

Permit Processing Timeframes

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Report Dates	First Review				Ready to Issue		Permits Issued	
	Target	Average First Review May 1 - July 31		Fiscal Year Average	Average Ready to Issue Time	Average Wait for Customer Pickup	Total Number of Permits Issued	
	# of Days	May 1 – July 31	Change 2013 vs. 2014	FY 2015 Oct 1 – July 31	May 1 – July 31	May 1 – July 31	May 1 – July 31	FY 2015 Oct 1- July 31
Residential Construction								
Single Family Level 1	≤10	8 days	same	7 days	19 days	10 days	129	392
Single Family Level 2	≤14	13 days	2 days longer	11 days	27 days	8 days	37	91
Add/Alt/Repairs Level 1	≤1	Less than 1 day	same	Less than 1 day	1 day	1 day	176	433
Add/Alt/Repairs Level 2	≤5	2 days	same	2 days	8 days	3 days	67	122
Commercial Construction								
New Multi-Family	≤30	28 days	7 days longer	22 days	44 days	16 days	18	86
New Commercial Buildings & Additions	≤30	17 days	3 days faster	17 days	35 days	24 days	25	101
Tenant Improvement Level 1	≤5	2 days	same	2 days	2 days	9 days	44	137
Tenant Improvement Level 2	≤10	5 days	2 days faster	6 days	10 days	8 days	97	266
Tenant Improvement Level 3	≤20	15 days	2 days longer	14 days	26 days	8 days	28	137
Commercial Occupancy Evaluation	≤5	2 days	same	2 days	8 days	6 day	32	170

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Positive Trends

Average first review time frame targets were met for all project types issued from May through July of 2015. Plan reviews of new commercial buildings and Level 2 tenant improvements are being processed faster than this time last year. Level 1 & 2 residential additions/alterations/repairs, Level 1 new single family, Level 1 tenant improvements and commercial occupancy evaluation requests are being completed in the same amount of review time as this time last year. As of August 7, there are 53 new single family dwellings under review in the system, which is the same number under review at this time last month.

Areas of Concern

The Building Plan Review has filled vacant reviewer positions so assistance has arrived. The review team is working overtime to maintain first review goals. Plan reviews of Level 2 new single family, new multi-family, and Level 3 tenant improvements are taking longer than this time last year.

Project Updates

The following new commercial or new multi-family projects are under review or in the resubmittal process: Strategic SOS shell, Esther Simplot Park Buildings, Holiday Inn Express & Suites, U-Haul Climate Control Storage Building, one of two Longfellow Elementary modular classroom building, Broadway Park retail shopping center fire rebuild, the Kensington Apartments (32 permits), Falling Brook Condos, Linh Thu'u Temple, Boise Hare Krishna Temple & Vedic Cultural Center, Fairview Commercial Pad A, Thermo King Intermountain, the Roost (7-story mixed use) structural podium, Cooperative Preschool modular building, Lyle Pearson Acura Service Bay addition, Riverwalk Condos at Bown Crossing, Cordillera Phase 2, two Verizon cell towers, North Pointe Retail Buildings #2 & #3, River

Street Storage Bldgs. B/C/D, and JUMP Tractor Canopies. Plan modification for Crescent Rim Building #4 is under review.

Some larger commercial tenant improvement permit applications that are under review or in the resubmittal process include Washington Federal, Strategic SOS TI, Valley Regional Transit in City Center Plaza, St. Lukes MSTI Pharmacy remodel, St. Vincent, Wok King, Tates Rents, Kids Choice Daycare, Perkins Coie, Payette Brewery, Idaho Housing & Finance Association, Emerald West Family Dentistry, All Valley Pet Clinic, Direct Orthopedic Care, Café Zupas, Escape the Crate, Boise State Computer Science in City Center Plaza, Clearwater Analytics in City Center Plaza, Boise Centre on the Grove in City Center Plaza, TriCa, the Owyhee TI, Boise Cascade – 3rd Floor, Emerald Bldg. Remodel & Elevator Addition, Rocketman Express Carwash Solar Panels on Canopies, and White Cloud Analytics.

PDS has completed the review of some permits that have not been issued such as Palisades Apartments, 10th & Grove Condos, Owyhee Construction, Fiberpipe Data Center Shell & Core & Underground, Three Bishop Kelly High School Concessions buildings, Union Square Office building #2, Larry H. Miller Boise Subaru Dealership and Kirk Braun storage building.

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 minor changes when compared to last month. New multi-family buildings and additions customer pick-up time increased from 6 days to 16 days currently. New commercial buildings and additions customer pick-up time increased from 12 days to 24 days currently. Commercial occupancy evaluations customer pick-up time increased from 1 day to 6 days currently. Level 1 new single family customer pick-up time increased from 8 days to 10 days currently. All other categories either remained the same or varied slightly from last month.