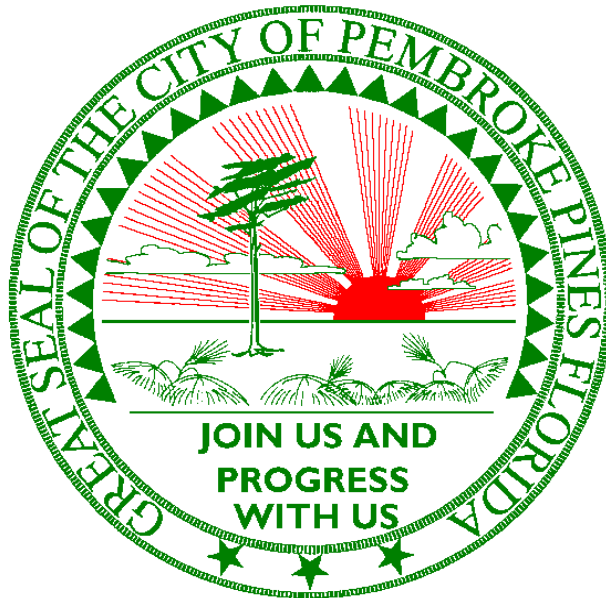


**Permit Fee Schedule
for Building Division
of the
City of Pembroke Pines, Florida**



**City of Pembroke Pines
Building Division
10100 Pines Blvd., First Floor
Pembroke Pines, FL 33026**



**Prepared by
The Growth Management Department**

PERMIT FEE SCHEDULE

Effective October 1, 2008 City of Pembroke Pines CPI Increase 3.94%

A. BUILDING PERMIT STRUCTURAL FEES

	(1) Awnings, canopies and tents (metal, wood, fabric or combination).	
SPC	(a) Patio canopies (freestanding fabric or metal roofs for purposes accessory to residential buildings. See also "Screen enclosures")	\$123.95
SSTP	(b) Storm panels, each opening.	\$17.77
STNT	(c) Tents (revival and circus). 1. Up to 1,000 square feet 2. Each additional 100 square feet or fraction thereof	\$353.75 \$17.77
SWA	(d) Trellises (Please refer to Structural Section A, Item 28). (e) Window awnings, each.	\$17.77
	(2) Canopies (see Awnings, canopies, and tents, above.)	
	(3) Change in design, affecting plans with work underway, up to 60% of permit fee.	
	(4) Concrete slabs (per square foot) when not part of original permit.	
	(a) Monolithic:	
SMON	1. 0 to 1,500 square feet. 2. Each additional 500 square feet or fraction thereof	\$96.12 \$14.26
SSTF	(b) Spread-type footer:	
	1. 0 to 200 square feet 2. 201 to 500 square feet. 3. 501 to 1,500 square feet	\$52.98 \$116.86 \$176.91
	(5) Construction trailers:	
STAR	(a) Annual renewal, each.	\$88.56
STTC	(b) Temporary construction	\$164.79
	(6) Docks: (Please refer to Structural Section A, Item 28).	
SRD	Driveways (see Residential driveways, below).	
	(7) Engineered Masonry Inspections (Please refer to Structural Section A, Item 28).	
	(8) Fences and walls.	
SCPT	(a) Concrete precast types.	
	1. Per lineal foot. 2. Minimum.	\$0.96 \$99.15
SMW	(b) Masonry walls. (See Engineered Masonry Inspections "I" Occupancy SFBC)	
	1. Per lineal foot. 2. Minimum.	\$2.19 \$219.72

