

Building Department

1769 E. Moody Blvd Bldg 2
Bunnell, FL 32110

www.flaglercounty.org

Phone: (386)313-4002

Fax: (386)313-4102

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October/ November 2011 HBA Newsletter

It is coming to the end of another year and it is time to reflect on the past and plan for the upcoming year. The year ahead poses some new challenges in the construction industry but none that have not been conquered in the past. A new Florida Fire Prevention Code goes into effect January 1, 2012 and not far behind is the new Florida Building Code 2010 edition on March 15, 2012. Preparation by all stakeholders, contractors, designers and Building Departments is essential to a smooth transition.

Master file documents and plans currently on file will receive a small extension based upon the code changes coming. Currently master files are good for one year or a change in code whichever comes first. Due to the fact the new code implementation date was a moving target so to speak and nobody could really plan for it, we will honor master files until the March 15, 2012 date at which time all master file drawings will be required to be resubmitted demonstrating compliance with the new code in effect. Many of the Master files are past the one year time frame so this policy will in effect be a cost saving measure since you will not have to do a master file now and one in March as well. This is of course our policy and if the designer of record has limitations more restrictive than this policy then their plan notes and requirements would supersede our policy.

The Flagler County Building Department hopes that your Thanksgiving was a good one-we have much to be thankful for. I am very thankful for all the people that I work with daily trying to bring the best customer service and build relationships that are in keeping with the health, safety and welfare of the general public. They are the best!

The work that each of you does that protects the public in the buildings we occupy on a daily basis goes largely unnoticed unless a disaster or catastrophe happens then the headlines are large. Successes are not published in the media since they are not news. What each of you prevents by doing the right thing cannot be measured however when you go to sleep at night you can rest in knowing you were not the cause of something bad that happened. I am thankful for a group of contractors that generally understands the concept and does the right thing. Just as there are bad contractors, there are bad inspectors-we are fortunate in those areas in this county to have honorable groups.

We also wish you a happy holiday season to come and a Merry Christmas. I know it is "only" November but it will be here quickly.

Gary Hiatt, CBO
Flagler County

