

**CHAPTER 71**

**ALARM SYSTEMS**

**ARTICLE I**

**Burglar Alarm Systems**

- S71-1. Definitions**
- S71-2. Regulations governing systems**
- S71-3. False alarm charges; violations and penalties.**

**ARTICLE II**

**Fire Alarm Systems**

- S71-4. Definitions**
- S71-5. False alarm charges; violations and penalties.**

**ARTICLE III**

**Maintenance of Fire Alarm Systems**

- S71-6. Definitions**
- S71-7. Systems and devices required**
- S71-8. Maintenance contract or agreement**
- S71-9. Responsibilities of owner**
- S71-10. Exceptions**
- S71-11. Posting of emergency telephone numbers**
- S71-12. Violations and penalties**

**ARTICLE IV**

**Insurance Information on Certain Property**

**ARTICLE I**

**Burglar Alarm Systems**

- S71-1. Definitions.**

As used in this Article, the following terms shall have the meanings indicated:

**BURGLAR ALARM SYSTEM** - An assembly of equipment and devices or a single device, such as, but not limited to, a solid state unit which plugs directly into a one-hundred-ten-volt alternating current line, arranged to signal the presence of a hazard requiring urgent attention and to which police are expected to respond. Fire alarm systems and alarm systems which monitor temperature, smoke, humidity or any other condition not directly related to the detection of an unauthorized intrusion into a premises or an attempted robbery at a premises are specifically excluded from the provisions of this Article. The provisions of

S71-3 of this Article shall apply to all users.

**FALSE ALARM** - The activation of an alarm system through mechanical failure, malfunction, improper installation or negligence of the user of an alarm system or his employees or agents or any signal or oral communication transmitted to the Police Department requesting or requiring or resulting in a response on the part of the Police Department when in fact there has been no unauthorized intrusion, robbery or burglary or attempted threat. For the purposes of this definition, activation of alarm systems by acts of God, including but not limited to power outages, hurricanes, tornadoes, earthquakes and similar weather or atmospheric disturbances, shall not be deemed to be "false alarms."

**S71-2. Regulations governing systems**

A. Every alarm user shall submit to the Police Chief the names and telephone numbers of at least two (2) other persons who are authorized to respond to an emergency signal transmitted by an alarm system and who can open the premises wherein the alarm system is installed. It shall be incumbent upon the owner of said premises to immediately notify the Hull Police Department of any changes in the list of authorized employees so named in the business listing to respond to alarms.

B. All alarm systems installed after the effective date of this article which use an audible horn or bell shall be equipped with a device that will shut off such bell or horn within fifteen (15) minutes after activation of the alarm system. All existing alarm systems in the Town of Hull must have a shutoff device installed within six (6) months of passage of this Article.

C. Any alarm system emitting a continuous and uninterrupted signal for more than fifteen (15) minutes which cannot be shut off or otherwise curtailed due to the absence of unavailability of the alarm user or those persons designated by him under Subsection A of this section and which disturbs the peace, comfort or repose of a community, a neighborhood or a considerable number of inhabitants of the area where the alarm system is located, shall constitute a public nuisance.

D. No alarm system which is designated to transmit emergency messages or signals of intrusion to the Police Department will be tested until the Police Dispatcher has been notified.

E. All alarm systems which are designed to transmit emergency messages or signals of intrusion to the Police Department will be charges a one-time connection fee of one hundred dollars (\$100) which shall be paid to the town prior to the connection to the Police Department by the alarm installer.

F. The owner or user of the alarm systems currently connected to the Police Department shall be assessed a fee of one

hundred dollars (\$100) which shall be paid to the town within ninety (90) days of the effective date of this article.

D. All alarm systems which are designed to transmit emergency messages or signals of intrusion to the Police Department will be of a type approved by the Police Chief.

- (1) The type of system approved, if adaptable, must be able to produce a permanent record indicating, but not limited to the following: date, time and user.
- (2) Within six (6) months of the effective date of this Article, the alarm installer shall replace, change, alter or install the appropriate system to conform to this article.

