

SENATE BILL NO. 1436

103RD GENERAL ASSEMBLY

INTRODUCED BY SENATOR MOSLEY.

6214S.011

KRISTINA MARTIN, Secretary

AN ACT

To amend chapter 319, RSMo, by adding thereto one new section relating to gas safety requirements in certain buildings.

Be it enacted by the General Assembly of the State of Missouri, as follows:

Section A. Chapter 319, RSMo, is amended by adding thereto
2 one new section, to be known as section 319.600, to read as
3 follows:

319.600. 1. For purposes of this section, the
2 following terms mean:

3 (1) "Covered building", any residential, commercial,
4 or any building used for public, educational, or health care
5 purposes, that contains one or more gas-fueled appliances,
6 including stoves, furnaces, water heaters, or dryers, and
7 has an active natural gas or liquefied propane gas service
8 connection;

9 (2) "Fuel gas alarm", a device that is designed to
10 detect natural gas or liquefied propane gas and provide an
11 audible alarm, visual alarm, or a combination, that:

12 (a) Has been tested and listed by a nationally
13 recognized independent testing laboratory;

14 (b) Conforms to either Underwriters Laboratories (UL)
15 standard 1484 or standard 2075; and

16 (c) That is labeled with a visible Electrical Test
17 Laboratories by Intertek (ETL) or UL certification

18 indicating the device conforms to either UL standard 1484 or
19 UL standard 2075;

20 (3) "Major renovations", significant, noncosmetic
21 upgrades that substantially alter a building's structure,
22 layout, or major systems including, but not limited to,
23 HVAC, plumbing, electrical, to improve performance, safety,
24 or functionality;

25 (4) "Single and multifamily dwelling", a building with
26 one or more residential units including, but not limited to,
27 an apartment, condominium, or townhome.

28 2. All covered buildings in the state shall have at
29 least one fuel gas alarm in each room containing a gas
30 appliance, in accordance with National Fire Protection
31 Association (NFPA) 715 standard for the installation of fuel
32 gases detection and warning equipment, and the fuel gas
33 alarm manufacturer's instructions.

34 3. All new covered buildings and covered buildings
35 that have undergone major renovations within the last ten
36 years shall include hardwired or battery-powered fuel gas
37 alarms for enhanced safety. Single and multifamily
38 dwellings shall have individual unit alarms installed in
39 every room containing a gas appliance in accordance with
40 NFPA 715 standard for the installation of fuel gases
41 detection and warning equipment.

42 4. (1) All covered buildings under this section shall
43 comply with the requirements of this section on or before
44 January 1, 2028.

45 (2) Compliance with the requirements of this section
46 shall be verified during certificate of occupancy issuance
47 for new buildings, rental license renewals, and fire safety
48 inspections for existing buildings by the appropriate
49 authority.

50 (3) A person who is not a licensed electrician may
51 install a battery-powered or plug-in fuel gas alarm, but
52 only a licensed electrician shall install a hardwired fuel
53 gas alarm system.

54 5. After January 1, 2027, any person who acquires a
55 covered building shall install fuel gas alarms within thirty
56 days of acquisition or occupancy, whichever is later, if
57 compliant fuel gas alarms are not already present. A
58 transfer of real property that includes a covered building
59 shall include an affidavit of compliance, on a form provided
60 by the Missouri department of public safety, stating that
61 fuel gas alarms are or will be installed, with the affidavit
62 signed and dated by the buyer. Fuel gas alarms shall be
63 installed in accordance with the manufacturer's installation
64 instructions and NFPA 715 standard for the installation of
65 fuel gases detection and warning equipment.

66 6. There is hereby created in the state treasury the
67 "State Fuel Gas Safety Assistance Fund", which shall consist
68 of moneys from gifts, donations, grants, and bequests from
69 public or private sources. The state treasurer shall be
70 custodian of the fund. In accordance with sections 30.170
71 and 30.180, the state treasurer may approve disbursements.
72 The fund shall be a dedicated fund and money in the fund
73 shall be used solely by the Missouri department of public
74 safety for the purposes of providing free or subsidized fuel
75 gas alarms to low-income households. Notwithstanding the
76 provisions of section 33.080 to the contrary, any moneys
77 remaining in the fund at the end of the biennium shall not
78 revert to the credit of the general revenue fund. The state
79 treasurer shall invest moneys in the fund in the same manner
80 as other funds are invested. Any interest and moneys earned
81 on such investments shall be credited to the fund.

82 7. The Missouri department of public safety shall
83 enforce the provisions of this section. If the department
84 finds that any provision of this section has been violated,
85 the department shall ask the attorney general to commence a
86 civil action in a court of competent jurisdiction. If the
87 court finds that a violation occurred, the court may issue
88 an order to enforce compliance with the provisions of this
89 section, grant damages, attorney fees, and any such other
90 relief the court finds appropriate.

91 8. The Missouri department of public safety shall
92 promulgate rules to enforce the provisions of this section.
93 Any rule or portion of a rule, as that term is defined in
94 section 536.010, that is created under the authority
95 delegated in this section shall become effective only if it
96 complies with and is subject to all of the provisions of
97 chapter 536 and, if applicable, section 536.028. This
98 section and chapter 536 are nonseverable and if any of the
99 powers vested with the general assembly pursuant to chapter
100 536 to review, to delay the effective date, or to disapprove
101 and annul a rule are subsequently held unconstitutional,
102 then the grant of rulemaking authority and any rule proposed
103 or adopted after August 28, 2026, shall be invalid and void.

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