

**SAN DIEGO AREA CHAPTER
INTERNATIONAL CODE COUNCIL
BUILDING VALUATION MULTIPLIERS FOR 2025**

Occ	Use	Type of Construction	Valuation
R-2	Apartment Houses	*Type I or I B.	\$227.61
	Apartment Houses	Type V or III (Masonry)	\$185.85
	Apartment Houses	Type V Wood Frame	\$171.23
	Apartment Houses	Type I Basement Garage	\$79.35
B	Banks	Type I or I B	\$309.05
	Banks	Type II A	\$227.61
	Banks	Type II B	\$221.35
	Banks	Type III A	\$250.58
	Banks	Type III B	\$242.23
	Banks	Type V A	\$227.61
	Banks	Type V B	\$219.26
B	Car Washes	Type III A	\$146.17
	Car Washes	Type III B	\$139.91
	Car Washes	Type V A	\$125.29
	Car Washes	Type V B	\$116.94
A-3	Churches	Type I or I B	\$206.73
	Churches	Type II A	\$156.61
	Churches	Type II B	\$148.26
	Churches	Type III A	\$169.14
	Churches	Type III B	\$160.79
	Churches	Type V A	\$158.70
	Churches	Type V B	\$148.26
I-2	Convalescent Hospitals	Type I or I B	\$290.25
	Convalescent Hospitals	Type II A	\$202.55
	Convalescent Hospitals	Type III A	\$206.73
	Convalescent Hospitals	Type V A	\$194.20
R-3	Dwellings ***	Type V Adobe	\$254.76
	Dwellings ***	Type V Masonry	\$202.55
	Dwellings ***	Type V Wood Frame	\$192.11
	Dwellings ***	Basements (semi-finished)	\$48.02
	Dwellings ***	Additions - Wood Frame	\$229.70
	Dwellings ***	Solariums	\$194.20
	Dwellings ***	Cabana - Pool House (Type V)	\$179.58

Occ	Use	Type of Construction	Valuation
B/R/S	Fire Stations	Type I or I B	\$238.05
	Fire Stations	Type II A	\$156.61
	Fire Stations	Type II B	\$148.26
	Fire Stations	Type III A	\$171.23
	Fire Stations	Type III B	\$164.97
	Fire Stations	Type V A	\$160.79
	Fire Stations	Type V B	\$152.44
A-3	Fitness Centers	<i>Same values as Office Buildings</i>	
I-2	Hospitals	Type I A or I B	\$340.37
	Hospitals	Type III A	\$281.91
	Hospitals	Type V A	\$269.37
R-1	Hotels & Motels	Type I A or I B	\$210.91
	Hotels & Motels	Type III A	\$183.76
	Hotels & Motels	Type III B	\$173.32
	Hotels & Motels	Type V A	\$158.70
	Hotels & Motels	Type V B	\$156.61
F	Industrial Plants	Type I A or I B	\$119.02
	Industrial Plants	Type II A	\$83.52
	Industrial Plants	Type II B (Stock)	\$77.26
	Industrial Plants	Type III A	\$91.88
	Industrial Plants	Type III B	\$85.62
	Industrial Plants	Tilt-up	\$62.64
	Industrial Plants	Type V A	\$85.62
	Industrial Plants	Type V B	\$79.35
B	Medical Offices	Type I A or I B	\$250.58
	Medical Offices	Type II A	\$192.11
	Medical Offices	Type II B	\$183.76
	Medical Offices	Type III A	\$208.82
	Medical Offices	Type III B	\$194.20
	Medical Offices	Type V A	\$187.94
	Medical Offices	Type V B	\$181.67

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Occ	Use	Type of Construction	Valuation
B	Offices	*Type I or I B	\$223.43
	Offices	Type II A	\$150.35
	Offices	Type II B	\$142.00
	Offices	Type III A	\$160.79
	Offices	Type III B	\$154.52
	Offices	Type V A	\$150.35
	Offices	Type V B	\$142.00
U	Private Garages	Wood Frame - Finished	\$50.12
	Private Garages	Wood Frame - Unfinished	\$50.12
	Private Garages	Masonry	\$58.46
	Private Garages	Open Carports	\$35.50
B	Public Buildings	*Type I or I B	\$256.85
	Public Buildings	Type II A	\$208.82
	Public Buildings	Type II B	\$200.47
	Public Buildings	Type III A	\$217.17
	Public Buildings	Type III B	\$208.82
	Public Buildings	Type V A	\$198.38
	Public Buildings	Type V B	\$192.11
S-2	Public Garages	*Type I or IB	\$102.32
	Public Garages	*Type I or II Open Parking	\$77.26
	Public Garages	Type II B	\$58.46
	Public Garages	Type III A	\$77.26
	Public Garages	Type III B	\$68.90
	Public Garages	Type V A	\$71.00
A-2	Restaurants	Type III A	\$204.64
	Restaurants	Type III B	\$196.29
	Restaurants	Type V A	\$185.85
	Restaurants	Type V B	\$179.58
E	Schools	Type I or I B	\$231.79
	Schools	Type II A	\$158.70
	Schools	Type III A	\$169.14
	Schools	Type III B	\$162.88
	Schools	Type V A	\$158.70
	Schools	Type V B	\$152.44

Occ	Use	Type of Construction	Valuation
M	Service Stations	Type II B	\$139.91
	Service Stations	Type III A	\$146.17
	Service Stations	Type V A	\$125.29
	Service Stations	Pump Island Canopies	\$58.46
M	Stores	*Type I or I B	\$171.23
	Stores	Type II A	\$104.41
	Stores	Type II B	\$102.32
	Stores	Type III A	\$127.38
	Stores	Type III B	\$121.12
	Stores	Type V A	\$108.58
	Stores	Type V B	\$100.23
	Stores	Retail Garden Center (Type V B)	\$83.07
A-1	Theatres	Type I or I B	\$229.70
	Theatres	Type III A	\$167.05
	Theatres	Type III B	\$158.70
	Theatres	Type V A	\$156.61
	Theatres	Type V B	\$148.26
	s	Warehouses **	Type I or I B
	Warehouses **	Type II A	\$60.56
	Warehouses **	Type II B	\$58.46
	Warehouses **	Type III A	\$68.90
	Warehouses **	Type III B	\$66.82
	Warehouses **	Type V A	\$60.56
	Warehouses **	Type V B	\$58.46

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Note:
Add 0.5 percent to the total cost for each story over three.
Deduct 11percent for mini-warehouse.
For subdivisions with 10 or more single family dwellings which have plan check and building permit issuances in groups of 10 or more, the valuation or the plan check and building permit fees may be increased by 10 percent.

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Occ	Use	Type of Construction	Valuation
	MISC		
	Agricultural Building		\$35.50
	Aluminum Siding		\$10.44
	Antennas	Radio over 30 ft. high	\$6,723.94
	Antennas	Dish, 10 ft. dia.w/decoder	\$8,175.22
	Awning or Canopy (Supported by Building)	Aluminum	\$39.68
	Awning or Canopy (Supported by Building)	Canvas	\$16.70
	Balcony		\$27.14
	Decks (wood)		\$27.14
	Demolition of Building		\$8.36
	Fence or Freestanding Wall	Wood or Chain Link	\$4.18
	Fence or Freestanding Wall	Wood Frame with Stucco	\$10.44
	Fence or Freestanding Wall	Wire	\$4.18
	Fence or Freestanding Wall	Masonry	\$16.70
	Fence or Freestanding Wall	Wrought Iron	\$10.44
	Foundation Only (25% of value of whole building). Remainder of building will be valued at 75% of the building		
	Greenhouse		\$8.74
	Manufactured Housing (25% of value of "site built" house)		\$38.46

