

Existing Building Inspection Workgroup Work plan

Objective: Discuss and provide recommendations to the Commission regarding the following:

Assignment #1.

The Florida Building Commission shall review the milestone inspection requirements under this section and make recommendations, if any, to the Legislature to ensure inspections are sufficient to determine the structural integrity of a building. The commission must provide a written report of any recommendations to the Governor, the President of the Senate, and the Speaker of the House of Representatives by December 31, 2022.

Assignment #2.

The Florida Building Commission shall consult with the State Fire Marshal to provide recommendations to the Legislature for the adoption of comprehensive structural and life safety standards for maintaining and inspecting all types of buildings and structures in this state that are three stories or more in height. The commission shall provide a written report of its recommendations to the Governor, the President of the Senate, and the Speaker of the House of Representatives by December 31, 2023.

Note: The general purpose of the life safety aspects of Assignment #2 is to identify coordination issues necessary to make sure that a milestone inspector has a checklist for verification that life safety inspections as required by the Florida Fire Prevention Code are being done and to identify types of buildings this assignment should apply to.

Approach:

Life safety as a component of the milestone inspection:

- Determine which types of buildings the life safety verification/inspection should govern.
- Determine which components of the building life safety systems should be verified during the milestone inspection. **For this item, please limit your determination/ life safety components to those listed in the requirements for existing buildings as detailed in Chapters 13 through 37 of NFPA 101 as included in the 7th Edition 2020 of the Florida Fire Prevention Code.**
- Provide for a uniform life safety verification checklist criteria for use during the milestone inspection(s). The following are items to consider as the basis for the uniform life safety verification checklist:
 - a. Validating and supporting what's already being done
 - b. Partnering up to ensure compliance

- c. Identify if there were deficiencies that were flagged by the fire official that the building is still needing to comply with
- d. Confirm that the annual, bi-annual, or tri-annual inspections are being performed
- e. Identify tell-tale sign(s) for the milestone inspector to check
- f. Verification via requesting a public record from the jurisdiction to verify that all violation(s) has been corrected.
- g. NFPA 1 – section 10.2.7 allows the third party life safety inspector to perform life safety inspections

Structural as component of the milestone inspection:

- Review Section 553.899 Mandatory structural inspections for condominium and cooperative buildings, Florida Statutes and determine which aspect(s) of these statutes would be applicable to Assignment #2.
- Review Commission’s recommendations for Assignment #1 and determine which of these recommendations would be applicable to Assignment #2.

Appoint Workgroup members 7/1/2022

Work Plan for Assignment #1.

Workgroup 1st meeting (Teleconference/Webinar) 7/14/2022

Workgroup Orientation

Program review:

- Background information
- Recommendations/reports from various workgroups/organizations regarding Champlain Towers South collapse
- Existing certification inspection programs
- Relevant research projects
- National standards/codes
- Presentation(s) (optional)

Identify Key topical issues for evaluation

Solicit recommendation/comments from interested parties 7/15-28/2022

Workgroup 2nd meeting (Teleconference/Webinar) 8/9/2022

- Review and consider recommendations/comments received from interested parties
- Continue identification of key topical issues for evaluation

Workgroup 3rd meeting (Teleconference/Webinar) 9/13/2022

- Review and consider recommendations/comments received from interested parties
- Continue identification of key topical issues for evaluation
- Continue preliminary Ranking of key recommendations

Workgroup 4th meeting (Teleconference/Webinar) 10/4/2022

- Continue to review and consider recommendations/comments received from interested parties
- Rank/prioritize key recommendations
- Formulate recommendations for action

Commission reviews the workgroup's draft recommendations for Assignment #1 10/11/2022

Work Plan for Assignment #2.

Workgroup 5th meeting (Teleconference/Webinar) 2/2/2023

- Review the Existing Building Inspection Workgroup's Work plan
- Provide an update regarding the Final Commission Report on Milestone Inspection (Assignment #1)
- Presentation:
 - Overview of the fire safety annual inspection requirements for existing buildings as required by Section 633.218, Florida Statutes – by John Gatlin
- Assignment #2: Identification of key topical issues/approach for evaluation

Workgroup 6th meeting (Teleconference/Webinar) 4/27/2023

- Review the Existing Building Inspection Workgroup's Work plan
- Background Information
- Review and acceptability rank recommendations/comments received from interested parties and workgroup members
- Continue identification of key topical issues for evaluation

Workgroup 7th meeting (Teleconference/Webinar)

6/06/2023

- Review the Existing Building Inspection Workgroup's Work plan
- Background Information
- Review and acceptability rank recommendations/comments received from interested parties and workgroup members
- Continue identification of key topical issues for evaluation

Workgroup 8th meeting (Teleconference/Webinar)

7/12/2023

- Review and consider recommendations/comments received from members and interested parties
- Continue identification of key topical issues for evaluation
- Continue Ranking of key recommendations

Workgroup 9th meeting (Teleconference/Webinar)

8/16/2023

- Review and consider recommendations/comments received from interested parties
- Continue identification of key topical issues for evaluation
- Continue Ranking of key recommendations

Workgroup 10th meeting (Teleconference/Webinar)

9/15/2023

- Review recommendations for action

Commission reviews the workgroup's draft recommendations for Assignment #2. 10/17/2023