

**ST. LUCIE COUNTY FIRE DISTRICT
RESOLUTION #416-03**

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE ST. LUCIE COUNTY FIRE DISTRICT ESTABLISHING A
SCHEDULE OF FEES FOR PLAN REVIEW AND INSPECTIONS;
PROVIDING FOR ENFORCEMENT OF SAID FEES
THROUGHOUT ST. LUCIE COUNTY, FLORIDA; AND
PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the St. Lucie County Fire District (“District”) is authorized to provide fire prevention, fire suppression, emergency medical services, rescue and other duties and responsibilities throughout St. Lucie County, Florida, as may be directed by the Board of Commissioners of the District, and to exercise the powers of a public authority organized and existing for said purposes, pursuant to the provisions of Chapter 96-532, Laws of Florida (1996), as amended; and

WHEREAS, the District is responsible for inspecting all property and investigating for fire hazards, including the enforcement of a fire prevention code, and

WHEREAS, on January 15, 2003, the Board of Commissioners of the St. Lucie County Fire District adopted Resolution No. 406-03, enacting the St. Lucie County Fire District Fire Prevention Code; and

WHEREAS, pursuant to the above referenced authority, the District provides to the public certain plan review and inspection services through its Fire Marshal; and

WHEREAS, the District has determined that, in order to continue to provide the above referenced plan review and inspections services, it has become necessary to establish fair and reasonable fees for said services, pursuant to the provisions of Section 19 of Resolution No. 406-03.

NOW, THEREFORE, be it resolved by the Board of Commissioners of the St. Lucie County Fire District as follows:

1. District hereby adopts the Schedule of Fees For Plan Review And Inspections attached hereto as Exhibit "" and incorporated herein by this reference.
2. The Schedule of Fees For Plan Review And Inspections shall be enforced by the District throughout St. Lucie County, Florida, commencing on the effective date of this Resolution and until and unless revised, modified, or revoked by the Board of Commissioners of the St. Lucie County Fire District.
3. This Resolution shall take effect October 1, 2003.

Duly passed and adopted by the Board of Commissioners of the St. Lucie County Fire District, this 17th day of September 2003.

ATTEST:

ST. LUCIE COUNTY FIRE DISTRICT

Beth Willis, Interim Clerk-Treasurer

By: _____
Douglas Coward, Chairman

**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 .0025.
2. If no construction cost is involved in a change of occupancy, the plans review fee will be calculated at the rate of \$.02 per square foot of space.
3. The minimum fee for each plans review is \$100 per building.

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

1. Minor
\$ 75.00 (less than 5000 sq. ft. or less than 5 units)
\$150.00 (5000-10000 sq. ft. or 5-15 units)
\$250.00 (10,001-25,000 sq. ft. or 16-25 units)
2. Major
\$350.00 (>25,000 sq. ft. or >25 units)
3. Planned Unit Development (PUD)
\$750.00
4. Development of Regional Impact (DRI)
\$1000.00

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 \$100 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
\$ 100.00
2. Major
\$ 150.00

E. Inspection and Re-inspection Fees

1. An inspection fee of \$50.00 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 \$75.00 shall be charged to determine the 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 \$100.00 will be charged for the first re-inspection for compliance
 - c. A fee of \$150.00 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 \$ 100.00 will be charged for the first re-inspection for compliance.
 - c. A fee of \$150.00 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 \$100.00 will be charged for the first re-inspection for compliance.
 - c. A fee of \$150.00 will be charged for each subsequent re-inspection.
6. A fee of \$100 will be charged for inspections required by the State or other agency in order to obtain/maintain a license.
7. Inspections requested after normal working hours may be performed at the discretion of the Fire Marshal. A fee of \$250.00 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 \$100.00 per system, plus \$1.00 per sprinkler head.
2. Standpipe Systems.
Fee includes Class I, Class II or Class III, wet or dry systems: \$50.00 per riser or a fee of \$150.00 per system, whichever is greater.
3. Fire Pumps.
Fee of \$200 per pump (includes witnessing of NFPA 20 Field Acceptance Test)
4. Gases and Chemical Fixed Fire Protection Systems.
Fee based on \$1.00 per pound of agent or \$100.00 per system, whichever is greater.
5. Fire Alarm Systems.
Fee based on \$100.00 per fire alarm system control panel plus \$1.00 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. \$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.): \$50.00
 - c. Containment areas: \$50.00
 - d. Installation or replacement of dispensers and/or related piping: \$50.00 per dispenser
2. Tank Removal or Abandonment of Tank(s) in place.
Fee for review only: \$50.00 (underground or above ground tanks)
3. Liquified Petroleum (LP) Gas Storage Tanks (Commercial Installation).
Fee for plan review only: \$50.00 per tank installation
4. Tent Installations
Fee for all installations: \$50.00
5. Fireworks Display
Fee for review and inspection of area: \$150.00

H. Technical Assistance

Preliminary review for permitting, construction plans, and site plans.
\$50.00 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 agent, land planner, project architect or engineer of the owner/developer 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. Fees shall be payable upon receipt of an itemized invoice.

2. Construction Documents.

- a. Fees shall be charged to the general contractor of the proposed project for review of construction documents and the initial inspection and shall be payable upon receipt of itemized invoice. 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.
- 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.
- 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.

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.
- 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 Reinspection Fees. Fee(s) shall be charged to and paid by the responsible general contractor, property owner, or association upon receipt of an itemized invoice.

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 agent, land planner, project architect or engineer of the owner/developer of the reviewed project. If payment is not received within 30 days of the mailing of the duplicate invoice, no further submittals from the agent, land planner, architect, or engineer, 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 general contractor of the reviewed project. No field inspections for these projects will be scheduled until the required fees are paid.

