



PANAMA CITY BEACH FIRE RESCUE

FIRE INSPECTORS OFFICE

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Vacation Rental Guidelines for Compliance

Interior Postings

- Postings must be located on the back of or next to the main entrance or on the refrigerator.
- This posting must include the address of the rental unit, the name and phone number of the rental responsible party, the maximum occupancy load (Given by PCBFR after passed inspection), trash pickup days, the location of the nearest hospital with a statement to call 911 in case of emergency, information describing leave no trace requirements, beach safety flag notification system with penalties for violation, a legible copy of the building evacuation map (8 ½" x 11" minimum) and notification that failure to conform to local ordinances such as the noise, parking, and occupancy requirements is a violation of the City's Code and may result in tickets or citations.

Exterior Signage

- A vacation rental except condominiums and cooperatives must have a sign that is visible from the right of way, posted on a wall or the property. For all other vacation rentals, a decal or sticker is allowed and can be posted on a door or window and must be visible from the right of way.
- The sign, sticker, or decal must include the following information: name and number of the rental responsible party or some form of 24-hour 7-days a week emergency contact, or the locally available responsible party and the vacation rental certificate number (PCB BTR #)

Fire Extinguishers

- All vacation rental homes must have a minimum of a 2A:10 BC (5lb.) tagged extinguisher maintained and serviced annually by a State of Florida licensed contractor for every level of the rental unit.
- Mount all extinguishers where readily available. Post signage indicating the location of the extinguisher if it is behind a closed door.

Smoke Detectors

- Smoke or combination CO detectors are required in all sleeping areas. (Combination CO detectors where gas appliances are used)
- Existing hardwired smoke alarms shall be replaced with the same type.
- All smoke alarms shall be replaced every 10 years or in agreeance with manufacturer requirements, whichever is less.
- The addition of a required smoke alarm shall be permitted to be one of the 10-year, sealed battery-type detectors.

Exit & Egress

- Emergency lighting must be installed over all stairwells in all single-family homes 3 stories and greater in height.
- Exit doors may not be equipped with any type of deadbolt or latch which requires the use of a key or special knowledge/effort to open the door from the interior side.

Electrical

- The use of extension cords and multiplug adapters as permanent wiring is not allowed.
- All electrical receptacles/junctions must have cover plates installed. Exterior electrical receptacles must have rain cover guards installed.
- All unused openings for circuit breakers and switches shall be closed. Replace with adequate spacers, blanks, or filler plates.
- GFCI-protected outlets shall be installed near every water source.

Storage and General Fire Prevention

- Keep storage, furnishings, and combustibles three feet (3') away from heat-producing equipment to minimize fire risk.
- Storage of any materials in mechanical, electrical, or fire systems equipment rooms is not allowed.

This compilation was provided as a helpful, simplistic guideline for common violations that are discovered during routine inspections.

Understand that this guideline does not represent every code requirement, which is derived from the Florida Fire Prevention Code, 7th Edition.

Please contact our office if we can be of further assistance.

Thank you,