**S71-3. False alarm charges; violations and penalties**

A. The user shall be assessed twenty-five dollars (\$25) as a false alarm service fee for each false alarm in excess of three (3) occurring within a calendar year. The Police Chief shall notify the alarm user, either by certified mail or by service in hand by a police officer of such violation, and said user shall submit payment within fifteen (15) days of said notice to the Town Treasurer/Collector for deposit to the general fund.

B. The owner of a system which occasions six (6) or more false alarms within a calendar year, and/or installer who is not in conformance with this Article, may be ordered to disconnect and otherwise discontinue the use of the same by the Board of Selectmen after a public hearing.

C. Any user, owner or installer found to be in violation of any provision of this Article for which no other penalty is specified shall be punished by a fine of twenty dollars (\$10).

**ARTICLE II  
Fire Alarm Systems**

**S71-4. Definitions**

As used in this Article, the following terms shall have the meanings indicated:

**FALSE ALARM** - The activation of a fire alarm system through mechanical failure, malfunction, improper installation or negligence of the user of the fire alarm system or his employees or agents or any signal or recorded communication designed to transmit to the Fire Department requesting or requiring or resulting in a response on the part of the Fire Department when in fact there is no fire, smoke, heat or other hazardous condition to which the Fire Department would normally respond. For the purposes of this definition, activation of a fire alarm system by acts of

God, including but not limited to power outages, hurricanes, tornadoes, earthquakes and similar weather or atmospheric disturbances shall not be deemed to be "false alarms."

**FIRE ALARM SYSTEM** - An assembly of equipment and devices or a single device such as, but not limited to, a solid state unit which plugs directly into a one hundred ten volt alternating current line, arranged to signal the presence of a hazardous condition requiring immediate attention and to which the Fire Department is expected to respond. Alarm systems, burglar alarm systems or any other alarm system which monitor the detection of an unauthorized intrusion into a premises or an attempted robbery at a premises are specifically excluded from the provisions of this Article.

**S71-5. False alarm charges; violations and penalties**

A. The user shall be assessed fifty dollars (\$50) as a false alarm service fee for each false alarm in excess of five (5) occurring within a calendar year. The Fire Chief shall notify the user, either by certified mail or by service in hand by a Department officer, of such violation, and said user shall submit payment within fifteen (15) days of said notice to the Town Treasurer/Collector for deposit in the general fund.

B. Any user, owner or installer found to be in violation of any provision of this article for which no other penalty is specified shall be punished by a fine of fifty dollars (\$50)

**ARTICLE III  
Maintenance of Fire Alarm Systems**

**S71-6. Definitions**

As used in this Article, the following terms shall have the meanings indicated:

**ALARM ACTUATING** - Any device, such as a smoke detector, heat detector, pull station or sprinkler flow valve, that causes the alarm to sound.

**AUTOMATIC DEVICE** - A fire protection device that requires no manual operation.

**FIRE ALARM CONTROL PANEL** - The electrical and electronic center of a system that detects alarm conditions, sounds signals, provides power and supervisory features.

**FIRE ALARM SERVICE COMPANY** - A commercial firm that specializes primarily in the installation and service of fire alarm devices.

**FIRE WATCH** - A Hull firefighter having knowledge of fire safety rules and regulations and having the ability and knowledge

to properly sound an alarm and one who tours the property being protected for the event of fire.

**MANUAL DEVICE** - A fire alarm pull station or other device that requires manual activation for operation.

**OWNER** - Every person who, alone or severally with others, has legal title to any dwelling, dwelling unit or building; has care, charge or control of any dwelling, dwelling unit or building in any capacity, including but not limited to agent, executor, executrix, administrator, administratrix, trustee or guardian of the estate of the holder of legal title; mortgagee in possession; agent, trustee or other person appointed by the courts; or any officer or trustee of the association of unit owners of a condominium. Each such person is bound to comply with the provisions of these minimum standards as if he were the owner. "Owner" means every person who operates a rooming house or lodging house.

**SIGNALING CIRCUIT** - The electrical circuit that connects and operates all fire alarm system horns, bells or other sounding devices.

