

COLLIER COUNTY GOVERNMENT
GROWTH MANAGEMENT DEPARTMENT / BUILDING REVIEW & INSPECTION DIVISION
2800 N. Horseshoe Drive, Naples FL 34104 * Phone (239) 252-2428

Outstanding Corrections

Date: March 16, 2023
Contact Name: Melissa Paukstis
Address: 3074 North Horseshoe Drive
City, State Zip: Naples, FL 34104

PERMIT NO: PRMFH2023020776901
APPLICATION NO: PRMFH20230207769
JOB SITE ADDRESS: 10691 Gulf Shore DR, (BLDG) ,
Naples
Email:jsnider@walkercontractinggroup.com

Dear Applicant:

Plans submitted with the referenced permit have been reviewed. We are unable to approve your permit application for the reason(s) indicated below.

For Applications Submitted through the GMD E-Permitting Portal:

- Resubmittals must be submitted in the same session and the changes must be clouded.
- Corrected documents must be submitted as complete files (with the corrected sheets *replacing* the rejected sheets). Submittals containing just the corrected sheets will be returned as Insufficient.
- **A written letter of response summarizing the changes made to address each correction comment must be included in your resubmittal. Failure to include a written letter of response will result in a rejection.**
- After your resubmittal is processed the documents will be reviewed again; additional deficiencies may be identified through this process.

JOB DESCRIPTION: Hurricane Ian Relief/Restoration First Floor/ Lobby & Cabana Areas ONLY
10691 Gulf Shore DR, (BLDG) , Naples

Rejected Review: Environmental Review

Reviewed By: Michaelle Crowley

Phone:239-252-2972 Email:Michaelle.Crowley@colliercountyfl.gov

Correction Comment 1: A Coastal Construction Setback Line Permit will not be required, but Dune restoration will be needed prior to Certificate of Completion/Occupancy being issued on this building permit. Please acknowledge this requirement to later provide a Dune Restoration Planting Plan by a qualified professional, understanding that all plantings must be installed and inspected by Environmental Review staff prior to Certificate of Occupancy being issued for the repairs.

Correction Comment 2: Lighting plan and window/door installation must comply with Land Development Code 3.04.02 B regarding sea turtle protection: -Outdoor lighting shall be held to the minimum necessary for security and safety. Floodlights and landscape or accent lighting shall be prohibited. -All lighting, including wall-mounted fixtures, pole lighting, lights on balconies, and any other type of lighting not specifically referenced by this section, shall be of low intensity, and shall be fitted with hoods or positioned so that the light sources, or any reflective surfaces illuminated by such sources, shall not be visible from the beach. Please make an adjustment to lights shown on 2nd floor patio ceiling. -If high intensity lighting is necessary, low pressure sodium vapor luminaires shall be used and fitted with a hood or positioned so that the light sources, or any reflective surfaces illuminated by such sources, shall not be visible from the beach. -Plates of tinted glass are required for windows that are visible from the beach. The tinted glass shall be any window or glazing that has an industry-approved light transmittance value of 45 percent or less. Such transmittance shall be limited to the visible spectrum (400 to 700 nanometers), and shall be measured as the percentage of light that is transmitted through the glass, inside to outside. Please provide visible transmittance (VT) values for all windows and glass doors visible from the beach.

Rejected Review: FEMA Review

Reviewed By: Andrew O'Rourke

Phone:239-252-2722 Email:Andrew.ORourke@colliercountyfl.gov

Correction Comment 1: Please provide statement on sheet A0.1 that all materials below flood will be flood resistant materials per FEMA Technical Bulletin 2.

Flood-resistant materials - Building materials and installation methods used for flooring and interior and exterior walls and wall coverings below the flood shall be flood damage-resistant materials that conform to the provisions of FEMA TB-2.

Correction Comment 2: Please clarify/indicate on plans if existing or new breakaway walls will be repaired/replaced/installed.

Please provide statement on plans certified by design professional (engineer/architect) indicating proposed breakaway walls comply with the following: ASCE 24 Section 4.6.1, FEMA Technical Bulletin 9, FBC 1612 and 3109.

Correction Comment 3: Please provide the location, size, type, and number of ICC approved flood relief vents and product approvals for the vents to be installed as required. See FEMA Technical Bulletin #1.

Code of Laws & Ordinances Chapter 62 Floods Sec 62-80 - Enclosed area below design flood elevation.- Enclosed areas, including crawl spaces, that are below the design flood elevation shall:
be used solely for parking of vehicles, building access or storage and be provided with flood openings that meet R322.2.2 2.1 to 2.3 and are installed in accordance with Section R322.2.2.1.

Correction Comment 4: Further FEMA pending Structural.

Rejected Review: Fire Review

Reviewed By: Margarita Acevedo VEN

Phone:239-252-2309 Email:Margarita.Acevedo@colliercountyfl.gov

Correction Comment 1: Please note page A0.0 Project Summary identifies the incorrect FFPC 5th Edition.

The correct edition is FFPC 2020, 7th Edition.

Correction Comment 2: Please note plans state refer to door schedule but no door schedule was provided.

Please provide the door schedule.

Are the doors being replaced/installed fire rated? If so please provide wall and door UL rating information. Per FFPC 1: TABLE 12.7.4.2

Correction Comment 3: Fire review outstanding pending completion of 61G Fire Alarm comments.

Rejected Review: Mechanical Review

Reviewed By: Troy Komarowski

Phone:239-784-5629 Email:Troy.Komarowski@colliercountyfl.gov

Correction Comment 1: Please verify that RG-1 near stairwell door on page M4.1 is in the correct location as per FBC 107.2.1. This return grille appears to be outside the structure.

