

LEGAL NOTICE

TOWNSHIP OF PARSIPPANY-TROY HILLS MUNICIPAL ORDINANCES

NOTICE OF INTRODUCTION

NOTICE IS HEREBY GIVEN, that the following Ordinance was submitted in writing at a Meeting of the Township Council of the Township of Parsippany-Troy Hills, in the County of Morris and State of New Jersey, held on September 15, 2026 introduced and passed on first reading and the governing body will further consider the same for second reading and final passage thereof at a Meeting to be held on October 20, 2026 at 7:00 p.m., prevailing time, or as soon thereafter as the matter may be reached, at the Municipal Building in said Township at which time and place a Public Hearing will be held thereon by the governing body, and all persons and citizens in interest shall have an opportunity to be heard concerning same. A copy of this ordinance has been posted on the Bulletin Board in the Municipal Building. During the week prior to and up to and including the date of such meeting, copies of said Ordinance will be made available at the Clerk's Office in said Municipal Building to the members of the general public who shall request the same.

KHALED MADIN
Township Clerk

TOWNSHIP OF PARSIPPANY-TROY HILLS MORRIS COUNTY, NJ

ORDINANCE NO. 2026:34

AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF PARSIPPANY-TROY HILLS, MORRIS COUNTY, AMENDING AND SUPPLEMENTING CHAPTER 169, FIRE PREVENTION, OF THE CODE OF PARSIPPANY-TROY HILLS

NOW, THEREFORE BE IT ORDAINED by the Township Council of the Township of Parsippany-Troy Hills, County of Morris, State of New Jersey, that the amendments set forth below are made to the revised General Ordinances of the Township of Parsippany-Troy Hills, Chapter 169 entitled "Fire Prevention[.]" (Additions ****between asterisks and in bold**** and deletions {within brackets and ~~struck through~~.)

GENERAL REFERENCES

****§ 169-21 Regulation of Mobile Food Trucks.****

****§ 169-22 Fire Watch Requirements for Events that have Open Flame.****

§ 169-1 Adoption of standards by reference; definitions.

[Amended 5-14-2019 by Ord. No. 2019:25]

- A. Pursuant to the provisions of N.J.S.A. 40:49-5.1 et seq., the New Jersey Uniform Fire Code, N.J.A.C. 5:70-1.1 et seq., is hereby accepted, adopted and established by reference in the Township of Parsippany-Troy Hills. A copy of the New Jersey Uniform Fire Code is on file in the office of the Township Clerk and is available to all persons desiring to use and examine same.
- B. Definitions. As used in this chapter, the following terms shall have the meanings indicated:

FIRE INSPECTOR

A person working under the direction of the Fire Official who is ~~{certified}~~ ****licensed**** by the Commissioner of the Department of Community Affairs and appointed or designated to enforce the code by the appointing authority of a local enforcing agency.

FIRE OFFICIAL

A person ~~{certified}~~ ****licensed**** by the Commissioner of the Department of Community Affairs and appointed or designated to direct the enforcement of the Code. This term shall also include "Fire Marshal" where the Fire Official has been appointed pursuant to N.J.A.C. 5:71-3.2.

****FIRE WATCH**

A temporary measure intended to ensure continuous and systematic surveillance of a building or portion thereof by one or more qualified individuals for the purposes of identifying and controlling fire hazards, detecting early signs of unwanted fire, raising an alarm of fire and notifying the fire department.

FIRE WATCH, EMERGENCY

An emergency fire watch shall be defined as a situation in which a fire protection system is deemed deficient where a fire watch is needed, or an event where a fire watch is needed less than 24 hrs. in advance.

MOBILE FOOD TRUCK

Any self-contained motorized or towed vehicle designed or equipped to cook, prepare, and serve food or beverages to the public.

REGULAR EVENTS

Events conducted in accordance with § 169-18-B and N.J.A.C. 5:70-2.7, where fire watch personnel are assigned in accordance with N.J.A.C. 5:70-3, 403.12.3, a single Fire Inspector is required, and the total expected attendance does not exceed 250 persons.

LARGE EVENTS

Events conducted in accordance with § 169-18-B and N.J.A.C. 5:70-2.7, where fire watch personnel are assigned in accordance with N.J.A.C. 5:70-3, 403.12.3, expected attendance exceeds 250 persons, and one Fire Inspector is required for every 250 persons or fraction thereof.**

§ 169-3 Establishment and duties of Division of Fire Prevention.

- B. Appointments.

