



Temporary Placement Application

**Emergency Uses, Manufactured Homes, Mobile Homes, Recreational Vehicles Other
Temporary Residential Dwelling or Temporary Movable Commercial Units**
Email application to temporaryuse@fmbgov.com

Property Address: _____
 Property Owner's Name: _____ Strap Number: _____
 Contractor (required for approved FEMA/FDEM Temp House): _____
 Phone # 1: _____ Phone # 2: _____
 Email: _____
 Effective Date Requested: _____ Do You Require A New Water-Meter (Y/ N): _____
 If RV - Make and Model: _____ Vehicle/ Dimensions: Length: _____
 Width: _____ Height: _____

Choose RV Type:

- | | | |
|---|---|---|
| <input type="checkbox"/> Class A Park Model | <input type="checkbox"/> Pop Up Camper | <input type="checkbox"/> Food Service Kitchen (must supply FL DBPR license) |
| <input type="checkbox"/> Class B | <input type="checkbox"/> Travel Trailer | <input type="checkbox"/> Temp House (FEMA/ FDEM) |
| <input type="checkbox"/> Class C | <input type="checkbox"/> Truck Camper | <input type="checkbox"/> Outdoor Sales/ Display |
| <input type="checkbox"/> Fifth Wheel | <input type="checkbox"/> Storage Trailer/ Pod | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Park Model | <input type="checkbox"/> Food Truck (must supply FL DBPR license) | |

SUBMITTAL REQUIREMENTS

- A. An application fee of \$100.00.
- B. A completed Temporary Placement Application
- C. Map or other documentation indicating the proposed location of the manufactured home, mobile home, motor home, recreational vehicle, or other temporary residential unit; and
- D. State Department of Health, State Department of Environmental Protection, and Town permit(s) authorizing the connection of the manufactured home, mobile home, motor home, recreational vehicle, or other temporary residential unit to an on-site or existing community wastewater treatment system.

REGULATIONS

- E. The applicant must be the property owner/commercial tenant of the lot and the vendor must have a Lee County Tax-ID; or with the Town's consent, have the permission of the property owner to operate at that location (permission must be supplied with registration form).
- F. All vehicles and structures must be completely on the lot and may not extend into the public right-of-way.
- G. Vehicles and structures placed on commercial lots must be setback by no less than the width of the vehicle/structure (i.e. track width) from any property line and not protrude into the right of way.
- H. Food Service Kitchens are permitted on their brick-and-mortar commercial site that is zoned for that type of activity.
 - a. Other retail stores may not accommodate food trucks.
- I. Temp power and sewer connection must be permitted by submitting a [Trade permit application](#).



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- J. Structures which are not on wheels must be tied-down on a stabilized surface or secured with appropriate helical piles, or other method to resist hydro-dynamic forces.
- K. Vehicle and mobile home must be on wheels and be able to quickly disconnect utility connections and be removed from the property after a hurricane watch has been issued.

REQUIREMENTS AND RESTRICTIONS:

- A. The temporary unit shall be removed from the site within thirty (30) days after issuance of a certificate of occupancy or certificate of use associated with the approved permit, or at the time of the expiration of the TPP, whichever is earlier. TPP shall not be used for the purpose of placing and operating a Short Term Rental.
- B. Within any Commercial, Institutional or Residential Zoning District, a TPP may be issued for the purposes of placing a manufactured home, mobile home, motor home, recreational vehicle, or other temporary unit for displaced owner-occupants or tenants if their existing living unit(s) has/have become uninhabitable due to adverse weather damage or other acts of God.

Restrictions:

1. No more than one (1) manufactured home, mobile home, motor home, recreational vehicle, or other temporary unit shall be allowed per living unit, for single-family and two-family homes. Additional units may only be allowed with approval of a waiver by the Town Council.
2. The TPP shall only be allowed while the damaged living unit is uninhabitable and in the process of repair or a replacement living unit is in the process of being constructed.
3. Placement of a manufactured home, mobile home, motor home, recreational vehicle, or other temporary unit on a site must meet all State requirements for tie-downs. Mobile homes shall be installed by a licensed mobile home contractor and in accordance with the requirements of Florida Statutes and the Florida Building Code.
4. Only verified residents of Fort Myers beach may be granted a TPP.
5. The TPP shall be issued in increments of six (6) months by review of the Town and shall not be issued for a period exceeding eighteen (18) months from the date of this ordinance adoption. The Town may, however, grant extensions to a TPP permit exceeding eighteen (18) months if a TPP permit holder demonstrates that a significant hardship exists. The Town Manager or designee shall decide if a hardship exists based upon evidence provided by the permit holder that they have exercised all due diligence in obtaining permits either for repair or replacement of the affected structure. The Town Manager may consider whether the applicant has had difficulties in completing insurance claims, obtaining an architect or engineer, obtaining construction materials or obtaining a contractor, and if relevant, whether they have had difficulty in obtaining grants or loans to assist in repair or replacement of the affected structure.



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6. The holder of the TPP shall apply for a building permit for the damaged or destroyed dwelling unit no later than six (6) months after the date of this ordinance adoption. The Town Manager or designee may, however, grant extensions to this deadline requirement based upon evidence provided by the property owner that they have exercised all due diligence in obtaining permits either for repair or replacement of the affected structure. The Town Manager may consider whether the applicant has had difficulties in completing insurance claims, obtaining an architect or engineer, obtaining construction materials or obtaining a contractor, and if relevant, whether they have had difficulty in obtaining grants or loans to assist in repair or replacement of the affected structure.

7. Noncompliance may result in revocation of the TPP.

8. The occupants of the manufactured home, mobile home, motor home, recreational vehicle, or other temporary residential unit must comply with all mandatory hurricane evacuation requirements. Failure to do so may result in the revocation of the TPP.

The undersigned applicant agrees to comply with the Town of Fort Myers Beach Land Development Code and any other applicable codes and certifies that to the best of his/her knowledge, the information submitted for the temporary permit is true and correct. Any unregistered temporary use will be subject to \$500 per incident per day through code enforcement.

Signature (property owner/authorized agent) _____ Date: _____

Typed or printed name _____

Signature (Lease Holders) _____ Date: _____

Typed or printed name _____

Town of Fort Myers Beach
2525 Estero Blvd. Fort Myers Beach, FL 33931
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