SWW	(c) All other types.	
	1. Per lineal foot.	\$0.75
SWWM	2. Minimum.	\$99.15
	Metal or prefabricated enclosures (walls only). (Please refer to Structural Section A, Item 28).	
NOCO	(9) Notice of Commencement Information for Owner-Builder Applicants (for compliance with F.S. S.713.135 as may be amended from time to time).	\$1.78
	See, also, Section G(15), Notice of Commencement information and mailing for contractor applicants.	
	(10) Poles (See Towers and poles, below).	
SSP	(11) Pools:	
	(a) Swimming pools.	
	1. 0 to 16,000 gallons	\$318.39
	2. 16,001 gallons to 30,000 gallons	\$541.34
	3. 30,001 gallons and up, per each additional 1,000 gallons or fraction thereof.	\$12.43
SSPA	(b) Above ground pools up to 2,500 gallons (no fee if in connection with fence or screen enclosure permit).	\$70.94
	(12) Prefabricated enclosures (see Metal or prefabricated enclosures, above)	
	(13) Residential driveways (per square foot). [Use only for multi-family with individual driveways]	
	(a) Up to 1,000 square feet	\$96.12
SRDM (multi)	(b) Each additional 100 square feet or fraction thereof	\$84.42
SRWS	(14) Retaining walls and seawalls.	
	(a) 0 to 60 lineal feet.	\$212.21
	(b) 61 lineal feet and over, plus each additional 10 lineal feet or fraction thereof.	\$24.82
	(15) Roofing (per square foot).	
SRV SRF	(a) Roof vents, per pair.	\$28.34
	(b) New roofing (Please refer to Structural Section A, Item 28 for re-roofing).	
	1. 0 to 1,000 square feet.	\$205.97
	2. 1,001 square feet and over, plus each additional 1,000 square feet or fraction thereof.	\$27.48
	(c) Installation of rain gutters. (Please refer to Structural Section A, Item 28).	
	(d) Downspouts, each. (Please refer to Structural Section A, Item 28).	
	(16) Screen enclosures and certain other accessory structures.	
SCRI	(a) Cabana rooms including roof.	\$169.73
SCRE	(b) Cabana rooms under existing roof.	\$141.60
SCE	(c) Carport enclosure on existing slab.	\$176.93
SGH	(d) Greenhouse	

	1. Up to 500 square feet, minimum.	\$53.18
	2. Each additional 100 square feet or fraction thereof.	\$7.24
SPS	(e) Patio screen enclosure (may include aluminum roof) New slabs require separate fee.	\$106.17
SPSE	(f) Patio screen enclosure under existing roof.	\$79.70
SSPS	(g) Swimming pool screen enclosures.	\$176.93
	(17) Seawalls (see - Retaining walls and seawalls, above).	
	(18) Siding (see partitions and remodeling of existing structures herein).	
	(19) Sign erection. As a condition precedent at the issuance of a permit, the building department shall collect for each sign permitted the following fees.	
SSAF	(a) Annual fee mandatory (See Miscellaneous - G(17)).	
SSBB	(b) Bus bench advertising, annual permit fee, per bench	\$88.56
	(c) Signs covered by South Florida Building Code. [or Florida Building Code] (Please refer to Structural Section A, Item 28).	
SST	(d) Banner type signs or other signs not covered by the South Florida Building Code [or Florida Building Code] (i.e., temporary signs); political signs not included.	
	1. Per square foot of total area of the sign.	\$1.21
	2. Minimum fee.	\$35.41
	(20) Spas.	
SSAP	(a) In ground, independent of pool.	\$160.86
SSAG	(b) Above ground spa, (no fee if in connection with fence or screen enclosure permit).	\$99.15
	(21) Structures, based on square feet of enclosed or roofed semi-enclosed area.	
	(a) Single-family, townhouses, and other residential structures not exceeding two stories in height (per unit). (Please refer to Structural Section A, Item 28).	
	(b) Partitions and remodeling of existing structures and work for which plans are submitted separately for interior work or completion.	1.64%
	*cost means estimated construction value (contract price when applicable) and includes mechanical, electrical and plumbing.	
SNR	(c) New non-residential and shell structures (each structure or fire division as defined in the South Florida Building Code, Broward Edition, [or portion of building created by location of <i>fire wall(s)</i> , as defined in the Florida Building Code] shall be separately permitted) shall be charged according to the following schedule using the 25 percentile (1/4 column) in Means Building Construction Cost Data, latest edition, with quarterly update:	