[Amended 5-14-2019 by Ord. No. 2019:25]

~~{The Division of Fire Prevention shall be under the supervision of a fire Official who shall be appointed by the Mayor. The municipality shall also appoint Fire Inspectors and other employees as may be necessary for the Division of Fire Prevention to properly carry out its responsibilities under the Uniform Fire Code. The Fire Official and all Fire Inspectors engaged in the inspection of life hazard uses shall be certified as specified in N.J.A.C. 5:71-4.}~~

- (1) **The Division of Fire Prevention shall be under the Supervision of a Fire Official who shall be appointed by the Mayor. The municipality shall also appoint Fire Inspectors and other employees as may be necessary for the Division of Fire Prevention to properly carry out its responsibilities under the Uniform Fire Code. The Fire Official and all Fire Inspectors engaged in the inspection of life hazard and non-life hazard uses shall be licensed as specified in N.J.A.C. 5:71-4.****
- (2) The municipality shall appoint legal counsel to assist and represent the Division of Fire Prevention in all matters related to the code. Such legal counsel shall advise the Division and undertake such actions at law as the Fire Official shall deem necessary.
- (3) Variances. The Fire Official may grant a variance from the technical requirements of this chapter; provided, however, that no variance shall be granted unless it is determined that strict compliance would result in practical difficulty and that the variance, if granted, would not unreasonably jeopardize the safety of the occupants or intended occupants, fire fighters or the public generally. Financial hardship alone shall not be grounds for a variance. In any facility subject to regulation by any state agency, no variance shall be granted except after consultation with that state agency.

§ 169-4 Evacuation plans.

B. Written evacuation plan.

- (1) The owner, tenant or person having charge of any building subject to this chapter shall submit ~~{four}~~ ****Two (2)**** copies of an evacuation plan to the Division of Fire Prevention for approval by the Fire Official and the appropriate District Chief.
- (2) The plan shall comply with the requirements of the Division of Fire Prevention, including but not limited to the following:
 - (a) A depiction of the location of aisles, exit accesses, exits and exit discharges.
 - (b) A depiction of the most direct path to the means of egress (red) and an alternate path (blue) on a white background. [Amended 5-14-2019 by Ord. No. 2019:25]
- (3) Approved evacuation plans shall be posted in conspicuous locations and shall be distributed to all tenants and building service employees.
- (4) With respect to motels and hotels, approved evacuation plans shall be posted in each guestroom and area of assembly, and employees shall be instructed in fire exit drill procedures.
- (5) Fire exit drills should be conducted on an annual basis in all premises regulated herein unless exempted by the Division of Fire Prevention. A record of all fire exit drills, including the time of the drill, the discharge time, method of alarm and remarks on the drill, shall be maintained and made available for review upon request by the Fire Official. The Division of Fire Prevention shall be notified prior to each fire exit drill, which may be monitored by the Fire Official and the appropriate District Chief or his designated representative.
- (6) Elevator lobbies shall be visibly marked with the following language: "In case of fire, use stairs."

- (7) All doors to stairways shall be visibly identified as "Stairway." ****In cases where there are multiple stairwells, each stairwell shall also be identified numerically or by a letter (e.g.: A, B, C...or 1, 2, 3) which shall be shown on all evacuation charts and floor plans.****

§ 169-5 Fire alarms.

A. Response to fire alarms.

~~{Upon the activation of a fire alarm or other fire emergency in any structure other than a one- or two-family dwelling, the owner, tenant, occupant, or their designated representative shall respond to the structure in order to reset the alarm system, if necessary, and to allow the Fire Department access to the interior. The designated representative shall respond to the structure within 30 minutes.}~~

- (1) ****In case of a false fire alarm, the appropriate District Chief shall notify the Fire Official, who shall issue the appropriate violation and/or penalty.****
- (2) Failure to comply with the above requirements may subject the responsible party, as defined above, to a penalty ****violation of the Uniform Fire Code and this section.****

B. Evacuation of premises.

- (1) When a fire alarm occurs in any building, structure or premises containing a fire alarm or fire protection system, except those included in Use Group R-3, as defined in the Uniform Fire Code, the occupants will be notified and once so notified shall immediately leave the structure or premises. Once notified, no persons shall enter or re-enter, until authorized to do so by the District Fire Chief or his representative.
- (2) Any person who refuses to leave, interferes with the evacuation of other occupants or continues any operation after having been given an evacuation order, except such work as that person is allowed to perform, shall be deemed in violation of the New Jersey Uniform Fire Code and shall be subject to a penalty and/or arrest as provided therein.
- (3) The Fire District Chief or his representative shall certify in writing to the ~~{Fire Official}~~ ****Bureau of Fire Prevention**** any violations of the above prior to the issuance of any notice of violation or penalty. The certification shall include the name of any occupants who failed to evacuate and the date and time of occurrence.

C. False alarms. The provisions of this section shall apply to any person who operates, maintains or owns any alarm device or local alarm designed to summon fire departments to any location in response to any type of alarm signal. This section shall not apply to volunteer fire companies in the Township. For purposes of this section, "false alarm" shall mean the actuation of a fire alarm device of any type to which the Fire Department must respond and for which an investigation fails to reveal a cause of the nature or type to which the alarm device was designed or intended to react.

