



Notice of Required Building Safety Inspection Report

Case Number: 23-65000797

Date: 8/15/2023

Property Address: 3301 NW 22 TE COMM

Year Built: 1990

Building Age: 33

Building Sq. Ft.: 26,426

Our records indicate that the property identified above is required to complete a mandatory Building Inspection Safety Report and submit it to the City of Pompano Beach Building Inspections Division within ninety (90) days of the date of this notice.

The Broward County Board of Rules and Appeals established the Building Safety Inspection Program (*BORA Policy 05-05*) for Buildings and Structures that are 25 years of age or older, in order to confirm in reasonable fashion that the Building or Structure under consideration is safe for continued use under its present occupancy.

Subsequent Building Safety Inspections shall be required at ten (10) year intervals from the original required inspection date, regardless of when the original inspection report for the building or structure was finalized or filed.

These inspections are intended to determine the general Structural and Electrical condition of the Building or Structure for the safety and well-being of the occupants.

The written report will need to include the **Broward County Board of Rules and Appeals Structural and Electrical Safety Inspection Report Form**, prepared by a qualified Florida Licensed Professional Engineer or Florida Registered Architect, certifying that each such Building or Structure is structurally and electrically safe or has been made structurally and electrically safe for the specified use for continued occupancy, in conformity with the minimum inspection procedural guidelines as issued by the Board of Rules and Appeals.

For your convenience, copies of the reporting forms, guidelines and checklists necessary for the structural and electrical inspections are available at POMPANOBEACHFL.GOV, on the Building Inspections Division page. A fee of \$350.00 payable to the City of Pompano Beach will be required at the time of submission of the completed forms. The Building Division will review the reports submitted to verify the inspection agency has deemed the structural and electrical systems as safe.

In the event that repairs or modifications are found to be necessary as a result of the Building Safety Inspection, the owner shall have a total of 180 days from the date of the Building Safety Inspection Report (unless otherwise specified by the Building Official) to complete the required repairs and correct the Structural and Electrical deficiencies.

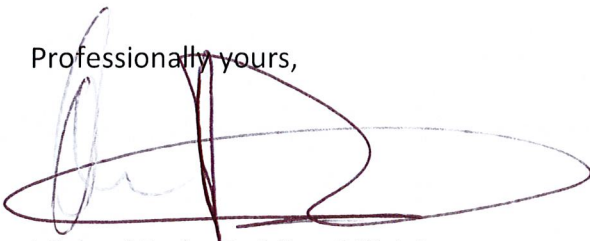
If any Electrical or Structural repairs or modifications are required, the responsible Engineer or Architect who performed the Building Safety Inspection and issued the report shall provide the Building Owner and Building Official with a signed and sealed letter indicating whether the Building or Structure may continue to be safely occupied while the Building or Structure is undergoing repairs. This letter shall be valid for no more than 180 days, and a new letter issued if repairs or modifications remain ongoing.

Once all required repairs have been completed, the responsible Licensed Professional Engineer or Registered Architect who performed the Safety Inspection and issued the report shall re-inspect the areas noted on the original report and provide the Building Owner and Building Official an amended report with a signed and sealed letter stating that all of the required repairs and corrections have been completed and that the Building or Structure has been certified for continued use.

Certain Buildings are exempt from this program, including One and Two-Family Dwellings, Fee Simple Townhouses, and Minor Structures defined as buildings or structures in any occupancy group having a gross floor area less than three thousand five hundred (3,500) square feet. If you feel your building is not properly classified and it falls within these exemptions, please notify us in writing for review.

For any additional assistance please contact the Building Safety Compliance Team at 954-545-7807.

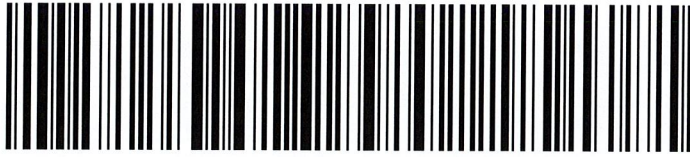
Professionally yours,



Michael Rada, Building Official
City of Pompano Beach

USPS CERTIFIED MAIL

City of Pompano Beach
Building Inspections
PO Box 1300
Pompano Beach, FL 33061



9214 8901 9403 8300 0024 4743 74

WHISPERING LAKES II PRTNR
1717 PENN AVE STE 5006
PITTSBURGH PA 33069

BROWARD COUNTY UNIFORM BUILDING PERMIT APPLICATION

Revised 11-17-2022

Select One Trade: Building Electrical Plumbing Mechanical Other _____

Application Number: _____ Application Date: _____

1

Job Address: _____ Unit: _____ City: _____

Tax Folio No.: _____ Flood Zn: _____ BFE: _____ Floor Area: _____ Job Value: _____

