



Toms River Bureau of Fire Prevention

33 Washington Street
P.O. Box 728
Toms River, New Jersey 08753
(732) 240-5153
www.trfireprevention.com



Residential Resale Requirements

If you are selling your home in Toms River, you are required to schedule an appointment with the Toms River Bureau of Fire Prevention for a resale inspection. Appointments will be scheduled upon completion of an application found on www.trfireprevention.com. It is a violation of the Uniform Fire Code (N.J.A.C. – 5:70-2.3) to close without a Certificate of Smoke & Carbon Monoxide Alarm Compliance. This violation is subject to a \$500 penalty.

Inspection Fees:

- Initial Inspection: \$75.00
- 1st Re-Inspection: No Charge
- Additional Re-Inspections: \$35 per re-inspection
- Appointment No Show: \$75 in addition to inspection fee
- Duplicate copy of Certificate: \$30

Due to high scheduling demand, application should be submitted at least 3 weeks in advance of closing date. **Certificates expire 6 months from the date of issuance.** Certificates must be obtained every time there is a transfer of title.

Smoke Alarm Requirements

Effective January 1, 2019, New Jersey regulations require **10-year sealed battery-powered smoke alarms** to be installed per ANSI/UL 217. Working smoke alarms must be installed on every level of the home and outside each bedroom. The requirements vary based on the date the home was constructed. Renovations to the home may also change the requirements. The 10-year sealed battery detectors are the minimum requirement. If your home originally had or was upgraded to A/C-powered smoke alarms, they must be maintained as hardwired detectors and **NOT** be replaced with battery-powered alarms.

- **Homes Built Before 1977**
 - Battery-powered smoke alarms with a **10-year sealed battery** on each level, including the basement.
 - On levels with sleeping areas, alarms shall be installed within **10 feet of all bedrooms**.
- **Homes Built Between January 1, 1977, and February 21, 1983**
 - A/C-powered electric smoke alarms on sleeping levels and in the basement.
 - Battery-powered 10-year sealed alarms on all other levels.
- **Homes Built Between February 22, 1983, and April 30, 1993**
 - **Interconnected A/C-powered smoke alarms** with battery backup on every level, including the basement.
- **Homes Built from May 1, 1993, to Present**
 - **Interconnected A/C-powered smoke alarms** with battery backup on every level, including the basement **AND** inside every bedroom and sleeping area.



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Carbon Monoxide Alarm Requirements

Effective **April 7, 2003**, New Jersey regulations require the installation of **carbon monoxide (CO) alarms** in all buildings that contain fuel-burning appliances or have an attached garage.

1. CO alarms must be installed and maintained in the **immediate vicinity of all sleeping areas**.
2. CO alarms may be **battery-operated, hard-wired, or plug-in type** and must be **UL-2034 listed and labeled**.
3. CO alarms must be installed per **NFPA-720** or, alternatively, the home may have a **supervised carbon monoxide detection system** installed in compliance with the **Uniform Construction Code**.

Fire Extinguishers – No Longer Required

As of **February 3, 2025**, portable fire extinguishers are **no longer required** to obtain a CSACMAPFEC. Homeowners and property sellers are no longer obligated to install, service, or provide documentation for fire extinguishers as part of the compliance inspection process.

Secondary Power Source Identification Label

As of **February 3, 2025**, all one- and two-family and attached single-family dwellings must have a Secondary Power Source Identification Label **installed in an approved location within 18 inches of the main electrical panel AND 18 inches of electrical meter**.

This applies to homes with a **secondary power source**, such as:

- Permanently installed internal combustion generators
- Solar panels
- Battery storage systems
- Any other supplemental electrical energy source

Label Requirements:

- Clearly marked with: **“CAUTION: MULTIPLE SOURCES OF POWER.”** or similar verbiage.
- **NOT HANDWRITTEN**
- Compliant with ANSI Z535.4 labeling standards.

NOTE: This regulation came into effect during a recent change to the Fire Safety Act. The requirements and information may change as more information is provided from the New Jersey Division of Fire Safety. This document will be updated as information is made available to this office.



