

By Senator Clary

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A bill to be entitled
An act relating to educational facilities;
amending s. 235.056, F.S., relating to leased,
rented, and lease-purchased educational
facilities and sites; specifying the design
professionals that are responsible for building
plans and code compliance; providing an
effective date.

Be It Enacted by the Legislature of the State of Florida:

Section 1. Paragraph (b) of subsection (3) of section
235.056, Florida Statutes, 1998 Supplement, is amended to
read:

235.056 Lease, rental, and lease-purchase of
educational facilities and sites.--

(3)

(b) Prior to occupying a rented or a leased existing
building, or space within an existing building, pursuant to
this subsection, a school board shall, in a public meeting,
adopt a resolution certifying that the following circumstances
apply to the building proposed for occupancy:

1. Growth among the school-age population in the
school district has created a need for new educational
facilities in a neighborhood where there is little or no
vacant land.

2. There exists a supply of vacant space in existing
buildings that meet state minimum building and life safety
codes.

3. Acquisition and conversion to use as educational
facilities of an existing building or buildings is a

1 cost-saving means of providing the needed classroom space as
2 determined by the difference between the cost of new
3 construction, including land acquisition and preparation and,
4 if applicable, demolition of existing structures, and the cost
5 of acquisition through rental or lease and conversion of an
6 existing building or buildings.

7 4. The building has been examined for suitability,
8 safety, and conformance with state minimum building and life
9 safety codes. The building examination shall consist, at a
10 minimum, of a review of existing documents, building site
11 reconnaissance, and analysis of the building conducted by, or
12 under the responsible charge of, a registered architect or
13 registered professional licensed structural engineer licensed
14 in this state.

15 5. A certificate of evaluation has been issued by the
16 registered architect or registered professional structural
17 engineer which states that, based on available documents,
18 building site reconnaissance, current knowledge, and
19 professional engineering judgment in the engineer's
20 professional opinion, the building meets the requirements of
21 state minimum building and life safety codes, provides safe
22 egress of occupants from the building, provides adequate
23 firesafety, and does not pose a substantial threat to life to
24 persons who would occupy the building for classroom use.

25 6. The plans for conversion of the building were
26 prepared by a registered an architect or registered
27 professional structural engineer licensed in this state, and
28 the work of conversion was performed by contractors licensed
29 in this state.

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1 7. The conversion of the building was observed by a
2 registered ~~an~~ architect or registered professional ~~structural~~
3 engineer licensed in this state.

4 8. The building has been reviewed, inspected, and
5 granted a certificate of occupancy by the local building
6 department.

7 9. All ceilings, light fixtures, ducts, and registers
8 within the area to be occupied for classroom purposes were
9 constructed or have been reconstructed to meet state minimum
10 requirements.

11 Section 2. This act shall take effect upon becoming a
12 law.

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15 SENATE SUMMARY

16 Requires certain leased, rented, or lease-purchased
17 educational facilities and sites, and building plans
18 therefor, to be inspected by a professional engineer.

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