



BROWARD COUNTY BOARD OF RULES AND APPEALS

FBC 8TH EDITION (2023) FORMAL INTERPRETATION (#23)

1 N. University Drive, Suite 3500B
Plantation, Florida 33324

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Vice-Chair Ron Burr,
Swimming Pool Contractor

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VACANT,
Roofing Contractor

Board Attorney
Charles M. Kramer, Esq.

Board Administrative Director
Dr. Ana Barbosa

— Established 1971 —

DATE: October 12, 2023
TO: All Building Officials
FROM: Dr. Ana Barbosa, Administrative Director 
SUBJECT: Building Permit Valuations

At its regularly scheduled meeting on October 12, 2023, the Broward County Board of Rules and Appeals approved an interpretation of the following sections of Chapter 1, "Broward County Amendments" to the 8th Edition (2023) Florida Building Code.

109.3 Building permit valuations. The applicant for a permit shall provide an estimated permit value at the time of application. Permit valuations shall include the total value of work, including materials and labor, for which the permit is being issued, such as electrical, gas, mechanical, plumbing equipment, and permanent systems. If, in the opinion of the building official, the valuation is underestimated on the application, the permit shall be denied unless the applicant can show detailed estimates to meet the approval of the Building Official. The final building permit valuation shall be set by the Building Official.

109.3.1 The Building Official may require an estimate of the cost utilizing RS Means, copies of signed contract, and/or other descriptive data as a basis for determining the permit fee.

Formal Interpretation:

The Broward County Board of Rules and Appeals interprets Sections 109.3 and 109.3.1 to state that the Building Official must first determine that a permit application is underestimated before the applicant can be required to provide a detailed validation of the valuation of the work to meet the approval of the Building Official. Therefore, the Building Official must have a reasonable basis for his or her determination that the valuation is underestimated and may not require a detailed estimate or contract attached to the permit application at the time of submittal.

EFFECTIVE DATE: December 31, 2020
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***** PLEASE POST AT YOUR PERMIT COUNTER *****