

Memorandum



CITY OF DALLAS

DATE April 1, 2021

TO Honorable Members of the Economic Development Committee

SUBJECT **Building Permits Update**

On January 27, 2021, the City Council approved three contracts for supplemental plan review and inspection services for building permits. The first plans were made available to the outside resources on February 4th. As planned, significant progress has been made on the review times of Single-Family New Construction and Addition permits, with the “backlog” effectively eliminated.

As of Tuesday, March 30th, 194 plans have been reviewed by supplemental resources and 112 of those approved. The difference is waiting on applicant revisions. Correction comments are being sent and received directly between the supplemental plan reviewers and the applicant.

The supplemental plan reviews are in addition to plans reviewed by existing City staff. Sustainable Development & Construction Senior Plans Examiners and the management team have worked extremely hard to get to the position we are in today. The current estimated combined timeframe for conducting the first prescreen (1-2 business days) and first plan review of a single-family project is 4 weeks. That is an improvement from 15 weeks at the end of December 2020. Please recall that on October 30, 2020, there were 642 single family projects in the plan review stage. On March 31st, 2021, that number was down to 178. Of those, 159 projects were at 1-14 days (less than two weeks) and 19 projects were at 15-23 days.

The supplemental resources are only reviewing residential plans. The timeframe for first review of commercial plans is approximately 5 weeks and there are 782 projects in the plan review step as of March 31st. The number of commercial plans is consistent with past numbers and there was not a backlog or longer review times as there was with single family projects. Longer-term initiatives like the Workflow Evaluation & Staffing Study and Posse Permitting System replacement will work to improve all review times.

Should you have any questions, please contact Kris Sweckard, Director of Sustainable Development & Construction, at (214) 671-9293.

Dr. Eric A. Johnson
Chief of Economic Development & Neighborhood Services

c: Honorable Mayor and City Council
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Chris Caso, City Attorney
Mark Swann, City Auditor
Billerae Johnson, City Secretary
Preston Robinson, Administrative Judge
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