Based on %
of estimated
construction

	Job valuation	first \$1 million over \$1 million	value	2.32% 1.16%
SSAO	(d) All other new structures.			
	1. Minimum fee.			\$353.75
	2. Per 100 square feet for first 500 square feet.			\$176.93
	3. Per 100 square feet for next 500 square feet.			\$88.56
	4. Per 100 square feet for next 4,000 square feet.			\$35.41
	5. Per 100 square feet for each 100 square feet thereafter.			\$26.62
	(22) Towers and poles.			
	(a) Poles (for flags), floodlights (electric, if required). (Please refer to Structural Section A, Item 28).			
SRCT	(b) Radio and communicative towers.			
	1. 0 to 50 feet high.			\$141.60
	2. 51 to 75 feet high.			\$176.93
	3. 76 to 100 feet high.			\$247.74
	4. 101 feet high and over, plus each additional 5 feet added.			\$35.41
STNT	(23) Tents (see Awnings, canopies and tents, above).			
	(24) Trailer / Mobile Home Parks. (Please refer to Structural Section A, Item 28).			
	(25) Utility sheds (Please refer to Structural Section A, Item 28).			
	(26) Walls (see fences and walls, above)			
SMIN	(27) Minimum fee for each structural permit. \$99.15			
SPIF	(28) The fee for the following list of structural permit applications shall be based on the number of inspections. The fee for each inspection. \$79.30			
SPIF	Minimum fee per application (within the list).			\$99.15
	St - Accessory Building	St – Residential Building		
	St – Driveway – Asphalt	St – Shed (Prefab)		
	St – Driveway – Concrete/Paver	St – Shed (Wood)		
	St – Dumpster	St - Sign		
	St – Foundation	St – Site Features		
	St – Gar Dr/Windows/SI Glass	St – Temp. Canopy/Tent		
	St – Hurricane Shutters	St – Trailer/Modular		
	St – Modular Wall	St - Trellis		
	St – Patio/Sidewalk/Wikwy/Slab	St - Wall		
	St – Re-Roof	St – Wood Deck		

B. ELECTRICAL PERMITS

EAMF	(1)	Amusement park.	\$199.97
	(a)	Patio canopies (freestanding fabric or metal roofs for purposes accessory to residential buildings). See also "Screen enclosures".	
	(2)	Ommitted	

	(3)	Antenna towers (see light poles and antenna towers, below).	
	(4)	Basic wiring - Residential.	
EPCT	(a)	Bell push, chimes, and transformer	\$5.57
EOSR	(b)	Light outlets, switches, and receptacles, each.	\$2.17
ELF	(c)	Light fixtures	\$2.17
EMT	(d)	Ceiling fan outlet	\$10.75
ESID	(e)	Smoke detectors	\$12.43
EMPE	(f)	Photo-electric cell.	\$10.75
EMTC	(g)	Time clock.	\$10.75
	(5)	Electrical connections for residential air conditioning system.	
EAH	(a)	Air handler, each	\$7.24
EPSC	(b)	Package or split system to 5 tons	\$31.85
EHHS	(c)	Space heater or heat strip, each KW or fraction thereof.	\$5.57
	(d)	Each additional ton over 5 tons.	\$5.57
	(6)	Fire protection – Residential	
EAP	(a)	Alarm bell, horn, and the like, each. (Please refer to Electrical Section B, Item 17)	
	(b)	Annunciator panel, each.	\$42.58
	(c)	Flow switch, magnetic door holders, solenoid valves, each. (Please refer to Electrical Section B, Item 17)	
ESID	(d)	Heat detectors or smoke detectors, each.	\$12.43
EMPB	(e)	Main control panel, each. (Please refer to Electrical Section B, Item 17)	
	(f)	Manual operations, pull box, each.	\$4.65
ELF	(7)	Light fixtures, each - Residential.	\$2.17
	(8)	Light poles and antenna towers - Residential:	
EPTM	(a)	Up to twenty (20) feet, includes inspection of overhead power lines.	\$35.41
EPT	(b)	Over 20 feet, per foot or fraction thereof.	\$3.52
EFES	(c)	Festoon.	
		1. To ten (10) lights.	\$10.75
		2. Each additional ten (10) lights or fraction thereof.	\$5.57
EMVB	(d)	Mercury vapor with ballast, per fixture.	\$17.77
EPF	(e)	Par floods, each light outlet.	\$5.57
EQL	(f)	Quartz light.	\$17.77
EYLB	(g)	Yard lights on boxes.	\$17.77
	(9)	Manufactured signs.	
	(a)	Repairs, reconnection (existing signs). (Please refer to Electrical Section B, Item 17)	
	(b)	Shop inspection for manufactured sign in lieu of UL label.	\$77.85
	(10)	Motors - Residential.	
EMT	(a)	Up to one (1) hp.	\$10.75
EMTA	(b)	Over one (1) hp., each additional hp.	\$5.57
	(11)	Outlets - Residential.	

