

NOTICE TO HOMEOWNERS AND CONTRACTORS

RE: Public Act 12-184

An Act Concerning Smoke and Carbon Monoxide Detectors and Alarms in Residential Dwellings During Renovations

The following is a message from the State of CT Building Inspector regarding homeowners responsibilities to protect their home with smoke and carbon monoxide detectors during additions and/or alterations to their home when they are occupying the dwelling during the renovations:

On 10/1/12, Public Act 12-184 went into effect. The new law requires in pertinent part that, "Whenever any private residential dwelling designed to be occupied by one or two families is occupied during interior alterations or additions requiring a building permit, the temporary installation of battery-operated smoke detection and warning equipment and, if there is a fuel-burning appliance, fireplace or attached garage present, battery-operated carbon monoxide detection and warning equipment shall be required in the vicinity of, and during the performance of, such alteration or additions. Such equipment shall be of a type or technology that is tested and certified pursuant to standards issued by the American National Standards Institute [ANSI] or Underwriters Laboratories [UL]. Such equipment may combine smoke and carbon monoxide detection technology into a single device.

This Law has not been inserted under the statutory authority of either the Building Officials or Fire Marshals, leaving responsibility for compliance with the homeowner. This legislation was the result of the horrific incident that occurred in Stamford, CT, in December 2011. Proponents of this Bill believe that lives would have been saved had temporary detectors been installed in this home, which was undergoing significant renovations at the time of the fire. With this in mind we are asking that you highlight this new requirement to your customers affected by it.

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