

# Memorandum

## City of Lawrence

### Planning & Development Services

TO: Diane Stoddard, Interim City Manager  
 FROM: Barry Walthall, Building Codes Administrator  
 CC: Scott McCullough, Planning & Development Services Director  
 Kurt Schroeder, Asst. Director, Development Services  
 Date: July 8, 2015  
 RE: June 2015 Monthly Permit Reports

The Building Safety Division issued 272 building permits in June, with total construction for the month valued at \$21,979,458. Total permit fees assessed for the month were \$132,184. Permits were issued for sixty-seven (67) new residential projects, including twenty-one (21) single-family dwellings and forty-six (46) duplexes. Comparisons to previous years will be tracked throughout 2015 in the following table:

Year	One- & Two-Family Permits		Multi-Family Permits (New Units)		Total Number of Permits		Total Valuation		Permit Fees	
	Month	YTD	Month	YTD	Month	YTD	Month	YTD	Month	YTD
2015	67	138	0(0)	3(428)	272	1101	\$21,979,458	\$155,907,364	\$132,184	\$592,738
2014	6	57	0(0)	0(0)	191	879	\$14,810,081	\$46,390,081	\$78,618	\$319,765
2013	13	87	0(0)	23(374)	194	1005	\$4,270,471	\$75,195,014	\$41,975	\$444,817
2012	16	65	0(0)	22(184)	223	1203	\$7,856,740	\$49,302,405	\$66,744	\$368,185
2011	8	59	0(0)	10(63)	233	1044	\$9,255,167	\$49,822,200	\$45,052	\$308,785
2010	5	75	0(0)	0(0)	232	1031	\$4,137,672	\$47,621,371	\$41,357	\$285,410
2009	7	38	0(0)	15(172)	192	890	\$6,506,035	\$38,711,384	\$53,086	\$286,232

Permits were issued for thirty-one (31) City projects in June, including a new pump station, Wakarusa Conveyance Pump Station No. 10 at 3055 Louisiana St, valued at \$7,500,000; and thirty (30) plumbing permits for inflow and infiltration program projects by the Utilities Department at various locations with valuation totaling \$81,390.

The largest projects for the month were the Wakarusa Conveyance Pump Station No. 10 project valued at \$7,500,000; and the Hutton Farms West No. 2 residential development north of Peterson Road between Kasold Drive and Monterey Way, consisting of a mix of forty-two (42) duplexes and three (3) single-family dwellings, with total valuation \$6,290,534.

These statistics are of interest in tracking construction activity in the community, but only partially tell the story for staff workload and performance. Staff has established performance goals of completing "initial" reviews for residential permits within 5 business days and for commercial permits within 15 business days of the application date. An initial review is a comprehensive first review of an application and plans for a building project, and may include review work performed by staff from Planning and Development Services, Fire and Medical, Utilities and Public Works Departments, as well as other relevant review agencies (depending on the nature and scope of the

project). Initial and subsequent reviews and comments are tracked in the Innoprise permit tracking system from which reports may be extracted. Development Services staff is responsible for coordinating review work and disseminating review comments to applicants.

During the 2014 calendar year, staff achieved these goals for 95.5% of all residential permits with an average review time of 2.5 days; and 96% of all commercial permits with an average review time of 6.2 days.

In June, staff completed 122 of 124 residential reviews within 5 business days (98.3%), and 115 of 122 commercial reviews within 15 business days (94.2%). The following table tracks performance in meeting these objectives.

	Residential Permits				Commercial Permits			
	Total Number of Reviews	Number of Reviews Completed within 5 Business Days	Average Review Time	Percent of Reviews Completed within 5 Business Days	Total Number of Reviews	Number of Reviews Completed within 15 Business Days	Average Review Time	Percent of Reviews Completed within 15 Business Days
Jan	90	71	3.4	78.8%	111	90	9.5	81.0%
Feb	99	79	3.8	79.8%	97	85	10.0	87.6%
Mar	147	136	2.8	92.5%	94	85	7.8	90.4%
Apr	275	270	2.2	98.1%	113	112	6.7	99.1%
May	167	158	2.6	94.6%	118	117	6.1	99.1%
June	124	122	2.6	98.3%	122	115	6.4	94.2%
July								
Aug								
Sept								
Oct								
Nov								
Dec								
YTD	904	838	2.7	92.7%	655	604	7.7	92.2%

Permit reports for June are attached.

**Top Projects for 2015:**

Rank	Construction Valuation	Project Description
1	\$45,000,000	HERE @ Kansas Mixed Use Building
2	\$18,756,680	100 E 9 <sup>th</sup> Mixed Use Building
3	\$13,300,000	Wakarusa River Wastewater Treatment Plant Complex
4	\$12,000,000	Pioneer Ridge Independent Living
5	\$7,500,000	Wakarusa Conveyance Pump Station No. 10
6	\$6,290,534	Hutton Farms West No. 2 Residential Development
7	\$2,776,000	116 N Wilderness Way Single-Family Dwelling
8	\$2,600,000	Phi Delta Theta Renovation
9	\$2,025,000	Phi Gamma Delta Addition
10	\$1,900,000	Kansas River Wastewater Treatment Plant Addition
11	\$1,045,000	Dwayne Peaslee Technical Career Center Renovation