



May 21, 2020

Secretary Halsey Beshears
Department of Business and Professional Regulation
2601 Blairstone Road
Tallahassee, Florida 32399-1027

Re: Vacation Rental Reopening in Orange County

Dear Secretary Beshears:

As you are aware, Governor DeSantis recently issued Executive Order 20-123, which permits individual counties to seek approval to allow vacation rentals to operate contingent on the submission of a written request and the county's safety plan for vacation rental operations to the Florida Department of Business and Professional Regulation (DBPR). Orange County is requesting DBPR's consideration and approval of the enclosed "Orange County's Plan to Reopen Vacation Rentals."

While it is important to reopen Orange County's economy by allowing the operation of vacation rentals, the safety of employees, guests and owners of vacation rentals is paramount. Your assistance in allowing vacation rentals to reopen to guests, subject to the owners/managers following the attached specific guidelines, will help Orange County's economy rebound.

Thank you in advance for your consideration of Orange County's plan. Please contact me if you have any questions or concerns.

Sincerely,

A handwritten signature in blue ink that reads "Byron W. Brooks".

Byron W. Brooks

BWB/rm

Enclosure

cc: Mayor Jerry L. Demings
County Commissioners
Jeffrey Newton, County Attorney
Chris Testerman, Deputy County Administrator
Jon Weiss, Director, Planning, Environmental, and Development Services
Jennifer Moreau, Manager, Zoning Division

Byron W. Brooks, A.I.C.P., County Administrator
201 South Rosalind Avenue • Reply To: Post Office Box 1393 • Orlando, Florida 32802-1393
Telephone: 407-836-7370 • Fax: 407-836-7399
Byron.Brooks@ocfl.net

Orange County's Plan to Reopen Vacation Rentals

Management companies, rental platforms, etc. are allowed to reopen and operate only those licensed vacation rentals in communities zoned for vacation rentals, subject to the following:

All Florida Department of Business and Professional Regulation (DBPR) requirements and recommended safety measures related to vacation rentals should be followed, these may be updated from time to time.

These are recommended as minimum standards by DBPR:

- Maintain adequate time between the conclusion of a guest stay and the check-in of the next guest stay for appropriate cleaning and sanitation.
- Clean and disinfect all frequently-touched surfaces in the property between each guest stay.
- Wash all linens, dishware, and other service items available for use by guests between each guest rental.
- Provide sufficient soap and surface sanitation supplies for guests to utilize in the vacation rental property during the guest's rental period.
- Ensure adequate safety protocols are in place and publicly displayed, in line with CDC guidance, regarding shared or multi-residence amenities such as pools, gyms, and other communal spaces.

These are listed as recommended best practices by DBPR:

- Use mobile platforms for customer service and communication with guests, including the acceptance of payments by mobile or electronic methods.
- Minimize direct guest contact with property owners or managers through remote check-in and check-out procedures.
- Post signage or other notices regarding the cleaning practices that are completed prior to each guest stay.
- Display signage or notices to guests in the rental property to frequently remind guests to take steps to prevent the spread of COVID-19, including the wiping and sanitation of touched surfaces.

Additional Recommendations:

Maximum Occupancy and Gatherings:

- Vacation rentals may not be used for events or group gatherings that exceed maximum occupancy. Only Guests' whose names are on the reservation are authorized to stay in the home. Any Guest having events or group gatherings in the home or exceeding the numbers of authorized Guests will be immediately evicted without refund.

Reservations:

- Reservation and stays will be allowed only by residents from U.S. states with a COVID-19 case rate of less than 700 cases/100K residents as of May 19, 2020.
<https://www.cdc.gov/covid-data-tracker/index.html>
- Any person coming from a highly-infected area, as defined per the Florida Governor's guidelines, must reserve a minimum stay of 14 nights and follow CDC self-quarantine guidelines.

Sanitation:

- All Department of DBPR sanitation guidelines must be followed: 61C-3.001 Sanitation and Safety Requirements of the transient lodging statutes.
http://www.myfloridalicense.com/dbpr/hr/statutes/documents/61C_1348-bookmarks.pdf
- Follow the SafeHome guidelines of the VRMA Vacation Rental Management Association: <https://www.vrma.org/page/vrhp/vrma-cleaning-guidelines-for-covid-19>
- Where direct guest contact may occur with property owners, managers, or other staff, appropriate PPE shall be used.

Communication:

- Lodging providers must provide written CDC sanitation guidance and resources to any guest while staying in their units.
- Property owners and Managers must provide CDC Guidance to guests traveling with pets and service/assistance animals if the property is pet friendly.
- Property owners and Managers must provide guests with Orange County local COVID-19 information from the dedicated webpage on <http://www.ocfl.net/coronavirus>.
- Property owners and Managers will provide employees or contractors working in vacation rentals the CDC related safety guidance to alleviate the transmission of the virus and provide further protection for employees and guests.