

# PLACER COUNTY ASSESSOR'S OFFICE

Kristen Spears, Assessor

2980 Richardson Drive • Auburn, CA 95603-2640

Telephone: (530) 889-4300 • Fax: (530) 889-4305

Website: www.placer.ca.gov/assessor • E-mail: assessor@placer.ca.gov



## New Construction Cost Statement - Commercial

Fee Parcel (APN):

Property Address:

Permit Number:

Project Description:

### IMPORTANT

Our records indicate that a building permit was issued or new construction has occurred on your property. Please complete and return this form **within 15 days of project completion**. Assessed values are based on information you provide, along with comparable cost and market data. This information is requested in accordance with California Revenue and Taxation Code Sections 441, 462, and 468, which authorize the Assessor to obtain information required for assessment purposes. All information received will be held confidential by the Assessor and is not a matter of public record.

<p><b>Owner Information</b></p> <p>Name _____</p> <p>Daytime Telephone _____</p> <p>Email _____</p> <p>Project Final Date _____ Date of Occupancy _____</p>	<p><b>Construction Information</b></p> <p>Project built by: <input type="checkbox"/> Contractor <input type="checkbox"/> Owner-Builder</p> <p>Contractor Name _____</p> <p>Contractor Telephone _____</p> <p>Was the contract on a competitive basis? <input type="checkbox"/> Yes <input type="checkbox"/> No</p>																																														
<p><b>Type of Construction</b></p> <p><input type="checkbox"/> New Structure <input type="checkbox"/> Alteration/Remodel of Exterior</p> <p><input type="checkbox"/> Addition <input type="checkbox"/> Alteration/Remodel of Interior</p> <p><input type="checkbox"/> Demolition <input type="checkbox"/> Repair or Replacement</p> <p><input type="checkbox"/> Other _____</p>	<p><b>Interior Structure and Finish</b></p> <p><u>Stories</u> <span style="float: right;"><u>Ceiling Finish</u></span></p> <p>Total Building Height _____ ft. <input type="checkbox"/> Exposed/Open</p> <p>Number of Stories _____ <input type="checkbox"/> Suspended</p> <p>Height per Story _____ ft. <input type="checkbox"/> Sheetrock/Plaster</p> <p><input type="checkbox"/> Mezzanine _____ sq. ft. <input type="checkbox"/> Other _____</p>																																														
<p><b>Structural and Exterior</b></p> <p><i>(Complete if this is a new building, addition or remodel/alteration.)</i></p> <table border="0"> <tr> <td><u>Frame</u></td> <td><u>Foundation</u></td> </tr> <tr> <td><input type="checkbox"/> Wood</td> <td><input type="checkbox"/> Slab</td> </tr> <tr> <td><input type="checkbox"/> Steel</td> <td><input type="checkbox"/> Raised</td> </tr> <tr> <td><input type="checkbox"/> Concrete Block</td> <td><input type="checkbox"/> Other _____</td> </tr> <tr> <td><input type="checkbox"/> Concrete Tilt-Up</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Other _____</td> <td></td> </tr> </table> <table border="0"> <tr> <td><u>Exterior Walls</u></td> <td><u>Roof Material</u></td> </tr> <tr> <td><input type="checkbox"/> Stucco</td> <td><input type="checkbox"/> Composition</td> </tr> <tr> <td><input type="checkbox"/> Wood Siding</td> <td><input type="checkbox"/> Metal</td> </tr> <tr> <td><input type="checkbox"/> Concrete</td> <td><input type="checkbox"/> Tile</td> </tr> <tr> <td><input type="checkbox"/> Metal</td> <td><input type="checkbox"/> Hot Mop</td> </tr> <tr> <td><input type="checkbox"/> Curtain</td> <td><input type="checkbox"/> Other _____</td> </tr> <tr> <td><input type="checkbox"/> Pre-Fabricated</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Pre-Engineered</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Other _____</td> <td></td> </tr> </table>	<u>Frame</u>	<u>Foundation</u>	<input type="checkbox"/> Wood	<input type="checkbox"/> Slab	<input type="checkbox"/> Steel	<input type="checkbox"/> Raised	<input type="checkbox"/> Concrete Block	<input type="checkbox"/> Other _____	<input type="checkbox"/> Concrete Tilt-Up		<input type="checkbox"/> Other _____		<u>Exterior Walls</u>	<u>Roof Material</u>	<input type="checkbox"/> Stucco	<input type="checkbox"/> Composition	<input type="checkbox"/> Wood Siding	<input type="checkbox"/> Metal	<input type="checkbox"/> Concrete	<input type="checkbox"/> Tile	<input type="checkbox"/> Metal	<input type="checkbox"/> Hot Mop	<input type="checkbox"/> Curtain	<input type="checkbox"/> Other _____	<input type="checkbox"/> Pre-Fabricated		<input type="checkbox"/> Pre-Engineered		<input type="checkbox"/> Other _____		<table border="0"> <tr> <td><u>Floor Finish</u></td> <td><u>Square Feet</u></td> </tr> <tr> <td><input type="checkbox"/> Carpet</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Hardwood</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Vinyl</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Tile</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Concrete-Finished</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Concrete-Unfinished</td> <td>_____</td> </tr> <tr> <td><input type="checkbox"/> Other _____</td> <td>_____</td> </tr> </table> <p><u>Systems and Fixtures</u> <span style="float: right;"><i>(N= New R= Replacement)</i></span></p> <p><i>N R</i></p> <p><input type="checkbox"/> <input type="checkbox"/> Heating-type _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Cooling-type _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Lighting-type _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Sprinklers-type _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Elevator Count _____ Passenger Limit _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Escalator Count _____ Passenger Limit _____</p> <p><input type="checkbox"/> <input type="checkbox"/> Freight Elevator/Lift Count _____ Weight Limit _____</p>	<u>Floor Finish</u>	<u>Square Feet</u>	<input type="checkbox"/> Carpet	_____	<input type="checkbox"/> Hardwood	_____	<input type="checkbox"/> Vinyl	_____	<input type="checkbox"/> Tile	_____	<input type="checkbox"/> Concrete-Finished	_____	<input type="checkbox"/> Concrete-Unfinished	_____	<input type="checkbox"/> Other _____	_____
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### Building and Tenant Information

