

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



VACATION RENTAL LICENSE DETERMINATION Application Fee: \$350.00

Application date: _____

1) **PROPERTY OWNER:** Name: _____

Mailing Address: _____

Phone: _____ Office: _____

2) **AGENTS NAME** (if applicable) Name: _____

Mailing Address: _____

Business phone: _____

3) **LEGAL DESCRIPTION OF PROPERTY:**

Street Address: _____ Unit # _____

Subdivision: _____ RE# _____

4) Attach a property record or Recorded Warranty Deed

5) City approved application for a Monroe County Business Tax Receipt (Occupational License) in the owner's name

6) DBPR License in owner's name. (If there is not a **Blanket DBPR License** with the Real Estate Agent) An initial inspection is required and must be approved prior to the issuance of a vacation rental license to be in compliance with the Uniform Fire Safety Code NPFA Life Safety Code 101. These inspections are performed by the City of Marathon Fire Department, and the City Fire Department will perform subsequent annual inspections upon renewal of the vacation rental license.

7) Attach a site plan of the property (may be hand-drawn & must include the measured dimensions) indicating the property lines, building's driveway, parking area, drain field, and docks (if applicable). Also attach a floor plan of the dwelling indicating the gross square footage, number of total rooms, indicate bedrooms, bathrooms, kitchen, etc.

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



- 8) **Corporations only:** Attach a current Certificate Of Good Standing.
- 9) Attach a valid and current Florida Department of Revenue Sales Tax identification certificate under Florida Statutes, chapter 212 (Florida Tax Revenue Act) and a valid and current permit, license, or approval under Florida Statutes, chapter 509 (Public Lodging Establishments).
- 10) Signature of the applicant (owner/agent) grants authorization to City of Marathon Staff inspect the premises of the vacation rental unit prior to the issuance of the vacation rental license and at any other time after issuance of license concerning compliance with Marathon City Code Section 104.59 (i.e. the Land Development Regulations). Signature also certifies that owner/agent has read and examined this application and knows that same is true and correct.

Print Name of Owner/Agent

Signature of Owner/Agent

STATE OF _____
COUNTY OF _____

Sworn to (or affirmed) and subscribed before me this _____ day of _____,
20_____, by _____ who is personally known or who
Has produced _____ as identification.

SEAL

Notary Signature _____

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



CITY OF MARATHON PLANNING DEPARTMENT

NOTICE OF VACATION RENTAL USE APPLICATION

The following information shall include name, address, day and evening phone numbers of the property manager, agent caretaker and/or owner of the dwelling unit as well as the 24-hour contact person's information if different from the agent/owner.

This information is regarding a vacation rental on the following property:

LEGAL DISCRIPTION OF THE PROPERTY:

Street Address: _____

Subdivision: _____ RE# _____

24-Hour Contact Person

Name: _____

Address: _____

City, State, Zip: _____

Day Tel#: _____ Eve #: _____

Manager, Agent, Caretaker, Owner (circle one)

Name: _____

Address: _____

City, State, Zip: _____

Day Tel#: _____ Eve #: _____

In accordance with City of Marathon Code Article 17 Section 102, you have the right to appeal a decision to approve or deny this vacation rental license to the Planning Commission within 30 days of issuance or denial of the license.

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



BASIC VACATION RENTAL REQUIREMENTS

Overview of Section 104.59 of the City of Marathon Code (Effective date: November 2007)