- (1) In case of a false fire alarm, the appropriate District Chief shall notify the Fire Official, who shall issue the appropriate penalty.
- (2) The owner shall take all necessary steps to ascertain immediately the cause of any false alarm and shall alleviate the problem. Failure by the owner to take reasonable precautions to avoid false alarms shall be deemed to be a violation of the Uniform Fire Code.
- (3) Testing of alarms required by the Uniform Fire Code without prior notice to the Police Department and the Fire Official shall be considered false alarms.
- (4) The following penalties shall apply to false alarms:

[Amended 12-19-2006 by Ord. No. 2006:29; 5-14-2019 by Ord. No. 2019:25]

<u>**Number of False Alarms</u>	<u>Commercial False Alarms</u>	<u>Residential False Alarms</u>
<i>First</i>	No action taken	No action taken
<i>Second</i>	1 st Written Warning	1 st Written Warning
<i>Third</i>	\$500	\$100
<i>Fourth</i>	\$750	\$150
<i>Fifth and Subsequent Alarms within the Same Calendar Year</i>	\$1,000	\$250**

{Number of False Alarms	Residential False Alarms	All Other False Alarms
First	Written warning	Written warning
Second	\$50	\$200
Third	\$75	\$250
Fourth	\$100	\$300
Fifth	\$125	\$350
Sixth	\$150	\$400
Seventh	\$175	\$500
Eighth	\$200	\$600
Ninth	\$225	\$700
Tenth and any subsequent false alarms within the calendar year}	\$275	\$800

§ 169-6 **Lock boxes required.**

- A. When access to or within a building or structure subject to the Uniform Fire Code and listed in Subsection B below is unduly difficult because of secured openings or where immediate access is necessary for lifesaving or firefighting purposes, the local enforcing agency shall require a lock box to be purchased and installed, by and at the expense of the owner or occupant of the structure, in an accessible location to be approved by the appropriate District Chief.

~~{All buildings of Use Groups B, E, F, H, M, S-1 and S-2 as defined in N.J.A.C. 5:70-1.5 shall be subject to the requirements of Subsections C through F below.}~~

- B. ****All buildings, except 1 and 2 family residences, as defined in N.J.A.C. 5:70-1.5 shall be subject to these requirements.****

~~{The following criteria shall be utilized by the local enforcing agency in determining whether a lock box is required:~~

- ~~(1) The need for forcible entry during hours in which the structure is unoccupied;~~
- ~~(2) Whether the building is equipped with a sprinkler system or other suppression system and/or an automatic alarm system;~~
- ~~(3) Whether there are exit areas within the structure that may not be visible from the exterior of the structure;~~
- ~~(4) The types of occupancy or hazards contained in the structure; and~~
- ~~(5) Whether the structure contains multiple occupants.}~~

C. **~~“RESERVED”~~**

~~{The following is an exception to the above requirement: if the building has twenty-four-hour security.}~~

D. **~~“RESERVED”~~**

E. The lock box shall be an approved type and shall be uniform within Parsippany-Troy Hills Township. Access to lock boxes shall be available only to authorized Fire Department personnel and only by the master key. For security of the lock box, a tamper alarm can be connected to the building's burglar alarm system.

F. The lock box shall contain the following items:

(1) Updated keys necessary for access to all portions of the premises.

(2) Keys to fire alarm control panels; keys necessary to service fire alarm control panels, and keys necessary to operate or service fire protection systems.

(3) Electronic entry cards.

(4) Elevator control keys.

(5) **The number of Lock Boxes and keys/electronic cards required to be in the Lock Box shall be determined by the Fire Official in consultation with the District.**

~~{Any lock box required to be installed under this section or any preexisting lock box shall be maintained by the owner or occupant of the premises.}~~

G. **All buildings subject to these requirements shall have 30 days for compliance from the time a violation has been issued.**

H. Any building that is defined in Subsection B above that is subject to these requirements shall have one month for compliance from the time a violation is issued.

§ 169-7 ~~{Submission of schedule of events by all properties with the exception of one- and two-family dwellings.}~~

~~RESERVED~~

~~{All properties with the exception of one- and two-family dwellings shall submit to the Fire Official a schedule of events. All properties subject herein except schools shall submit their schedules on a weekly basis. Schools shall submit their schedules on a monthly basis. For purposes of this provision, events are the use of conference or banquet facilities, cafeterias, auditoriums, gymnasiums, whether interior or exterior, with gatherings of 50 or more persons. Appropriate permits shall be applied for.}~~

§ 169-8 **Fire watch.**

[Amended 9-18-2007 by Ord. No. 2007:24; 5-14-2019 by Ord. No. 2019:25]

A fire watch shall be initiated:

A. Whenever a District Fire Chief and/or the Township Fire Official determine that onsite fire personnel shall be required for a fire watch as a result of a fire protection system failure or deficiency, ~~{or fire and safety}~~ **fire alarm failure or deficiency** at any occupancy except one- and two-family dwellings.

