Dec 31	Oct 01 - Dec 31	Oct 01 - Dec 31	FY 2023 Oct 1 - Dec 31
Residential Construction								
Single Family Level 1		8 days	6 days faster	8 days	28 days	27 days	12	12
Single Family Level 2		11 days	17 days faster	11 days	43 days	14 days	43	43
Add/Alt/Repairs Level 1		1 day	same	1 day	5 days	2 days	14	14
Add/Alt/Repairs Level 2		6 days	11 days faster	6 days	19 days	5 days	321	321
Commercial Construction								
New Multi-Family		42 days	3 days longer	42 days	136 days	8 days	14	14
New Commercial Buildings & Additions		31 days	same	31 days	128 days	4 days	30	30
Tenant Improvement Level 1		5 days	3 days faster	5 days	117 days	3 days	2	2
Tenant Improvement Level 2		18 days	2 days longer	18 days	46 days	3 days	60	60
Tenant Improvement Level 3		22 days	4 days faster	22 days	63 days	2 days	27	27
Commercial Occupancy Evaluation Level 1		1 day	same	1 day	2 days	1 day	2	2
Commercial Occupancy Evaluation Level 2		5 days	same	5 days	8 days	1 day	34	34
Sign Permits		8 days	5 days faster	8 days	12 days	6 days	33	33

Note: Days noted are working business days and do not include holidays or weekends.

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Positive Trends

Average first review timeframes are within desired service levels for building permit project types Single Family Level 1 and Level 2, Additions/Alterations/Repairs Level 1 and 2, Tenant Improvement Level 1, Commercial Occupancy Evaluation Levels 1 and 2, and Sign Permits.

As of January 4, 2023, there are 71 new Single Family Dwellings under building permit review. This is up from 50 Single Family Dwellings under review at this same time last year.

Areas of Concern

Average first review timeframes for permit project types New Multi-Family, New Commercial Buildings & Additions, and Tenant Improvement Levels 2, and 3 are taking longer than desired service levels.

Project Updates

The following larger new commercial or new multi-family projects are under building permit review or in the resubmittal process: New Office Warehouse Lease Space Shell, ICCU Plaza High-rise Superstructure, ICCU Plaza High-rise Shell & Core, Reliable World Trade Co., Red River Logistics Shell, UMC Office Boise, the Grove 1 Multi-Family, Red River Commerce Center Bldgs. A, B & C, Barber Station Restaurant, Saratoga Apartments Foundation, Saratoga Apartments Podiums, Saratoga Apartments, Mesa Pointe Apartments, 16th & State Multi-Family, the Avens Multi-Family, W. Franklin Apartments, State Street Apartments, Simplot Plant Sciences Agronomy Research Building, Cole Denton Apartments-Podium & Superstructure, the Stacker Multi-Family, Liberty Multi-Family, Canyon Ridge Apartments, Canyon Ridge Clubhouse, Adler Industrial Building, Adler Industrial A-122, Hillcrest Apartments, Idaho Power Distribution Center, Darigold Steam Boiler Addition, In-n-Out Burger, Collister Elementary School Addition, and Boise Fire Station No. 5.

Project Updates (cont.)

Some larger commercial tenant improvement permit applications that are under building permit review or in the resubmittal process include: Tavolata Restaurant TI, Al's Sporting Goods, and Interfaith Sanctuary.

PDS has completed the review of some permits that have not been issued but are ready such as: Larry H. Miller Addition & TI, Designer Floors Shell and TI's, Springtree Apartments, South Orchard Apartments, Bown Multi-Tenant Retail Shell Building, Barber Station Office, the Ranahan Multi-Family, the Ranahan Clubhouse & Pool-house, Nucor Harris Rebar, AutoNation, Adler Industrial Building, and Rivian – Boise Service Center.

Other Trends

The average time a permit waits for a customer to pick it up (customer pick-up time) after PDS has completed the review showed some changes when compared to last month. Single Family Level 1 permit customer pick-up time increased from 22 days to 27 days currently. Additions/Alterations/Repairs Level 1 permit customer pick-up time decreased from 8 days to 2 days currently. All other categories either remained the same or varied slightly from last month.