



# County of Placer Short Term Rental Inspection



Date: 3/18/24 Pass/Fail: Fail Reinspection: No STR Permit #: 23-7930

Address: 5255 W Lake Blvd

STR Owner/Agent Name: Dale McBride-PO Inspector Name: Steven Ross

## Exterior Requirements

Clearly visible street address? Yes  No

Animal proof trash receptacle? Yes  No

Exterior posting is visible from street or front entrance? Yes  No  Magnet or Sticker: \_\_\_\_\_

Outdoor fire areas and fire pits meet requirements? Yes  No

*Propane grills and natural gas/propane burning fireplaces and fire pits with 20-pound tanks or smaller must be at least 10 feet from flammable structures and materials. 1,000-degree rated grill mats can be used as an additional safety precaution.*

## Interior Requirements

Bedrooms on permit: 4 Conforming bedrooms during Inspection: 4

Bedroom(s) meet egress? Yes  No

*Each bedroom shall have one emergency escape and rescue window.*

### Good Neighbor Flyer:

In a visible location by the front door? Yes  No

Behind the interior of each bedroom door? Yes  No

Number of floors: 2

### Alarms:

Correct number of smoke detectors? Number of bedroom(s)/total detector(s): 4 / 4

*At a minimum (smoke detectors) shall be installed in each bedroom, and at least one alarm on every level of the short-term rental, including basements and habitable attics. Wall-mounted alarms should be installed not more than 12 inches away from the ceiling (to the top of the alarm) or for ceilings that are pitched, install the alarm within 3 feet of the peak but not within the apex of the peak (four inches down from the peak).*

Correct number of carbon monoxide detector? Number per floor: No

*At a minimum (a monoxide detector) shall be installed outside each bedroom, on every level of the rental unit, including basements and habitable attics, and bedrooms or attached bathrooms with a fuel burning appliance, and shall be installed in accordance with the manufacturer's installation instructions.*

Correct number of fire extinguishers? Number per floor: No

*One 3A/40BC fire extinguisher is required to be in a conspicuous location on each floor. Must be professionally inspected annually or have a receipt taped to the extinguisher if purchased within the last year.*

Working Landline or VOIP? Yes  No

## Inspection notes:

PO stated all alarms work properly. Advised PO of responsibility to ensure all alarms remain operational. PO stated no fuel burning appliances in bedrooms. Exterior posting needs to be posted. 1st flr bedroom needs CO alarm outside bedroom within 10 feet of bedroom door. 1st floor fire extinguisher needs to be professionally inspected. 2nd flr 1st bedroom egress door lock needs to be change door currently needs key to unlock. 2nd flr bedrooms 1 and 2 need CO alarms outside bedrooms within 10 feet of bedroom doors. 2nd flr needs CO alarm. 2nd flr fire extinguisher needs to be professionally inspected. PO stated wood burning fire pit on property. Fire pit was covered with snow could not see. Advised PO wood burning fire pits are not allowed and it needs to be locked up or removed. Discovered additional grill after inspection inspect grill at re inspection. Unable to see street address at inspection inspect street address at re inspection. RECOMMEND RE-INSPECTING entire property at RE-INSPECTION DUE TO NUMEROUS FAILED ITEMS.

This inspection does not qualify as a "final" or "building" inspection under Chapter 15 of the Placer County Code. The completion and passing of this inspection does not deem the property compliant with the California Building Standards Code. The property owner and/or agent is solely responsible for ensuring compliance with Placer County Code Section 9.42.080 M. concerning active building permits, habitability, and inspections.