HB 1207 2024

1 A bill to be entitled 2 An act relating to vacation rentals with swimming 3 pools; creating s. 515.34, F.S.; providing 4 definitions; providing requirements for operators of 5 vacation rentals that have swimming pools; providing 6 certain notice requirements; providing an effective 7 date. 8 9 Be It Enacted by the Legislature of the State of Florida: 10 11 Section 1. Section 515.34, Florida Statutes, is created to 12 read: 13 515.34 Requirements for vacation rentals.-(1) As used in this section, the term: 14 (a) "Guest" means any patron, customer, tenant, lodger, 15 16 boarder, or occupant of a vacation rental. 17 (b) "Lifebuoy" means a life-saving buoy designed to be 18 thrown to a person in water to provide buoyancy and prevent 19 drowning. 20 (c) "Operator" means the owner, licensee, proprietor, 21 lessee, manager, assistant manager, or appointed agent of a 22 vacation rental. 23 "Vacation rental" means a unit or group of units in a 24 condominium or cooperative or an individually or collectively owned single-family, two-family, three-family, or four-family 25

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CODING: Words stricken are deletions; words underlined are additions.

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| house or | dwelling un: | t that is | rented | to guests | more than | three |
|----------|--------------|------------|----------|------------|------------|-------|
| times in | a calendar | ear for p | eriods o | f less tha | n 30 days | or 1 |
| | month, which | _ | | | | |
| held out | to the publ: | .c as a pl | ace requ | larlv rent | ed to ques | sts. |
| | _ | - | | | | |

2.6

- (2) The operator of a vacation rental that has a swimming pool must do all of the following:
- (a) Post a clearly visible notice within the swimming pool barrier that provides information to guests on drowning prevention and the responsibilities of using the swimming pool.
- (b) Provide access to at least one lifebuoy located within the swimming pool barrier.
- (c) Post clearly visible depth markers along the edge of the swimming pool.
- (d) When a guest books the vacation rental, notify the guest that the vacation rental has a swimming pool on the premises.
- (3) The notice required under paragraph (2)(a) must, at a minimum, include all of the following information or substantially similar information:
- (a) A responsible adult must supervise young children at all times when they are in or around the swimming pool even if a young child has taken swimming lessons or there is a lifeguard present at the swimming pool. The responsible adult should avoid distractions such as reading, using a cellular phone, or consuming alcohol or drugs when supervising young children in or

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- (b) All doors and gates that provide access to the swimming pool must be shut and locked when the swimming pool is not being used.
- (c) Do not consume alcohol or drugs before and during swimming and other water activities.
- (d) Avoid swimming alone. Swimming with another person is especially beneficial for persons with medical conditions such as seizures, heart conditions, or autism disorders that increase their risk of drowning.
- (e) Do not swim if you take medications that impair balance, coordination, or judgment, as these side effects may increase the risk of drowning.
- (f) Take the time to familiarize yourself with your surroundings to assess potential risks, and remember that learning cardiopulmonary resuscitation (CPR) may save a life in the event of an accident.
 - Section 2. This act shall take effect July 1, 2024.