- Total area of new construction \_\_\_\_\_ sq. ft. Net rental area \_\_\_\_\_ sq. ft.
- The property is:  Owner-Occupied\*  Leased/Rented Date of lease \_\_\_\_\_ Lease Terms \_\_\_\_\_  
 \*If owner-occupied, skip to Demolition, Repair, Other section
- Use of newly constructed area:
 

Office _____ sq. ft.	Rental rate \$ _____	<input type="checkbox"/> Actual	<input type="checkbox"/> Anticipated
Retail _____ sq. ft.	Rental rate \$ _____	<input type="checkbox"/> Actual	<input type="checkbox"/> Anticipated
Industrial _____ sq. ft.	Rental rate \$ _____	<input type="checkbox"/> Actual	<input type="checkbox"/> Anticipated
Warehouse _____ sq. ft.	Rental rate \$ _____	<input type="checkbox"/> Actual	<input type="checkbox"/> Anticipated
Other _____ sq. ft.	Rental rate \$ _____	<input type="checkbox"/> Actual	<input type="checkbox"/> Anticipated
- Tenant pays:  Utilities  Insurance  Maintenance  Taxes  Other \_\_\_\_\_
- Name of Tenant/Business \_\_\_\_\_
- Was the new construction paid for by a tenant?  Yes  No  Tenant paid a portion \$ \_\_\_\_\_
- Is the tenant responsible for the property taxes for the new construction?  Yes  No  A portion is the tenant's responsibility

### Demolition, Repair, Other

Describe demolition, repair or other work completed:

