

Implementing Order



Implementing Order No.: 04-123

Title: MIAMI-DADE COUNTY FIRE PREVENTION FEE SCHEDULE

Ordered: 9/21/2023

Effective: 10/01/2023

AUTHORITY:

The Miami-Dade County Home Rule Charter, including among others, Sections 1.01 and 2.02 A, and Section 2-182(a), Section 14-39, and Chapter 30 of the Miami-Dade County Code.

SUPERSEDES:

This Implementing Order supersedes previous Implementing Order 4-123 dated October 1, 2021, pertaining to fees related to fire inspections, plans review activities, and the establishment of emergency vehicle zones.

POLICY:

This Implementing Order pertains to fees charged by the Miami-Dade County Fire Rescue Department (the "Department") related to fire life safety inspections, new construction inspections, fire plans review, fire & life safety education, and establishment of emergency vehicle zones. Fire life safety inspections, plans review, fire & life safety education, and the establishment of approved emergency vehicle zones are essential to protect the public health, safety, and welfare in the jurisdiction. The schedule of fees is intended to pay for the cost of providing the services. Section 14-39 of the Miami-Dade County Code mandates that the fees for the permits shall be placed in a separate account and that the fees are to be used exclusively for fire prevention activities by the jurisdiction. No application, permit, certificate, or receipt shall be issued until the appropriate fee is paid.

PROCEDURE:

Administration of this Implementing Order is delegated to the Director of the Department, who shall be responsible for the collection of fees and the delivery of required services pursuant to Miami- Dade County Code, Chapter 14, Articles I through IV in general and Section 14-39 specifically relating to fire prevention. The following fees shall be in effect through September 30, 2025. The rates shall be adjusted on October 1, 2025, and every two years subsequently to keep pace with the Consumer Price Index for all Urban customers (CPI-U) for Miami/Fort Lauderdale. Adjustment shall be the sum of the actual two previous positive fiscal years' CPI-U Miami/Fort Lauderdale rates.

Every year, or earlier, if need be, the Director shall review all fees and recommend necessary changes to the County through this Implementing Order procedure.

This Implementing Order is hereby submitted to the Board of County Commissioners of Miami- Dade County, Florida.

Approved by the County Attorney
as to form and legal sufficiency ____

MIAMI-DADE COUNTY FIRE PREVENTION FEE SCHEDULE

Plans Review/Permitting/Inspections:

1. **Work Done Without Permit:**
When construction/installation work for which a permit is required is commenced prior to the obtaining of a permit, the permit applicant shall be required to pay a double permit fee.

2. **Up Front Processing:**
When a building permit application is received, the applicant shall pay an "up-front" processing fee equal to approximately 30 percent of the cost of a new permit. This processing fee is not refundable and shall be credited toward the final permit fee.

3. **Review of Plans to Determine Applicability:**
Review of plans to determine if further review for compliance with the Florida Fire Prevention Code is required (not applicable plans). \$17.64

4. **New Building or Additions:**
For each 100 square feet or fractional part of floor area up to 20,000 square feet. (Minimum fee of \$137.57). \$3.70

For each additional 100 square feet or fractional part of floor area thereafter. \$1.36

Except for buildings for storage and industrial uses of the Groups E and F occupancies as defined in Chapter 3 of the Florida Building Code, the fee shall be:
For each 100 square feet or fractional part of floor area up to 20,000 square feet. \$8.00

For each additional 100 square feet or fractional part of floor area thereafter. \$2.70

Except for greenhouses and buildings for agricultural uses (non-residential) when located on the premises so used, screen enclosures, and trailer additions:
For each 100 square feet or fractional part of floor area. \$1.36

5. **Other New Commercial Construction:**
(Water towers, pylons, bulk storage-tank foundations, seawalls, bulkheads, unusual limited- use buildings, freestanding rigid canopies, marquees, and similar construction.) (Minimum fee \$137.57)
For each \$1,000.00 of estimated cost or fractional part thereof. \$2.70

6. **Plans review fees for Repairs, Renovation, Modifications, Reconstruction, and Alteration to Existing Buildings and Other Structures, to install or modify fire protection systems, and to establish use:**
Up to \$1,000.00 of estimated cost or fractional part (Minimum fee of \$137.57). \$12.00

For each additional \$1,000.00 of estimated cost or fractional part thereof. \$2.70

7. **Revised, lost, or re-stamped Plans Processing:**
 A. Minor plan revisions, lost plans, or re-stamp up to one half hour of work shall be subject to a minimum fee of \$92.89.
 B. Major plan revisions, lost plans, or re-stamp requiring over one-half hour of work shall be subject to a fee of 50 percent of the original fee up to a maximum of \$797.19 and a minimum fee of 137.57.
 C. Subsequent revisions or re-stamp of zoning hearing application and/or land subdivision projects shall be subject to a flat fee of \$96.41 per revision.
 D. Stamping of second or subsequent duplicate sets of plans \$94.06.
8. **Preliminary Inspection:**
 If a preliminary inspection is requested, a fee of \$92.89 will be assessed per inspection for buildings less than 5,000 square feet.