1. Vacation Rental Units are short-term (7 to 28 nights) rentals of residential dwelling units. Every vacation rental unit must have one kitchen and at least one working telephone. (Land line)
2. Vacation rental units may have no more than four (4) bedrooms with a maximum occupancy of two (2) persons per bedroom.
3. Short-term rentals require a Vacation Rental License from the City of Marathon. The initial determination has a fee of \$350.00, and after the first year the renewal will be a fee of \$250.00.
4. A Monroe County Business Tax Receipt (Occupational License) is required by the County Tax Department, additionally a license from the State of Florida Department of Business and Professional Regulation, (DBPR) division of Hotels and Restaurants is required.
5. An inspection is required from the City Fire Department as part of the review of the Vacation Rental Determination.
6. All vehicles and trailers are required to be parked in the vacation rental unit's driveway or designated area on the lot. No more than two vessels (if room permits) may be docked at a vacation rental unit. No vessels or vehicles may be used for overnight accommodations.
7. Renters may not trespass on any neighboring property, and may not create excessive noise. All trash must be in covered containers (4 minimum).
8. A written copy of all restrictions must be signed by all adult occupants. The rental agreement shall contain the homes address, phone number, manager's address and phone number, and the phone number of the rental unit. Either the property owner or property manager's contact number must be posted in the rental unit.
9. All occupants of vacation rental units are required to comply with MANDATORY EVACUATION at the posting of a hurricane warning.
10. All advertisements of Vacation Rentals in any medium must contain the vacation rental permit number issued by the City of Marathon.

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



2008 National Electrical Code

210-8. Ground-Fault Circuit-Interrupter Protection for Personnel.

FPN: See Section 215.9 for ground-fault circuit-interrupter protection for personnel on feeders.

(A) Dwelling Units. All 125-volt, single-phase, 15- and 20-ampere receptacles installed in the locations specified in (1) through (8) shall have ground-fault circuit-interrupter protection for personnel.

- (1) Bathrooms
- (2) Garages, and also accessory buildings that have a floor located at or below grade level not intended as habitable rooms and limited storage areas, work areas, and areas of similar use.

(3) Outdoors

Exception to (3): Receptacles that are not readily accessible and are supplied by a dedicated branch circuit for electric snow melting or deicing equipment shall be permitted to be installed in accordance with Article 426.28.

(4) Crawl spaces - at or below grade level.

(5) Unfinished basements - for purposes of this section, unfinished basements are defined as portions or areas of the basement not intended as habitable rooms and limited to storage areas, work areas, and the like.

Exception to (5): A receptacle supplying only a permanently installed fire alarm or burglar alarm system shall not be required to have ground-fault circuit-interrupter protection.

Receptacles installed under the exception to 210.8(A)(5) shall not be considered as meeting the requirements of 210.52(G).

(6) Kitchens - where the receptacles are installed to serve the countertop surfaces.

(7) Laundry, utility, and wet bar sinks - where the receptacles are installed within 6 feet (1.8m) of the outside edge of the sink.

(B) Other than Dwelling Units. All 125-volt, single phase, 15- and 20-ampere receptacles installed in the locations specified in (1) through (5) shall have ground-fault circuit-interrupter protection for personnel.

- (1) Bathrooms
- (2) Kitchens
- (3) Rooftops
- (4) Outdoors

Exception: No. 1 to (3) and (4) receptacles that are not readily accessible and are supplied by a dedicated branch circuit for electric snow-melting or deicing equipment shall be permitted to be installed without GFCI protection (5) Sinks

(C) Boat Hoists. GFCI protection shall be provided for outlets not exceeding 240 volts that supply boat hoists installed in dwelling unit locations.

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



FLORIDA BUILDING CODE 2007

SMOKE DETECTORS

R313.1 Smoke Detection and Notification

All smoke alarms shall be listed in accordance with UL 217 and installed in accordance with the provisions of this code and the household fire warning equipment provisions of NAPA 72. Household fire alarm systems that include smoke alarms, or a combination of smoke detector and audible notification device shall be installed as required by this section for smoke alarms, shall be permitted. The household fire alarm system shall provide the same level of smoke detection and alarm as required by this section for smoke alarms in the event the fire alarm panel is removed or the system is not connected to a central station.

R313.2 Location

Smoke Alarms shall be installed in the following locations:

1. In each sleeping room
2. Outside each separate sleeping area in the vicinity of the bedrooms.
3. On each additional story of the dwelling, including basements but not including crawl spaces and uninhabitable attics. In dwellings or dwelling units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level.

