



General Assembly

January Session, 2001

***Raised Bill No. 6547***

LCO No. 3121

Referred to Committee on Public Safety

Introduced by:  
(PS)

***AN ACT ALLOWING MUNICIPAL ORDINANCES REGARDING  
RESIDENTIAL FIRE SPRINKLERS IN NEW HOMES.***

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 29-315 of the general statutes is repealed and the following  
2 is substituted in lieu thereof:

3 (a) When any building is to be built having more than four stories  
4 and is to be used for human occupancy, such building shall have an  
5 automatic fire extinguishing system approved by the State Fire  
6 Marshal on each floor.

7 (b) Each hotel or motel having six or more guest rooms and  
8 providing sleeping accommodations for more than sixteen persons for  
9 which a building permit for new occupancy is issued on or after  
10 January 1, 1987, shall have an automatic fire extinguishing system  
11 installed on each floor in accordance with regulations adopted by the  
12 Commissioner of Public Safety.

13 (c) Not later than October 1, 1992, each hotel or motel having more  
14 than four stories shall have an automatic fire extinguishing system

15 approved by the State Fire Marshal on each floor.

16 (d) (1) Not later than January 1, 1995, each residential building  
17 having more than four stories and occupied primarily by elderly  
18 persons shall have an automatic fire extinguishing system approved by  
19 the State Fire Marshal on each floor. Not later than January 1, 1994, the  
20 owner or manager of or agency responsible for such residential  
21 building shall submit plans for the installation of such system, signed  
22 and sealed by a licensed professional engineer, to the local fire marshal  
23 within whose jurisdiction such building is located or to the State Fire  
24 Marshal, as the case may be. For the purposes of this subsection, the  
25 phrase "occupied primarily by elderly persons" means that on October  
26 1, 1993, or on the date of any inspection, if later, a minimum of eighty  
27 per cent of the dwelling units available for human occupancy in a  
28 residential building have at least one resident who has attained the age  
29 of sixty-five years.

30 (2) Each residential building having more than twelve living units  
31 and occupied primarily by elderly persons, as defined in subdivision  
32 (1) of this subsection, or designed to be so occupied, for which a  
33 building permit for new occupancy is issued or which is substantially  
34 renovated on or after January 1, 1997, shall have an automatic fire  
35 extinguishing system approved by the State Fire Marshal on each floor.

36 (e) No building inspector shall grant a building permit unless a fire  
37 extinguishing system as required by subsection (a) or (b) of this section  
38 is included in the final, approved building plans and no fire marshal or  
39 building inspector shall permit occupancy of such a building unless  
40 such fire extinguishing system is installed and operable. The State Fire  
41 Marshal may require fire extinguishing systems approved by him to be  
42 installed in other occupancies where they are required in the interest of  
43 safety because of special occupancy hazards.

44 (f) Each city and town may adopt an ordinance requiring that any  
45 new one or two family home for which a building permit is issued  
46 after the adoption of such ordinance shall have an automatic fire

47 extinguishing system approved by the State Fire Marshal on each floor.

**Statement of Purpose:**

To increase public safety by allowing towns to require fire sprinkler systems in new one and two family homes.

*[Proposed deletions are enclosed in brackets. Proposed additions are indicated by underline, except that when the entire text of a bill or resolution or a section of a bill or resolution is new, it is not underlined.]*