

## **Top Story: New law requires carbon monoxide detectors in Bay State homes**

Under new legislation signed into law last week by Gov. Mitt Romney, Massachusetts has become the ninth state in the U.S. to require carbon monoxide detectors for residential dwellings. The measure, which was supported by the Massachusetts Association of REALTORS®, will take effect in early 2006 and applies to single- and multifamily housing units, as well as large complexes like hotels, motels and college dormitories.

As stipulated by law, housing units that have enclosed parking or equipment such as boilers, furnaces or hot water heaters powered by gas, coal, oil or wood will be required to have a working CO detector as of March 31, 2006. In most residences, compliance with the law will simply require installation of a battery-powered or plug-in detector. However, hard-wired detectors will be mandated for large buildings with multiple units and other special cases. These properties will have until January 1, 2007 to comply with the law.

Enforcement of the carbon monoxide detector law, like the state's smoke detector law, will be carried out by local fire departments during home inspections prior to the sale or transfer of property.

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