

Borough of Wood-Ridge

85 Humboldt Street

Wood-Ridge NJ 07075

201-939-5188

**Certificate of Zoning, Smoke Detector, Carbon Monoxide, Fire Extinguisher
Compliance as Required by Borough Ordinance #248-96 and N.J.A.C. #570-4.19**



Inspection Date: _____

Type of Residency Fee:

Single Family \$50

Two Family \$70

Condominium \$30

Apartment \$25

Owner Occupied _____

Non-Owner Occupied _____

Street Address of Property _____

Sellers Name: _____ **Cell Telephone #** _____

Sellers Address _____

Sellers forwarding Address _____

Sellers Attorney & Phone _____

Sellers Realty & Phone _____

Buyers Name _____

Buyers Phone # _____

Buyers Attorney & Phone _____

Basement Finished _____ Bathrooms# _____ CO Dectector _____ Smoke Detector _____ Fire Ext _____

First Floor Kitchen _____ Bathroom _____ Dining Room _____ Bedrooms# _____ Family Room _____ CO det _____ SmokeDet _____ Fire ext _____

Second Floor Kitchen _____ Bathroom _____ Dining Room _____ Bedrooms# _____ Family Room _____ CO det _____ SmokeDet _____ Fire ext _____

Third Floor Kitchen _____ Bathroom _____ Dining Room _____ Bedrooms# _____ Family Room _____ CO det _____ Smoke Dect _____ Fire ext _____

Outside Deck: _____ Garage_Car# _____ Pool _____ AG _____ IN/ G _____ Fence Height _____ Shed _____ Patio _____

I here by certify that constructions permits were applied for and issued for all alterations including building electric plumbing and fire in accordance with the New Jersey uniform construction code

Date _____ Applicants Signature _____

Application must be accompanied by a check/cash made out to the Borough of Wood-Ridge in the amount indicated above:

Office Use Only

Date Received: _____ **Check/Cash** _____ **Received By:** _____ **Insepction** _____

Block _____ **Lot** _____ **Zoning District** _____ **Legal Non-Conforming use:** _____

Inspector: _____ **Date:** _____ **Passed** _____ **Failed** _____ **Zoning Official** _____

BOROUGH OF WOOD-RIDGE

CERTIFICATION OF PAYMENT OF TAXES

TO ACQUIRE A CERTIFICATE OF OCCUPANCY (CO)

The undersigned, Tax Collector for the Borough of Wood-Ridge, does hereby certify that property taxes for Block _____, Lot _____ on the tax map for the Borough of Wood-Ridge, also known as _____

_____ are paid in full up to and including the _____ quarter, 20____, and that there are no outstanding charges pending.

Dated: _____

Jacqueline Sharkey, CTC
Tax Collector
Borough of Wood-Ridge

In order to ensure a successful inspection, please be sure the following conditions are met before the smoke/carbon monoxide detector, fire extinguisher and zoning inspection is done.

1. No open permits exist for the property.
2. A smoke detector is located on each floor of the residence, including the basement (attic only if it is finished) and is within ten feet of each bedroom located on that floor.
3. A carbon monoxide detector is located within ten feet of each bedroom.
4. An ABC fire extinguisher is located in the kitchen or within ten feet of the kitchen. The extinguisher shall be no smaller than 2A:10B:C, rated for residential use and weigh no more than 10 lbs.

Thank you for your anticipated cooperation.

Wood-Ridge Building Department and
Wood-Ridge Fire Prevention Bureau

BOROUGH OF WOOD-RIDGE

85 HUMBOLDT STREET

WOOD-RIDGE, NJ 07075

(201)-939-5188 Fax (201) 939-4424

Residential Property Seller:

Attached is an application for a Certificate of Zoning, Smoke and Carbon Monoxide Detector Compliance. The seller is required according to Borough Ordinance 248-96 and N.J.C. 570-4.19 to obtain these documents prior to the sale or rental of any residential unit structure.

The Certificate of Zoning , Smoke and Carbon Monoxide is valid for Six (6) months.

If you have mistakenly undertaken any alterations, refinishing of previously unfinished rooms, added plumbing fixtures, and extended any electrical service or other work without first securing a construction permit please call this office to rectify any problems.

For your assistance a diagram showing the proper locations for smoke detectors is provided. All smoke and carbon monoxide detectors must be properly installed. This means attached to the ceiling or wall as shown in the diagram with screws. Double sided tape is not acceptable. One smoke detector must be installed on each floor level and within ten (10) feet of all sleeping areas. Carbon monoxide detectors must be installed within ten (10) feet of all sleeping areas and bedrooms as shown on the diagram areas.