E110	(a) 110-volt appliance or special outlets. Only for refrigerators, air conditioners, dishwashers, disposals, heat lamps, motors, range hood and washing machines.	\$10.75
E220	(b) 220-volt appliance or special outlets. Only for ranges, water heaters, dryers, air conditioning compressors, motors, and heat strips (does not include central air equipment).	\$19.43
	(12) Service – Residential	
	(a) Multi-family residential - Meter Room	
EFDR	1. Up to and including 200 amp, including main service feeder.	\$55.01
EFDA	2. For each 100 amp over 200 amp.	\$8.89
EFDR	3. For each PT service and feeder up to 200 amp.	\$55.01
EFDA	4. For each 100 amp above 200 amp	\$8.89
E30D	5. 30-day temporary for testing per each apartment or dwelling (as required by SFBC 305.2).	\$79.70
	(b) Single family residential	
EFDR	1. Up to and including 200 amp and service feeder	\$55.01
EFDA	2. For each 100 amp over 200 amp	\$8.89
EFAF	3. Feeder replacement up to 200 amp	\$31.85
	4. For each 100 amp over 200 amp	\$8.89
E30D	5. 30-day temporary for testing per each apartment or dwelling (as required by SFBC 305.2).	\$79.70
	6. Temporary service for construction (applied on separate permit) (Please refer to Electrical Section B, Item 17)	
EMC	7. Meter change or miscellaneous repairs	\$79.70
	(13) Swimming pools, electric.	
	(a) Acid and chlorine injection controls, including motor-operated injectors and mixers. (Please refer to Electrical Section B, Item 17)	
	(b) Complete residential hookup, grounding, pump, time clock, one (1) pool light, one (1) transformer, special circuits. (Please refer to Electrical Section B, Item 17)	
	(c) Each additional pool light. (Please refer to Electrical Section B, Item 17)	
EPAT	(d) Each additional transformer.	\$7.24
	(14) Low voltage wiring - Residential.	
	(a) Burglar alarm, each (Please refer to Electrical Section B, Item 17)	
EBA	(b) Sound system, each	\$70.94
EBA	(c) Intercom, each	\$70.94
ESOI	(d) TV outlets, each	\$8.89
ESOI	(e) Telephone outlets, each	\$8.89
	Smoke detector (see "Fire Protection")	
EMIN	(15) Minimum fee for each electrical permit.	\$99.15
	(16) Non-Residential Electrical Permit Fee (see Miscellaneous section G(7) herein below).	
EPIF	(17) The fee for the following list of electrical permit applications shall be based on the number of inspections. The fee for each inspection.	\$79.30
EPIF	Minimum fee per application (within this list)	\$99.15
	EI – 30 Day Temp Service	EI - Sign
	EI – Accessory Building	EI - Sound

EI – Alarm System
 EI – Amusement Park/Carnival
 EI – Computer/Data Lines
 EI – Fire Alarm
 EI – Intercom System
 EI – Lift Station
 EI – Phones
 EI – Pool/Spa

EI - Television
 EI – Temp Pole
 EI – Temporary Service
 EI – Vacuum System
 EI – Walk In Cooler/Freezer
 EI – Water Site Feature
 EI – Well & Pump

C. GAS PERMITS

	(1) Appliances - Residential:	
PCDG	(a) Clothes dryers (gas only), each.	\$24.78
PWTH	(b) Wall-type heater (gas or oil).	\$35.41
PWHF	(c) Water heater (gas or oil), without flue.	\$21.25
	(2) Gas Service (natural and liquid petroleum systems) – Residential	
PGSI	(a) System installation, including tanks, or cylinders, meter, and two outlets.	
	1. Tank size 0 to 250 gallon (total gallons or aggregate, above or below ground).	\$51.49
	2. Tank size 251 to 2,001 gallons (total gallons or aggregate, above or below ground).	\$106.17
	3. Tank size 2,002 to 4,000 gallons (total gallons or aggregate, above or below ground).	\$191.05
	4. Tank size 4,001 and over.	\$191.05
PGTC	(b) Tank or cylinders only when gas outlets are provided by others.	\$31.85
	(c) Each additional outlet or meter. (Please refer to Plumbing Permits E, Item 12).	
GMIN	(3) Minimum fee for each gas permit.	\$103.82
PNR	(4) Non-Residential Gas Permit Fee (see Miscellaneous section G(7) herein below).	

