

Communiqué

Issue 2025-14

December 4, 2025

The Requirements, Recommendations and Guidelines in this Communiqué are applicable to the social housing providers administered by the City of Hamilton.

<input checked="" type="checkbox"/>	All Providers Under <i>Housing Services Act, 2011</i>
<input checked="" type="checkbox"/>	Not for Profit Providers Under <i>Housing Services Act, 2011</i>
<input checked="" type="checkbox"/>	Co-Operative Providers Under <i>Housing Services Act, 2011</i>
<input checked="" type="checkbox"/>	Providers in receipt of Rent Supplements
<input checked="" type="checkbox"/>	Access to Housing
<input checked="" type="checkbox"/>	Requirement
<input type="checkbox"/>	Recommendation
<input checked="" type="checkbox"/>	Guidelines
<input type="checkbox"/>	For Information Purposes Only

SUBJECT: New Ontario Fire Code Regarding Carbon Monoxide Alarm Requirements

We are providing notice of upcoming amendments to the Ontario Fire Code regarding carbon monoxide (CO) alarm requirements. These changes will take effect on January 1, 2026, and will apply across a broad range of residential settings within our community.

Scope of Application for Carbon Monoxide (CO) Alarms

The updated requirements will affect:

- Care Occupancies: which includes, but is not limited to, retirement homes, residential care homes, some long-term care facilities (OBC Group B, Division 3), respite, hospice, and group homes with resident's incapable of evacuating without the assistance of another person.
- Multi-Unit Residential Buildings: apartment buildings, condominium buildings, houses with two or more units, boarding, lodging or rooming houses, retirement homes (that are not considered care occupancies), motels, hotels, and other shared living environments.
- Existing Homes: both owner-occupied and rental properties containing fuel-burning appliances, a fireplace, attached garages or air for heating that comes from a fuel-burning appliance not within the home.

Key Changes

The amendments expand the circumstances under which CO alarms must be installed. More specifically, alarms will be required:

- Where heating or ventilation systems circulate air from fuel-burning appliances into suites, resident rooms, or common corridor areas.
- In multi-unit and care occupancies, the service room or area where the fuel-fired appliance is installed.
- Adjacent to sleeping areas in suites of residential units or care occupancy where the suite has a common wall, floor or ceiling with the service room or area where the appliance or flue is installed.



City of Hamilton
Housing Services Division
Health and Safe Communities Department
Pilar Homerston
Program Manager, Social Housing

- Adjacent to each sleeping room not within a dwelling unit, example – lodging rooms

The objective is to enhance resident safety, particularly for individuals who may be more vulnerable during a CO emergency.

Next Steps

We are sharing this information now to support proactive planning, budgeting, and coordination in advance of the implementation date. **Please review the attached information sheets** relevant to your building type or program. These documents outline:

- Alarm placement requirements
- Acceptable alarm types
- Maintenance obligations under the Fire Code

The website [Fire Prevention | City of Hamilton](#) will be updated by the HAMILTON FIRE DEPARTMENT, Fire Prevention Division, with the new information and links in the near future.

More information can be found here:

[Changes Coming to Ontario's Carbon Monoxide Safety Requirements](#)
[Carbon monoxide safety | ontario.ca](#)

Changes and amendments to the Ontario Fire Code can be found here (CO requirements can be found in Division B, Section 2.16):

<https://www.ontario.ca/laws/regulation/070213>

Other key updates for requirements in residential buildings:

<https://www.oafc.on.ca/about/announcements/fire-news-headlines/ontario-fire-code-updates-apartment-owners>

Any questions or concerns, please reach out to your Housing Administrative Officer:

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