When more than one smoke alarm is required to be installed within an individual dwelling unit the alarm devices shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit.

R313.2.1 Alterations, repairs, and additions

When alterations, repairs or additions requiring a permit occur, or when one or more sleeping rooms are added or created in existing dwellings, the individual dwelling unit shall be equipped with smoke alarms located as required for new dwellings; the smoke alarms shall be interconnected and hard wired.

R313.3 Power Source

In new construction, the required smoke alarms shall receive their primary power from the building wiring when such wiring is served from a commercial source, and when primary power is interrupted, shall receive power from a battery. Wiring shall be permanent and without a disconnecting switch other than those required for overcurrent protection. Smoke alarms shall be permitted to be battery operated when installed in buildings without commercial power or in buildings that undergo alterations, repairs or additions regulated by Section R313.2.1

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



CARBON MONOXIDE

9B-3.0472 Carbon Monoxide Protection

(1) Definitions: For purposes of this rule, the following definitions shall apply:

- (a) **CARBON MONOXIDE ALARM.** A device for the purpose of detecting carbon monoxide, that produces a distinct audible alarm, and is listed or labeled with the appropriate standard, either ANSI/UL 2034-96, Standard for Single and Multiple Stations CO Alarms, incorporated herein by reference, or UL 2075-04, Gas and Vapor Detector Sensor, incorporated herein by reference, in accordance with its application. Both documents may be obtained by writing to: Codes and Standards Section, Department of Community Affairs, 2555 Shumard Oak Boulevard, Tallahassee, Florida 32399-2100
 - (b) **FOSSIL FUEL.** Coal, kerosene, oil, fuel gases, or other petroleum or hydrocarbon product that emits carbon monoxide as a by-product of combustion
- (2)** Every building for which a permit for new construction is issued on or after 7/1/08 and having a fossil-fuel-burning heater or appliance, a fireplace, or a attached garage shall have an operational carbon monoxide alarm installed within 10 feet of each room used for sleeping purposes.
- (3)** In new construction, alarms shall receive their primary power from the building wiring when such wiring is served form the local power utility. Such alarms shall have battery back up.
- (4)** Combination smoke/carbon monoxide alarms shall be listed or labeled by a Nationally Recognized Testing Laboratory.

CITY OF MARATHON, FLORIDA

9805 Overseas Highway, Marathon, Fl. 33050
Phone: (305) 289-4121 Fax: (305) 743-3667



**RESIDENTIAL SWIMMING POOL, SPA AND
HOT TUB SAFETY ACT REQUIREMENT
PURSUANT TO FLORIDA SENATE 2000 SB 86
EFFECTIVE OCTOBER 1, 2000**

Property Owner Name: (please print) _____

Project Address: (please print)

Contractor Name: (please print) _____

I, _____, License # _____

(Print Contractor's Name)

Hereby affirm that one of the following methods will be used to meet the requirements of Florida Statute Chapter 515:

_____ The pool will be isolated from access to the home by an enclosure that meets the pool barrier requirements of F. S. 515.29.

_____ All doors and windows providing direct access from the home to the pool will be equipped with an exit alarm that has a minimum sound pressure rating of 85 decibels (dB) at 10 feet and in accordance with section 315.1.9 of the Standard Pool Code.

_____ All doors providing direct access from the home to the pool will be equipped with a self closing, self latching device with a release mechanism placed no lower than 54" above the floor or deck.

I understand that the pool will be completely enclosed with a fence complying with the provision set forth in the Florida Building Code Sections R4101.17.1 through R4101.17.3

AND

I understand that not having one of the above installed at the time of final inspection will constitute a violation of F.S. 515, and will be considered a misdemeanor of the second degree, punishable as provided in F.S. 775.082 or section 775.083.

Owner's Signature _____ Date: ___/___/___

Contractor's Signature _____ Date: ___/___/___