



Environmental Protection and Growth Management Department

BUILDING CODE SERVICES DIVISION

1 N. University Drive, Box #302 • Plantation, Florida 33324 • 954-765-4400 • broward.org/building

APPLICATION INFORMATION FOR DRIVEWAYS AND PATIO SLABS

1. You are required to have two (2) complete sets of building plans. Each set of plans shall include a **Registered Land Surveyors Certificate**.
 - Include on your plans all dimensions and materials to be used i.e. concrete, brick pavers, asphalt, etc. (see reverse side for code specifications)
 - For Zoning approval in unincorporated Broward County, driveways for Single Family residences must be constructed at a minimum of 18' x 18' or 9' x 36' in size, duplex driveways must have a minimum of four (4) spaces 9' x 18' each.
 - Submittal must also include stamped off approval of plans for driveways by the **Highway Construction and Engineering Division** located at One University Drive, Plantation, Building B 3rd floor.
2. After your plans have been approved by the appropriate jurisdiction's Zoning Department if not unincorporated, you will bring them to **Building Code Services**. You will be required to have the following:
 - Two complete sets of plans with City Zoning approvals. Unincorporated **Zoning** review will be conducted with submittal at Building Code Services.
 - A **complete permit application** which must show the total job value for construction for the entire job including labor and materials.
 - If you are a contractor applying for a permit you will be required to submit proof of **Worker's Compensation Insurance**. Such proof of compensation must be evidenced by a certificate of coverage issued by the carrier, a valid exemption certificate approved by the department, or a copy of the employer's authority to self-insure and shall be presented each time the employer applies for a building permit.
 - If you are a homeowner applying for a permit, you will be required to complete an **Owner/Builder Affidavit**, in the presence of permitting staff.
3. After your plans have been reviewed, which can take up to 15 business days, you will be contacted to either, pick up your plans and address the corrections/changes that are required, or you will be informed that your permit is ready to be issued.
4. If your job is valued at \$2500 or more, upon issuance of your permit you will be required to file a **Notice of Commencement**. The Notice of Commencement must be filed with **County Records Division** located at 115 South Andrews Avenue, Room #114, Ft. Lauderdale. A copy of the Notice of Commencement containing the filing stamp from County Records is to be submitted to Building Code Services Division, prior to the first inspection. For further information, please call (954)831-4000.

FLORIDA BUILDING CODE SECTION 1820 and R4404 CONCRETE SLABS ON FILL:

1820.3 & R4404.4.3. Concrete floor slabs placed directly on the supporting soil shall be a minimum of four (4) inches in thickness, reinforced with not less than .028 square inches of reinforcing per linear foot of slab in each direction.

1820.3.5 & R4404.4.3.5. The discontinuous edges of all slabs surrounding swimming pool and floor slabs for screen patio and utility sheds shall be at least a minimum of eight (8) inches (203 mm) deep and eight (8) inches (203 mm) wide and shall be reinforced with one continuous #5 bar.

1820.5 & R4404.4.5. Concrete slabs outside of buildings, other than patios and pool slabs, where placed directly on the supporting soil, and for minor accessory uses such as, but not limited to, walkways, driveways, minor equipment pads, etc, shall not be less than 4 inches (102mm) thick. Such slabs shall be placed on clean, thoroughly compacted sand or crushed rock free from organics, debris or other deleterious materials.