B. Whenever a District Fire Chief and/or the Township Fire Official determine that on-site fire personnel shall be required for a fire watch at an entertainment event or pyrotechnics display to ensure the safety of the public or emergency responders. **These types of events shall include but not be limited to: Events with large crowds, candle lighting events at venues other than religious institutions, cold sparkler type displays, etc.**

(1) NJ UCC Safeguards During Construction, Fire watch during combustible construction.

(a) A fire watch shall be provided during nonworking hours for combustible construction in compliance with the NJ International Building Code Section Safeguards During Construction.**

- C. If the District Fire Chief and/or The Township Fire Official determine fire watch is necessary, they will also determine the number of personnel required and the times that the personnel shall be on duty.
~~{Entertainment events shall be defined as activities utilizing theater-style seating or freestanding tables and chairs, or both, including but not limited to concerts, comedy shows, sporting events, and the like, with or without a raised stage for the purpose of entertainment.}~~
- D. ****Entertainment events shall be defined as activities utilizing theater-style seating, freestanding tables, and chairs, standing only, or a combination of, including but not limited to concerts, comedy shows, sporting events, and the like, with or without a raised stage for the purpose of entertainment.****
- (1) The owner or occupant responsible shall be required to obtain a permit for the use or event. Said permit shall be obtained from the local enforcing agency.
- E. Fire watch team members shall include any Parsippany Fire Prevention Specialist or any Parsippany Fire District Certified Firefighter. Any other personnel to be on a fire watch team shall be approved at the discretion of the Township Fire Official.
- F. Each member of the fire watch team shall be identified. The team members shall report to the Fire Official or his designee and be dedicated to the fire watch only. Each team member shall be under the direction of the Fire Official or his designee.
- G. Any requests for fire watch shall be made to the Fire Official in writing unless deemed emergent by a District Fire Chief and/or the Township Fire Official.
- H. The Fire Official, at his discretion, may assign Division of Fire Prevention personnel, and/or Fire Department members to perform fire watch services as described in the preceding subsections. While on said duties, the fire watch attendant so assigned shall be under the supervision and control of the Fire Official or his designee and shall be subject to the provisions of this chapter.
- I. Fire watch personnel shall complete a round of the entire premises, both common spaces and offices, to ensuring the safety of the structure and/or occupants.
- (1) If conditions are found that warrant a response from the Fire Department, the Fire Watch personnel shall call 911 to report the incident.
- (2) Rounds of the building will take place no longer than once every hour.
- (3) Logs must be maintained for each round that shall include the following:
- (a) Name of personnel completing round.
 - (b) Time of round start.
 - (c) Time of round end.
 - (d) Any conditions found.
- (4) Fire watch logs completed by personnel other than ~~{Parsippany Fire Prevention}~~ ****Parsippany Division of Fire Prevention**** or any of the ~~{Parsippany Fire Departments}~~ ****Parsippany Fire Districts**** shall be submitted to the Fire Official within 24 hours of the fire watch ending.

(5) Fire watch logs completed by personnel of ~~{Parsippany Fire Prevention}~~ ****Parsippany Division of Fire Prevention**** or any of the ~~{Parsippany Fire Departments}~~ ****Parsippany Fire Districts**** shall be available upon request to the building/business owner where the fire watch was completed.

- J. The fee for fire watch personnel shall be ~~{the sum of \$50 per hour}~~ ****The sum of the attached fee schedule**** for each fire watch attendant assigned to the fire watch. If apparatus is required to be on site by the Fire Official/Fire Chief, the amount shall be set forth by the local fire district where the fire watch will or has occurred. Fees shall be paid by the owner, occupant, or event organizer to the Township, Fire District or both based on personnel provided. If the Fire Official is not notified of the cancellation or postponement of an entertainment event at least four hours prior to the scheduled start time, the private party shall be required to pay the Township for a minimum of four hours at the above-specified rate for each fire watch attendant scheduled to work said event. This four-hour minimum guarantee for failure to notify in the case of cancellation or postponement shall be waived for all nonprofit agencies. The Fire Official is authorized to establish the appropriate procedure for payment and collection of this charge.

**Type of Event:	# of Inspectors:	Fee:
Large Events	2+ Inspectors	\$60/hr. Per Inspector
Regular Events	1 Inspector	\$60/hr.
Emergency Fire Watch	1+ Inspectors	\$90/hr. Per Inspector
NJ UCC Construction	1+ Inspectors	\$75/hr.**

§ 169-9 ~~{Gas detection systems.}~~ ****Gas Detection and Carbon Dioxide Systems****

~~{All gas detection systems shall be tested annually in accordance with the manufacturer's specifications.}~~ ****All gas and carbon dioxide systems shall be tested annually in accordance with the manufacture's specifications.**** Written documentation shall be supplied to the Fire Official as to the result of such tests.

