

Smoke and Carbon Monoxide Detectors

Ensuring Safety of Tenants and Property

Smoke and carbon monoxide detectors must be working and installed correctly in required areas within your property.

Installed detectors may be a combination of smoke and carbon monoxide detectors or individuals.

Smoke Detector Requirements

According to the law and the U.S. Department of Housing and Urban Development (HUD) requirements, smoke detectors **MUST** be located:

- In each sleeping room
- Within 21 feet of bedroom doors
- On every level of the unit, including basements and walk-up attics

Multifamily buildings: Must have a working smoke detector (or another locally-approved detection device as part of a central alarm system) installed on each landing in the common stairwells/hallway.

Carbon Monoxide (CO) Detector Requirements

Carbon monoxide detectors are required in the following:

- Units in buildings that contain natural gas, oil, propane and/or have attached garages, and/or have communicated openings within the building
- On each level of building, including basements
- Outside each sleeping area AND in the immediate vicinity of the bedroom
- If a fuel-burning appliance is installed within the bedroom, then a carbon monoxide detector must also be installed in the bedroom

Per the HUD NSPIRE Smoke Alarm Standard, all smoke alarms MUST be hard-wired or have a sealed, 10-year battery.

Have questions?

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Examples of Proper Placement of Smoke and Carbon Monoxide Detectors

- Smoke detector
- Carbon monoxide detector
- Both or combination unit

