



OKLAHOMA CITY FIRE DEPARTMENT
FIRE PREVENTION SERVICES
Fire Marshal Office
405-297-3584

AUTOMATIC SPRINKLER SYSTEMS

Automatic sprinkler systems for the purpose of this guideline shall conform to the current International Fire Code (IFC) and International Building Code (IBC), as adopted and amended by the Oklahoma City Fire Department, the City of Oklahoma City Municipal Codes, NFPA13R – Standard for the Installation of Sprinkler Systems in Residential Occupancies, 2010 Edition, and NFPA 25 – Standard for the Inspection, Testing, and Maintenance of Water-Based Fire Protection Systems, 2002 Edition.

The purpose of this document is to provide requirements that ensure a reasonable degree of protection for life and property from fire through minimum inspection, testing, and maintenance methods for water-based fire protection systems. The owner shall be responsible for the condition of a sprinkler system and shall keep the system in normal operating condition.

GENERAL REQUIREMENTS:

1. To avoid false alarms where a supervisory service is provided, the alarm receiving facility shall be notified by the owner or property manager before conducting any test of the system and after such test is concluded.
2. All automatic detection, extinguishing, and fire protective systems shall be tagged at least annually, or as often as required by applicable NFPA standards.
3. Any sprinkler that is painted, corroded, damaged, leaking or in the improper orientation shall be replaced.
4. No fewer than six sprinkler heads and a special sprinkler wrench shall be kept in a cabinet and shall be maintained on the premises.
5. A key box (Knox Box) approved by the Fire Marshal's Office shall be installed in an accessible location containing keys or other devices to gain necessary access to areas of the premises.
6. Ensure the water-filled sprinkler piping is not exposed to freezing temperatures (minimum of 40°F is required).
7. Sprinkler valves, risers, drains and gauges shall be identified and made accessible for fire department personnel.

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.