 For buildings over 5,000 square feet, a fee of \$137.57 per inspector per hour will be required.
9. **Life Safety Inspection for Temporary Certificate of Occupancy:**
 An additional fee of \$92.89 will be charged for processing an application leading to the issuance of a Temporary Certificate of Occupancy (TCO).
10. **Life Safety Re-inspections for Certificate of Occupancy:** \$183.43
 A re-inspection is required for the following reasons:
 1) Occupancy failed the C.O. inspection for one or more violations.
 2) An incorrect address was given resulting in no inspection.
 3) Occupancy is not ready for final inspection.
 4) No contractor or unable to gain access on inspector's arrival.
 5) No approved plans or permit card on-site at time of inspection.
 6) Previous violations were not corrected.
 7) Cancellation of inspection request on date of inspection

 A re-inspection fee is charged for each inspection when the inspection is for a portion of the building that had not been previously requested for inspection.
11. **Fire Alarm/Access Control Systems Test and Inspection/Recertification; collected at time of plans review for permit approval and intended to cover the cost of the final inspection:**
 1 to 6 devices \$198.71
 7 to 100 devices \$331.58
 Per device over 100 \$1.89
12. **Smoke Control Systems Test and Inspection:** \$331.58*
 *Smoke Control Systems Testing may require scheduling a Special Request Inspection (SRI) at an additional cost as per this fee schedule.
13. **In-Building Public Safety Radio Enhancement Systems:**

Signal Strength Verification Test and System Acceptance Test:
 Per inspector, per hour \$265.55
Re-Acceptance Test for Existing Systems: \$293.95

Equipment Installation Inspection; collected at time of plans review for permit approval and intended to cover the cost of the final inspection:

 1 to 6 devices \$198.71
 7 to 100 devices \$331.58
 Per device over 100 \$1.89

14.	Generator Load Bank Testing and Generator Life Safety Inspections: First inspection \$92.89* Second re-inspection \$92.89* Third or more re-inspections \$183.43* *Additionally, all Generator Load Bank Testing requires scheduling a Special Request Inspection (SRI) at an additional cost as per this fee schedule.	
15.	Fire Suppression System Test and Inspection/Recertification; collected at time of plans review for permit approval and intended to cover the cost of the final inspection: Up to 20 heads \$232.81 21 to 49 heads \$331.58 Per head over 49 \$0.53	
16.	Rough Inspection of Fire Suppression Systems; collected at time of plans review for permit approval and intended to cover the cost of the final inspection: (Inclusive of underground, flush, pressure test, and location). Up to 49 heads \$304.53 Per head over 49 \$0.58	
17.	Testing and Inspection/Recertification of Pressure Regulating Valves and/or Standpipes \$331.58 Equipment supplied by the Department to complete necessary testing and inspection shall be charged in accordance with the Special Events fee schedule (Implementing Order 7-33)	
18.	Fire Pumps Test and Inspection/Recertification: \$331.58	
19.	Fire Well (On-Site System) Test and Inspection: \$331.58 Equipment supplied by MDFR to complete necessary testing and inspection shall be charged in accordance with the Special Events fee schedule (Implementing Order 7-33)	
20.	Hydrant Use Permits: Construction meters (fixed site). Per use \$137.57 Construction meters (floating use such as pest control, lawn spraying, etc.) \$232.81 Annual and per meter	
21.	Hydrant Flow Tests/Inspections: Field flow testing and calculation \$331.58 New hydrant acceptance inspection and testing not exceeding one-hour \$331.58 Each additional half-hour or fraction thereof \$165.79	
22.	Re-inspection Fire Safety Systems (i.e. Fire Alarm, Sprinklers, Smoke Control, In-Building Public Safety Radio Enhancement Systems, etc.): First re-inspection \$92.89 Second re-inspection \$92.89 Third or more re-inspections \$183.43	

A re-inspection is required for the following reasons:

- 1) Occupancy failed the C.O. inspection for one or more violations.
- 2) An incorrect address was given resulting in no inspection.
- 3) Occupancy is not ready for final inspection.
- 4) No contractor or unable to gain access on inspector's arrival.
- 5) No approved plans or permit card on-site at time of inspection.
- 6) Previous violations were not corrected.
- 7) Cancellation of inspection request on date of inspection

A re-inspection fee is charged for each inspection when the inspection is for a portion of the building that had not been previously requested for inspection.