D. MECHANICAL AND AIR CONDITIONING PERMITS

	(1) Central heat system - Residential.	
MAC	(a) Central air conditioning and/or heating (electric and gas), per ton.	\$31.85
MCD	1. Condensate drains.	\$17.77
MWHO	2. Wall-type heaters, oil.	\$53.18
MWUW	3. Wall units or window, each.	\$35.41
	4. Water towers, each.	\$176.91
	(2) Duct work - Residential.	
MACD	(a) Air distribution units, high-pressure, medium-pressure, temperature mixing units and sound attenuation boxes, each.	\$53.18
MPDO	(b) Fee per drop or duct opening.	\$4.65
MFD	1. Fire Dampers.	\$44.28
MSEF	(c) Supply or exhaust fans, ventilators.	\$45.97
MMIN	(d) Minimum fee.	\$99.15
MFUR	(3) Furnaces - Residential.	\$70.94

- (6) Sprinkler system including fire sprinklers, standpipes, fire suppression systems, hose cabinets and connections (Siamese), and hydrants. The permit fee shall be charged according to the percentage of contract price shown in the following schedule:

		Permit Fee:
PNR	First \$50,000 of contract price	4.64%
	\$50,000.01 to \$1,000,000 of contract price	2.32%
	Over \$1,00,000 of contract price	1.74%
PSPP	(7) Swimming pools.	
	(a) Pool piping.	\$102.99
	(8) Water service - Residential.	
PPRW	(a) Private well connection, each.	\$44.28
PPUW	(b) Public water connection, each.	\$44.28
PWS	(c) Water softeners, each.	\$53.18
PBF	(d) Backflow preventer	\$70.94
	(9) Wells – Residential	
PWL	(a) 2-inch diameter or less, minimum.	\$63.73
PMIN	(10) Minimum fee for each plumbing permit.	\$99.15
PNR	(11) Non-Residential Plumbing Permit Fee (see Miscellaneous section G(7) herein below)	
PPIF	(12) The fee for the following list of gas and plumbing permit applications shall be based on the number of inspections. The fee for each inspection.	\$79.30
PPIF	Minimum fee per application (within this list).	\$99.15
	PI – Amusement Park/Carnival	PI - Misc
	PI – Demolition	PI – Pool/Spa
	PI – Gas Line	PI – Trailer/Modular
	PI – Gas Tank or Meter	PI – Water Site Feature
	PI – Gas Tanks	PI – Well Only
	PI – Irrigation System	

F. SITE IMPROVEMENTS

		Based on % of estimated construction price
LAND	(1) Landscaping including irrigation piping.	4.64%
SIFT	(2) Lift stations.	4.64%
	(3) Pavement and drainage systems.	4.64%
	(4) Sewage collection systems for private developments (plus laterals).	4.64%
	(5) Sewage treatment plants.	4.64%
SSSC	(6) Sidewalks, slabs, and concrete curbing.	4.64%
PWD	(7) Water distribution systems (including wells over two (2) inches in diameter), for private developments (plus laterals).	4.64%
PTP	(8) Water treatment plants.	2.32%
SREC	(9) Tennis, handball and other recreational site features.	4.64%
SDMK	(10) Demucking and filling in preparation for construction improvements.	2.32%
SENG	(11) The City may at its own discretion request the developer to provide at the developer's expense an independent engineer approved by the City for inspections at all the above	

items in Section F, thus reducing the permit fee to 2% of estimated contract price including labor and materials.