**STANDBY BATTERY** - An emergency power supply in case of loss of commercial power to the fire alarm system.

**TYPE I SYSTEM** - A total fire alarm system that includes detecting devices, annunciator, signals, power supply and control panel that sounds the local signals at the structure being protected and trips a master fire alarm box connected to the Fire Department.

**TYPE II SYSTEM** - Same as Type I system, except that no direct connection to the Fire Department is required.

**S71-7. Systems and devices required.**

All buildings that are required to be equipped with a Type I or Type II fire alarm system as described and determined by the Massachusetts State Building Code Regulations, Massachusetts Fire Prevention Regulations or Town of Hull Code and shall have all fire alarm system devices tested no less than two (2) times each calendar year by a qualified fire alarm service company. Lodging homes having thirteen (13) or more tenants shall be equipped with a Type I system. Lodging homes having twelve (12) or fewer tenants shall be equipped with a Type II system. Devices to be tested are all alarm actuating (automatic or manual), signaling, supervisory circuits, standby battery supplies and other system and single station units within the structure installed for the purpose of fire protection. The building owner shall be responsible for maintaining proper written records of the tests, indicating date, time and signature of the qualified tester, and such records shall be available to be viewed by any public safety representative employed by the Town of Hull. Fire alarm service organizations or

individuals must be licensed for work under this Article by the appropriate regulatory agencies.

#### **S71-7.1 Public Safety Key Box**

When access to or within a structure or an area is unduly difficult due to secured openings, or where immediate access is necessary for life-saving or firefighting purposes, the fire Chief may require a key box installed in an accessible location. The key box shall be a type approved by the Fire Chief or his designee and shall contain keys and such paperwork and information as required by the Fire Department. The key box shall be used by the Fire Department solely for the purposes stated.

This section shall also apply to all Class One and Class Two Fire Alarm Systems.

#### **S71-8. Maintenance contract or agreement**

The owner shall have written proof of a maintenance contract or agreement with a qualified fire alarm service company and such agreement or contract shall indicate that the service company is on twenty-four-hour call and will respond with twenty-four (24) hours for maintenance or repair of the fire alarm system.

#### **S71-9. Responsibilities of owner**

A. Should a fire alarm system require maintenance or repair it is the responsibility of the owner or his representative that such system be repaired and placed back in service within twenty-four (24) hours of the discovery of the fault by the owner, service company or Town of Hull public safety official. Notification of such fault to the owner or his representative may be written or verbal.

B. Should the system provide protection for a structure where a life hazard exists, including but not limited to apartments (six (6) units or more), hotels, motels, lodging houses, nursing homes, schools, day-care centers or nurseries, it is the responsibility of the owner to have the system in proper operation, or at his expense, provide a Hull firefighter during the nighttime hours or when a life hazard exists. Those failing to comply shall be considered in violation of this article. The Chief of the Department shall determine when a life hazard exists. When such hazard exists, the Chief of the Department or his representative shall determine when the fire watch will be removed.

#### **S71-10. Exceptions**

All residential structures of three (3) units or fewer are exempted from the requirement to procure a formal maintenance contract. However, it is the responsibility of the owner of such structure to properly maintain and keep in good working order all fire protection and fire alarm devices as required by law.

**S71-11. Posting of emergency telephone numbers**

The name and emergency telephone number of both the owner and the qualified service organization shall be posted in a conspicuous place, preferably on the fire alarm panel.

**S71-12. Violations and penalties**

Any owner found to be in violation of any part of this Article shall be subject to a fine of one hundred dollars (\$100) per day for each day of violation.

**ARTICLE IV  
INSURANCE INFORMATION ON CERTAIN PROPERTY**

**S71-13.** Upon request of any code or other law enforcement official, a property owner, agent of a property owner, mortgagee, or other person or entity having control of and/or an interest in the subject property, shall provide in writing within 15 days of said request the name of any company insuring the property against loss or damage by fire and the amount of insurance provided by each such company and the name of any person who would receive payment for a loss covered by such insurance. If there is no such company, the person shall so respond. Whoever violates the provisions of this section shall be punished by a fine of three hundred dollars (\$300). Each day that the person from whom the information is requested is not in compliance shall constitute a separate offense. These provisions may also be enforced under the Town's non-criminal disposition bylaw.