



Volume 2

# Marion County Building Safety Contractors' Newsletter

## Hurricane Preparedness

July 2016

### *From the Desk of the Building Director*

*The 2016 Hurricane Season began on June 1 with predictions of 11 named storms including five hurricanes. As with every hurricane season, regardless of the forecast, knowing the essentials of how to prepare can truly be a life saver.*

**Hurricane knowledge:** Below are hurricane facts and common terms used during hurricane forecasts. Storm conditions can vary on the intensity, size and even the angle which the tropical cyclone approaches your area, so it is vital you understand what the forecasters and news reporters are telling you.

**Tropical depressions** are cyclones with winds of 38 mph. **Tropical storms** vary in wind speed from 39-73 mph and **Hurricanes** have winds 74 mph or more. Typically the upper right quadrant of the storm (the center wrapping around the eye) is the most intense portion of the storm. The greatest threats are damaging winds, storm surge and flooding. This is in part why Hurricane Katrina was so catastrophic when up to 28-foot storm surges flooded the Louisiana and Mississippi coastlines.

#### **Common terms used during hurricane forecasts:**

- **Tropical storm watch:** Tropical storm conditions are possible in the area.
- **Hurricane watch:** Hurricane conditions are possible in the area. Watches are issued 48 hours in advance of the anticipated onset of tropical storm force winds.
- **Tropical storm warning:** Tropical storm conditions are expected in the area.
- **Hurricane warning:** Hurricane conditions are expected in the area. Warnings are issued 36 hours in advance of tropical storm force winds.
- **Eye:** The Clear, sometimes well-defined center of the storm with calmer conditions
- **Eye wall:** Surrounding the eye, contains some of the most severe weather of the storm with the highest wind speed and the largest precipitation
- **Rain bands:** Bands coming off the cyclone that produce severe weather conditions such as heavy rain, wind and tornadoes.
- **Storm surge:** An often underestimated and deadly result of ocean water swelling as a result of a landfall storm, quickly flooding coastal and sometimes further inland areas.
- **Extreme wind warning/advisory:** Extreme sustained winds of 115 mph or more are expected to begin within an hour.

During a watch, prepare your home and evacuation plan in case a warning is issued. During a warning, carefully follow the directions of officials and immediately leave the area if they advise it. In the event of an **Extreme wind warning/advisory**, immediately take shelter in the interior of a well-built structure.

In the event of a storm, Building Safety has staff trained to inspect damaged structures to ensure they are safe for occupancy and restoration of electrical power.

*David Q. Galassi*

**Building Director/Building Official**

## IMPORTANT NOTICE EFFECTIVE: JULY 1, 2016

Per House Bill 535, Marion County Building Safety will no longer require contractor registration and related fees for **State-certified contractors only**.

Permitting will still require:

- Validation of State license.
- Proof of workers' compensation and liability insurance.
- Validation of contractor work within the scope of his/her license.

Michelle Fanelli or David Galassi are available to answer any and all questions you may have at 352-438-2400.

### **From the Desk of the Chief Plans Examiner**

**Electrical - Minor Repairs:** A permit is required for all minor electrical repair projects.

***PLANS are not required for the following minor repairs:***

- Removing or replacing wire for wire.
- Service/panel box upgrade
- Replacing lug nuts in meter can.
- Change-out of weather head.
- Over-current protection.
- Grounding.
- Outlets, lights and GFCIs.

**Decks and porches:** Over the past decade there have been numerous reports of deck, balcony and porch failures. Except for hurricanes and tornadoes, more injuries may be attributed to deck failures than all other wood building components. You only need to a web search on "deck collapse" to find this is a critical concern in the residential construction industry. ***The primary purpose of the newsletter article is to provide the building with information that may be considered and utilized when submitting plans to the building department for review.*** Some items included in the deck drawing review are footing depth, post or column size, ledger attachment type, size and spacing, along with beam and joist sizing.

The *2015 Prescriptive Residential Deck Construction Guide* published by the American Wood Council is on based the 2014 International Residential Code and in Marion County, the Fifth Edition of the Florida Building Code is referenced. This free guide is great reference for building decks and can be used for information when submitting plans for review. Download the free guide here: <http://www.awc.org/codes-standards/publications/dca6>.

Note: When using pressure-preservative treated woods, use the appropriate fasteners that comply with ASTM A153 for hot-dipped, zinc-coated galvanized steel, stainless steel, silicon bronze or copper.