2.32%

G. MISCELLANEOUS

- ARON** (1) Failure to request a final inspection within ninety (90) days after work is completed, permit must be renewed where required by Code at one hundred (100%) percent of original permit.
 - (a) Minimum penalty fee \$241.76
- PPF** (2) Plan processing fee. A plan processing fee in an amount equal to twenty (20%) percent of regular permit fee (See "Structures") for any change of model plans or for failure to correct plans after (2) reviews.
- SDEM** (3) Demolition of building or entire structure. (Use "Partitions and Remodeling" for interior demolition.)
- SDEM** (a) Buildings (plumbing and electrical extra). \$884.37
- (b) Electric. (Please refer to Electrical Section B, item 17).
- PDM** (c) Plumbing, minimum. \$99.15
- SWDM** (d) Walls or fences. \$35.41
- (4) Excavation pits and land development (including lakes and canals).
 - (a) Original permit. \$3,537.24
 - (b) Annual renewal. \$2,652.90
- (5) Plan Review, Revision, Amendment Fees:
 - (a) Residential (New Building) Permits - \$587.38
 - 1. Plus per unit charge \$2.34
 - (b) Non-Residential (New Buildings and Additions) Permits \$704.86
 - 1. Plus per 1,000 square feet of gross floor area charge \$2.34
(Accessory or other buildings less than 250 square feet; no plan review fee.)
 - (c) Revisions for Owner/Builder Permits (per discipline, per submittal) \$22.91
 - (d) Revisions for permits other than Owner/Builder (per discipline, per submittal) \$102.99
 - (e) Engineering (Paving & Drainage) Plan Review Fee \$704.86
 - (f) Permit applications amendments (including, but not limited to, change of contractor or qualifier.) \$47.00
- (6) Permit Fee Schedule – Double Permit Fee: Permit fees shall be paid, whenever a permit shall be required under the provisions of the building code of the City, in accordance with the foregoing schedule of fees. In the event any work for which a permit is required is started or proceeded with prior to the issuance of a permit by the duly authorized person, the permit applicant shall be liable for and pay to the City a double permit fee for the work. The payment of the double permit fee shall be made before any further permits shall be issued to the person owing the double permit fee. The payment of the double permit fee shall not relieve any person from fully complying with the requirements specified by ordinance nor from any other penalties prescribed therein.
- (7) The permit fee for non-residential construction, excluding structural permits as set forth in Section A above, shall be charged according to the percentage of Contract Price shown in the following schedule:

Permit Fee:

First \$50,000 of Contract Price 4.64%

\$50,001 to \$1,000,000 of Contract Price	2.32%
Over \$1,00,000 of Contract Price	1.74%

- (8) Mailed permit, handling charge (one (1) or more per mailing):
 - (a) Without self-addressed, stamped envelope: \$16.07
 - (b) With self-addressed, stamped envelope: \$10.93
- (9) Permit card replacement. \$17.77
- (10) Pre-inspection when required prior to issuing a permit or an occupational license. \$79.30
- (11) Refunds (cancelled permits): 40%

Percentage of permit fee (for cancelled jobs) to be refunded with the following stipulations:

- (a) Refund requests shall be submitted in writing by permit applicant.
- (b) No refunds for:

1. Plan review if review work commenced or completed.
2. Permit, if any inspections scheduled or logged.
3. Permits on jobs that expired prior to request.
4. Fees collected for State or County.

(c) Minimum amount to be retained per application. \$46.99

(12) Reinspection, not ready:

- ARV**
- (a) Partial approved or 1st disapproval of mandatory inspection
 - 1. Minimum (initial fee). \$80.48
 - 2. Per unit (apartments) (initial fee). \$35.41

Non-residential and multi-family construction shall be allocated a certain number of partial approvals without additional charges.
The allocation shall be calculated as follows:

10% of the permit application fee divided by the reinspection fee, rounded down to the nearest whole number.

- ARV2**
- (b) 2nd disapproval (1.5X initial fee)
 - 1. Minimum \$120.72
 - 2. Per unit (apartments). \$53.06
 - (c) 3rd (and subsequent) disapproval (3X initial fee)
 - 1. Minimum \$241.39
 - 2. Per unit (apartments). \$106.16

(13) Renewal, expired permit:

- ARWN**
- (a) Within 90 days of expiration. 50% of original fee
- ARON**
- (b) More than 90 days of expiration 100% of original fee

RRF (14) Record Retrieval. (For items 8-1/2" X 14" or less, only minimum applies.)

	(a) Per item, per side	\$2.69
	(b) Minimum	\$6.26
	(15) On October 1st of each year, the fees referred to above shall be increased in accordance with the Consumer Price Index for urban consumers in the United States published by the Bureau of Labor Statistics for the twelve (12) months ending April of each year unless otherwise instructed by the City Commission. Notwithstanding the foregoing, any fees quoted as a percentage of either total estimated construction cost or original fee (for reinspections) shall remain unchanged by the City Commission. These adjustments will be effective on the following October 1.	
NOC	(16) Notice of Commencement Information Hand-Out and Mailing for Compliance with F.S. 713.135, as may be amended from time to time, in conjunction with structural contractor applications. (No automatic increase).	\$5.00
SSAF	(17) Annual Fee For Signs, Mandatory. To be paid on or before October 1st of each year (no automatic increase).	\$12.50