Paul Clemente, Zoning Official

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Paul Clemente, Zoning Official

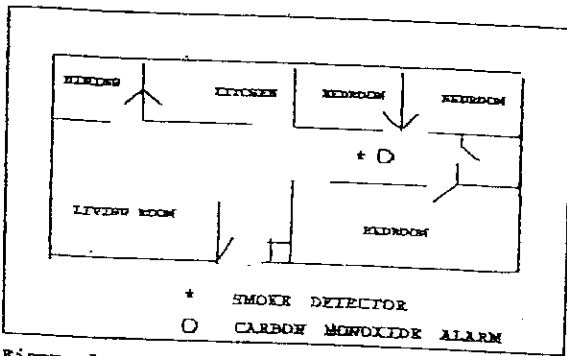


Figure 1

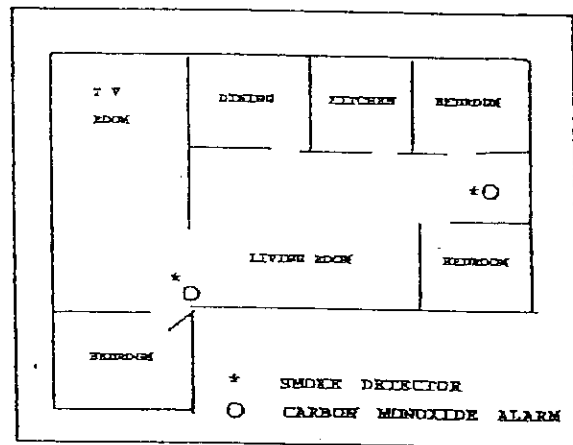


Figure 2

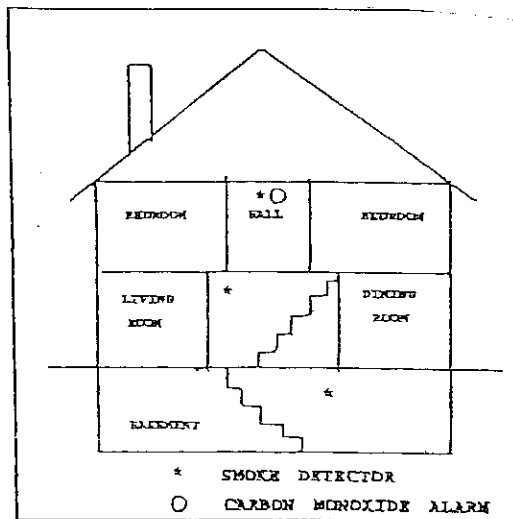


Figure 3

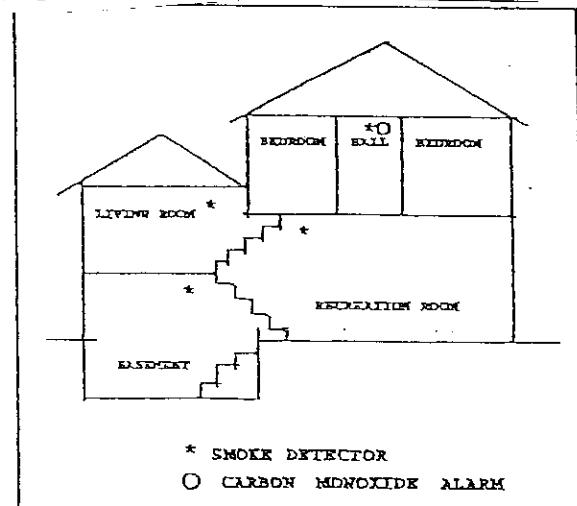


Figure 4

DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF FIRE SAFETY
MEMORANDUM

TO: ALL LOCAL ENFORCING AGENCIES
FROM: LOUIS KILMER, CHIEF - BUREAU OF FIRE CODE ENFORCEMENT
SUBJECT: REQUIREMENTS FOR FIRE EXTINGUISHERS IN ONE- AND TWO-FAMILY DWELLINGS
DATE: NOVEMBER 15, 2005

The Legislature amended and enacted P.L. 1991, c. 92 (C.52:27D-198.1), requiring that all one- and two-family dwellings at a change of occupancy be provided with a portable fire extinguisher, in addition to the requirements for smoke and carbon monoxide detectors. This provision does not apply to seasonal rental units. This act was signed into law on April 14, 2005 with an effective date of November 1, 2005.

The regulations were recently made available for public comment. The comment period has ended and the final adoption of the regulations will appear in the New Jersey Register in the near future. The Division of Fire Safety is advising all local enforcing agencies to enforce the regulations; using the guidelines below.

The requirements for the type and placement of the extinguishers are as follows:

- 1) At least one portable fire extinguisher shall be installed in all one- and two-family dwellings (except seasonal rental units) upon change of occupancy;
- 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 10lbs;
- 4) The hangers or brackets supplied by the manufacturer must be used;
- 5) The extinguisher must be located within 10 feet of the kitchen;
- 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 furniture, storage, or other items;
- 8) The extinguisher must be near a room exit or travel path that provides an escape route to the exterior;
- 9) The extinguisher must be accompanied by an owner's manual or written information regarding the operation, inspection, and maintenance of the extinguisher; and
- 10) Lastly, the extinguisher must be installed with the operating instructions clearly visible.

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.

Until the proposed regulations have been adopted, the statute should be cited for enforcement purposes. The correct citation is N.J.S.A. 52:27D-198.1.

If you have any questions regarding the implementation of this act or its specific requirements, please contact our Local Assistance Unit at 609-633-6112.