BEYOND THE MINIMUM

HOW TO ACHIEVE MORE

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Methods to go beyond minimum code requirements.

- Local Zoning Ordinances.
- Local Technical Amendments.
- Modifications to the adopted codes.
Local Zoning Ordinances

• Can be adopted by vote of County Commission or municipal council.

• Are separate from the Building Code.
  • South Miami PV Ordinance.
  • Miami-Dade County Electric Vehicle Charging Ordinance for Parking Lots.
Local Technical Amendments

• Are drafted as amendments to the Florida Building Code.
  • Cannot address items not already in the code.

• Are applicable only to the local jurisdiction.

• In Miami-Dade County are applicable countywide.

• Must be passed by the County Commission.

• Must be submitted to the Florida Building Commission for inclusion in the Florida Building Code.
Modifications to the Florida Building Code

• Can only be attempted during the triennial code update cycle.

• Drafted as a modification to the Florida Building Code.

• Must be reviewed by FBC staff for format and sufficiency.

• Must meet at least one of the seven criteria for adoption required by state statute.

• Must substantiate the following fiscal impacts:
  • Impact to local entity for enforcement of the code.
  • Impact to building and property owners for compliance.
  • Impact to industry for compliance.
  • Impact to small business for compliance.
Must demonstrate that the proposed modification:

• Has a reasonable and substantial connection with the health, safety, and welfare of the general public.

• Strengthens or improves the code, and provides equivalent or better products, methods, or systems of construction.

• Does not discriminate against materials, methods, or systems of construction of demonstrated capabilities.

• Does not degrade the effectiveness of the code.
The proposed modification must survive the following process:

- Be reviewed by the appropriate Technical Advisory Committee (TAC) with results of:
  - Approved as proposed.
  - Approved as amended.
  - No action taken.

- Receive public comments during the 45 day comment period.

- Be reviewed again by multiple TACs with one of the following actions:
  - Approved as proposed.
  - Approved as amended.
  - No action taken.

- Receive comments during second 45 day comment period.

- Be reviewed by the full Building Commission.
Miami-Dade County Efforts at the Building Commission Level

• Solar Ready Zones
  • New one and two family homes and townhouses with garages.

• Electric Vehicle Supply Equipment Capable Infrastructure
  • New one and two family homes and townhouses with garages.