



COMMERCIAL PERMIT SUBMITTAL REQUIREMENTS

Construction Document Submittals: Electronic files with completed application may be submitted to permits@cityofmagnolia.com for review.

Note: Drawings containing a label such as “not for construction” or “for pricing only” will not be accepted for permit application.

Professional License: Each drawing and document shall be sealed, signed, dated, and designed by a State of Texas Registered Architect, Registered Engineer, Registered Interior Designer, where applicable as required by the State of Texas Engineering and Architect Practice Act.

Required Drawings & Documents: City Building Inspection Department may request additional drawings or information.

Drawings must be drawn to scale:

1. Site Plan
2. Floor plans and roof plans
3. Exterior Elevation
4. Door schedules, window schedules, hardware schedules
5. Construction details; interior elevations and interior finish schedules
6. Structural plans must include foundation plans, roof and floor framing plans, wall sections and details
7. Mechanical, electrical, and plumbing site plans and schedules
8. Plumbing plans
9. Mechanical plans
10. Electrical plans
11. Certified Energy Compliance Report
12. Asbestos Survey (for renovation or demolition permits)
13. Texas Department of Licensing and Regulation architectural barriers project registration information

Note:

- A. The Plat and the Site Plan must be approved by the City before a permit will be issued.
- B. Texas Department of Health, Asbestos Program Branch 1-512-834-6600
www.tdh.state.tx.us/beh/asbestos/default.html
- C. Texas Department of Licensing and Regulation 1-800-803-9202 www.license.state.tx.us

City of Magnolia: Permit Department
18111 Buddy Riley Blvd. Magnolia, TX 77354
(281) 356-2266 ext. 1547
permits@cityofmagnolia.com



18111 Buddy Riley Blvd.
Magnolia, Texas 77354
Phone: 281-356-2266

COMMERCIAL BUILDING PERMIT APPLICATION

permits@cityofmagnolia.com

Job Address:		Subdivision:	Permit Number: <i>(City only)</i>	
Legal Description:	Lot No.:	Block:	Tract:	
Owner:	Mailing Address:		Phone:	
Engineer:	Mailing Address:		Phone:	
Contractor:	Mailing Address:		Phone:	
Architect or Designer:	Mailing Address:		Phone:	
Use of Building:		Flood Zone:		
Commercial Other		Yes No		
Class of Work:				
New Addition Repair Alteration Demolition Other				
Describe Construction Work:				
FENCE - Please provide: Linear Footage _____ Material Type _____ Fence Height _____				
Primary Contact Email:				
Applicant needs to complete the following spaces. State "NA" to those sections that do not apply to the structure or work to be performed.				
NOTICE				
<p>Separate permits are required for electrical, plumbing, heating, ventilation, or air conditioning. This permit becomes null and void if work or construction authorized is not commenced within six (6) months, or if construction or work is abandoned for a period of six (6) months at any time after work is commenced. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law relating to construction, nor does it give authorization or approval to encroach on any easement or property or violate any deed restrictions. The City of Magnolia shall never be liable for any damage or loss by reason of the issuance hereof. Each holder and other persons acting under authority of this permit are personally responsible for compliance with all the above provisions and assume the entire risks incidental to the work being permitted.</p> <p>I hereby certify that I have read and examined this application and know the same to be true and correct.</p>	Total Project Valuation:			
	\$		Type of Construction:	Zoning District:
	Total Paving:		Parking Required:	
	Fire Sprinkler:		No. of Buildings / No. of Stories:	
	Total Building Area (SF):		Lot Size:	
	Occupant Load:		Occupancy Class:	
	Office Use Only			
	Plan Check Fee: <i>(City only)</i>		\$	
	Permit Fee: <i>(City only)</i>		\$	
	Admin Fee: <i>(City only)</i>		\$ 50.00	
Total: <i>(City only)</i>		\$		
Signature of Contractor or Authorized Agent:	Date:	Taps Required:		
Signature of Owner:	Date:	Yes No		
Signature of Engineer: <i>(If applicable)</i>	Date:	Tap Fees: <i>(If Applicable)</i>	\$	
<u>Please Note: There shall be no refund of fees.</u>				

Utility Descriptions; Please List All Proposed Utilities			
	Water	Sewer	Other (Irrigation, Fire)
Distance from meter to structure	Ft.	Ft.	Ft.
Meter or line size to be used	In.	In.	In.
Size of meter			
Utility tap fee	\$	\$	\$
Impact fee	\$	\$	\$

BUILDING PERMIT APPLICATION

Please Allow 7-14 Business Days for Building Plan Review

CONTRACTOR REGISTRATION

Are you currently registered with the City of Magnolia?	Yes	No
Please submit Certificate of Insurance (<i>If new register</i>)		
Please provide all applicable licenses for copying (<i>Cont., Master Ele. Etc.</i>)		
**Office Use Only – Check for registration date of existing contractors.		

