



**BOROUGH OF PARAMUS
 BUILDING DEPARTMENT
 ONE JOCKISH SQUARE
 PARAMUS, NEW JERSEY 07652
 201-265-2100, Ext. 2230 / Fax: 201 265-0086**



CERTIFICATE OF COMPLIANCE FOR RESIDENTIAL RESALE/TENANCY

*All open construction permits **MUST** be closed out at least one week prior to scheduling the Resale/Tenancy of the home*

***** INSPECTIONS FOR RESALE ARE PERFORMED MONDAY THROUGH FRIDAY 9:30am - 10:30am*****

Please make arrangements to have someone at your home to let the inspector in

IN ACCORDANCE WITH NJAC 5:70-2.3 THE GUIDELINES FOR SMOKE ALARMS, CARBON MONOXIDE DETECTORS & FIRE EXTINGUISHERS ARE AS FOLLOWS:

SMOKE ALARM & CARBON MONOXIDE DETECTOR GUIDELINES

1. The smoke alarms required shall be located and maintained in accordance with NFPA-72
2. In dwelling units, smoke alarms are required to have a minimum of one on each level of the dwelling, including in the immediate vicinity of all bedrooms and installed as per manufacturer’s installation requirements.
3. Hardwired single or multiple station smoke alarms installed as part of the original construction or rehabilitation project shall not be replaced with battery-powered smoke alarms.
4. **Where hardwired smoke alarms were not previously required, listed and labeled ten-year sealed battery-powered single station smoke alarms shall be installed in accordance with ANSI/UL 217. Location of smoke alarms will remain consistent with those listed above. (Updated 1/1/2019)**
5. Carbon monoxide detectors shall be installed in the immediate vicinity of all bedroom and sleeping areas. Carbon monoxide detectors may be battery-operated, hard wired or of plug in type and shall be listed and labeled in accordance with UL-2034 and shall be installed in accordance with NFPA-720.

*If your smoke alarms are connected to your burglar alarm system, please contact your alarm company at least 15 minutes prior to the arrival of the fire inspector and advise your alarm company that a test of your smoke alarms will be taking place. You **MUST** know how to reset the system and have your security code accessible so that after the alarms have been tested, they can be turned off immediately.*

YOUR INSPECTION IS SCHEDULED FOR ____/____/____ 201-265-2100 Ext. 2230

FIRE EXTINGUISHER GUIDELINES

1. At least one portable fire extinguisher shall be installed per dwelling unit.
2. The extinguisher shall be listed, labeled, charged and operable.
3. The size shall be no smaller than 2A:10B: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 located within 10 feet of the kitchen and in the path of egress travel.
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 storage or other items.

New fire extinguishers are not required to be serviced and tagged, as long as the seller or agent can provide proof of purchase or receipt.

ADDITIONAL REQUIREMENTS GUIDELINES

1. Address must be displayed on your building mailbox, front door or over the garage doors for emergency vehicles to locate your property.
2. Borough issued garbage and recycling containers must physically be on the property, with the corresponding serial number located on the container. If the borough issued garbage or recycling container is missing, you must purchase one prior to inspection at the Department of Public Works Office.
3. All pools are required to be properly fenced in.
4. If you have undergone any alterations/renovations on your property without receiving the required permits, you will not receive your Resale Certificate until all permits have been applied for and inspected.
5. If you have undergone any alterations/renovations on your property and received permits, but have not received any final inspections, you will not receive your Certificate of Occupancy until final inspections have been scheduled and approved by the Building Department.

