

SECTION 903 AUTOMATIC SPRINKLER SYSTEMS

903.2 Where required. Approved automatic sprinkler systems shall be installed throughout all levels of all new Group A, B, E, F, H, I, M, R, S and U occupancies of more than zero (0) square feet. In accordance with section 903, and the fire department interpretation and applications manual, and as set in this section.

1. In every story or basement of all buildings. Fire-resistive substitutions in accordance with provisions in the International Building Code, chapter 6 footnote d, are allowed for this subsection for Group R occupancies and for other occupancies, provided that the automatic sprinkler is not otherwise required throughout the building by any other provision or section of the un-amended building code.
 - a. At the top of rubbish and linen chutes and in their terminal rooms. Chutes extending through three or more floors shall have additional sprinkler heads installed within such chutes at alternate floors. Sprinkler heads shall be accessible for servicing.
 - b. In rooms where nitrate film is stored or handled. See also section 306.
 - c. In protected combustible fiber storage vaults.
 - d. In any building that has a change in occupancy as defined in the building code.

Exception: The following accessory structures shall be exempt from fire sprinkler requirements:

1. Gazebos, ramadas and pool equipment for residential and multi-family public use.
2. Independent rest room buildings that are associated with golf courses, parks and similar uses, up to 1500 square feet (139.35 m²)
3. Guardhouses for residential and commercial developments.
4. Detached non-combustible carports for residential and commercial developments with covered parking less than 15,000 square feet (1394 m²).
5. Barns and agricultural buildings for private, residential, non-commercial use, not exceeding 1,500 square feet (139.35m²), with no habitable areas.
6. Detached storage sheds for private, residential, or non-commercial use, not exceeding 1500 square feet (139.35m²).
7. Detached garages not exceeding 1000 square feet (m²)(without habitable spaces) in existing R-3 developed parcels which contain existing non-sprinklered subdivision requirements (i.e. 700 foot (213.36m) hydrant spacing).
8. For fuel dispensing canopies not exceeding 1500 square feet (139.35 m²).
9. Open shade horse stalls of non-combustible construction for private, residential, non-commercial use, not exceeding 5,000 square feet (464.52 m²) and no storage of combustible products, vehicles, or agricultural equipment.
10. Detached one story accessory building used as tool or storage shed of non-hazardous materials, and not exceeding 200 square feet (11.15 m²).

11. Special use non-combustible structures as approved by fire code official, such as pump rooms.
12. Open equestrian arenas for riding only.
13. Detached cell phone equipment structures that have no occupiable space.
14. New addition, alteration or repair, less than 25%, by value, to a detached single family residence in non-sprinklered developments which contain existing fire hydrant spacing of 700 feet (213,360) or less.

903.2.1 Group A. An automatic sprinkler system shall be provided throughout buildings and portions thereof used as Group A occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.2 Group E. An automatic sprinkler system shall be provided for Group E occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.3 Group F-1. An automatic sprinkler system shall be provided throughout all Group F-1 occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.4 Group H. Automatic sprinkler systems shall be provided throughout all high-hazard occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.5 Group I.

An automatic sprinkler system shall be provided throughout all Group I occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department interpretation and applications manual.

903.2.6 Group M. An automatic sprinkler system shall be provided throughout all Group M occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.7 Group R and IRC. An automatic sprinkler system shall be provided throughout all Group R and IRC occupancies in accordance with NFPA 13,13-R or 13-D installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.8 Group S-1. An automatic sprinkler system shall be provided throughout all Group S-1 occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.9 Group S-2. An automatic sprinkler system shall be provided throughout all Group S-2 occupancies in accordance with NFPA 13 installation of sprinkler systems and the fire department Interpretation and Applications Manual.

903.2.14 Group B. An automatic sprinkler system shall be installed throughout all Group B occupancies in accordance with NFPA 13 installation of sprinkler systems as modified by the fire department Interpretation and Applications Manual.

903.2.15 Additions, alterations and repairs. When additions, alterations or repairs within a twelve month period exceed fifty (50) percent of the value of an existing building or structure, such building or structure shall be made to conform to the requirements for new buildings or structures.

Exception: Such buildings or structures shall be equipped with an approved fire sprinkler system when work exceeds ten (10) percent of the value for an existing Group A (assembly) building, or twenty-five (25) percent of the value for an existing building or structure of other occupancies.

903.3 Installation requirements. Automatic sprinkler systems shall be designed and installed in accordance with NFPA 13, 13-R, 13-D 13 installation of sprinkler systems as modified by the fire department Interpretation and Applications Manual.

903.3.6 Hose threads. Fire hose threads and fittings used in connection with automatic sprinkler systems shall be national standard thread (NST).

903.3.7 Fire department connections. The fire department connections shall be located in accordance with section 912 or as approved by the fire code official.

903.4 Sprinkler system monitoring and alarms. All valves controlling the water supply for automatic sprinkler systems, pumps, tanks, water levels and temperatures, critical air pressures, and water-flow switches on all sprinkler systems shall be electrically supervised. See fire department Interpretation and Applications Manual.

Exceptions:

1. Automatic sprinkler systems protecting one- and two-family dwellings.
2. Limited area systems serving fewer than 20 sprinklers.
3. Automatic sprinkler systems installed in accordance with NFPA 13R where a common supply main is used to supply both domestic water and the automatic sprinkler system, and a separate shutoff valve for the automatic sprinkler system is not provided.
4. Jockey pump control valves that are sealed or locked in the open position.
5. Control valves to commercial kitchen hoods, paint spray booths or dip tanks that are sealed or locked in the open position.
6. Valves controlling the fuel supply to fire pump engines that are sealed or locked in the open position.
7. Trim valves to pressure switches in dry, pre-action and deluge sprinkler systems that are sealed or locked in the open position.