23. **Special Request Inspections (SRI):** \$552.62

A Special Request Inspection is a service provided by the Fire Prevention Division to allow customers to request new construction inspections at a specified time and date. The fee is charged per inspector and is in addition to any applicable inspection fee as per this fee schedule.

Note: SRIs lasting over 4 hours will incur an additional charge of \$138.16 per hour or portion thereof per inspector

24. **Technical Professional Services:**

Assessed for technical professional services requiring research, preliminary plans review, expedited plan review, zoning hearing applications, land subdivision projects, or review of engineered life safety plans. Expedited plan review fees shall be in addition to the applicable plan review fee

First hour or portion thereof	\$252.81
Each additional hour or portion thereof	\$85.83

25. **Tents (Circus, Carnival, etc.), Membrane Structures, and Other Covered Structures Plans Review and Final Inspection:**

A. Use of structure(s) for assembly and exhibitions as per following fee schedule. 45 day maximum or Change of Use.

50 to 300 Persons	\$107.30
301 to 1,000 Persons	\$147.28
Over 1,000 Persons	\$187.25

B. All other uses over 900 aggregate square feet \$107.30

Note: Plans that are submitted less than thirty (30) days prior to the event shall be charged double the applicable fee and the expedited plan review fee or may result in denial of the plan and non-approval of the event.

Inspections that are required to be performed before or after normal business hours or on holidays or weekends shall incur an additional special request inspection fee.

26. **Outdoor Special Events Plans Review and Final Inspection:**

The use of property for temporary outdoor events including but not limited to carnivals, fairs, concerts, festivals, etc. 45-day maximum.

Zero to five acres	\$197.83
Six to ten acres	\$286.02
Greater than ten acres	\$374.19

Note: Plans that are submitted less than thirty (30) days prior to the event shall be charged double the applicable fee and the expedited plan review fee or may result in denial of the

plan and non-approval of the event.

Inspections that are required to be performed before or after normal business hours or on holidays or weekends shall incur an additional special request inspection fee.

27. **Indoor Special Events Plans Review and Final Inspection:**

The temporary use of indoor occupancies or buildings for indoor events, including but not limited to trade shows, festivals, concerts, exhibits, haunted houses, etc. Such temporary use shall not extend for more longer than forty-five (45) days.

50 to 99 persons	\$147.28
100 to 300 persons	\$187.25
301 to 1,000 persons	\$230.76
1,001 to 10,000 persons	\$440.04
Over 10,000 persons	\$608.19

Note: Plans that are submitted less than thirty (30) days prior to the event shall be charged double the applicable fee and the expedited plan review fee or may result in denial of the plan and non-approval of the event.

Inspections that are required to be performed before or after normal business hours or on holidays or weekends shall incur an additional special request inspection fee.

28. **Fireworks/Sparkler Sales Plans Review and Final Inspection for Permit:**

Sale of fireworks/sparklers requires submittal of completed application package	\$187.25
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Note: For temporary sales locations, plans that are submitted less than thirty (30) days prior to opening shall be charged double the applicable fee and the expedited plan review fee or may result in denial of the plan and non-approval of the event.

Inspections that are required to be performed before or after normal business hours or on holidays or weekends shall incur an additional special request inspection fee.

Annual registration of manufacturer, distributor, or wholesaler of fireworks	\$41.15
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29. **Fireworks, Pyrotechnic Displays, and Flame Effects Plans Review and Final Inspection for Permit:**

Public Display of fireworks must be under the direction of a qualified person certified by the department as an operator. Per use.	\$274.27
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Operator certification Requires applicant to apply in person. Annual certification required.	\$165.79
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Note: Plans that are submitted less than thirty (30) days prior to the event shall be charged double the applicable fee and the expedited review fee or may result in denial of the plan and non-approval of the event.

Inspections that are required to be performed before or after normal business hours or on holidays or weekends will incur actual costs of standby fire personnel by the MDFR Special Events Bureau.

