

# Hernando County Building Division

## Storm Damage Guidelines

If your home has sustained damage due to storms, please read the following guidelines.

1. Assess the damage to your home and take pictures.
2. Prevent further damage by tarping the roof and boarding up windows. (no permit is required)
3. If the home has sustained structural damage, contact licensed and insured contractors to provide multiple estimates for repairing the damage.
4. You can use the following weblink to research Contractor's registered in Hernando County: [ContractorSearch - Hernando Building Division](#) and reviewing the State's website: [MyFloridaLicense.com – License efficiently. Regulate fairly.](#)
5. If your Power has been disconnected, and no electric repairs are needed, a Meter Hook-Up Release Request may be required to have an inspection to determine if it is safe to be re-energized. The Owner Meter Hook-Up Release Request Permit can be obtained by the Homeowner, Tenant, or Agent. Alternately, a licensed Electrical Contractor can do the inspection to ensure it is safe to re-energize. The Electrical Contractor would need to complete the Contractor Meter Hook-Up Release Request, in which the Contractor affirms the inspection has been completed and it is safe to reconnect the power. These applications are available on Hernando County Building Division's website.
6. If the home was deemed unsafe by the Building Division, collect your valuables, if safe to do so, and seek a temporary place to stay until permits are obtained and repairs are made to make the home safe again.
7. If the home is located in a flood zone and the cost to repair or improve the home exceeds 50% of the building value, please contact the Hernando County

Zoning Department for additional information specific to your property.  
Website/Contact: [Zoning Division | Hernando County, FL](#)

8. Should you choose to demolish all or a portion of the home, a demolition permit will be required.

9. Engineered plans will be required when obtaining a building permit for structural repairs to foundations, walls, ceilings, rafters, and trusses.

10. If only replacing windows and doors, a building application, floorplan sketch and a Florida product approval form (with approved product approval numbers) from the windows and/or doors would be required to apply for the permit.

11. If replacing only the roof covering (shingles, metal, tile), a permit can be obtained online or as a walk thru by a contractor. An owner can also apply for a roofing permit if the owner meets the Owner/Builder requirements (See 12 & 13).

12. An owner may obtain an owner/builder permit if the home is owned in their personal name (no corporation, LLC or business name). The home cannot be currently rented and cannot be rented or leased within 12 months of the permit closing.

13. If an owner/builder permit is obtained you must sign an affidavit stating you will abide by the applicable laws and provide supervision of all work. Anyone hired that is not licensed must be your employee with FICA payroll deductions and proper workers compensation insurance.

14. Avoid a contractor that asks you to obtain an owner/builder permit for them to do the job. They may not be licensed or insured.

15. Read construction contracts carefully.

16. Keep all receipts.

17. If a deposit of more than 10% is given, the contractor is bound by Florida law to apply for the permits within 30 days and begin work within 90 days of permit issuance, unless mutually agreed to longer time in writing.

18. Do not pay the final payment until all work is complete and the final inspection has been made by the building department.

19. Monitor the progress of the building permit and inspections on the Hernando County Building Division Public Viewing webpage: [Home Page - Hernando Building Division](#)

20. The following work does not require a permit:

- Debris removal
- Minor demolition to prevent injury or prevent further damage to buildings.
- Replacing broken glass within an existing framing for windows and doors.
- Repair or Replacement of soffits and gutters.
- Structural shoring and bracing.
- Minor non-structural repairs made to the exterior of structures.
- Roof shingle replacement of a 10 ft. x 10 ft. area, or less.
- Repair of minor water leaks that do not involve structural, mechanical, or electrical systems.

**For Emergency Permitting due to Hurricane Helene please use the following email:**

[emergencypermits@hernandocounty.us](mailto:emergencypermits@hernandocounty.us)

Hernando County Building Division  
789 Providence Blvd., Brooksville, FL 34601  
Phone: (352) 754-4050  
Email: [bldg@hernandocounty.us](mailto:bldg@hernandocounty.us)  
Website: [Home Page \(hernandobuildingdivision.com\)](http://hernandobuildingdivision.com)  
Lobby Hours: Monday-Friday, 7:30 AM – 3:30 PM