

Fire Safety Tips for Home Owners from Florida Property Inspections:

- 1) Don't install bedrooms next to kitchens or garages. These are the 1st and 2nd most likely places that fires occur.
- 2) The door from the home to the garage shall be fire rated 1 3/8-inch solid core door, (no holes or glass) and with self-closing hinges or a door closer.
- 3) Any stored flammable materials (gas, spray cans, and all combustible products) shall be contained in non-flammable storage on a closed shelf or box.
- 4) If there is attic access in the home, it shall not be wood or a plywood material. Only fire-rated material.
- 5) No unfinished walls or ceilings in the home. (i.e., No baseboards, caulking, holes, etc.)
- 6) Any holes (i.e., ceiling fans, light fixtures, etc.) in the ceiling of the home shall be filled with fire-rated foam or caulking
- 7) Any condominium or townhouse that shares an attic shall have a completely enclosed fire separation wall between units that will be fully sealed without gaps.
- 8) Extension cords should never be used for permanent wiring to an electrical device.
- 9) Do not have keyed style deadbolts installed in the interior door of the home. Turn knobs only on the inside.
- 10) Always have a fire escape plan for your family. Update it when needed and have family meetings on the plan. Keep all bushes around windows and doors trimmed. Have bedroom windows working properly for escape routes.
- 11) Smoke detectors at bedroom and kitchen with 2 fire extinguishers (kitchen and garage)
- 12) Fireplace mantle shall be no less than 12in from the firebox. Flammable materials such as flooring shall be no less than 16in from the hearth.
- 13) Have chimney flue and fire box cleaned by a chimney sweep every 50 uses or annually at a minimum.
- 14) Always have LP or Natural gas lines protected from physical damage/rupture (heater, stove, and water heater). Have gas lines tested yearly for connection leaks by a professional.
- 15) Do not overload electric outlets. Standard outlets have only two connections. The exception is a rated electrical strip.
- 16) Make sure all electrical appliances & fixtures have plugs and wire that is in excellent condition. (Example pets chews plug or wire) Make sure the ground lug is intact.
- 17) Never have flammable materials near or at the stovetop level.
- 18) Use space heaters only as designed and keep them away from flammable objects.
- 19) If you live near forests or heavily vegetated areas, always keep a minimum fire break distance of 75 to 100 feet from the house and at least 25 feet wide.
- 20) Be safe...Dryer exhaust, stove and oven fires are the most common household fires.

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