



Development Services Department
Builder's Services Division
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BOARD OF COUNTY
COMMISSIONERS

MEMO

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To: Builder's Services Division Staff
External Stakeholders
Date: 09.22.2023
Re: Florida Building Code - Residential, 7th Edition (2020)
112 Service Utilities
From: Steven W. Stafford, PE
Building Official

Handwritten signature of Steven W. Stafford, PE

840 WEST 11TH STREET
PANAMA CITY, FL 32401

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The 2020 Florida Building Code (FBC) includes provisions to authorize the Building Official to approve the connection of temporary and permanent service utilities and to disconnect those utilities. Specifically, Section 112 of the FBC states:

[A]112.1 Connection of Service Utilities.

A person shall not make connections from a utility, source of energy, fuel or power to any building or system that is regulated by this code for which a permit is required, until released by the building official.

[A]112.2 Temporary Connection.

The building official shall have the authority to authorize the temporary connection of the building or system to the utility, source of energy, fuel or power.

[A]112.3 Authority to Disconnect Service Utilities.

The building official shall have the authority to authorize disconnection of utility service to the building, structure or system regulated by this code and the referenced codes and standards set forth in Section 101.4 in case of emergency where necessary to eliminate an immediate hazard to life or property or where such utility connection has been made without the approval required by Section 112.1 or 112.2. The building official shall notify the serving utility, and wherever possible the owner and occupant of the building, structure or service system of the decision to disconnect prior to taking such action. If not notified prior to disconnecting, the owner or occupant of the building, structure or service system shall be notified in writing, as soon as practical thereafter.

Therefore, please be aware that the authority to connect and disconnect service utilities associated with construction, alteration, relocation, enlargement, replacement, repair, equipment, use and occupancy, location, maintenance, removal and demolition of every building or structure or any appurtenances connected or attached to such buildings or structures governed by the FBC lies with the Building Official or their designated representative. At the time of this writing, Fire Departments within Bay County have the delegated authority to disconnect utilities as outlined in Section 11.1.7 - Building Disconnect of the Florida Fire Protection Code. Utility companies should confirm requests from private parties by the Building Official's office staff. Any further delegation of authority to connect or disconnect may be issued in the future on a case-by-case basis and will be made in writing.