

Effective January 1, 2019, the following requirement regarding battery-operated smoke alarms will be enforced under the new NJ Uniform Fire Code Requirements.

N.J.A.C. 5:70-4.19 Smoke alarms for one- and two-family dwellings; carbon monoxide alarms; and portable fire extinguishers:

SMOKE ALARM REQUIREMENTS:

In one- and two-family or attached single family dwellings subject to the requirements of N.J.A.C. 5:70-2.3, smoke alarms shall be installed as follows:

1. On each level of the premises; and
2. Outside of each separate sleeping area.
(b) The smoke alarms required in (a) above shall be located and maintained in accordance with NFPA 72.
1. The alarms shall not be required to be interconnected.
(c) ~~10-YEAR SEALED BATTERY-POWERED SINGLE STATION SMOKE ALARMS~~ shall be installed and shall be listed in accordance with ANSI/UL 217, incorporated herein by reference. However, A/C-powered single or multiple-station smoke alarms installed as part of the original construction or rehabilitation project shall not be replaced with battery-powered smoke alarms. The effective date of this subsection shall be January 1, 2019.
1. A/C-powered smoke alarms shall be accepted as meeting the requirements of this section.

CARBON MONOXIDE ALARM REQUIREMENTS:

Carbon monoxide alarms shall be installed in all dwelling units in buildings in one- and two-family or attached single family dwellings, except for units in buildings that do not contain a fuel-burning device or have an attached garage, as follows:

1. Single station carbon monoxide alarms shall be installed and maintained in the immediate vicinity of the sleeping area(s).
2. Carbon monoxide alarms may be battery-operated, hard-wired or of the plug-in type and shall be listed and labeled in accordance with UL-2034 and shall be installed in accordance with the requirements of this section and NFPA-720.

To avoid potential false alarms and improper operation, do not install smoke alarms in the following areas:

- Kitchens - Smoke from cooking may cause a nuisance alarm.
- Bathrooms - Excessive steam from a shower may cause a nuisance alarm.
- Near heating or air conditioning ducts
- The "Dead Air" space where the ceiling meets the wall (see Figure 5).
- The peak of an "A" frame ceiling at the top may prevent smoke from reaching the detector.

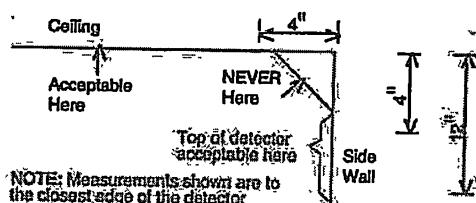
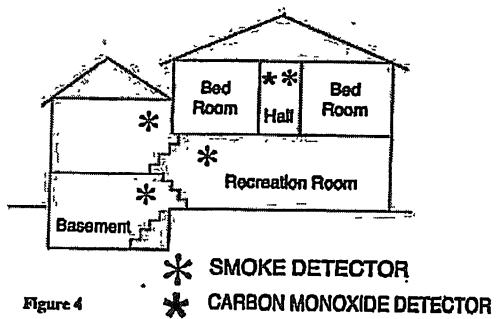
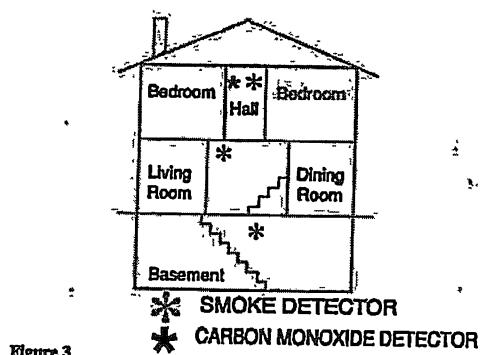
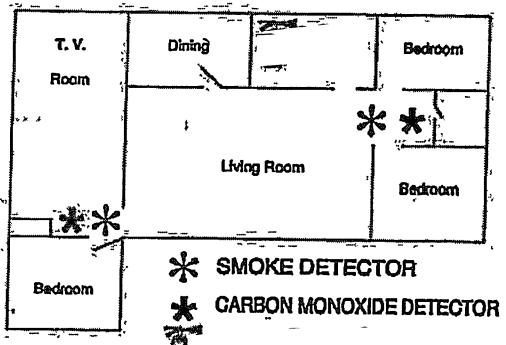
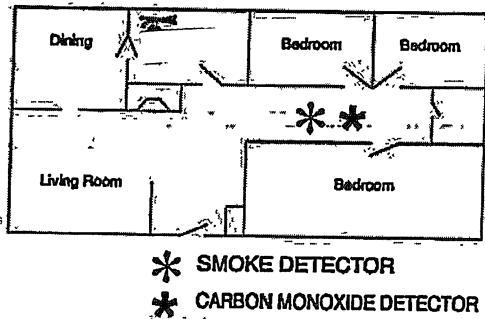


Figure 5