Rejected Review: Structural Review

Reviewed By: William Craft

Phone:239-252-2634 Email:William.Craft@colliercountyfl.gov

Correction Comment 1: This building meets criteria for a Threshold Building as established by Florida Statutes, F.S. 553.79(5)(a) & F.S. 553.71(7).

Prior to the issuance of the permit for a threshold building the following shall be submitted:

1. Fee owner letter selecting the Special Inspector.
2. Copy of the credentials of the Special Inspector.

3. Structural Inspection plan from the engineer or architect of record.
4. Shoring and re-shoring plan (if applicable).
5. Clarify if Threshold Inspector is performing Minimum Code Inspections.

Correction Comment 2: As of January 1, 2020, the Product Approval/NOA index sheet is a required form. Please see links below for form and instructions.

EXAMPLE & INSTRUCTIONS: <https://www.colliercountyfl.gov/Home/ShowDocument?id=87550>

BLANK FORM: <https://www.colliercountyfl.gov/home/showdocument?id=76659>

No index sheet found with submittal.

Please submit one product approval package with an index sheet included with it AND an index sheet on each permit set. The product approvals will be returned to you with the Job Site Copy.

1. Doors,
2. Windows,
3. Louvers/vents
4. any other Product approvals

Correction Comment 3: FBC-B 7th 2020 107.1 - Submittal Documents - The construction documents shall be prepared by a registered design professional where required by Chapter 471, Florida Statutes or Chapter 481, Florida Statutes. Provide an original signed and sealed copy of engineered drawings to be submitted on the building copy.

Provide structural plans for structural element repairs such as columns, stairs, and walls.

Correction Comment 4: FBC-B 7th 2020 107.2.1 - Information on construction documents. - Construction documents shall be of sufficient clarity to indicate the location, nature and extent of the work proposed and show in detail that it will conform to the provisions of the code and relevant laws, ordinances, rules and regulations, as determined by the building official.

Provide drawings for handrails to be replaced.

Correction Comment 5: FBC-B 7th 2020 Chapter 31 Special Construction Section 3109.

Any and all changes must meet section 3109 for construction of structures Seward of the Coastal Construction Control Line unless previously work was permitted or is so stated on drawings that restoring area back to previous permitted condition.

The statement "...to pre-Hurricane IAN state." is not sufficient.

Correction Comment 6: FBC-B 7th 2020 107.2.1 - Information on construction documents. - Clarify construction of storage units walls. & gates/doors.

Correction Comment 7: This review shall be considered incomplete pending receipt of requested and required information. Subsequent review(s) may reveal additional deficiencies. Also pending FEMA review comments.

Rejected Review: Alarm 61GA Review

Reviewed By: Pamela Demeo

Phone: 239-877-3590 Email: Pamela.Demeo@colliercountyfl.gov

Correction Comment 1: Please provide the option (2-4) for this occupancy classification.

FFPC 101: 31.1.1.1

The requirements of this chapter shall apply to existing buildings or portions thereof currently occupied as apartment occupancies. In addition, the building shall meet the requirements of one of the following options:

(1) Option 1, buildings without fire suppression or detection systems. NOT APPLICABLE

(2) Option 2, buildings provided with a complete approved automatic fire detection and notification system in accordance with 31.3.4.4

(3) Option 3, buildings provided with approved automatic sprinkler protection in selected areas, as described in 31.3.5.9

(4) Option 4, buildings protected throughout by an approved automatic sprinkler system

Correction Comment 2: Provide complete information required by Florida Administrative Code 61G15-32.008 (1) -(8). Revise and resubmit.

For additional detailed information, visit <https://www.northcollierfire.com/wp-content/uploads/2019/11/Prevention-7-61G-Fire-Alarm-Information-remediated.pdf>

Presentation: <https://www.northcollierfire.com/wp-content/uploads/2019/11/Prevention-Policy-SUB2-61G-Fire-Alarm-Design-Documents-remediated.pdf>

Correction Comment 3: Please correct the secondary power requirements. Note 12.2 on sheet 5.

Battery standby requirements must match the fire alarm system type used in the building and the alarm must sound for not less than 15 minutes. Additional panels and/or power supplies provided for control units, circuit interfaces, or other equipment essential to system operation, shall meet the same primary and secondary power supply requirements. NFPA 72: 10.

Correction Comment 4: Is there an existing horn strobe in compliance with North Collier Policy and Procedure FAL-17-03 for correct exterior audio-visual device placement.

<https://www.northcollierfire.com/wp-content/uploads/2020/09/FAL-17-03-Exterior-Audio-Visual-Device-09-2020.pdf>

Correction Comment 5: FFPC 101:9.1.3.2 New generator controllers shall be monitored by the fire alarm system, where provided, or at an attended location, for the following conditions:

- (1) Generator running
- (2) Generator fault
- (3) Generator switch in nonautomatic position

Correction Comment 6: Sleeping rooms require a sound level of at least 75 dBA at the pillow level and to have a low frequency square wave or equivalent 520 HZ +/- 10%. Please acknowledge this on the plan and a list low frequency message will be selected.

Correction Comment 7: This review shall be considered incomplete pending receipt of requested and required information. Subsequent review(s) may reveal additional deficiencies.

ATTENTION:

Collier County Plan Review and Inspections routinely reviews all outstanding permit applications in order to determine their status. The review process includes appropriate responses from the permit applicant when the permit cannot be approved. When the applicant is advised of deficiencies and does not respond within **180 days** with corrected plans or an appeal to the Code Enforcement Board, the permit application will become Void as per **Collier County Ordinance 2002-01, Section, 104.5.1.1 to 104.5.1.4 (as amended)**.