

DPD

Director's Rule 1-2012

Applicant: City of Seattle Department of Planning and Development	Page 1 of 2	Supersedes: DR 1-2011
	Publication: 12/5/2011	Effective: 1/5/2012
Subject: Implementation of the Fee Subtitle, Building Valuation Data	Code and Section Reference: Seattle Municipal Code 22.900 Fee Subtitle; DR 2-2011	
	Type of Rule: Code Interpretation	
	Ordinance Authority: SMC 3.06.040	
Index: Fee Ordinance – Procedural Requirements	Approved	Date
	(Signature on file) Diane M. Sugimura, Director, DPD	12/ 22/11

Background

The Fee Subtitle, Chapter 22.900 of the Seattle Municipal Code, prescribes fees for various permits, reviews and inspections. Section 22.900D.010.C specifies that the Director shall determine the value of construction for which a permit is issued. It further specifies that building valuation data (BVD) from the International Code Council (ICC) and other valuation criteria approved by the Director will be used to determine the value of construction.

Director's Rule 2-2011 outlines the means and methods used to calculate and update the BVD.

This rule updates the BVD for 2012 by formally modifying and adopting the ICC August 2011 BVD pursuant to the standards outlined in DPD Director's Rule 2-2011.

Rule

The attached BVD shall be used to determine the value of construction according to Section 22.900C.010, as of January 1, 2012.

Occupancy Group		EXAMPLE	1A	1B	2A	2B	3A	3B	4	5A	5B
A-1	Assembly, theaters, with stage	Theaters, auditoriums	\$232.45	\$224.56	\$218.78	\$209.23	\$196.23	\$190.78	\$201.80	\$179.41	\$171.79
	Assembly, theaters, without stage	Theaters, auditoriums	\$212.65	\$204.76	\$198.98	\$189.42	\$176.48	\$171.03	\$182.00	\$159.66	\$152.04
A-2	Assembly, nightclubs		\$179.61	\$174.49	\$169.66	\$162.87	\$152.91	\$148.82	\$156.84	\$138.72	\$133.54
	Assembly, restaurants, bars, banquet halls	Restaurants	\$178.52	\$173.40	\$167.48	\$161.78	\$150.73	\$147.73	\$155.75	\$136.54	\$132.45
A-3	Assembly, churches	Churches	\$214.80	\$206.90	\$201.13	\$191.57	\$178.59	\$173.14	\$184.14	\$161.77	\$154.15
	Assembly, general, community halls, libraries, museums	Bowling alleys, libraries	\$180.34	\$172.45	\$165.58	\$157.11	\$143.03	\$138.67	\$149.69	\$126.21	\$119.68
A-4	Assembly, arenas		\$211.56	\$203.67	\$196.80	\$188.33	\$174.30	\$169.94	\$180.91	\$157.48	\$150.95
B	Business	Banks, Medical , Office	\$181.32	\$174.73	\$168.92	\$160.64	\$145.77	\$140.45	\$153.98	\$128.14	\$122.08
E	Educational	Schools	\$192.26	\$185.64	\$180.11	\$171.90	\$160.12	\$151.56	\$165.90	\$139.31	\$134.59
F-1	Factory and industrial, moderate hazard	Industrial plants	\$107.72	\$102.68	\$96.49	\$92.96	\$83.04	\$79.53	\$88.92	\$68.43	\$64.36
F-2	Factory and industrial, low hazard	Industrial plants	\$106.63	\$101.59	\$96.49	\$91.87	\$83.04	\$78.44	\$87.83	\$68.43	\$63.27
H-1	High Hazard, explosives		\$100.96	\$95.92	\$90.82	\$86.20	\$77.57	\$72.97	\$82.16	\$62.96	NP
H-2,3,4	High Hazard		\$100.96	\$95.92	\$90.82	\$86.20	\$77.57	\$72.97	\$82.16	\$62.96	\$57.80
H-5	HPM		\$181.32	\$174.73	\$168.92	\$160.64	\$145.77	\$140.45	\$153.98	\$128.14	\$122.08
I-1	Institutional, supervised environment	Convalescent hospitals, homes for the elderly	\$181.43	\$175.07	\$170.18	\$162.80	\$149.52	\$145.57	\$158.67	\$134.16	\$129.39
I-2	Institutional, incapacitated	Hospitals	\$304.92	\$298.33	\$292.52	\$284.24	\$268.41	NP	\$277.58	\$250.78	NP
	Institutional, nursing homes		\$212.39	\$205.81	\$199.99	\$191.72	\$177.15	NP	\$185.05	\$159.52	NP
I-3	Institutional, restrained	Jails	\$206.59	\$200.00	\$194.19	\$185.91	\$172.39	\$165.98	\$179.25	\$154.76	\$146.52
I-4	Institutional, day care facilities		\$181.43	\$175.07	\$170.18	\$162.80	\$149.52	\$145.57	\$158.67	\$134.16	\$129.39
M	Mercantile	Stores, service stations (mini-marts)	\$133.79	\$128.67	\$122.75	\$117.05	\$106.72	\$103.71	\$111.02	\$92.52	\$88.43
R-1	Residential, hotels	Hotels and motels	\$182.97	\$176.61	\$171.72	\$164.34	\$151.24	\$147.29	\$160.39	\$135.87	\$131.11
R-2	Residential, multiple family	Apartment houses	\$153.43	\$147.07	\$142.18	\$134.81	\$122.43	\$118.48	\$131.58	\$107.06	\$102.30
R-3	Residential, one- and two-family	Dwellings	\$144.40	\$140.46	\$136.90	\$133.49	\$128.17	\$124.98	\$129.26	\$119.75	\$112.17
R-4	Residential care, assisted living facilities		\$181.43	\$175.07	\$170.18	\$162.80	\$149.52	\$145.57	\$158.67	\$134.16	\$129.39
S-1	Storage, moderate hazard	Service stations (canopies & service bays), warehouses	\$99.87	\$94.83	\$88.64	\$85.11	\$75.39	\$71.88	\$81.07	\$60.78	\$56.71
S-2	Storage, low hazard	Public garages,	\$98.78	\$93.74	\$88.64	\$84.02	\$75.39	\$70.79	\$79.98	\$60.78	\$55.62
U	Utility, miscellaneous	Residential garage,	\$75.93	\$71.71	\$67.12	\$63.38	\$56.87	\$53.19	\$60.33	\$44.48	\$42.13
	Open carports, decks, piers and floats associated with R-3	Open carports, decks, piers and floats associated with R-3	\$37.96	\$35.85	\$33.56	\$31.69	\$28.44	\$26.59	\$30.17	\$22.24	\$21.06

Private Garages use Utility, miscellaneous

Unfinished basements (all use group) deduct 50 percent

FIRE STATIONS are mixed uses, usually including residential and parking, possibly also office.

For PUBLIC BUILDINGS, choose the category that the occupancy most nearly resembles.

EQUIPMENT AIR CONDITIONING and sprinkler add-ons will not be used.