Occupancy Inspections/Annual Operating Permits:

- 30. **Flammable, Combustible, Hazardous Materials and/or Processes:**
 Fee assessed to occupancies storing, handling, or using flammable, combustible, hazardous materials and/or processes, including outdoor cooking.
 Fee is an additional 50 percent of the appropriate permit fee or \$132.86 for non-permit required occupancies

- 31. **Life Safety Permit Re-inspection:**
 For more than one re-inspection, a fee of one half of the original permit fee will be charged for inspections of existing occupancies to determine compliance with adopted fire codes.
 Maximum per re-inspection. \$298.65

- 32. **Requests for Inspection/ Zoning/Certificate of Use/Occupational Licensing Inspection:**
 Non-refundable inspection of existing occupancies to determine compliance with adopted fire codes for change of use, business speculations, etc. where a life safety permit is not required at time of inspection. \$85.83

- 33. **Non-permit required occupancy inspections:**
 Non-refundable fee for inspections requested for occupancies that do not require or are exempt from obtaining a Life Safety Permit, such as: attorneys for legal work, governmental law requirements, State buildings, Federal buildings, etc. \$85.83

 *Fee is \$85.83 or the applicable occupancy inspection fee, whichever is greater.

- 34. **Duplicate or certified copy of Life Safety Permit:** \$7.06
 Each

- 35. **Initial Life Safety Permit:** \$85.83
 Non-refundable minimum fee for a new Life Safety Permit – Permit fees exceeding \$85.83 shall be charged the difference according to the occupancy’s fee schedule

- 36. **Airport Terminal Building:**
 A structure used primarily for air passenger enplaning or deplaning, including ticket sales, flight information, baggage handling, and other necessary functions in connection with air transport operations. This term includes any extensions and satellite buildings used for passenger handling or aircraft flight service functions. Aircraft loading walkways and “mobile lounges” are excluded.
 Annual permit required
 Per gross square foot; re-inspection fees inclusive \$0.04

- For all permits listed below:
 Initial and annual renewal permits may be prorated on a monthly basis.
 Unless otherwise noted below, permit fees apply on a per-occupancy or per-building basis

- 37. **Apartments and Condominiums:**

 An apartment building having three or more living units with independent cooking and bathroom facilities. Annual permit required.
 Fee is per building and is calculated as the sum of the fee for the number of stories plus the fee for the number of units.

 Up to 2 stories \$64.68
 3 to 5 stories \$65.85
 6 to 7 stories \$104.65

8 stories and above	\$174.02
Plus per unit	\$1.76
Maximum base fee	\$697.24

38. **Assembly Occupancies:**

Maintenance, operation or use of any occupancy for public assembly, including outdoor assembly use. Annual permit required.

Up to 49 Persons	\$87.01
50 to 99 Persons	\$125.82
100 to 300 Persons	\$165.79
301 to 1,000 Persons	\$209.30
1,001 to 10,000 Persons	\$418.58
Over 10,000 Persons	\$586.72

39. **Assisted Living Facilities:**

All facilities licensed to operate as assisted living facilities. Annual permit required. Fee is based on the number of clients that the occupancy is licensed or approved for and may include multiple buildings within the same campus.

1 to 16 clients (Small Facilities)	\$139.92
Over 16 clients (Large Facilities)	\$174.02
Per additional client over 16	\$1.82

40. **Automobile Wrecking Yards, Junk Yards:** \$165.79
Annual permit required.

41. **Business Occupancies:**

For the transaction of business for keeping of accounts and records and similar purposes. Annual permit required.

0 to 1,500 square feet	\$32.93
1,501 to 3,000 square feet	\$65.85
3,001 to 5,000 square feet	\$85.83
5,001 to 10,000 square feet	\$138.75
10,001 to 50,000 square feet	\$174.02
50,001 to 100,000 square feet	\$244.57
100,001 to 150,000 square feet	\$306.88
150,001 to 200,000 square feet	\$383.31
Over 200,000 square feet	\$452.68
Common areas or elements of business occupancies, up to two floors:	\$64.68
Per additional floor	\$32.33

42. **Day Care Occupancies:**

Facilities licensed or operating as day cares or nursery schools. Annual permit required. Fee is based on the number of clients that the occupancy is licensed or approved for and may include multiple buildings within the same campus.

