



Township of Clinton & Lebanon Borough

Bureau of Fire Safety

Smoke Alarm, Carbon Monoxide Alarm, and Fire Extinguisher Guidelines

Note: Please understand that this guideline cannot contain every possible scenario of a non-compliant inspection or provide the full details of the manufacturer's installation and maintenance instructions of certain devices. If there are any uncertainties please reach out to the Bureau of Fire Safety for assistance.

SMOKE ALARM(S)/DETECTOR(S) REQUIREMENTS:

Memo: Battery operated only smoke alarms shall be of the **10 year sealed battery type** starting January 1st 2019. This is only for battery operated smoke alarms and not required for hardwired alarms.

RESIDENTIAL BUILT/RENOVATED

Prior to January 1977

Battery operated smoke alarm(s) on all levels. (10 Year Sealed Battery Smoke Alarms are required)

January 1977- September 1978

Electric (hardwired) smoke alarm(s) on sleeping levels and 10 year sealed battery operated smoke alarm(s) on all other levels.

Important Note: 10 Year sealed smoke alarms are required on the first floor and/or other levels other than the sleeping level. This only applies when a hardwired alarm was not installed in accordance with the Construction Code. All hardwired alarms shall be maintained as hardwired.

October 1978 - January 1983

Electric (hardwired) smoke alarms on sleeping & basement level. Battery operated smoke alarms on all other levels.

Important Note: 10 Year Sealed Smoke Alarms are required the first floor or other levels other than the sleeping level and basement. This only applies when a hardwired alarm was not installed in accordance with the Construction Code. All hardwired alarms shall be maintained as hardwired.

February 1983 - July 1984

Electric (hardwired) smoke alarm(s) on all levels.

August 1984 - February 1991

Electric (hardwired) smoke alarm(s) on all levels.
All alarms must be interconnected.

March 1991 – 2016 February

Electric (hardwired) smoke alarm(s) are interconnected with battery backup. These alarm(s) must be located on every level as well as in the vicinity of each sleeping areas, and in each sleeping area.

March 2016 - Present

All smoke alarms must be electric (hardwired), interconnected and have battery backup. These alarm(s) must be located on every level as well as in the vicinity of each sleeping areas, and in each sleeping area.

Note: Carbon monoxide alarms shall be connected to the building power (Combination alarms are approved)

- SMOKE ALARMS SHALL BE INSTALLED ON EACH LEVEL OF THE PREMISES.
- SMOKE ALARMS SHALL BE INSTALLED OUTSIDE OF EACH SEPARATE SLEEPING AREA.
- SMOKE ALARMS SHALL BE INSTALLED, TESTED, AND MAINTAINED IN ACCORDANCE WITH NFPA 72, WHICH INCLUDES THE MANUFACTURER'S INSTRUCTIONS.

Any questions please call 908-735-8800 x.254 or for a quick response email: smilne@clintontwpnj.com

Updated 09/28/2019

- BATTERY OPERATED SMOKE ALARMS SHALL BE IN CLOSE PROXIMITY (WITHIN 10FT) TO THE BASE OF THE STAIRS IN THE BASEMENT.
- SMOKE ALARM(S)/DETECTOR(S) ARE NOT OLDER THAN 10 YEARS OR ANY OTHER DATE SPECIFIED BY THE MANUFACTURE FOR REPLACEMENT.

CARBON MONOXIDE ALARM(S) REQUIREMENTS:

- CARBON MONOXIDE ALARM(S) SHALL BE INSTALLED AND MAINTAINED IN THE IMMEDIATE VICINITY OF THE SLEEPING AREAS. (OUTSIDE THE SLEEPING AREAS WITHIN 10 FEET)
- CARBON MONOXIDE ALARM(S) MAY BE BATTERY-OPERATED, HARD-WIRED OR OF THE PLUG IN TYPE AND SHALL BE LISTED IN ACCORDANCE WITH UL-2034 AND SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE NJ UNIFORM FIRE CODE AND NFPA-720. IN NEW RESIDENTIAL STRUCTURES CARBON MONOXIDE ALARMS SHALL BE CONNECTED TO THE BUILDING POWER.
- CARBON MONOXIDE ALARMS HAVE A LIFE SPAN OF 5-10 YEARS DEPENDING ON THE MANUFACTURER AND MODEL. REVIEW THE MANUFACTURE'S REPLACEMENT DATE THAT CAN BE FOUND ON THE INSTRUCTIONS AND THE BACK SIDE OF THE UNIT. ANY UNIT PAST ITS REPLACEMENT DATE MAY NOT NOTIFY OCCUPANTS OF CARBON MONOXIDE.

