



Requirements for Smoke Alarm Installation and Evacuation Lighting

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This fact sheet has been prepared to provide information about the requirements for installing smoke alarms in Class 1a and Class 1b buildings in accordance with Part 3.7.2 of the BCA Volume 2 - Housing Provisions.

What is a Class 1(a) building?

A class 1(a) building is a single dwelling primarily used by the one household as their place of residence.

What is a Class 1(b) building?

A class 1(b) building is a boarding house, guest house, hostel or the like that is primarily used for short term accommodation or Tourist Accommodation.

Requirements for Smoke Alarms

- (a) Smoke alarms must be installed in:
 - Class 1a buildings (single detached dwellings, row houses, terrace houses, town houses or villa units); and
 - Class 1b buildings (boarding houses, guest houses, hostels and the like).
- (b) Smoke alarms must comply with AS 3786 – Smoke Alarms.
- (c) Smoke alarms must be connected to the consumer mains power where consumer power is supplied to the building. and
- (d) be interconnected where there is more than one alarm.

Location for Class 1a buildings

Smoke alarms must be installed in a Class 1a building on or near the ceiling in –

- (a) any storey containing bedrooms:
 - between each part of the dwelling with bedrooms and the rest of the dwelling; and
 - in the hallways serving the bedrooms (see Figure 1 Diagram “a” over page); and
- (b) any other storey not containing bedrooms (see Figure 2 over page).

Location for Class 1b buildings

In a Class 1b building, smoke alarms must be installed on or near the ceiling in –

- (a) every bedroom; and
- (b) every corridor or hallway associated with a bedroom. If there is no corridor or hallway, in an area between the bedrooms and the remainder of the building (see Figure 1 Diagram “b” over page); and
- (c) on each other storey (see Figure 2 over page).

Lighting for Class 1b buildings to assist evacuation

In a Class 1b building, a system of lighting must be installed to assist evacuation of occupants in the event of a fire, and –

- (a) must be activated by the smoke alarm required (see location for Class 1b buildings above); and
- (b) must consist of a light incorporated within the smoke alarm; or
- (c) the lighting located in the corridor, hallway or area served by the smoke alarm.

Note: This lighting may consist of the artificial lighting already installed in the corridor, hallway or area, provided this lighting is activated by the smoke alarm.

For further information contact Cessnock City Council on 49934100 or www.cessnock.nsw.gov.au

