

**BOROUGH OF HILLSDALE  
BERGEN COUNTY, NEW JERSEY  
ORDINANCE NO. 15-16  
(Adopted)**

**AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 13 OF THE  
REVISED GENERAL CODE OF BOROUGH OF HILLSDALE ENTITLED "FIRE  
PREVENTION" TO PROVIDE FOR ACCESS TO FIRE HYDRANTS IN ALL NON-  
RESIDENTIAL ZONES AND FOR THE USE OF KEY BOX RAPID ENTRY SYSTEMS.**

WHEREAS, the General Code of the Borough of Hillsdale, Chapter 146 provides for Fire Prevention; and

WHEREAS, said Code does not specify provisions for access to fire hydrants in all non-residential zones and the use of Key Box Rapid Entry System; and

WHEREAS, the Mayor and Council of the Borough of Hillsdale have determined that there exists a need to include these items in the General Code,

**BE IT ORDAINED, BY THE MAYOR AND COUNCIL OF THE BOROUGH OF  
HILLSDALE AS FOLLOWS:**

Chapter 146-13 shall be added to read as follows:

**Fire Hydrants.** To insure access to fire hydrants in all non-residential zones in the Borough of Hillsdale for the safety and welfare of the public, a clear area of (3) three feet must be maintained in all directions from the fire hydrant as well as meeting the road side parking requirements.

The owner or lessee of any property within three (3) feet of a fire hydrant shall be responsible to see that a three (3) foot clear space is provided in all directions from the fire hydrant. The requirements of this section shall be completed by the responsible party not later than twenty-four (24) hours after any natural obstruction such as snow shall prevent access to the fire hydrant and within twelve (12) hours of any other type of obstruction.

Upon the failure of any person in maintaining the open space for all fire hydrants in accordance with this section, shall be deemed a violation of the Fire Safety Code.

Chapter 146-14 shall be added to read as follows:

**Key Box Rapid Entry System.**

1. **Key Boxes Required.** The Fire Official shall require a "Key Box Rapid Entry System" ("Knox" or similar) to be installed in all non-residential zones in an accessible location where immediate access is necessary to verify the existence of a fire or other emergency in these buildings equipped with or required to be equipped with, fire detection or fire suppression systems or equipment.

All new commercial and/or manufacturing buildings constructed after the effective date of this section, all existing commercial and/or manufacturing

buildings which undergo remodeling in excess of One Thousand (\$1,000.00) dollars after the effective date of this section, and all existing commercial and/or manufacturing buildings when requested by the Borough Fire Official, shall be provided with a Key Box Rapid Entry System at a location approved by the Fire Prevention Bureau. Such box shall be provided with master keys necessary for access to all portions of the premises. Such box and keys shall be provided prior to occupancy and/or final inspection.

All buildings equipped with elevators shall be provided with a Key Box Rapid Entry System as in the preceding paragraph.

2. Type, Contents, Installation. The key box shall be of a type approved by the Fire Official; shall contain keys to gain necessary access as required by the Fire Official, and shall be installed in a manner approved by the Fire Official. The Fire Official shall require a key box tamper switch connected to the building's fire alarm system.
3. FDC CAPS. FDC Caps shall be required to be installed on all Fire Department Sprinkler connections, and Fire Department Stand Pipes.
4. Penalties. Any building owner violating the requirements of this subsection, after receiving due notice by the Fire Official shall be subject to a fine up to five hundred (\$500.00) dollars.

All Ordinances of parts of Ordinances inconsistent herewith are hereby repealed as to such inconsistencies only.

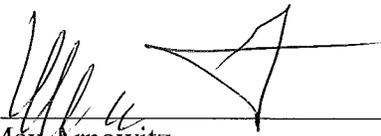
In the event that any word, phrase, clause, section or provision of this Ordinance is found by any Court of competent jurisdiction to be unenforceable, illegal or unconstitutional, such word, phrase, clause or provision shall be severable from the balance of this Ordinance and the remainder of this Ordinance shall remain in full force and effect.

This Ordinance shall take effect upon passage and publication as provided by Law.

Council member	Motion	Second	Yes	No	Absent	Abstain	Recuse
DeGise, Jason					X		
DeRosa, Anthony		X	X				
Looes, Chrisoula			X				
Meyerson, Lawrence	X		X				
Pizzella, Frank					X		
Ruocco, John			X				
Arnowitz, Max							

Adopted: August 11, 2015

Attest:   
 Susan Witkowski  
 Municipal Clerk

  
 Max Arnowitz  
 Mayor