§ 169-10 ~~{Smoke control systems.}~~ ****Testing of Fire Protection, Detection, Emergency Equipment, and Smoke Control Systems.****

~~{Smoke control systems. In addition to the requirements outlined in N.J.A.C. 5:70-3.1(a) or 5:70-3.2(a) F501.4, the Fire Official may require smoke control systems to be tested, in the presence of the Fire Official or his designee, using smoke generating services. The smoke generating devices shall be supplied by the owner and at the owner's expense.}~~

- A. ****Smoke Control Systems. In addition to the requirements outlined in N.J.A.C. 5:70-3, 910.5, required smoke control systems are to be tested in the presence of the Fire Official or his designee using approved smoke-generating devices. The smoke-generating devices shall be supplied by the owner and at the owner's expense.****
- B. Other fire protection systems. The Fire Official may require other fire protection systems, including but not limited to fire alarms, generators, sprinkler systems, smoke removal systems and fire pumps, to be tested in the presence of the Fire Official or his designee, using appropriate equipment. The owner shall be required to supply whatever equipment is necessary to effectuate the testing, at the owner's expense.
- C. Subsequent testing. If the testing performed pursuant to Subsections A and B above is unsuccessful, a subsequent test shall be arranged.

- D. ~~{Fee for testing smoke control systems shall be \$200 made payable to the Township.}~~
****Fee for witnessing any system test shall be \$250 made payable to the Township.**
This** fee shall be paid prior to the performance of the test. Testing conducted during normal business hours must be approved by the Fire Official and shall be performed without a fee. [Amended 5-14-2019 by Ord. No. 2019:25]

§ 169-11 **Garbage containers.**

Garbage containers known as "dumpsters" shall not be located within 15 feet of any building or structure. However, dumpsters located under overhangs that are sprinklered or located in sprinklered parking structures shall be an ~~{exception to this restriction}~~ ****exempt from this requirement.****

§ 169-14 **Barbecue grills.**

[Amended 5-14-2019 by Ord. No. 2019:25]

The following shall apply to all buildings of Use Groups R-1 and R-2 as defined in the Uniform Fire Code and to multiple single-family dwellings in Use Group R-3 as defined in the Uniform Construction Code:

- C. ****This section shall apply to natural gas, propane gas and electric barbecue grills.****

§ 169-15 **Store markings.**

~~{Front and rear doors to all commercial businesses shall be marked with the address of said business. Address numbers shall be a minimum of four inches and reflective and shall be placed above the door or next to the door so it shall not be blocked by any obstruction.}~~

- A. ****Front and rear doors to all commercial businesses shall be marked with the address of said business. Address numbers shall be a minimum of Six inches in height, shall be reflective, and shall be placed either above the door or next to the door. The letters shall be in an area that they are not obstructed and clearly visible from the roadway, alley, etc.****

~~{Failure to comply with the above requirements shall subject the owner or occupant to a penalty.}~~

- B. ****Any monument sign shall display the full address of the property i.e. 1500-1560 Park Place. Address numbers shall be a minimum of four inches in height.**
- C. **Failure to comply with the above requirements shall subject the owner or occupant to a penalty.****

§ 169-16 **Fire hydrants and water supplies.**

[Amended 2-24-2015 by Ord. No. 2015:01; 5-14-2019 by Ord. No. 2019:25]

- A. No person shall obscure from view, damage, deface, obstruct or restrict the access to any fire hydrant or any Fire Department connection, including fire hydrants or Fire Department connections located on public or private property.
- B. All private fire hydrants shall be identified with a four-foot metal flag attached to the two-and-one-half-inch connection of the hydrant so the hydrant can be seen in the snow. The ~~{metal}~~ flag shall be four inches square and painted reflective blue.
- C. All private fire hydrants shall be painted all red which shall indicate they are privately owned. All publicly owned fire hydrants shall be painted yellow with red caps which shall indicate they are publicly owned.

- D. The owner, tenant or occupant of any lands upon which a fire hydrant is located or the owner, tenant or occupant of any lands abutting the sidewalk upon which a fire hydrant is located shall be responsible for keeping the fire hydrant clear of any obstructions.
- E. In the event a privately owned fire hydrant must be replaced, the replacement fire hydrant must be approved to meet the Parsippany Water Department specifications as outlined in Chapter 420.

~~{Any fire hydrant located on a construction site shall be operational before any structural work is begun on the site.}~~

F. ****RESERVED****

~~{If an approved site plan requires a fire hydrant, no structural work on the site may begin until the hydrant is installed and operational.}~~

G. ****RESERVED****

- H. Fire Department connections. All new and existing Fire Department connections ~~{and/or parking garage standpipe connections (except within stairwells)}~~ shall be designated with a light containing a red lens which shall remain continuously illuminated and shall be approved by the Fire Official or his designee prior to installation. Owners of buildings with existing Fire Department connections shall be notified by the Division of Fire Prevention and given 60 days to comply with the terms of this subsection.

