



Princeton Township Bureau of Fire Prevention

Home Owners and Real Estate Agents,

Springtime is usually a time of buying and selling homes. There are several NJ State Fire Code Requirements as well as Local Princeton Township Ordinances that require your attention if you are selling your house within Princeton Township.

The New Jersey Uniform Fire Code requires each home has working smoke detectors, carbon monoxide detector(s) and a minimum 2:A-10:B-C fire extinguisher which should be installed within approximately 10 feet of the kitchen area.

The Code of the Township of Princeton requires the Princeton Township Bureau of Fire Prevention assures all one and two single family dwellings and multiple family dwellings are in compliance prior to the sale, lease / change of occupancy of these residential properties.

The following chart outlines the code requirements the Bureau of Fire Prevention will be looking at upon our inspection of the required devices.

Township of Princeton Smoke Detector, Carbon Monoxide Alarm and Residential Fire Extinguisher- Certification Criteria

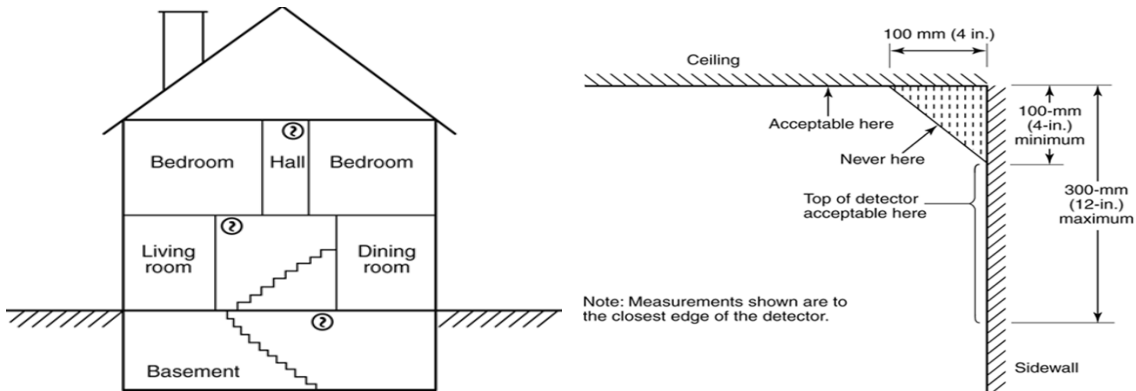
ONE & TWO FAMILY HOMES & MULTI-FAMILY DWELLINGS:

Built Prior to 1977	Built after 1977	Built after 1990	Built after 2008
Battery operated smoke detector.(SD)	Hardwired electric smoke detector. (SD)	Hardwired electric smoke detector (SD) w/ Battery Back Up	110v hardwired electric smoke detector (SD) w/ Battery Back Up.
One & Two Single Family Dwellings: One SD on each floor/level and within 10' of bedrooms.	One & Two Single Family Dwellings: SD on each floor/level and within 10' of bedrooms. Hardwired & battery SD within 2' of each other.	All Dwelling Units: One on each floor / level and within 10' of bedrooms.	All Dwelling Units: One on each floor / level and within 10' of bedrooms.
	Interconnected (Electric hardwired only)	Interconnected	Interconnected
		In each bedroom	In each bedroom
Multi-Family Dwellings: 2 battery SD within 2' of	Multi-Family Dwellings: Hardwired and battery		

each other on each floor/level and within 10' of bedrooms.	SD within 2' of each other on each floor/level and within 10' of bedrooms.		
CO Detector CO Alarm in vicinity of sleeping areas CO Alarm required at change Of Occupancy	CO Detector CO Alarm in vicinity of sleeping areas CO Alarm required at change of Occupancy	CO Detector CO Alarm in vicinity of sleeping areas CO Alarm required at change of Occupancy	CO Detector CO Alarm in vicinity of sleeping areas CO Alarm required at change of Occupancy

Note:

If you had a combination burglar/fire alarm system installed in the past and you only find (1) one smoke detector connected to the alarm system – Even though the detector may be operating correctly, approval or certification ***will not*** be issued on such a system, ***As it is a non-approved system. At no time, were single detectors only approved in New Jersey.*** Smoke Detectors must conform to the above criteria to gain certification.



Typical Placement of Smoke Detectors

**Requirements for the type and placement of a portable fire extinguisher:
As of November 15, 2005**

1. At least one portable fire extinguisher shall be installed in all one and two family dwellings (except seasonal rental units) upon change of occupancy.
2. The extinguisher shall be listed, labeled, charged and operable.
3. The size shall be no smaller than **2-A:10-B:C**, rated for residential use and weigh no more than 10 lbs.
4. The hangers or brackets supplied by the manufacturer must be used.
5. The extinguisher must be within 10 feet of the kitchen.
6. The top of the extinguisher must not be more than 5 feet above the floor.
7. The extinguisher must be visible and in a readily accessible location, free from being blocked by furniture, storage, or other items.
8. The extinguisher must be near a room exit or travel path that provides an escape route to the exterior.
9. The extinguisher must be accompanied by an owner's manual or written information regarding the operation, inspection, and maintenance of the extinguisher.
10. The extinguisher must be installed with the operating instructions clearly visible.

Princeton Township Inspection Fee Schedule

\$ **60.00** if 10 or more business days from the date of closing or change of occupancy.

\$ **95.00** if between four to nine business days from the date of closing or change of occupancy.

\$**150.00** if three or less business days from date of closing or change of occupancy.

Affordable Housing Units as registered by Princeton Township Affordable Housing will be charged the following rates which will correspond with the timeline requirements listed above. \$ 35.00, \$ 70.00 and \$ 125.00 respectively.

Note: A \$ **50.00 re-inspection fee** will be charged each time the Bureau of Fire Prevention has to perform an additional re-inspection to any previously inspected dwelling.

Per the Code of the Township of Princeton Article IV, Section 10-36.(a) the Princeton Township Bureau of Fire Prevention shall be responsible for inspecting all dwellings as listed above for compliance as of March 10, 2008.

To obtain additional fire safety information and or the application to request a smoke detector inspection, go to the Bureau of Fire Prevention web site at www.princetontwp.org/firemain.html

The Bureau of Fire Prevention is always available to assist with your fire safety questions. Contact us through our web site or call us at (609) 921-8020.

The Sound of A Smoke Detector Is One That You Can Live With. TEST YOURS TODAY !!!
<http://www.princetontwp.org/firemain.html>

