



General Assembly

February Session, 2016

Raised Bill No. 124

LCO No. 1358



Referred to Committee on PUBLIC SAFETY AND SECURITY

Introduced by:
(PS)

AN ACT REQUIRING SMOKE DETECTORS IN RESIDENTIAL BUILDINGS.

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

1 Section 1. Section 29-292 of the general statutes is repealed and the
2 following is substituted in lieu thereof (*Effective October 1, 2016*):

3 (a) (1) The State Fire Marshal and the Codes and Standards
4 Committee shall adopt and administer a Fire Safety Code and at any
5 time may amend the same. The code shall be based on a nationally
6 recognized model fire code and shall be revised not later than January
7 1, 2005, and thereafter as deemed necessary to incorporate advances in
8 technologies and improvements in construction materials and any
9 subsequent revisions to the code not later than eighteen months
10 following the date of first publication of such revisions to the code,
11 unless the State Fire Marshal and the committee certify that a revision
12 is not necessary for such purpose. The regulations in said code shall
13 provide for reasonable safety from fire, smoke and panic therefrom, in
14 all buildings and areas adjacent thereto [except in private dwellings
15 occupied by one or two families] and upon all premises, and shall

16 include provision for (A) carbon monoxide detection and warning
17 equipment in (i) new residential buildings not exempt under
18 regulations adopted pursuant to this subsection and designed to be
19 occupied by one or two families for which a building permit for new
20 occupancy is issued on or after October 1, 2005, and (ii) all public or
21 nonpublic school buildings, and (B) smoke detection and warning
22 equipment in (i) [residential buildings designed to be occupied by two
23 or more families, (ii) new residential buildings designed to be occupied
24 by one family for which a building permit for new occupancy is issued
25 on or after October 1, 1978] all residential buildings, requiring
26 equipment complying with the Fire Safety Code, and [(iii)] (ii) new
27 residential buildings designed to be occupied by one or more families
28 for which a building permit for new occupancy is issued on or after
29 October 1, 1985, requiring equipment capable of operation using
30 alternating current and batteries. Smoke detection and warning
31 equipment installed in any residential building designed to be
32 occupied by one or more families for which a permit for occupancy
33 was issued prior to October 1, 1985, (I) shall be of a type or technology
34 that is readily available for retail sale, (II) shall be tested and certified
35 pursuant to standards issued by the American National Standards
36 Institute or Underwriters Laboratories, (III) may be powered solely by
37 battery, and (IV) shall be installed by the owner of the residential
38 building on each level of the building used for human occupancy and
39 the basement level, if any, as follows: Such equipment shall be
40 installed outside each separate sleeping area in the immediate vicinity
41 of such area and on the ceiling of each stairway between levels.

42 (2) Said regulations shall provide the requirements for markings
43 and literature which shall accompany such equipment sufficient to
44 inform the occupants and owners of such buildings of the purpose,
45 protective limitations and correct installation, operating, testing,
46 maintenance and replacement procedures and servicing instructions
47 for such equipment and shall require that smoke detection and
48 warning equipment which is installed in such residential buildings

49 shall be capable of sensing visible or invisible smoke particles, that the
50 manner and location of installing smoke detectors shall be approved
51 by the local fire marshal or building official, that such installation shall
52 not exceed the standards under which such equipment was tested and
53 approved and that such equipment, when activated, shall provide an
54 alarm suitable to warn the occupants, provided each hotel, motel or
55 inn shall install or furnish such equipment which, when activated,
56 shall provide a visible alarm suitable to warn occupants, in at least one
57 per cent of the units or rooms in such establishment having one
58 hundred or more units or rooms and in establishments having less
59 than one hundred units or rooms, it shall install or furnish at least one
60 such alarm.

61 (3) Said regulations shall (A) provide the requirements and
62 specifications for the installation and use of carbon monoxide detection
63 and warning equipment and shall include, but not be limited to, the
64 location, power requirements and standards for such equipment and
65 exemptions for buildings that do not pose a risk of carbon monoxide
66 poisoning due to sole dependence on systems that do not emit carbon
67 monoxide; (B) provide the requirements for testing and inspecting
68 carbon monoxide detection and warning equipment installed in public
69 or nonpublic school buildings and shall include, but not be limited to,
70 the frequency with which such equipment shall be tested and
71 inspected; (C) require that, for a public or nonpublic school building,
72 (i) any carbon monoxide detection equipment installed in any such
73 building meet or exceed Underwriters Laboratories Standard Number
74 2075, or (ii) any carbon monoxide warning equipment installed in any
75 such building meet or exceed Underwriters Laboratories Standard
76 Number 2034; (D) require the installation and maintenance of such
77 detection or warning equipment to comply with the manufacturer's
78 instructions and with the standards set forth by the National Fire
79 Protection Association; and (E) prohibit, for public and nonpublic
80 school buildings for which a building permit for new occupancy is
81 issued on or after January 1, 2012, the installation of any battery-

82 operated carbon monoxide warning equipment or any plug-in carbon
83 monoxide warning equipment that has a battery as its back-up power
84 source.

85 (b) (1) No certificate of occupancy shall be issued for any residential
86 building [designed to be occupied by two or more families, or any new
87 residential building designed to be occupied by one or more families
88 for which a building permit for new occupancy is issued on or after
89 October 1, 1978] on or after the effective date of this section, unless the
90 local fire marshal or building official has certified that such building is
91 equipped with smoke detection and warning equipment complying
92 with the Fire Safety Code.

93 (2) No certificate of occupancy shall be issued for any (A) new
94 residential building not exempt under regulations adopted pursuant to
95 subsection (a) of this section and designed to be occupied by one or
96 two families for which a building permit for new occupancy is issued
97 on or after October 1, 2005, or (B) public or nonpublic school building
98 for which a building permit for new occupancy is issued on or after
99 January 1, 2012, unless the local fire marshal or building official has
100 certified that such residential or school building is equipped with
101 carbon monoxide detection and warning equipment complying with
102 the Fire Safety Code.

103 (c) (1) No municipality, local or regional board of education, or
104 supervisory agent of a nonpublic school, and (2) no employee, officer
105 or agent of such municipality, board of education or supervisory agent
106 acting without malice, in good faith and within the scope of his or her
107 employment or official duties shall be liable for any damage to any
108 person or property resulting from the failure to detect carbon
109 monoxide within a public school building, provided carbon monoxide
110 detection equipment is installed and maintained in accordance with
111 the manufacturer's published instructions and with the regulations
112 established pursuant to this section.

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>October 1, 2016</i>	29-292

Statement of Purpose:

To require smoke detection and warning equipment in all residential buildings.

[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.]