§ 169-17 **Fire Department connection identification.**

- A. Fire Department connections that are located on buildings shall be identified with a sign as detailed below ****and with a red light as per 169-16(H).****
- B. The signs shall be installed at a minimum height of four feet and a maximum height of seven feet.
- C. The signs shall read "FIRE DEPT. CONN.," shall be in red letters on a white background, and shall be reflective.

~~{The signs shall be 12 inches by 18 inches in size and shall be installed within five feet of the connection.}~~

- D. ****The lettering on the signs shall be not less than six inches in height and shall be installed above or next to the connection.****

§ 169-18 **Fees.**

[Amended 12-19-2006 by Ord. No. 2006:29; 5-18-2010 by Ord. No. 2010:09; 9-17-2018 by Ord. No. 2018:26; 5-14-2019 by Ord. No. 2019:25]

Fees shall be as follows:

- A. The owners and tenants of all businesses, occupancies, buildings, structures or premises required to be inspected shall apply annually to the local enforcing agency for a certificate of registration upon ****receipt of**** forms provided by the Township Fire Official. It shall be a violation of this article for an owner to fail to return such forms to the local enforcing agency and/or the Township Fire Official within 30 days of receipt. If ownership is transferred, whether by sale, assignment, gift, interstate succession, devise, reorganization, receivership, foreclosure, execution of process or any other method, the new owner shall file with the local enforcing agency an application for a certificate of registration within 30 days.

(1) Premises under 3,000 square feet: \$80.

- (2) Premises over 3,000 square feet and under 6,000 square feet: \$185.
 - (3) Premises over 6,000 square feet and under 12,000 square feet: \$310.
 - (4) Premises over 12,000 square feet: \$500.
 - (5) Multilevel premises under three stories: \$310.
 - (6) Multilevel premises with three to six stories: \$620.
 - (7) Hotels and motels without interior stairways and with less than 50 rooms: \$310.
 - (8) Hotels and motels without interior stairways and more than 50 rooms: \$435.
 - (9) Multifamily dwellings (Use Group R-2 as defined in the Uniform Construction Code): \$90.
 - (10) Privately maintained residential complexes: \$50.
 - (11) Life-hazard inspections: as per the Uniform Fire Code, N.J.A.C.5:70-2.9(a).
 - (12) ~~{Residential smoke detector/carbon monoxide detector/fire extinguisher inspections:}~~ ****Residential smoke detector/carbon monoxide detector/secondary power source inspections:****
 - (a) Requests for a CSDCMAC received more than 10 business days prior to the change of occupant: \$60.
 - (b) Requests for a CSDCMAC received four to 10 business days prior to the change of occupant: \$90.
 - (c) Requests for a CSDCMAC received fewer than four business days prior to the change of occupant: \$150.
 - (d) Reinspection fee for CSDCMAC: \$60.
 - (e) No fee for CSDCMAC shall be issued to any member of Parsippany Fire, EMS, Police, Rescue, OEM or any military personnel active, reserve or retired, provided the appropriate documentation is readily made available to the Fire Official at time of the application being submitted.
- [1] This shall not include any rental properties or assessed penalties.

B. Permits.

- (1) Permits as per the New Jersey Uniform Fire Code. The fee for permits required to be issued under the New Jersey Uniform Fire Code shall be as provided in the Code set forth in N.J.A.C. 5:70-2.9.
- (2) Type 1A: The fee for Type 1A permits ~~{for scheduled events as defined in § 169-7}~~ shall be as follows:
 - (a) ~~{ \$50 }~~ ****\$60**** application fee for the first day of the event, and ~~{ \$50 }~~ ****\$60**** per day for each subsequent day of the event if application is made ~~{at least five}~~ ****ten (10) or more**** business days prior to the event;
 - (b) ~~{ \$100 }~~ ****\$150**** application fee for the first day of the event, and ~~{ \$50 }~~ ****\$60**** per day for each subsequent day of the event if application is made ~~{less than five}~~ ****at least five (5)**** business days ****or less**** prior to the event;
 - (c) ~~{ \$250 }~~ ****\$300**** application fee for the first day of the event, and ~~{ \$50 }~~ ****\$60**** per day for each subsequent day of the event if application is made ~~{less than}~~ two business days prior to the event;
 - (d) ~~{ \$300 }~~ ****\$500**** application fee for the first day of the event, and ~~{ \$50 }~~ ****\$60**** per day for each subsequent day of the event if application is made the day of the event.
 - (e) ****All applications for fire safety permits required for scheduled events shall be received by the Fire Prevention Bureau no fewer than ten (10) business days**

prior to the date of the event, and must receive approval from the Fire Official no fewer than five (5) business days prior to the event. Failure to meet these timelines shall subject the applicant to the increased application fees and conditions set forth in Subsection B(3)(a) through (e) below.

