

Questions?

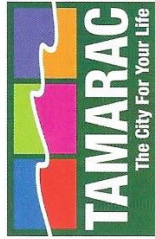
For additional clarification on the items covered or if you have any questions on what improvements require a building permit, please call Tamarac's Building Department at (954) 597-3420 or visit our website at www.tamarac.org/building. We are located at 6011 Nob Hill Road, first floor. **Hours of Operation:** Mon. – Thurs., 7:30 am to 4:30 pm and Fri., 7:30 am to 3:30 pm.

PLEASE NOTE: Be sure to check with your Homeowner's Association for any additional requirements prior to applying for a permit. It is also VERY IMPORTANT that when you hire someone to do the work they are properly licensed by either Broward County or the State of Florida to do the type and scope of work that is covered by your permit. To verify a contractor's license visit www.broward.org or contact the Florida Department of Business and Professional Regulation at 1-850-487-1395 or www.myfloridalicense.com.

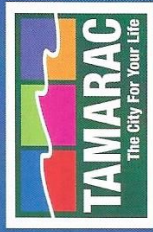
ePermits

The City's new way of accepting permits, ePermits mean significantly faster turnaround time and less paperwork in the permitting process.

Tamarac Building Department
6011 Nob Hill Road, first floor
(954) 597-3420

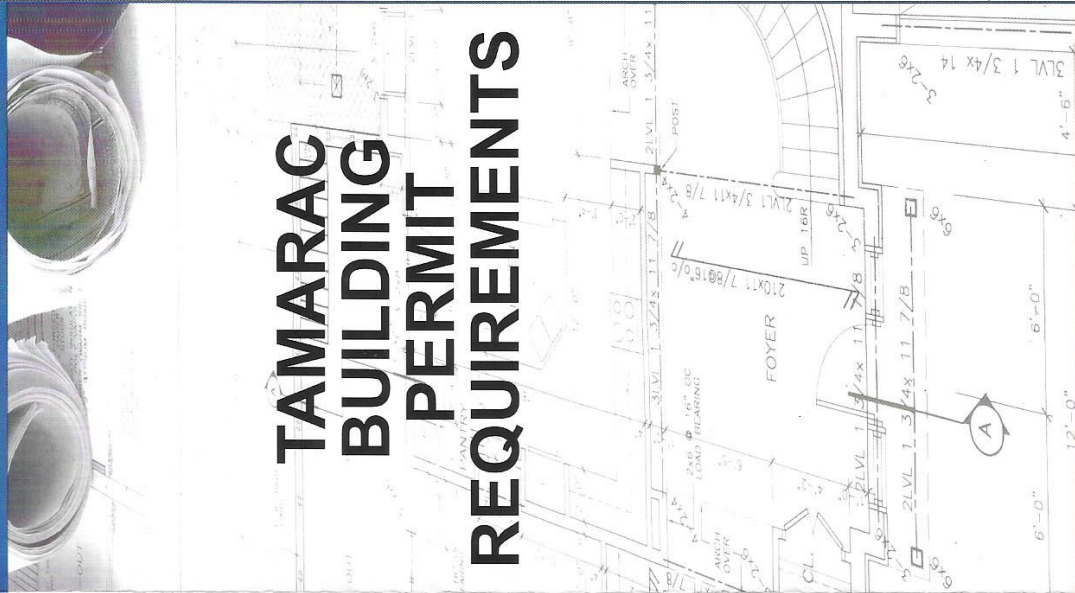


www.tamarac.org/building



THE CITY

for safe structures.



TAMARAC BUILDING PERMIT REQUIREMENTS

TAMARAC PERMIT REQUIREMENTS

Did you know? Many of the most common home improvement projects require permits in accordance with the Florida Building Code; Broward County Amendments Section 105.1 and 105.4 - 105.7 and the City of Tamarac Code of Ordinances. Homeowners who have work done without first getting a permit can be subject to fines, including the fees it costs to dismantle a project.

Permitting is vital to the safety of both you and your property. Because each building is unique, it is best to get an accurate assessment of your property before adding or taking anything away from it. The permitting process is not meant to give you a hard time or deter you from beautifying or improving your home. Rather, it exists to help you get projects done safely and efficiently. And now the City of Tamarac has made permitting easier by going paperless.