Building Use: _____ Construction Type: _____ Occupancy Group: _____

Present Use: _____ Proposed Use: _____

Description of Work: _____

New Addition Repair Alteration Demolition Revision Other: _____

Legal Description: _____ Attachment

2

Property Owner: _____ Phone: _____ Email: _____

Owner's Address: _____ City: _____ State: _____ Zip: _____

3

Contracting Co.: _____ Phone: _____ Email: _____

Company Address: _____ City: _____ State: _____ Zip: _____

Qualifier's Name: _____ Owner-Builder License Number: _____

4

Architect/Engineer's Name: _____ Phone: _____ Email: _____

Architect/Engineer's Address: _____ City: _____ State: _____ Zip: _____

Bonding Company: _____

Bonding Company's Address: _____ City: _____ State: _____ Zip: _____

Fee Simple Titleholder's Name (If other than the owner) _____

Fee Simple Titleholder's Name (If other than the owner) _____ City: _____ State: _____ Zip: _____

Mortgage Lender's Name: _____

Mortgage Lender's Name: _____ City: _____ State: _____ Zip: _____



City of Pompano Beach
Department of Development Services
Building Inspections Division

100 W. Atlantic Blvd Pompano Beach, FL 33060
Phone: 954.786.4669 Fax: 954.786.4677

Building Safety Inspection Program
Re-Inspection Affidavit

BORA Policy #05-05

Building Address:

Safety Inspection Report Permit #: _____

Four horizontal lines for building address input.

Restoration Permit Number(s): _____

Two horizontal lines for restoration permit number input.

TO: Property Owner _____

According to the requirements of BORA Policy #05-05, Section 5, I have re-inspected the areas noted on the original Broward County Building Safety Inspection Report, COPB Permit / Case # _____.

Select options below that apply:

- Structural Repairs Completed
Electrical Repairs Completed
Both Repairs Completed

To the best of my knowledge and belief, the required repairs noted in the original Broward County Building Safety Inspection Report have been successfully completed by the work detailed in the referenced Restoration Permit Number(s).

To the best of my knowledge and belief, the required repairs noted in the original Broward County Building Safety Inspection Report were minor in nature, did not require permit, and were successfully completed.

This report satisfies the requirements of the initial 25-year inspection based on the subsequent 10-year interval Building Safety Inspection report completed under COPB Permit / Case # _____.

Please submit this affidavit to the Building Official (either electronically with electronic signature/seal, or hand delivered if mechanically signed with embossed or wet seal) to satisfy the requirements of Section 5, BORA Policy #05-05, Broward County Building Safety Inspection Program.

ACKNOWLEDGMENT

- Registered Architect and/or Professional Engineer Signature of Reporting Inspector, Seal AND Date



Printed Name of Reporting Inspector: _____

Address of Reporting Inspector: _____

Horizontal line for address continuation.

State of Florida Registration #: _____ Email: _____ Telephone #: _____



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Building Safety Inspection Program
Re-Inspection Affidavit

BORA Policy #05-05

Building Address:

Safety Inspection Report Permit #: REPORT NUMBER GOES HERE. IF YOU NEED IT, WE CAN PROVIDE IT.

SITE ADDRESS GOES HERE

Restoration Permit Number(s): IF A PERMIT WAS PULLED THE NUMBERS GO HERE.

TO: Property Owner

According to the requirements of BORA Policy #05-05, Section 5, I have re-inspected the areas noted on the original Broward County Building Safety Inspection Report, COPB Permit / Case #

REPORT OR CASE NUMBER GOES HERE. IF YOU NEED IT, WE CAN PROVIDE IT.

Select options below that apply: CHECK WHICH ONE THAT APPLIES BELOW.

- Structural Repairs Completed
Electrical Repairs Completed
Both Repairs Completed

CHECK HERE IF A PERMIT WAS SUBMITTED FOR REPAIRS.

To the best of my knowledge and belief, the required repairs noted in the original Broward County Building Safety Inspection Report have been successfully completed by the work detailed in the referenced Restoration Permit Number(s).

CHECK HERE IF NO PERMIT WAS REQUIRED FOR THE REPAIRS.

To the best of my knowledge and belief, the required repairs noted in the original Broward County Building Safety Inspection Report were minor in nature, did not require permit, and were successfully completed.

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ACKNOWLEDGMENT

- Registered Architect and/or Professional Engineer Signature of Reporting Inspector, Seal AND Date



Printed Name of Reporting Inspector:

Address of Reporting Inspector:

State of Florida Registration #: Email: Telephone #: