

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	20 <u>12</u>	20 <u>13</u>	20 <u>14</u>	20 <u>15</u>	20 <u>16</u>
Capital Expenditures	___	___	___	___	___
Operating Costs	___	___	___	___	___
External Revenues	___	___	___	___	___
Program Income (County)	___	___	___	___	___
In-Kind Match (County)	___	___	___	___	___
NET FISCAL IMPACT	<u>*</u>	___	___	___	___
No. ADDITIONAL FTE POSITIONS (Cumulative)	___	___	___	___	___

Is Item Included In Current Budget? Yes ___ No ___

Budget Account No.: Fund ___ Department ___ Unit ___ Object ___
Reporting Category ___

B. Recommended Sources of Funds/Summary of Fiscal Impact:

*The fiscal impact is indeterminable at this time. The Ordinance is to amend the FBC-Florida Building Code, and outline procedural actions.

C. Departmental Fiscal Review: Pat DiGiustino

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Dev. and Control Comments:

[Signature] 2/29/12
OFMB
WS 2/27/12
SJ 2/29/12
JL 2/27/12

[Signature] 3/7/12
Contract Dev. and Control
3-6-12 B.W. [Signature]

B. Legal Sufficiency:

Anne Delgant 3/8/12
Assistant County Attorney

C. Other Department Review:

Department Director

Continued from page 1

Background and Policy Issues:

On a periodic basis, the Building Code Advisory Board reviews the various construction standards to assure that:

1. The standards provide the greatest possible protection to the public, based on acceptable risk factors.
2. The standards reflect the most current construction technology to allow the greatest degree of flexibility.
3. The standards do not unnecessarily impact the cost of construction.
4. Any amendment to the State code is justified by local conditions.

The Building Code Advisory Board (BCAB) appointed a Committee on September 21, 2011 to draft an Administrative Chapter for the 2010 Florida Building Code. The committee conducted public meetings to propose the local Administrative Chapter to the new Florida Building Code, which will become effective on March 15, 2012. Input was solicited from the public, construction industry members, as well as local and county building officials. A goal of the committee was to reduce layers of regulations, potential costs, and confusion in the construction industry by standardizing the Administrative Chapter for the 2010 Building Code.

The Building Division has made an important Palm Beach County modification to the BCAB Model relative to recovery of costs spent in abating unsafe entities. The Building Division has a long history of abating unsafe buildings, structures, and systems by various means, including demolition and removal. Previous methods that have been employed to recover the funds expended for these abatements were through liens on the properties, that were frequently unsuccessful for several reasons. Some of those reasons include superior liens depleting funds generated in foreclosure or tax sales, and property values decreasing to a point where the property was valued at less than the costs of abatement. The financial challenges of the last several years exacerbated the number of abandoned structures, and therefore the number of buildings deteriorating or vandalized. The non-ad valorem assessments to recover costs of remedying unsafe scenarios, will help to replenish the funding needed to continue to abate unsafe structures and systems, to keep our communities safe.

Figures 1609 A, B, and C in the Florida Building Code are accurate for basic wind design to the County and provides for local government to establish specific wind speed/wind borne debris lines using physical landmarks whenever possible. Because of the many wind speed lines (8) of the multiple Risk Categories, there are not appropriate physical landmarks to provide an accurate and orderly reflection of these boundaries, and so we have developed separate Geographic Information Systems (GIS) tools for each of the Risk Categories, available on the Building Division website at <http://www.pbcgov.com/pzb/Building/Windspeed/index.htm> . The local maps are reflections of the state maps with greater detail for the County and are being adopted as Figures 1609.1 A, B, and C.

The 2010 Florida Building Code (FBC) will include flood resistant provisions that apply to buildings and structures in flood hazard areas. This is a change from previous editions. In 2009, at the request of the Florida Division of Emergency Management (DEM), the Florida Building Commission appointed the Flood Resistant Standards Workgroup to develop recommendations for integrating the flood provisions of the 2009 International Code Series (I-Codes) in the 2010 Florida Building Code (including Building, Residential, Existing Building, Mechanical, Plumbing and Fuel Gas). DEM submitted code change proposals to implement the Workgroup's recommendations for Florida-specific amendments. The flood provisions in the 2010 FBC apply only to buildings and structures in flood hazard areas. Communities must continue to have local regulations that apply to other development activities in flood hazard areas. In terms of specific provisions that apply to buildings and structures, communities must ensure that the FBC requirements are met and that the more restrictive of the two sets of requirements are adopted in accordance with Section 553.73, F. S.

The Building Division has corrected many areas of concern in the improper installation of irrigation systems, since adopting these regulations in 2009. Since implementing, there have been few areas of redundant regulation discovered, including reclaimed water systems which are regulated by Palm Beach County Water Utilities Department in their areas of service, and irrigation systems in the rights of way maintained by Palm Beach County Engineering Department. In adopting the FBC-Plumbing 2010 Appendix F with Palm Beach County Amendments, these redundancies were eliminated from Building Division permitting.