### **From the Desk of the Chief Inspector**

**Slab – Flatwork pre-pour:** A permit is required if any type of structure will be placed on the slab.

***No permit is required for a slab, sidewalk or patio without a structure.*** However, if at a later date, a structure is placed on a non-permitted slab, engineered drawings will be required to verify the slab meets code requirements.

**Aluminum addition permit types:** Inspection requirements.

These permits include the following two inspections:

<u>Inspection code</u>	<u>Description</u>
208	Rough electric
203	Final electric

*These inspections are for jobs specifying:*

- An outlet to meet the 210.52e and FBCRE 3901.7 codes.
- An addition of a new outlet (to replace an existing one that was covered).
- An addition of lighting for egress.

*\*Note: Electrical contractor must be included on the permit.*

**Windows and doors:** Documents required at jobsite for inspection:

- Permit and job inspection card(s).
- Plans for aluminum enclosure.
- **Manufacturers' installation instructions.**
- Product approval form.

These permits include the following two inspections: **Inspection code**    **Description**

113*	Framing
108	Final structural

*\*The 113 is required for flange-type windows, wood framing or block construction when adding wood bucks in excess of one inch.*

**Doors – door sills** are required to be fastened to the slab per manufacturers' specifications.

**Windows – tempered glass markings** must be identified/visible. Leave labels on the windows until inspection is complete.

### **From the Desk of Growth Services – Zoning Division**

**Site plan requirements:** A building permit application that requires a zoning review must include a site plan. The best way to ensure a speedy turnaround of this review is to make sure the site plan includes all required items and is complete. The following items should be included in each site plan submittal:

**Residential projects:** Site plans should be a layout or “bird’s eye view” of the subject property. All items on the site plan should be labelled. The site plan will need to be to scale (if possible) and show existing and proposed improvements, the distance from the improvements to the property lines, the septic tank, drain field and well. It should also include any known easements and all abutting roads/streets. A boundary and location survey is the best way to provide a site plan and is preferred, but not mandatory unless clarification is needed. The survey may show easements and other encumbrances that are not apparent on a site inspection.

**Commercial permits:** Upon receipt of Development Review Committee (DRC) approval for site work, submit the approved version of the site plans that has a DRC approved red inked insignia stamp in the upper right hand corner of the plan. You should provide four copies of the general site plan and two copies of the landscape plan. Contact the project engineer or owner to obtain a copy if you do not have one.

### **From the Desk of the Permitting Supervisor**

The Permitting Division processes over 1,500 permits each month. Our goal is to process each permit in a quick and efficient manner. Incomplete permit applications will cause delays in processing.

Some of the most common permit application deficiencies are:

- Directions to the job site on page one of permit application.
- Signatures on page two of the permit application.
- Construction lien law affidavit missing or not signed.
- Inactive authorized signer. Qualifier should ensure authorized names are up-to-date on his/her records.

### **From the Desk of the 911 Addressing Manager**

**Address Numbers:**

All residential and commercial buildings in Marion County are required to have an address assigned. The numbers should be clearly visible and in a color that contrasts with the surrounding surface so it can be easily identified.

- Residential numbers should be a minimum of four inches high.
- Commercial numbers a minimum of six inches high.
- If the building's front is farther than 50 feet from the assigned thoroughfare, the numbers shall be posted at the driveway in addition to the building.

For more information on addressing or posting requirements, contact 911 Management at 352-671-8460.

### Test Your Knowledge

1. In a residential garage, which outlets are required to be GFCI protected?
  - a) All 120-volt outlets.
  - b) All 240-volt outlets.
  - c) All 120 and 240-volt outlets.
  - d) No outlets are to be protected.
  
2. Guardrails are required when the walking surface is how many feet above grade?
  - a) 24 feet.
  - b) 16 feet.
  - c) 27 feet.
  - d) 31 feet.

2016 STATISTICS				
	April	May	June	
Permits issued	1,584	1,610	1,716	
<i>Single-family residence</i>	100	110	125	
Plans reviewed	1,023	978	945	
Inspections performed	5,075	4,875	4,813	
Customers served	1,315	1,285	1,294	
Calls processed	9,985	9,253	9,500	
Liens searched	556	586	595	
Complaints/Violations investigated	119	140	160	

Answers:

1. A (Includes the garage door opener).
2. D (Code states more than 30 feet).

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