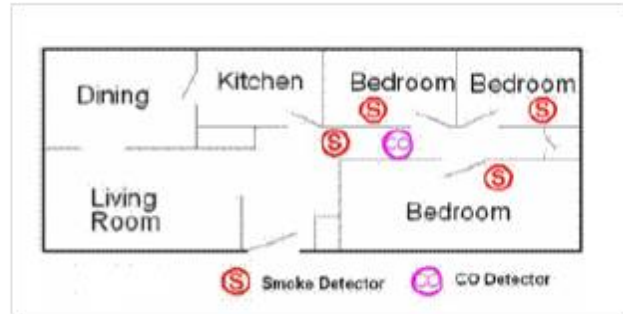
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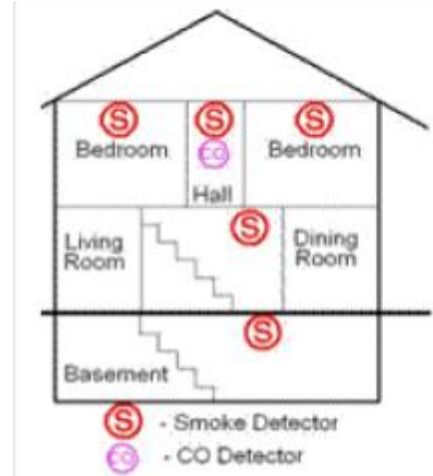
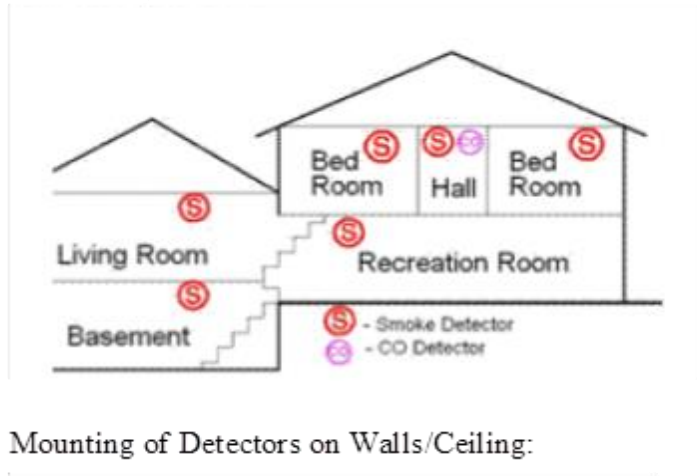


Smoke & CO Alarm Example Diagram

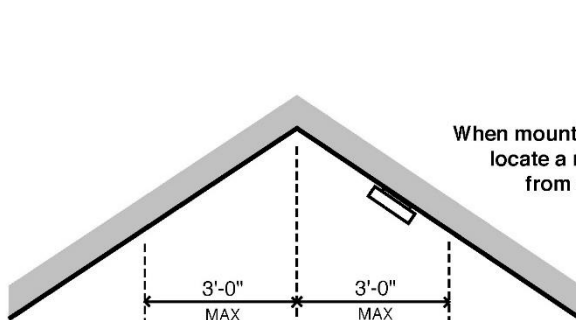
Single Story Homes:



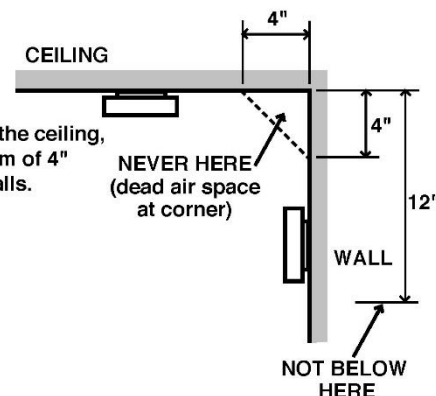
Multi-Story Homes:



Mounting of Detectors on Walls/Ceiling:



Smoke alarms on a sloped, peaked, or cathedral ceiling should be placed within 3-feet (measured horizontally) of the highest point in the ceiling.



When mounting on a wall, use an inside wall, with the top edge of the alarm at minimum of 4" and a maximum of 12" from the ceiling.



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Secondary Power Source Identification Label Examples

Below are examples of label designs that are currently acceptable. The design criteria may be changed or altered pending clarification from the Division of Fire Safety. Please note that labels shall be installed at both the electrical meter AND the electrical distribution panel. Labels shall be clearly marked with: “CAUTION: MULTIPLE SOURCES OF POWER.” or similar verbiage.

This document will be updated as new information is made available to this office.