3 to 6 Clients	\$98.77
7 to 12 Clients	\$114.06
Over 12 Clients	\$132.86

	Additional fee for additional client over 12	\$2.00
43.	Detention/Corrections Facilities: Annual permit required.	\$664.32
44.	Educational Facilities All occupancies operating as educational facilities in grades K-12. Annual permit required. Fee is based on number of students the occupancy is licensed, chartered, approved for or based on occupant load and may include multiple buildings within the same campus.	
	Minimum	\$90.54
	Additional fee per enrolled student	\$2.00
	Maximum base fee	\$927.71
45.	Fuel Terminals Storage, handling, or dispensing of flammable or combustible liquids at fuel terminals. Annual permit required.	
	Up to ten tanks	\$418.58
	Per tank over 10	\$29.40
46.	Hospitals: All facilities licensed to operate as hospitals. Annual permit required. Fee is based on number of beds that occupancy is licensed or approved for and may include multiple buildings within the same campus.	
	Up to 100 beds	\$664.32
	Each additional bed	\$1.70
	Maximum base fee	\$1,328.65
47.	Hotels, Motels, & Dormitories Each building having up to 50 units under the same management in which there are sleeping accommodations, with or without meals. Annual permit required. Each additional unit over 50	\$165.79 \$1.70
48.	Industrial/Manufacturing Occupancies: All buildings or structures primarily used for industrial or manufacturing purposes, including dry cleaning operations. Annual permit required.	
	0 to 1,000 square feet	\$85.83
	1,001 to 5,000 square feet	\$125.82
	5,001 to 10,000 square feet	\$174.02
	10,001 to 50,000 square feet	\$265.74
	50,001 to 200,000 square feet	\$349.22
	Over 200,000 square feet	\$439.74
	Common areas or elements of industrial occupancies, up to two floors:	\$64.68
	Per additional floor	\$32.33
49.	Mall Concourses: Annual permit required. Fee is based on gross area, including anchor stores.	
	Up to 100,000 square feet	\$265.74
	100,001 to 1,000,000 square feet	\$418.58
	Over 1,000,000 square feet	\$659.52

	Per additional floor:	\$32.33
56.	Vacation Rental Homes: Single, two-family homes and individual units of a multi-family residential building licensed by the Florida Department of Business and Professional Regulation as Public Lodging Establishments. Annual permit required.	\$85.83
57.	Entry Features: Gates, guardhouses, and other entry features into residential communities or complexes. One entry and one exit point. Annual permit required. Per additional entry/exit point.	\$45.00 \$11.00
Miscellaneous Fees:		
58.	Refunds: A. A portion of fees charged pursuant to Implementing Order 4-123 may be refunded by the Chief Fire Official or his or her designee as follows: Refunds will be for the permit fee less 50 percent or the minimum plans review fee, whichever is greater provided the following is met: 1. The Department receives a written request from the permit holder prior to the permit expiration date; and 2. No work has commenced under such permit as evidenced by any recorded inspection; and 3. The Chief Fire Official approves the request. B. Notwithstanding the above: No refunds shall be made on requests involving: 1. Permit fees for the minimum plans review fee or less; or 2. Permits revoked by the Building Official, permits cancelled by court order, or conditional permits; or 3. Permits under which work has commenced as evidenced by recorded inspection having been made by a fire inspector; or 4. A permit with a change of contractor. C. Annual Operating Permit fees shall not be refundable. However, the Chief Fire Official or his or her designee is authorized to issue refunds, at his or her discretion, when fees are erroneously charged.	
59.	Appeals: Appeals to the Fire Prevention and Safety Appeals Board: Fee to recover the expenditure of resources associated with operation of the Fire Prevention and Safety Appeals Board, including, but not limited to, court reporters and legal transcripts. This fee is refundable, upon request, if the appellant prevails. Appeal of Uniform Civil Violation Notice to a Hearing Officer: Departmental costs for preparing and presenting a citation appeal. This cost is a non-refundable fee that is charged to cover the additional Department expenses related to additional site visits, employee research and documentation to present an appeal. Fee is charged in case the citation is upheld.	\$298.38 \$99.95
60.	Open Burning: Movie set shoot per site/per day Bonfire per site/per day	\$125.82 \$125.82

61.	Public Education Programs:	
	Fees intended to defray the costs of providing public education programs	
	Public Education presentation:	\$117.58
	Fire Extinguisher training:	\$117.58
	Other Fire Safety training:	\$117.58
62.	Review of Emergency Action Plans:	
	Fee charged for the annual review of required emergency action plans	\$41.15
63.	Emergency Vehicle Zone:	
	Establishment of emergency vehicle zone	\$252.81
	Modification of emergency vehicle zone, as requested	\$42.34