

REQUIREMENTS FOR CARBON MONOXIDE ALARMS

Carbon monoxide is a potentially deadly gas that is colorless, odorless, tasteless and invisible. Carbon monoxide is a product of burning fossil fuels such as wood, kerosene, gasoline, charcoal, propane, natural gas and oil.

Effective JULY 1, 2009, Pursuant to Colorado State Statutes the City of Englewood will require the installation of a carbon monoxide alarm within 15 feet of each sleeping area in any dwelling unit that has a fuel-fired heater or appliance, a fireplace or an attached garage whenever any of the following occurs in a Single Family, Multi-Family and Rental Dwelling Unit:

- When interior construction requiring a permit is performed.
- When one or more sleeping rooms are added.
- When fuel-fired appliance replacement requiring a permit occurs.
- Whenever a residential dwelling unit is sold, transferred or has a change in tenant.
- Multi-Family units with a centralized alarm system may install an alarm within 25 feet of a carbon monoxide source.

The tenant of the property is required to maintain and test any provided carbon monoxide detector and is responsible for notifying the property owner, in writing, if the detector requires batteries, is not in working order or is found missing.

Carbon monoxide detectors may be battery powered, may plug into the dwelling's electrical outlet and have a battery backup or may be wired into a dwelling's electrical system with a battery backup. The carbon monoxide detector may also be combined with a smoke detector that complies with applicable law.

This summary is not a legal interpretation of CRS 38-45 and is only provided as a guideline to the Article.