



City of La Quinta

78-495 CALLE TAMPICO
LA QUINTA, CALIFORNIA 92253

COMMUNITY DEVELOPMENT DEPARTMENT
(760) 777-7125
FAX (760) 777-7011

Estimating the Cost of a Single Family Dwelling (SFD) Building Permit

For submittals received on or after May 20, 2013

This document is provided as a means to assist in *estimating* the cost of a building permit. It is intended only as a guide and should be used in conjunction with the Building Division Fee Schedule, available from the Building Division.

Step One: Calculate the valuation

Use the following factors to calculate the total valuation of the structure.

The current valuation factors are:

Living Area:

Gated Communities w/ golf: * \$77.90 / s.f.

All others: ** \$54.30 / s.f.

Garage (enclosed, unconditioned areas): \$19.60 / s.f.

Covered Patio (covered, unenclosed areas): \$13.30 / s.f.

Residential Air Conditioning: \$2.90 / s.f.

Fire Sprinkler System: \$1.70 / s.f.

For this example, assume a proposed home in the La Quinta Cove. The home has 1,670 square feet of living area, a 450 square-foot garage, and 260 square feet of covered patios.

The calculated valuation of this structure is:

Living Area:	1,670 x \$54.30 =	\$90,681.00
Garage Area:	450 x \$19.60 =	8,820.00
Covered Patio Area:	260 x \$13.30 =	3,458.00
Air Conditioning:	1,670 x \$2.90 =	4,843.00
Fire Sprinkler System:	2,380 x \$1.70 =	<u>4,046.00</u>
Total Valuation:		\$111,848.00

* "Gated communities with golf" includes The Tradition, Madison Club, and similar developments.

** "All others" includes the Cove, Westward Ho, and similar areas.

Step Two: Calculate Building Fees

Permit (Valuation = \$111,848):

First \$25,000 of value: 1 x \$431.86 = \$431.86
Each add'l \$1,000 (or portion): 87 x \$0.81 = 70.47

Total Building Permit Fee "B1": \$502.33

Plan Check (Valuation = \$111,848):

First \$25,000 of value: 1 x \$750.75 = \$750.75
Each add'l \$1,000 (or portion): 87 x \$2.66 = 231.42

Total Building Plan Check Fee "B2": \$982.17

Step Three: Calculate Mechanical Fees

Mechanical Fees for a residence are based primarily upon equipment counts.

For this example, assume four exhaust fans, one kitchen hood, and one split-system heating, ventilating and air conditioning (HVAC) system. Per the Building Division Fee Schedule, the following fees apply:

Permit:

Exhaust Fans: 4 x \$11.92 = \$47.68
Kitchen Hood: 1 x \$11.92 = 11.92
HVAC Furnace: 1 x \$35.75 = 35.75
HVAC Condensing Unit: 1 x \$35.75 = 35.75

Total Mechanical Permit Fee "M1": \$131.10

Plan Check:

Exhaust Fans: 4 x \$4.77 = \$19.08
Kitchen Hood: 1 x \$4.77 = 4.77
HVAC Furnace: 1 x \$23.83 = 23.83
HVAC Condensing Unit: 1 x \$23.83 = 23.83

Total Mechanical Plan Check Fee "M2": \$71.51

Step Four: Calculate Electrical Fees

Electrical Fees for a new residence are based upon the overall size of the structure, plus temporary power for use during construction.

Per the Building Division Fee Schedule, the following fees apply:

Permit:

First 1,000 s.f.: 1 x \$143.00 = \$143.00
Each add'l 1,000 s.f. (or portion): 2 x \$12.16 = 24.32
Temporary Power Pole: 1 x 23.83 = 23.83

Total Electrical Permit Fees "E1": \$191.15

Plan Check:

First 1,000 s.f.: 1 x \$47.19 = \$47.19
Each add'l 1,000 s.f. (or portion): 2 x \$5.01 = 10.02
Temporary Power Pole: 1 x 16.68 = 16.68

Total Electrical Plan Check Fees "E2": \$73.89

Step Five: Calculate Plumbing Fees

Plumbing Fees for a new residence are based primarily upon fixture counts and piping systems.

For this example, assume one water heater, 11 fixtures (sinks, toilets, showers, tubs, etc.), and 6 natural gas connections. Per the Building Division Fee Schedule, the following fees apply:

<u>Permit:</u>		
Water Piping:	1 x \$11.92 =	\$11.92
Sewer Connection:	1 x \$11.92 =	11.92
Gas Piping (5 or more outlets):	1 x \$35.75 =	35.75
Water Heater:	1 x \$11.92 =	11.92
Fixtures:	11 x \$11.92 =	<u>131.12</u>
Total Plumbing Permit Fees "P1":		\$202.63
<u>Plan Check:</u>		
Water Piping:	1 x \$11.92 =	\$11.92
Sewer Connection:	1 x \$11.92 =	11.92
Gas Piping (5 or more outlets):	1 x \$23.83 =	23.83
Water Heater:	1 x \$7.15 =	7.15
Fixtures:	11 x \$11.92 =	<u>131.12</u>
Total Plumbing Plan Check Fees "P2":		\$185.94

Step Six: Calculate Other Fees and Total

Strong Motion Instrumentation and Seismic Hazard Mapping Fee (SMI):

(Valuation x 0.0001 [min. fee = \$0.50]):

$$111,848 \times 0.0001 = 11.18$$

Art in Public Places Fee (AIPP):

([Valuation - \$200,000] x 0.0025):

$$111,848 - 200,000 = -88,152 \times 0.0025 = -220.38 = 0.00$$

Building Standards Administration Special Revolving

Fund Fee (SB 1473 [\$1.00 / \$25,000 valuation]): 5.00

Multi-Species Habitat Conservation Fee:

(Residential, 8-14 units / acre [\$521 / SFD]): 521.00

Development Impact Fee (DIF [\$6,894 / SFD]): 6,894.00

Transportation Uniform Mitigation Fee (TUMF [\$1,837.44 / SFD]): 1,837.44

Precise Grading Plan Check Fee: 143.00

Building Permit Fee ("B1", from Step Two): 502.33

Building Plan Check Fee ("B2", from Step Two): 982.17

Mechanical Permit Fee ("M1", from Step Three): 131.10

Mechanical Plan Check Fee ("M2", from Step Three): 71.51

Electrical Permit Fee ("E1", from Step Four): 191.15

Electrical Plan Check Fee ("E2", from Step Four): 73.89

Plumbing Permit Fee ("P1", from Step Five): 202.63

Plumbing Plan Check Fee ("P2", from Step Five): 185.94

Total Fees Collected at Building Permit Issuance: \$11,752.34