Figure 3.7.2.1 LOCATION OF SMOKE ALARM

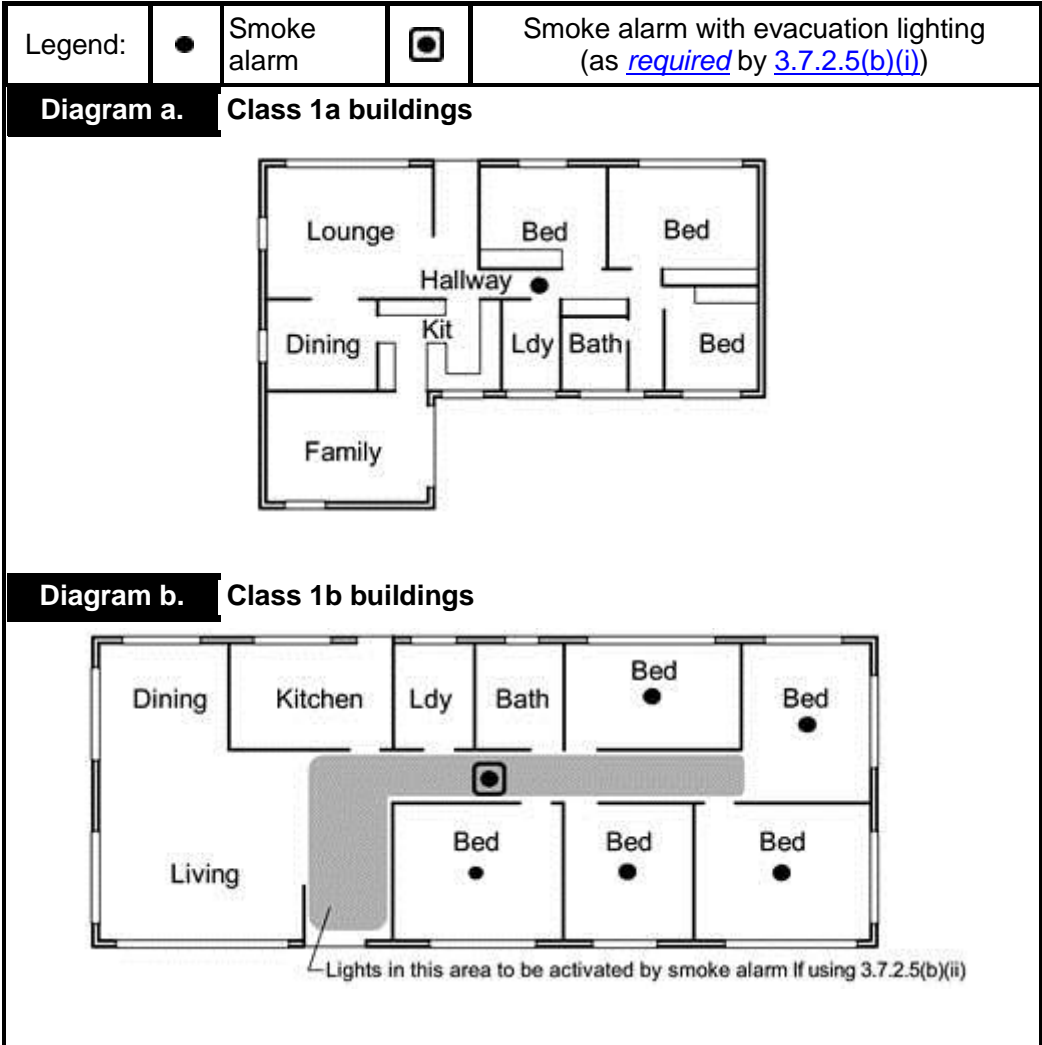
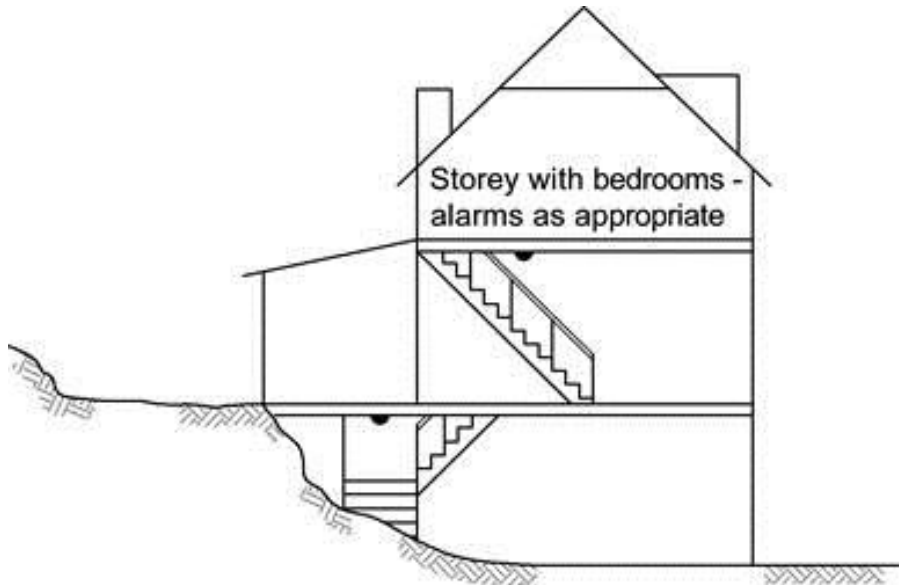


Figure 3.7.2.2 LOCATION OF SMOKE ALARMS ON DIFFERENT STOREYS



(a) Smoke alarms installed on each storey not containing bedrooms — located in the area of the stairway