CHAPTER 27: SMOKE DETECTORS

§27.1 Title

This Chapter shall be known and may be cited as the "Smoke Detector Law of the Town of Camillus, New York."

§27.2 Legislative Intent and Purpose

A. The Town Board finds that disastrous fires often occur because they are not timely detected resulting in substantial property loss as well as injury or even fatalities among its residents.

B. The purpose of this Chapter is to lessen the likelihood of disastrous fires and is enacted to protect the public health, safety and welfare and to promote the public good.

§27.3 Smoke Detectors

A. Application of Chapter:
Effective October 1, 1984, all dwelling units shall have smoke detectors installed by the owner(s). Units shall have smoke detectors installed, inspected and approved before being occupied by any person or persons. Permit applications must be made with floor plans supplied for those structures to which this local law applies. Permit fees shall be set by resolution of the Town Board.

Exception: Single-Family Owner-Occupied dwellings shall not be required to be inspected or apply for permits.

B. Definitions
As used in this Chapter:

"Dwelling Unit" means one or more rooms with provision for living, cooking, sanitary and sleeping facilities arranged for the use of one family.

"Family" means a household constituting a single housekeeping unit occupied by one or more persons.

"Owner-Occupied" means a dwelling occupied by the owner or the owner's Parents, Siblings, Children.

C. Requirements:
Smoke detectors shall be of a type approved by the Uniform Fire Prevention and Building Code of the State of New York; shall be capable of sensing visible and/or invisible products of combustion and when activated, shall provide an alarm suitable to warn the occupants. Such detectors shall also include such markings and literature sufficient to inform the occupants and owners of the purposes, protective limitations and correct

installation, operating, testing, maintenance and replacement procedures and servicing instructions for such equipment.

D. Installation and Location:
The manner of installation and the Location of the smoke detectors shall be in compliance with the NY State Uniform Fire Prevention and Building Code, this Chapter, and approved by the Code Enforcement Officer or the Fire Marshall of the Town of Camillus, which shall be in accordance with and shall not exceed the standards under which the detectors were tested and approved and any limitations on their use. Approval shall remain in effect unless the Code Enforcement Officer or the Fire Marshall finds that the equipment is hazardous or unreliable and in such case he or she shall revoke such approval.

E. Number Required

1. At least one smoke detector shall be installed in each dwelling unit, on each floor, including the basement, and in each room used for sleeping.

2. In each structure containing three or more dwelling units, at least one electric detector shall be installed in each common passageway on each floor.

3. In each structure containing three or more dwelling units, interconnected detectors shall be installed in each common passageway on each floor and in the cellar or basement, the signal or alarm of which shall be clearly audible throughout the structure.

F. Maintenance:
It shall be the responsibility of the owner of each dwelling unit and structure covered by this Chapter to maintain all smoke detectors in good working order.

G. Owner Statement of Compliance:
Beginning January, 2026 and during January each year thereafter, the owner of each dwelling unit and structure in which a smoke detector has been installed shall certify to the Code Enforcement Officer in writing that the required maintenance has been performed on all such detectors in the owner's dwelling units and structures and that the devices are in good working condition as of the date of the certification.

Exception: Owner-Occupied Single-Family homes

H. Inspections:
The Code Enforcement Officer or the Fire Marshall may inspect all dwellings covered by this Chapter annually and as may be necessary to ensure compliance, with the permission of the property owner or occupant. The Code Enforcement Officer can be contacted for recommendations when an owner is concerned about installation, number or type of alarms or detectors.

§27.4 Penalty

Any person who shall violate any provision of this Chapter shall be guilty of a violation. Such violation shall be deemed an offense and each day the condition persists shall constitute a separate offense. Any person(s) in violation of this Chapter shall be guilty of an offense punishable by a fine not less than $50.00 nor more than $250.00; and upon conviction of a second offense within a two (2) year period, shall be punishable by a fine not less than $250.00 nor more than $500.00; and upon conviction of a third or subsequent offense within a two (2) year period, shall be punishable by a fine not less $500.00 nor more than $1,000.00.

Historical Notes

This Chapter was added by Local Law # 5 of the year 1984 on May 22, 1984, effective 30 days after filing in the office of the secretary of state. Amended spelling LL#13-94.

Repealed and replaced LL #3-2026, 3/10/26