



Private Provider Plans Review

Description: Prior to permit issuance, Private Provider shall perform and comply with the following Plans Review requirements in accordance with Florida Statutes 553.791 and the Florida Building Code.

Documents Required

Forms and applications available at <https://www.cityofdoral.com/all-departments/building/forms-building/>

- Notice to Building Official of Use of Private Provider**
- Private Provider Plan Compliance Affidavit**
 - Affidavit shall bear a written or electronic signature.
 - Affidavit shall certify that the following is true and correct:
 1. The plans were reviewed by the affiant, who is duly authorized to perform plans review pursuant to Section 553.791 and holds the appropriate license or certificate.
 2. The plans comply with the applicable codes.
- Approved Construction Documents in Writing or by Stamp**
 - This is in accordance with Florida Building Code 7th Edition Building 107.3.1.
- Government Approvals Required by Law pursuant Florida Statutes 553.791(L)(4) and requirements of pertinent laws in accordance with Florida Building Code 105.3.1**
 - This may include approvals from Fire, Environmental, Public Works, Flood, Planning & Zoning, etc.
- Private Provider Job Site Directory**
 - Shall identify each Private Provider Duly Authorized Representative that will be utilized for the specific permit.
 - This document will be returned at permit issuance and shall be placed on the jobsite.
- Special Inspector Forms – Notice of Employment**
 - A Threshold Building Affidavit for Threshold Buildings.
- Certificate of Insurance**
 - Shall show coverage in the statutory amounts pursuant to Florida Statutes 553.791(17).
 - Shall include the City of Doral as the certificate holder.

FAQ's

1. **Can changes be made to the Private Provider services prior to permit issuance?**

The fee owner or fee owner's contractor may make changes to the listed private providers or the services to be provided by those private providers within one (1) business day after any change with an updated Notice to Building Official. Alternatively, the City of Doral may take over the plans review but will conduct a complete re-review.
2. **Can the City of Doral identify plan deficiencies? review plans that have been reviewed by the Private Provider and have a Plan Compliance Affidavit?**

YES. Plans reviewed by the Private Provider may still receive a written notice identifying specific plan features that do not comply with applicable codes as stated in Florida Statutes 553.791(7)(a).
3. **What are the other requirements prior to permit issuance?**

A Pre-Construction meeting with the Building Official is required prior to permit issuance. The owner/owner representative and qualifier of the permit application along with a representative for the Private Provider company are required to attend. To schedule please visit:
<https://cityofdoralfl.tylerportico.com/TIM/Portal/portal-home>