

**ST. LUCIE COUNTY FIRE DISTRICT
FIRE PREVENTION CODE**



RESOLUTION NO. 660-18

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RESOLUTION NO. #660-18

A RESOLUTION OF THE ST. LUCIE COUNTY FIRE DISTRICT, SPECIFICALLY AMENDING EXHIBIT "A" TO THE SCHEDULE OF FEES FOR PLAN REVIEW AND INSPECTIONS, PURSUANT TO THE ST. LUCIE COUNTY FIRE PREVENTION CODE, PROVIDING FOR PROCEDURES FOR NON-PAYMENT OF FEES; PROVIDING FOR LIBERAL INTERPRETATION OF CODE; REPEALING PRIOR INCONSISTENT RESOLUTIONS; AND PROVIDING AN EFFECTIVE DATE.

WITNESSETH:

WHEREAS, on, December 22, 2017 the Fire Board adopted Resolution 647-17 enacting the St. Lucie County Fire District Fire Prevention Code; and

WHEREAS, on, September 19, 2018 the Fire Board adopted Resolution No. 660-18, establishing the Schedule of Fees for Plan Review and Inspections, pursuant to the St. Lucie County Fire District Fire Prevention Code; and

WHEREAS, the Board has determined that it is in the best interest of St. Lucie County to amend the Schedule of Fees for Plan Review and Inspections, pursuant to the St. Lucie County Fire District Fire Prevention Code.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the St. Lucie County Fire District, that the following is hereby adopted:

Section 1. The Fire District hereby adopts the Schedule of Fees for Plan Review and Inspections attached hereto as Exhibit "A," and incorporated herein by this reference.

Section 2. This Resolution shall be deemed an exercise of the police powers of the St. Lucie County Fire District for the preservation and protection of the public health, safety,

and welfare and all the provisions of the Fire Prevention Code shall be liberally construed for that purpose.

Section 3. All previous formal resolutions or parts thereof in conflict or inconsistent with the provisions of this Resolution or of the portions of the Fire Prevention Code defined herein are hereby repealed.

Section 4. This Resolution shall take effect immediately as provided by law.

DONE AND ADOPTED in Regular Session this 19th day of September, 2018.

ATTEST:

By: 
Karen Russell, Clerk Treasurer

ST. LUCIE COUNTY FIRE DISTRICT

By: 
Chris Dzadoovsky, Chair

Exhibit "A"

**ST. LUCIE COUNTY FIRE DISTRICT
SCHEDULE OF FEES
FOR
PLAN REVIEW AND INSPECTIONS**

A. Commercial, Institutional, and Multi-Family Residential Developments

1. The plan review fee for all new construction, renovations, alterations, or changes of occupancy shall be computed by multiplying the estimated cost of construction/building valuation by \$.0036.
2. If no construction cost is involved in a change of occupancy, the plan review fee will be calculated at the rate of \$.03 per square foot of space.
3. The minimum fee for each plan review is \$145 per building.

B. Site Plan Review (not for construction permit).

1. Minor
\$108.75 (less than 5000 sq. ft. or less than 5 units)
\$217.50 (5000-10000 sq. ft. or 5-10 units)
\$362.50 (10,001-25,000 sq. ft. or 11-25 units)
2. Major
\$507.50 (>25,000 sq. ft. or >25 units)
3. Planned Unit Development (PUD)
\$1087.50
4. Development of Regional Impact (DRI)
\$1450.00

C. Work without Review/Permitting

Work performed without review, without permits, or with invalid permits shall be charged double the standard or original review fee. An additional fee of \$145 shall be charged to the contractor if a field inspector stops such work.

D. Revisions: Fee includes revisions to plans based on the following:

1. Minor
\$145.00
2. Major
\$217.50

E. Inspection and Re-inspection Fees

1. An inspection fee of \$72.50 will be charged when a building owner, architect, engineer or tenant requires an inspection before a permit is issued for renovation, change of occupancy classification or tenant improvement.
2. A fee of \$108.75 shall be charged to determine a requested occupant load for any existing assembly occupancy.
3. New construction, renovations, or additions requiring an inspection, or if re-inspection is required for compliance.
 - a. No charge for initial inspection.
 - b. A fee of \$145.00 will be charged for the first re-inspection for compliance
 - c. A fee of \$217.50 will be charged for the second and/or each subsequent re-inspection for compliance.
4. Inspections for automatic sprinkler systems, fire alarm and detection systems, standpipe, foam, fire department communications systems, control stations, and fixed fire protection systems.
 - a. No fee for the initial inspection.
 - b. A fee of \$145.00 will be charged for the first re-inspection for compliance.
 - c. A fee of \$217.50 will be charged for the second and/or each subsequent re-inspection for compliance.
5. Fire safety inspection for existing structures for compliance to the Florida Fire Prevention Code.
 - a. No fee will be charged for the initial and follow up inspection for compliance.
 - b. A fee of \$145.00 will be charged for the first re-inspection for compliance.
 - c. A fee of \$217.50 will be charged for each subsequent re-inspection.
6. A fee of \$145 will be charged for inspections required by the State or other agency in order to obtain/maintain a license.
 - a. A fee of \$145 will be charged for annual inspections required to obtain Business Tax Receipt by local jurisdictions.
7. Inspections requested after normal working hours may be performed at the discretion of the Fire Marshal. A fee of \$362.50 per hour will be charged.

F. Fire Protection Systems.

Fees for all new construction, renovations, alterations, or changes:

1. Automatic Fire Sprinkler Systems.
Fee based on \$145.00 per system, plus \$1.45 per sprinkler head.
2. Standpipe Systems.
Fee includes Class I, Class II or Class III, wet or dry systems: \$72.50 per riser or a fee of \$217.50 per system, whichever is greater.
3. Fire Pumps.
Fee of \$290.00 per pump (includes witnessing of NFPA 20 Field Acceptance Test)
4. Gases and Chemical Fixed Fire Protection Systems.
Fee based on \$1.45 per pound of agent or \$145.00 per system, whichever is greater.
5. Fire Alarm Systems.
Fee based on \$145.00 per fire alarm system control panel plus \$1.45 per alarm initiating, indicating, or control device.

G. Miscellaneous Permits, Inspections, and Reviews.

1. Flammable and Combustible Liquid Storage Tanks. Fee based on review only.
 - a. \$72.50 per tank installation
 - b. Tanks storing stationary combustible liquids used to supply fuel for fire pumps and emergency generators which are part of an emergency power source (E.P.S.): \$72.50
 - c. Containment areas: \$72.50
 - d. Installation or replacement of dispensers and/or related piping: \$72.50 per dispenser
2. Tank Removal or Abandonment of Tank(s) in place.
Fee for review only: \$72.50 (underground or above ground tanks)
3. Liquefied Petroleum (LP) Gas Storage Tanks (Commercial Installation).
Fee for plan review only: \$72.50 per tank installation
4. Tent Installations
Fee for tent permits are as follows; 1" tent \$72.50, 2nd tent \$62.25, 3rd tent \$58.00, 4th tent \$50.75, 5th tent 43.50 provided all tents are single owner / single permit. Each remaining tent permit is a minimum \$43.50
Applicants that provide documentation of Non- Profit status reduces fees by 50%
5. Fireworks Display
Fee for review and inspection of area: \$217.50

6. Replacement of HVAC units not tied into any review fees: \$72.50

H. Technical Assistance

Preliminary review for permitting, construction plans, and site plans.
\$72.50 per hour (1 hr minimum).

I. Refunds.

Plan Review and Inspection fees are non-refundable.

J. Payment of Fees.

1. Site Plans

a. Fees shall be charged to the applicant, agent, land planner, project architect or engineer of the owner/developer, as applicable, of the proposed project for review of Site Plans, including applications for Developments of Regional Impact, Planned Unit Developments, Land Use Changes, Preliminary and Final Plats, and Construction Detail Plans. Review fees shall be paid at the time of application.

2. Construction Documents.

a. Fees shall be charged to the applicant/general contractor of the proposed project for review of construction documents and the initial inspection, are paid. Review fees shall be payable upon the Fire District's receipt of the construction documents. Upon said receipt, an itemized invoice will be faxed and/or mailed to the applicant/general contractor. No reviews will be performed until the fees. Includes new construction, renovations to existing structures, and additions.

b. Initial review and inspection fees for automatic sprinkler plans, calculations, and specifications shall be paid by the automatic sprinkler contractor upon receipt of itemized invoice. No permits will be issued until the fees are paid,

c. Initial review and inspection fees of fire alarm systems, detection, voice alarm, communication, and control station documents shall be payable by the fire alarm contractor or electrical contractor upon receipt of an itemized invoice. No permits will be issued until the fees are paid,

d. Fees for review and initial inspection for chemical fixed fire protection systems shall be payable by the system contractor upon receipt of an itemized invoice. No permits will be issued until the fees are paid.

3. Flammable and Combustible Liquid Storage Tanks.

a. Review fees of flammable and combustible liquid storage tanks, dispensers, related piping, and containment shall be paid by the Pollutant Storage System

Specialty Coordinator or the General Contractor upon receipt of an itemized invoice. No permits will be issued until the fees are paid.

- b. Tank Removals. The Pollutant Storage System Specialty Contractor shall be responsible for payment of the fee(s) upon receipt of the Fire Marshal's Permit.
4. Liquefied Petroleum Gas (LP) Installations. The installing contractor shall be responsible for payment of fees upon receipt of the Fire Marshal's Permit.
5. Tents. The installing contractor shall be responsible for payment of fees upon receipt of the Fire Marshal's Permit.
6. Fireworks Displays. The display contractor shall be responsible for payment of fees upon receipt of the Fire Marshal's Permit.
7. Technical Assistance. Fees shall be charged to and paid by the person officially requesting assistance and payable upon receipt of itemized invoice.
8. Inspection and Re-inspection Fees. Fee(s) shall be charged to and paid by the responsible general contractor, property owner, or association upon receipt of an itemized invoice. Fees shall be paid prior to additional inspections or re-inspections.

K. Non-payment of Fees

1. Site Plans

- a. If the required fees are not paid within 30 days, a duplicate of the original invoice will be mailed to the applicant, agent, land planner, project architect or engineer of the owner/developer, as applicable, of the reviewed project. If payment is not received within 30 days of the mailing of the duplicate invoice, no further submittals from the applicant, agent, land planner, architect, or engineer, as applicable, will be reviewed.

2. Construction Documents

- a. If the required fees are not paid within 30 days, a duplicate of the original invoice will be mailed to the applicant/general contractor of the reviewed project. No field inspections for these projects will be scheduled until the required fees are paid. If payment is not received within 30 days of the mailing of the duplicate invoice, no further submittals from the applicant/general contractor will be reviewed.