

Smoke Detectors – When and what is required!

The following guide will answer the time worn question.... What is required for this residential dwelling?

Residential Dwelling Built Prior to 1977

There were no smoke detector requirements. If no smoke detector upgrades have been done, then one battery-operated smoke detector is required on each level including the basement.

Residential Dwelling Built from Jan 1, 1977 to Feb 21, 1983

These dwellings were built with an electric smoke detector on the sleeping level and in the basement. They were not interconnected. The original smoke detector system must be working and a battery-operated detector must be installed on any level not currently equipped with a detector.

Residential Dwelling Built from Feb 22, 1983 to April 30, 1993

These dwellings were built with an electric smoke detector on every level including the basement. They are interconnected. The original smoke detector system must be working.

Residential Dwelling Built from May 1, 1993 to Present

These dwellings were built with interconnected electric smoke detectors with battery back up. They are located on every level including the basement, in the vicinity of sleeping areas, and in every sleeping area. The original smoke detector system must be working.

Additional Information

- When a dwelling has undergone a modification or increase in size that would have required an upgrade in the smoke detector system, the new system must be in working order.
- The rules regarding a split-level dwelling allow you to eliminate a smoke detector on one level when there is a smoke detector on the level above and no intervening door between the levels.
- Carbon Monoxide detectors are required in all dwelling units. They can be battery or electric operated (plug-in models are fine) and must be located in the immediate vicinity of all sleeping areas in a central location. If a central location is not available, carbon monoxide detectors must be placed in each bedroom. They can be located on walls or ceilings.