\_\_\_\_\_

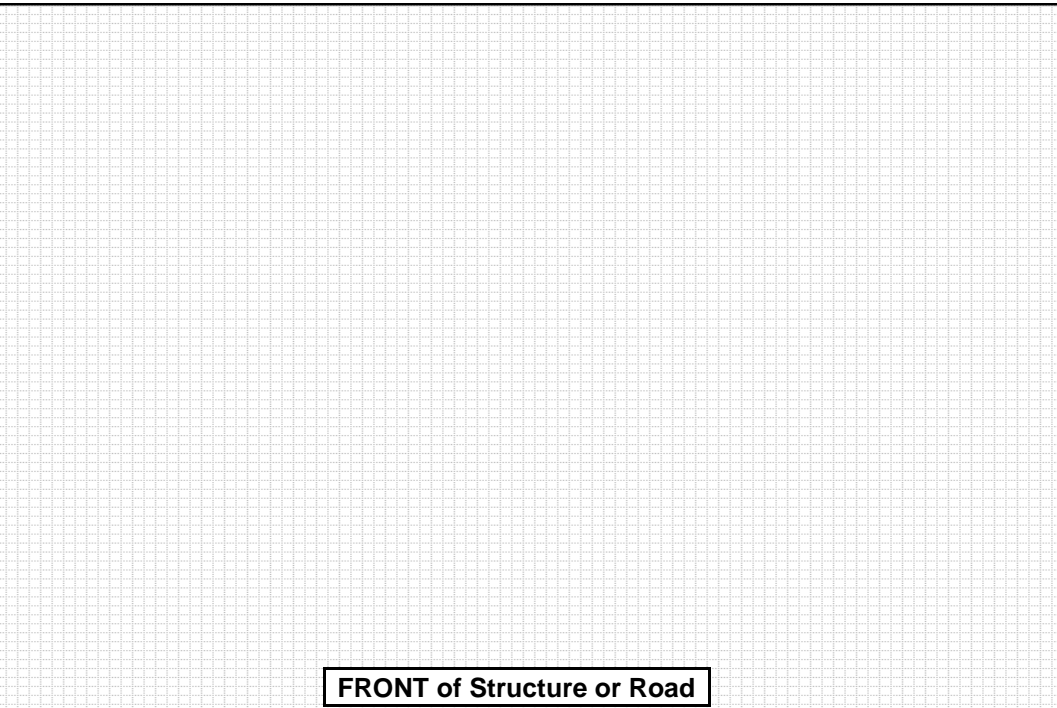
\_\_\_\_\_

### Site Improvements

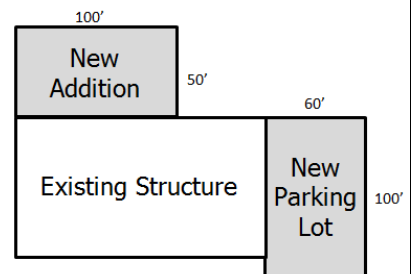
- Parking Lot Square Feet \_\_\_\_\_ Number of Spaces \_\_\_\_\_  Lighting
- Fencing Linear ft. \_\_\_\_\_ Height \_\_\_\_\_ Material \_\_\_\_\_
- Retaining Wall Linear ft. \_\_\_\_\_ Height \_\_\_\_\_ Material \_\_\_\_\_
- Monument Sign
- Other \_\_\_\_\_

### Diagram of New Construction

Diagram the new construction showing its exterior dimensions and location in relation to other buildings on the property. In lieu of completing this section, a copy of the plans may be submitted.



### Sample Sketch – Example Only



Dimensions of New Construction:

New Addition =  $\frac{100'}{100'} \times \frac{50'}{50'}$   
 New Parking =  $\frac{60'}{60'} \times \frac{100'}{100'}$

### Dimensions of New Construction

\_\_\_\_\_ = \_\_\_\_\_ x \_\_\_\_\_  
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**Cost Breakdown**

Please complete all applicable sections. If the item does not apply, indicate with "N/A". If an item has been included in another section, indicate in which section it is included in the Remarks section below.

- 1. \$ \_\_\_\_\_ **Fees, Taxes, Rentals, Carrying Charges, etc.**  
Such as architect, engineer, subdivision, legal, construction loan fees and interest, drainage sewage permits, licenses, completion bonds, disbursement control, insurance, additional title insurance, equipment rental, temporary field office, sales tax, etc.
- 2. \$ \_\_\_\_\_ **Site Preparation**  
Such as demolition of improvements, site clearing, sewers, excavation, fill, grading, etc.
- 3. \$ \_\_\_\_\_ **Offsite Improvements**  
Streets, curbs, gutters, sidewalks, sewers, storm drains, public lighting, traffic lights, etc.
- 4. \$ \_\_\_\_\_ **Principal Buildings**  
All structure costs including foundations, wiring, plumbing, heating and cooling, elevators, fire sprinklers, floor coverings, painting, etc. Do not include the cost of any tenant installed improvements, furniture, drapes, or other personal property items.
- 5. \$ \_\_\_\_\_ **Onsite Improvements**  
Asphalt or concrete paving, walls, fences, lights, covered parking, recreational facilities, monument sign, etc.
- 6. \$ \_\_\_\_\_ **Landscaping**  
Lawns, plantings, sprinkler systems, etc.
- 7. \$ \_\_\_\_\_ **Builder's Overhead and Profit**
- 8. \$ \_\_\_\_\_ **Owner Provided Labor and Materials**  
Estimate the cost or value of all labor and materials provided by the owner and not included above.
- 9. \$ \_\_\_\_\_ **Tenant Installed Improvements**  
Store fronts, interior finish, etc., not provided by the landlord. Do not include the cost of any trade fixtures or other items of personal property.
- 10. \$ \_\_\_\_\_ **Total Cost of Improvements (Sum of Items 1 thru 9)**

Is the above total for the building shell only?  Yes  No

If yes, please indicate the estimated cost per square foot for tenant improvements \$ \_\_\_\_\_

**Remarks**

**If you have a new mailing address, please enter below:**

The Assessor's Office may contact you for additional information regarding this statement.  
*I certify that the foregoing and all information hereon, including any accompanying statements or documents, is true and correct to the best of my knowledge and belief.*

Signature of Owner \_\_\_\_\_ Date \_\_\_\_\_

**Thank you for your cooperation.**

**RETURN COMPLETED STATEMENT TO: Placer County Assessor, 2980 Richardson Drive, Auburn, CA 95603-2640**

FOR ADDITIONAL INFORMATION, PLEASE CONTACT OUR OFFICE OR VISIT OUR WEBSITE.

**Telephone: 530-889-4300 Fax: 530-889-4305**

**[www.placer.ca.gov/assessor](http://www.placer.ca.gov/assessor)**