DOUBLE FEES: All permit, inspection and plan review fees shall apply, except that if any person shall make an application for a permit as provided in this division, **after the work has been started or after the work has been partially completed or concealed**, such person shall pay double the fee or fees which would ordinarily be required.

RE-INSPECTION: There will be a \$70.00 re-inspection fee on failed inspections and work called in for inspection before it is ready.

Building Permit Fee
Fees are in accordance with currently adopted IBC and ICC Building Valuation Data. (See attached)
Plan Review Fee
Fee: ½ cost of Building Permit Fee

Make checks payable to “**City of Magnolia**”
THANK YOU FOR YOUR BUSINESS!

SCHEDULE INSPECTION: BUREAU VERITAS
inspectionstx@us.bureauveritas.com
 (877) 837-8775

BUILDING PERMIT – COMMERCIAL FEE CALCULATION

Square Foot Construction Costs ^{a, b, c}

Group (2018 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	244.21	236.18	230.55	221.01	207.82	201.82	214.02	189.83	182.71
A-1 Assembly, theaters, without stage	223.45	215.42	209.80	200.25	187.31	181.32	193.26	169.33	162.21
A-2 Assembly, nightclubs	190.08	184.73	180.34	172.99	163.33	158.82	166.99	147.83	142.92
A-2 Assembly, restaurants, bars, banquet halls	189.08	183.73	178.34	171.99	161.33	157.82	165.99	145.83	141.92
A-3 Assembly, churches	224.47	216.44	210.82	201.27	189.73	183.73	194.28	171.74	164.62
A-3 Assembly, general, community halls, libraries, museums	188.77	180.74	174.11	165.57	151.59	146.63	158.58	133.64	127.52
A-4 Assembly, arenas	222.45	214.42	207.80	199.25	185.31	180.32	192.26	167.33	161.21
B Business	195.88	188.76	182.90	173.98	159.08	153.13	167.31	139.76	133.67
E Educational	207.44	200.32	195.11	186.22	173.62	164.85	179.83	151.63	147.30
F-1 Factory and industrial, moderate hazard	115.30	109.99	103.87	99.84	89.72	85.56	95.69	73.79	69.57
F-2 Factory and industrial, low hazard	114.30	108.99	103.87	98.84	89.72	84.56	94.69	73.79	68.57
H-1 High Hazard, explosives	107.85	102.54	97.43	92.40	83.50	78.33	88.25	67.57	N.P.
H234 High Hazard	107.85	102.54	97.43	92.40	83.50	78.33	88.25	67.57	62.34
H-5 HPM	195.88	188.76	182.90	173.98	159.08	153.13	167.31	139.76	133.67
I-1 Institutional, supervised environment	194.98	188.36	182.90	175.20	161.40	157.01	175.29	144.58	140.08
I-2 Institutional, hospitals	327.69	320.57	314.72	305.80	289.87	N.P.	299.12	270.56	N.P.
I-2 Institutional, nursing homes	227.45	220.33	214.47	205.56	191.65	N.P.	198.88	172.34	N.P.
I-3 Institutional, restrained	222.66	215.54	209.69	200.77	187.11	180.16	194.09	167.80	159.71
I-4 Institutional, day care facilities	194.98	188.36	182.90	175.20	161.40	157.01	175.29	144.58	140.08
M Mercantile	141.54	136.19	130.80	124.45	114.24	110.73	118.45	98.74	94.83
R-1 Residential, hotels	196.81	190.20	184.74	177.03	162.97	158.58	177.13	146.15	141.65
R-2 Residential, multiple family	165.05	158.44	152.98	145.27	132.00	127.61	145.37	115.18	110.68
R-3 Residential, one- and two-family ^d	154.04	149.85	145.98	142.32	137.11	133.50	139.93	128.29	120.75
R-4 Residential, care/assisted living facilities	194.98	188.36	182.90	175.20	161.40	157.01	175.29	144.58	140.08
S-1 Storage, moderate hazard	106.85	101.54	95.43	91.40	81.50	77.33	87.25	65.57	61.34
S-2 Storage, low hazard	105.85	100.54	95.43	90.40	81.50	76.33	86.25	65.57	60.34
U Utility, miscellaneous	83.66	79.00	74.06	70.37	63.47	59.32	67.24	50.19	47.80

2018 IBC

- a. Private Garages use Utility, miscellaneous
- b. For shell only buildings deduct 20 percent
- c. N.P. = not permitted
- d. Unfinished basements (Group R-3) = \$22.45 per sq. ft.

COMMERCIAL BUILDING PERMIT FEE CALCULATION:

[Sqft x (\$)] x 0.017 = Building Fee
 Building Fee / 2 = Plan Review Fee
 + Admin Fee \$50.00
PERMIT TOTAL

EXAMPLE

BUILDING CODE MIIB

[2200sqft x (124.45)] x 0.017 = \$4654.43
 1452.00 / 2 = \$2327.22
 Admin Fee = + \$50.00
PERMIT TOTAL = \$7031.65