



Flagler County

Board of County Commissioners

Building Department



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November 2010 HBA Newsletter

There has been a new form created and placed on the Flagler County website for use related to permit extension requests. Extensions may be granted for up to 90 days if requested prior the expiration date of the permit and a valid reason is provided. Contractors are responsible for tracking the expiration dates and ensuring that approved final inspections are obtained. As a courtesy Flagler County makes every effort to contact you prior to the expiration date however the lack of contact is not a valid reason to request an extension after the expiration date. If permits expire a new permit will be required to be obtained to complete the project.

I want to take this opportunity to point out a couple things that are part of the Building Department link on the Flagler County web site. On the left hand side there is a question of the month and just this past month a Building Department Test that has been added. It is short and has questions related to codes and statutes that are relevant to our industry and may change or be expanded. Please take the opportunity to check it out and as always let me know if there is something that you would like to see on the web site or addressed in the newsletter.

Recently we had an issue where a contractor had a disapproved final inspection. I do not wish to identify the contractor or the specific issue but will take this opportunity to relay information about the proper way to address issues with the Building Department. The issue was related to the proper labeling of a product installed in the single family home. The labeling was required by the Florida Residential Code and was not on site. The manufacturer of the product would not supply a letter stating compliance because the label was not affixed. The contractor proposed a fix by dropping off a document that was not complete and had no supporting information. By supporting information, we are looking for engineering, technical bulletins, product approval, code references, evaluation reports, declaratory statements or other pertinent documentation. While county staff tries to accommodate requests we do not have the time to conduct the research to find the information nor is it our function. In spite of that, approximately 5 hours of staff time in total was dedicated to research for this issue. In this case, I am not sure what the intent was on the part of the contractor. Was it to provide an alternate method for code compliance or was it seeking local product approval? The local product approval process is outlined in Florida Statute 553. While I did provide an option it was only a suggestion that would have required the designer of record to address the issue. Rather than trying to come up with a solution with the Building Department, the contractor chose to go a different route.

The five hours of staff time could have been better utilized in processing permits putting us further behind. I have had to be in the field this past week due to staffing levels causing even more delays in permit processing. In case you say I should be doing permits instead of this newsletter, this is being done at 7:00 PM and not during normal business hours. Codes, policies, procedures etc. often are developed due to the actions of one person or one incident. Please keep that in mind, just as we do. It is not always about the end result, it is about the journey to get there.

Since it is Thanksgiving eve you will not receive this before the holiday. I hope each of you had a great Thanksgiving. Until next time.

Gary Hiatt, CBO
Flagler County