PORTABLE FIRE EXTINGUISHER REQUIREMENTS:

A PORTABLE FIRE EXTINGUISHER SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING:

- THE EXTINGUISHER SHALL BE WITHIN 10 FEET OF THE KITCHEN AND LOCATED IN THE PATH OF EGRESS;
- THE EXTINGUISHER SHALL BE READILY ACCESSIBLE AND NOT OBSTRUCTED FROM VIEW;
- (DO NOT INSTALL IN CLOSETS, PANTRIES, GARAGE, LAUNDRY ROOMS OR SEPARATE ROOMS OR SPACES WITH A CLOSING DOOR;
- THE EXTINGUISHER SHALL BE MOUNTED USING THE MANUFACTURER'S HANGING BRACKET SO THE OPERATING INSTRUCTIONS ARE CLEARLY VISIBLE;

NOTE: DO NOT USE OLD BRACKETS, ONLY USE THE BRACKET SUPPLIED BY MANUFACTURER

- THE EXTINGUISHER SHALL BE AN APPROVED LISTED AND LABELED TYPE WITH A MINIMUM RATING OF 2A-10B:C AND NO MORE THAN 10 POUNDS; (ABC TYPE) (**1A10BC RATINGS ARE PROHIBITED**)
- THE OWNER'S MANUAL OR WRITTEN OPERATION INSTRUCTIONS SHALL BE PROVIDED DURING THE INSPECTION AND LEFT FOR THE NEW OCCUPANT;
- THE EXTINGUISHER SHALL BE SERVICED AND TAGGED BY A CERTIFIED DIVISION OF FIRE SAFETY CONTRACTOR WITHIN THE PAST 12 MONTHS OR THE SELLER MUST HAVE A RECEIPT FOR A RECENTLY PURCHASED EXTINGUISHER. (*FIRE EXTINGUISHER SHALL HAVE A CURRENT DATE ON THE FIRE EXTINGUISHER OR TAGGED AND CERTIFIED*)
- THE TOP OF THE EXTINGUISHER SHALL NOT BE MORE THAN FIVE FEET ABOVE THE FLOOR.
- FIRE EXTINGUISHER HAS NOT BEEN RECALLED AND HAS NO DEFECTS.
- FIRE EXTINGUISHER IS AN ABC TYPE

NOTE: A KITCHEN BC TYPE FIRE EXTINGUISHER WILL **NOT** BE ACCEPTED.
1A-10B:C FIRE EXTINGUISHERS ARE PROHIBITED.

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Updated 09/28/2019

NOTE: IF A HOME HAS MORE THAN ONE KITCHEN OR COOKING AREA, ADDITIONAL FIRE EXTINGUISHERS ARE REQUIRED.

Important Information:

Unfortunately, our inspectors cannot remove their boots for safety reasons. Central Alarm Systems will not be tested. Homes that only have a central alarm system shall provide a current alarm report from the alarm contractor/certified electrician that the system is fully operational and meets the requirements of the NJ Uniform Fire Code.

All smoke alarms/detectors, carbon monoxide alarms, and portable fire extinguishers **MUST** be installed in their proper locations prior to the inspection. Failure to do so will result in a failed inspection. Smoke alarms that are older than 10 years will not be compliant with the manufacturers mandated replacement date or end of life date. If the smoke alarm is older than 10 years replace it with a new alarm. In all other cases NFPA 72 requires alarms over ten (10) years to be replaced.

Carbon monoxide alarms only function properly for 5-7 years (some alarms are 10 years). Check with the manufacturer's instructions or review the back of the alarm or detector for a replacement or end of life date. Any alarm or device that is past its manufacturer's required replacement date will result in a failed inspection.

* **Starting January 1st of 2019** all smoke alarms of the battery operated type shall have a 10-year sealed battery. This should not be confused with the age of smoke alarms pertaining to their replacement date after 10 years, which is effective immediately. Smoke alarms that are battery operated shall have a 10 year sealed battery. This will be seen commonly in structures built 1977 and prior. Failure to have a 10 year sealed battery type will result in a failed inspection.

****Dwellings built with Low Voltage Smoke Detector(s) as part of an Alarm System:**
If this is your primary alarm system or added in addition to other smoke alarms and was installed meeting minimum requirements of the UCC; it must be inspected, tested, and maintained by a certified contractor with a current report identifying the system is in compliance with NFPA 72 in order to pass this inspection. Failure to have copy of a report indicated all of the components were tested in accordance with NFPA 72 will result in a failed inspection.