



**North Collier Fire Control and Rescue District
Authority Having Jurisdiction (AHJ) Guidelines for Successful Review or Inspection**

Article Number	SME 17-01
Effective Date	October 27, 2017
Subject	Secondary Means of Escape for Balcony Enclosures
Objective	Clarify and Provide Direction for Existing Balcony Enclosures

BACKGROUND

Replacement of previously approved installations of sliding glass doors (SGDs) and/or removable plastic panels for the purpose of storm protection, the desire of owners to emulate their neighbors enclosed balconies, increase square footage of the unit or any other purpose has driven the need for this clarification and uniform application of code requirements.

POLICY/PROCEDURE

Existing "Approved" (i.e. permitted) Installations: That which forms an enclosed balcony or lanai which otherwise would not meet the requirements of current, or previous, code requirements but were approved permitted installations are reviewed for code compliance and any discrepancies noted. Proper documentation of a previously approved permit for the existing installation, a notarized letter from the owner acknowledging that the installation does not meet the requirements of adopted codes (noted discrepancies) and a letter from the Fire Marshal documenting the requirements of 633.208(5) are required. In the event that previously approved permits cannot be provided, the existing installation shall be considered an Existing Unapproved Installation.

Existing "Unapproved" (i.e. unpermitted) Installations: SGDs and/or removable plastic panels that are proposing to be replaced or upgraded to impact resistant SGDs and cannot provide documentation of a previously approved/permitted installation shall not be considered for approval unless the installation meets the requirements of currently adopted code.

CODE REFERENCE

NFPA 101-31.2.1.2; NFPA 101-24.2; F.S. 633.208(5)