



City of Taunton

Board of Health

45 School Street
Massachusetts 02780-5212

Guidelines For Rooming Houses **105 CMR 410.00 State Sanitary Code** **Special Provisions for Rooming Houses**

1. Common cooking facility, sink, food preparation area, refrigerator and stove, storage areas. (if applicable)
2. Each bathroom shall serve no more than eight, toilet with seat, sink, shower or tub; if for males only a urinal and one toilet. Common toilet room maintained by owner or agent every 24-hours.
3. Bedroom 80 square feet for one or 60 square feet per each occupant if more than one.
4. 10 or more units emergency lighting system and exit signs for both means of egress regardless of language.
5. Rubbish and garbage receptacles furnished by owner (3 or more units).
6. 10 or more units electrified fire alarm system.
7. License from local license commission.
8. Common kitchen licensed by food inspector. (if applicable)
9. Owner, name, address, and telephone number posted and agent or representatives (management) name, address, and telephone (even if on premises).
10. Owner provides light bulbs for all common areas.
11. Hot water sufficient for all tenants.
12. 3 or more unit's main entrance self-closing and locking device electronically-operated striker mechanism.
13. Smoke detectors approved by local fire inspector.
14. Owner responsible for cleaning & maintaining all common areas.
15. ***All other provisions of Title II Codes apply to rooming houses just as any other dwelling units with the exception cited above.***