- (f) Notwithstanding the foregoing, submission of an application for a fire safety permit on the day of the event, or within such time period as the Fire Official determines to be insufficient to permit an adequate review or inspection, shall not obligate the Fire Official to issue a permit. The Fire Official may deny any last-minute application where, in the judgment of the Fire Official and consistent with the Uniform Fire Code, the issuance of the permit would pose a fire or life safety risk or where compliance with applicable code requirements cannot be reasonably verified prior to the event.**

(3) All permits (including Type 1A) shall fall under the inspection requirements as outlined in N.J.A.C. 5:70-2.7(c).

(4) **Applications for scheduled events shall include the following:

- (a) Completed Application Form for the fire safety permit.
- (b) Floor Plans showing the layout of the event, including stages, seating, exits, and any tents or temporary structures.
- (c) Food Vendor Information, including details for any mobile food trucks or open-flame cooking, subject to review and approval by the Fire Official.
- (d) An emergency action plan shall be submitted for review and approval.**

C. Fire extinguisher training.

(1) Group of one to 10 persons: \$100.

(2) Group of 11 to 25 persons: \$200.

(3) Group of 26 or more persons: Additional \$50 for every 10 persons above 25 in a group.

****§ 169-21 Regulation of Mobile Food Trucks.**

A. Purpose: The purpose of this ordinance is to protect public health, safety, and welfare by establishing fire prevention regulations for mobile food trucks operating within the Township of Parsippany-Troy Hills. Mobile food trucks pose unique fire and life safety risks due to their use of open flames, pressurized gas, cooking oils, and commercial cooking equipment. This ordinance ensures these units comply with applicable fire safety standards, including N.J.A.C. 5:70-3, the New Jersey Uniform Fire Code.

B. Permit Requirement

(1) Permit Required Per Event:

- (a) A separate fire safety permit is required for each mobile food truck at each event at which it operates within the Township. Prior or annual permits do not exempt a mobile food truck from this requirement.

(2) Application Deadline:

- (a) Applications must be submitted to the Parsippany Fire Prevention Bureau in accordance with the timelines and requirements set forth in Subsection B(1) and B(3)(a) through (e) of § 169-18-B, including the 10-business-day receipt and 5-business-day Fire Official approval requirements. Failure to meet

these timelines may result in the increased fees and conditions specified in Subsection B(3)(a) through (e).

(3) Application Contents:

(a) The permit application shall include the following:

- [1] Cooking Suppression Report less than six (6) months old.**
- [2] Annual Fuel Gas Piping System Inspection by an approved inspection company, less than one (1) year old.**
- [3] Hood Cleaning Report less than six (6) months old.**

(4) Permit Fee:

- (a) A non-refundable permit fee shall be paid in accordance with the Township Fee Schedule and the fee schedule and conditions established in Subsection B(3)(a) through (e) for late or same-day applications.**

C. Inspection Requirement

(1) Inspection Required Per Event:

- (a) Each mobile food truck must undergo and pass a fire safety inspection by the Township Fire Prevention Bureau prior to operating at each event.**

(2) Scope of Inspection:

(a) Inspections shall ensure compliance with:

- [1] N.J.A.C. 5:70-3, including Section 319.10**
- [2] Applicable sections of the New Jersey Uniform Fire Code**
- [3] Applicable sections of the New Jersey Uniform Building Code, if applicable.**

(b) On-Site Inspection:

- [1] Fire safety inspections shall occur prior to opening for business at the event. Mobile Food Trucks not present for inspection or failing to meet requirements shall not be permitted to operate.**

(c) Required Documentation at Inspection:

- [1] All mobile food trucks must present the following documentation at each inspection:**
- [a] Valid and charged Type K fire extinguisher**
 - [b] Valid and charged ABC fire extinguisher**
 - [c] Generator safety and fueling procedure documentation, if applicable**

(d) Failure to Comply:

- [1] Failure to provide the required documentation or pass inspection shall result in denial of the permit and prohibition from operating at the event.**
- [2] For multi-day events, mobile food trucks that leave the event and return the next day are subject to a new inspection and fee charge.**

D. Compliance with N.J.A.C. 5:70-3 and Section 319.10

(1) Code Reference:

- (a) Mobile food trucks must fully comply with N.J.A.C. 5:70-3, including all adopted provisions of Section 319.10 (Mobile Food Preparation Vehicles) of the New Jersey Uniform Fire Code.**

(2) Responsibility to Maintain Compliance:

- (a) It is the responsibility of the truck owner/operator to maintain and provide current inspection documentation as required by state code.
- (3) Fire Official Authority:
 - (a) The Township Fire Official has the authority to interpret and enforce compliance with all applicable fire codes and standards.
- E. Enforcement and Penalties
 - (1) Authority to Enforce:
 - (a) The Township Fire Official or authorized fire code official is empowered to enforce the provisions of this ordinance.
 - (2) Permit Revocation:
 - (a) Any permit may be suspended or revoked for violations of this ordinance, unsafe practices, or failure to comply with the Uniform Fire Code.
 - (3) Fines and Penalties:
 - (a) Violations of this ordinance shall be subject to penalties as defined in N.J.A.C. 5:70-2.12, which may include:
 - [1] Fines up to \$2,000 per violation, and/or
 - [2] Suspension from participating in township events for a period of up to 90 days

§ 169-22 Fire Watch Requirements for Events that have Open Flame.

