

110.15 Building Safety Inspection Program.

110.15.1 BORA has established a Building Safety Inspection Program for buildings and structures that are 30 years of age or older, (or 25 years of age or older for condominium or cooperative buildings that are three (3) stories or more in height and are within three (3) miles of the coastline).

110.15.2 BORA by written policy has established the guidelines and criteria which shall be the minimum requirements for the Building Safety Inspection Program and are contained in BORA Policy #05-05 which by reference is made part of this Code.

110.15.3 The Building Official shall enforce the Building Safety Inspection Program.

110.15.4 The following are **Exempt** from this program:

1. U.S. Government Buildings
2. State of Florida Buildings
3. Buildings built on Indian Reservations
4. School Buildings under the jurisdiction of the Broward County School Board,
5. One and Two-Family Dwellings
6. Fee Simple Townhouses as defined in the Florida Building Code
7. Minor Structures, defined as buildings or structures in any occupancy group having a gross floor area less than three thousand five hundred (3,500) square feet.

110.15.5 Subsequent building safety inspections shall be required at ten (10) year intervals from the required inspection date, regardless of when the inspection report for the building or structure is finalized or filed.

110.15.6 When the Building Safety Inspection Program was first implemented, in order to clear the backlog of buildings, implementation of the program proceeded as follows

1. 40 year or older buildings of eleven thousand (11,000) square feet or more - compliance in calendar year 2006.
2. 40 year or older buildings seven thousand (7,000) square feet or more - compliance no later than calendar year 2007.
3. 40 year or older building five thousand five hundred (5,500) square feet or more - compliance no later than calendar year 2008.
4. 40 year or older buildings four thousand six hundred fifty (4,650) square feet or more - compliance no later than calendar year 2009.
5. 40 year or older buildings three thousand eight hundred (3,800) square feet or more - compliance no later than calendar year 2010.
6. 40 year or older buildings three thousand five hundred (3,500) square feet or more - compliance no later than calendar year 2011.