The City now uses an electronic permitting system called **ePermits**. It is a document workflow solution that lets residents, contractors and City staff handle the construction plans submission, review and approval process online - making building permitting relatively painless. Customers can submit a flash drive, CD-ROM, or upload permitting documents directly to Tamarac's website, allowing staff to review plans concurrently.

This list highlights some of the items that require a building permit from Tamarac's Building Department; it is **not** inclusive of every item that will require a permit. Remember: when in doubt, call!

Permits related to Electrical:

Burglar alarm installation.

Emergency generator - Installation of a new, permanently mounted emergency generator and/or any wiring for the future hook up of generators.

Electrical panel repair or replacement.

Electrical work - Any new electrical work, such as the installation of any electrical outlets, lighting, etc. in the interior or exterior of a residence, business, or other building.

Hot tubs - Unless they plug into an existing outlet.

Landscape lighting - Unless it plugs into an existing outlet.

Low voltage - Any type of **low voltage** wiring/outlets, such as the ones used for TV surveillance cameras.

Permits related to Mechanical:

Air conditioning change outs. If replacing the condenser (outside unit) or the air handler (interior unit), or both, a documentation of system efficiency will be required at time of permit.

Duct work - Alteration or replacement for heating, ventilation, dryer exhaust or air conditioning.

Exhaust duct work - Any type of replacement or new installation or equipment for kitchens and/or bathrooms.

Permits related to Building:

Bathroom remodeling - Any type of additions or remodeling including:

- Replacing cabinets
- Installing and/or replacing of any type of sink, bathtub, shower stall or toilet
- Any addition or alteration to the plumbing system, sewer or water service (also see Electrical and Plumbing)
- Replacement of wall tiles
- Any electrical upgrades, such as the installation of new outlets; the upgrading of existing outlets; adding new light fixtures; exhaust system, etc.

Canopies, awnings and tents - New installation or replacement of: canopies; awnings and tents permanently mounted to a building or pool deck.

Carpport, garage or open patio enclosures with a roof, to convert into a living space.

Driveway or walkway - The addition of any type of driveway or walkway in the front, on the side(s), or in the rear of a building (residence, business, etc.) with materials such as asphalt, pavers, or concrete.

Fences - New installation or replacement/repairs of any type of fencing (such as: chain link, aluminum, wood, PVC, masonry, etc.)

Gazebos, trellises, greenhouses - New installation or replacement/repairs; or any type of structure in the yard.

Interior or exterior demolition - Any type that changes the original configuration of the building, or any type of interior renovation to any walls, ceilings, drywall, insulation, etc.

Kitchen remodeling - Any type of additions or remodeling including:

- Replacing cabinets

- Installing and/or replacing of any sink, InSinkErator or water heater (tank or tankless)

- Any electrical upgrades, such as: the installation of new outlets, upgrading of existing outlets, addition of new light fixtures, exhaust systems, etc. (Also see Electrical and Plumbing)

Patio or utility sheds will require a Dade County Notice of Acceptance (Product Approval), a State of Florida Product Approval approved by DCA, or engineered drawings.

Pools - New installation, or any type of repairs to an existing pool or pool equipment, including heat pumps.

Roofs - Repairs or new installation on any type of roof: mansards, shingles, flat or barrel tiles, or metal roofs. (Please note: some flat roofs require rooftop equipment to be mounted on engineered equipment stands.)

Screen enclosures - New installation or replacement/repairs.

Siding on exterior wall - New installation or replacement/repairs.

Skylights, solar tubes, roof turbines - Replacements or new installations.

Slabs, concrete or pavers - New installation or replacement of slabs, concrete or pavers, such as: patio slabs, pool decks, etc.

Stucco Exterior Walls - New installation or replacement/repairs.

Windows, swing doors, garage doors, hurricane shutters - New installation or replacement, such as: galvanized, aluminum panel or accordion shutters, etc.

Wood or manufactured decks - New installation or replacement/repairs.

Permits related to Plumbing:

Gas systems - LP or natural gas.

Kitchen and bathroom renovations - New installation and/or replacement of any type of sink, as well as bathtubs, shower stalls, toilets, any addition or alteration to the plumbing system, sewer or water service, replacement of wall tiles and any electrical upgrades or new installation during renovation.

Solar panel system - New installation.

Water heater - Replacement or new installation of any type of water heater (tank or tankless).

Water well or irrigation system - New installation.