- A. Purpose
 - (1) The purpose of this ordinance is to ensure the safety of occupants and buildings during ceremonies involving open flames, including but not limited to candle lighting, within the Township of Parsippany-Troy Hills. Events involving the use of open flame pose elevated fire risks, particularly in places of public assembly or buildings without fire suppression systems. This ordinance establishes fire safety protocols, including mandatory fire watch procedures, in accordance with N.J.A.C. 5:70-3, the New Jersey Uniform Fire Code.
- B. Permit Requirements and Fire Watch
 - (1) Permit Requirements
 - (a) Prior to any open flame event, the event organizer shall obtain a fire safety permit in accordance with § 169-18-B(3)(a) through (f). All permit applications shall include the following:
 - [1] Completed application form for the fire safety permit.
 - [2] Floor layout showing seating, aisles, stages, exits, and all areas where the open flame will be used.
 - [3] Location of open flame within the event space.
 - [4] Type of material/candles to be used, in accordance with Section 3 of this ordinance.
- C. Fire Watch Required for Events Involving Open Flames
 - (1) Any open flame event, ceremony, or gathering held indoors within the Township that includes candle lighting or other open flames must have a fire watch in place for the duration of the event.
 - (2) Qualified Fire Watch Personnel

- (a) Fire watch personnel must consist of one or more of the following individuals:
 - [1] A Fire Prevention Specialist from the Township of Parsippany-Troy Hills Division of Fire Prevention; and/or
 - [2] A township certified firefighter recognized by the New Jersey Division of Fire Safety; and/or
 - [3] Other personnel approved at the discretion of the Fire Official.
 - (3) Fire Watch Responsibilities
 - (a) The assigned fire watch shall:
 - [1] Monitor all areas where open flames are used.
 - [2] Be equipped with appropriate fire suppression equipment.
 - [3] Ensure full extinguishment of all open flames at the end of the approved scheduled fire watch.
 - [4] Remain on site until the area is declared safe by the Fire Official.
 - (4) Approval Required
 - (a) All event applications and permits shall be submitted ten (10) business days or more, with approvals by the Township Fire Official or Fire Prevention Bureau at least five (5) business days before the event as outlined in § 169-18-B(3)(a) through (f).
- D. Candle Use Restrictions
 - (1) Candle Type Restrictions:
 - (a) The use of paraffin wax and oil-based candles is strictly prohibited inside any building equipped with a fire sprinkler system.
 - (b) The use of 24-hour burning candles is strictly prohibited.
 - (2) Permissible Alternatives:
 - (a) Only the following candle types may be used indoors in sprinklered buildings:
 - [1] Electric or battery-operated flameless candles.
 - [2] Non-oil-based, dripless wax candles, only if approved in writing by the Fire Official.
 - (3) Storage and Handling:
 - (a) Candles and ignition sources must be stored securely and away from combustible materials and heat sources when not in use.
- E. Compliance with N.J.A.C. 5:70-3
 - (1) Code Reference:
 - (a) All events covered under this ordinance shall comply fully with N.J.A.C. 5:70-3, including all applicable provisions of the New Jersey Uniform Fire Code pertaining to open flame use in places of public assembly.
 - (2) Responsibility of Event Organizer:
 - (a) The event organizer or facility operator is responsible for ensuring that:
 - [1] All open flame devices are pre-approved.
 - [2] Fire watch personnel meet the qualifications outlined in § 169-8.
 - [3] All fire safety procedures are followed during and after the event.
 - (3) Fire Official Authority:

- (a) The Township Fire Official has the authority to inspect, approve, deny, or revoke permission for open flame use if deemed unsafe or noncompliant with fire codes.
- F. Enforcement and Penalties
 - (1) Authority to Enforce:
 - (a) The Fire Official or any authorized fire code official is empowered to enforce this section and all related fire safety regulations.
 - (2) Immediate Shutdown:
 - (a) Events that fail to comply with the provisions of this section, including lacking an approved fire watch, may be immediately shut down by the Fire Official.
 - (3) Penalties for Violation:
 - (a) Violations of this section shall be subject to penalties as defined in N.J.A.C. 5:70-2.12, which may include:
 - [1] Fines up to \$2,000 per violation.
 - [2] Revocation of permits for future events.**

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances in conflict or inconsistent with this ordinance are hereby repealed, but only, however to the extent of such conflict or inconsistency, it being the legislative intent that all other ordinances or parts of ordinances now existing and in effect, unless the same be in conflict or inconsistent with any of the provisions of this ordinance, shall remain in full force and effect; and

BE IT FURTHER ORDAINED this amending ordinance shall become effective upon due passage and publication according to law