

Vertical Construction Pre-Plan Submittal Consultation

The commercial and industrial building permitting process is centered within the County's Building Construction Services (BCS) Department. For higher threshold projects, this process begins with a Pre-Plan Submittal Consultation. A project is eligible for a Pre-Plan Submittal Consultation if it meets or exceeds any of the following criteria:

- The project is a Target Industry, as identified by the Pasco Economic Development Council (PEDC), or Office of Economic Growth (OEG) guidelines
- Exceeds 30,000 square feet in building area
- Exceeds four (4) stories in building height, or 40 feet, whichever is greater
- Is a multi-family residential, or commercial mixed-use development exceeding 25 dwelling units per acre

These meetings are free of charge and bring together the proposed project Design Professionals (Architect or Engineer) and lead BCS review personnel. Depending on the project, reviewers from each of the four trades (Mechanical, Electrical, Plumbing and Structural), and Fire may be present.

Please note: These meetings may be canceled if your Design Professional is unable to attend. The presence of an applicant's Design Professional in this meeting will enhance communication and understanding of the County's building construction process.

If your proposed development meets this criteria, and you (or your team) desires valuable feedback from the County on how to proceed, please complete a [Vertical Construction Pre-Plan Submittal Consultation Application](#). Upon completion, please email to [Building Construction Services Customer Service](#), or [Denisha Sanchez, Administrative Assistant](#).