Occ	Use	Type of Construction	Valuation
	Mobile Home		\$45.94
	Patio	Wood Frame with Cover	\$16.70
	Patio	Metal Frame with Cover	\$20.88
	Patio	Wood Frame Cover & Walls	\$22.96
	Patio	Metal Frame Cover & Walls	\$27.14
	Patio	Screen or Plastic Walls	\$6.26
	Plastering	Inside	\$6.26
	Plastering	Outside	\$6.26
	Retaining Wall	Concrete or Masonry	\$33.40
	Reroofing (1 square = 100 square feet)	Built-up	\$254.76
	Reroofing (1 square = 100 sq. ft.)	Composition Shingles	\$238.05
	Reroofing (1 square = 100 sq. ft.)	Fiberglass Shingles	\$238.05
	Reroofing (1 square = 100 sq. ft.)	Asbestos Cement Shingles	\$565.90
	Reroofing (1 square = 100 sq. ft.)	Wood Shingles (Class C min)	\$565.90
	Reroofing (1 square = 100 sq. ft.)	Wood Shakes (Class C min)	\$565.90
	Reroofing (1 square = 100 sq. ft.)	Aluminum Shingles	\$854.06
	Reroofing (1 square = 100 sq. ft.)	Clay Tile	\$716.24
	Reroofing (1 square = 100 sq. ft.)	Concrete Tile	\$605.57
	Roof Structure Replacement		\$27.14
	Saunas (Steam)		\$16,782.70
	Spa or Hot Tub ("Jacuzzi@")		\$13,769.45

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Occ	Use	Type of Construction	Valuation
	Stairs		\$27.14
	Stone and Brick Veneer		\$16.70
	Storage Racks	per cubic feet	\$2.08
	Swimming Pool (per sf surface area)	Vinyl-lined	\$64.74
	Swimming Pool (per sf surface area)	Gunite	\$71.00
	Swimming Pool (per sf surface area)	Fiberglass	\$77.26
	Tenant Improvements		
	Tenant Improvements	Medical offices, restaurants,	\$87.70
	Tenant Improvements	hazardous 'h' occupancies	\$87.70
	Tenant Improvements	Other such as stores & offices	\$63.04
	General Additions and Modifiers		
	Fire Sprinkler System		\$5.43
	Air Conditioning-Commercial		\$8.77
	Air Conditioning-Residential		\$7.30
	Fireplace-Concrete or masonry		\$6,723.94
	Fireplace-prefabricated metal		\$4,571.02
	Pile Foundations	Cast-in-place concrete piles	\$43.86
	Pile Foundations	Steel piles	\$108.58
	Alterations to Existing Structures		
	<i>(with no additional Floor Area or Roof Cover)</i>		
	Interior Partition		\$83.91
	Install Windows or Sliding Glass Doors		\$26.22
	Close Exterior Wall Opening		\$24.48

Occ	Use	Type of Construction	Valuation
	Shell Buildings		
B	Banks	*Type I or I B	\$247.24
	Banks	Type II A	\$182.08
	Banks	Type II B	\$177.07
	Banks	Type III A	\$200.47
	Banks	Type III B	\$193.79
	Banks	Type V A	\$182.08
	Banks	Type V B	\$175.41
B	Medical Offices	*Type I or IB	\$200.47
	Medical Offices	Type II A	\$153.69
	Medical Offices	Type II B	\$147.01
	Medical Offices	Type III A	\$167.05
	Medical Offices	Type III B	\$155.36
	Medical Offices	Type V A	\$150.35
	Medical Offices	Type V B	\$145.33
B	Offices	*Type I or IB	\$178.75
	Offices	Type II A	\$120.27
	Offices	Type II B	\$113.60
	Offices	Type III A	\$128.63
	Offices	Type III B	\$123.62
	Offices	Type V A	\$120.27
	Offices	Type V B	\$113.60
A-2	Restaurants	Type III A	\$163.72
	Restaurants	Type III B	\$157.04
	Restaurants	Type V A	\$148.68
	Restaurants	Type V B	\$143.67
	Stores	*Type I or IB	\$136.99
	Stores	Type II A	\$83.52
	Stores	Type II B	\$81.86
	Stores	Type III A	\$101.91
	Stores	Type III B	\$96.89
	Stores	Type V A	\$86.87
	Stores	Type V B	\$80.19