

# Permit Processing Timeframes

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Report Dates	First Review				Ready to Issue		Permits Issued	
October 1, 2019 to December 31, 2019	Target	Average First Review Oct. 1 – December 31		Fiscal Year Average	Average Ready to Issue Time	Average Wait for Customer to Pickup	Total Number of Permits Issued	
	# of Days	Oct. 1 – Dec. 31	Change 2019 vs. 2018	FY 2020 Oct 1 – Dec. 31	Oct. 1 – Dec. 31	Oct. 1 – Dec. 31	Oct. 1 – Dec. 31	FY 2020 Oct. 1–Dec. 31
<b>Residential Construction</b>								
Single Family Level 1	≤10	13 days	5 days longer	13 days	19 days	14 days	126	126
Single Family Level 2	≤14	16 days	5 days longer	16 days	25 days	19 days	63	63
Add/Alt/Repairs Level 1	≤1	≤ 1 day	same	≤ 1 day	5 days	1 day	154	154
Add/Alt/Repairs Level 2	≤5	5 days	1 day longer	5 days	11 days	4 days	146	146
<b>Commercial Construction</b>								
New Multi-Family	≤30	19 days	11 days faster	19 days	66 days	7 days	7	7
New Commercial Buildings & Additions	≤30	31 days	3 days longer	31 days	50 days	8 days	21	21
Tenant Improvement Level 1	≤5	4 days	1 day longer	4 days	9 days	8 days	42	42
Tenant Improvement Level 2	≤10	16 days	7 days longer	16 days	17 days	17 days	76	76
Tenant Improvement Level 3	≤20	18 days	2 days faster	18 days	46 days	12 days	33	33
Commercial Occupancy Evaluation	≤5	3 days	same	3 days	5 days	5 days	63	63

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## Positive Trends

Average first review time frame targets were met for all building permit project types except Single Family Level 1, Single Family Level 2, New Commercial Buildings & Additions and Tenant Improvements Level 2 from October 2019 through December 2019.

New Multi-Family Level permits are being processed 11 days faster than this same time last year. Tenant Improvement Level 3 permits are being processed 2 days faster than this same time last year.

As of January 8, 2020, there are 89 Single Family Dwellings under building permit review. This is up from 62 Single Family Dwellings under review at this same time last year.

## Areas of Concern

Single Family Level 1 permits average first review timeframes are currently taking 12 days (outside desired first review target), and 5 days longer than this time last year. Single Family Level 2 permits average first review timeframes are currently taking 16 days (outside desired first review target), and 5 days longer than this time last year.

New Commercial Buildings & Additions permits average first review timeframes are currently taking 31 days (outside desired first review target), and 3 days longer than this time last year. Tenant Improvement Level 2 permits average first review timeframes are currently taking 16 days (outside desired first review target), and 7 days longer than this time last year.

## Project Updates

The following new commercial or new multi-family projects are under building permit review or in the resubmittal process: Fairfield Inn & Suites on Emerald, Boise Airport Employee Parking Garage, Northview Apartments Building 1, Barber Valley Storage-5 Buildings, Fox Fourplex, Marcum Tilt-Up A, Pivot KA at Barber Valley, 600 W. Front-Podium, 600 W. Front-Multi-Family Building, JD/Fischer Industrial Development-2 buildings, Brightstar Taft Foundation, Brightstar Taft Group Home building, Ustick 12-plex, Barber Valley Urgent Care, Scott Family Building A, W. Airport Industrial Park Bldgs. C & D and State Street Apartments Multifamily-7 Buildings.

Some larger commercial tenant improvement permit applications that are under building permit review or in the resubmittal process include: Micron B32 remodel, Micron B26 Labs remodel, McDonald's on Fairview remodel, Fleet Street remodel, Exceed Investment Firm, St. Luke's IHT Offices, St. Alphonsus Clinic remodel, Boise Police Downtown Station, Café Rio and 11<sup>th</sup> & Main Apartments.

PDS has completed the review of some permits that have not been issued but are ready such as: Namaste Yoga Studio, Lander Street Water Renewal Facility Phase 1 Improvements – 2 permits and Habitat Veterinary Hospital.

## 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 decreased from 24 days to 21 days currently. Tenant Improvement Level 1 permit customer pick-up time decreased from 13 days to 8 days currently. Single Family Level 2 permit customer pick-up time increased from 11 days to 14 days currently. All other categories either remained the same or varied slightly from last month.