

## Form for Inspection, Testing, and Maintenance of Dry-Pipe Fire Sprinkler Systems

Information on this form covers the minimum requirements of NFPA 25-2002 for fire sprinkler systems connected to distribution systems without supplemental tanks or fire pumps.

Owner: Republic Parking
Owner's Address: P.O. Box 1537 Boise, ID 83701
Property Being Evaluated: City Center Parking Garage - 1 <sup>st</sup> Floor
Property Address: 312 South 9th Street Boise, ID 83702
Date of Work: 10-12-2007 <i>All responses refer to the current work ( inspection, testing, and maintenance) performed on this date.</i>

This work is (check one):  Monthly  Quarterly  Semi-annual  Annual  Third Year  Fifth Year

Notes: 1) All questions are to be answered Yes, No, or N/A. All No answers are to be explained in the Part III of this form.

2) Inspection, testing, and maintenance are to be performed with water supplies (including fire pumps) in service, unless the impairment procedures of Chapter 11 of NFPA 25 are followed.

### Part I – Owner's Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector's Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

(If plugs or caps are not in place, inspect interior for obstructions)

- D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
  - 4. Liquid in all glass bulb sprinklers?  Yes  No  N/A
- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

(If the answer was No, conduct an internal inspection.)

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

- A. Mechanical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A
- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
- D. Low air pressure signal passed test?  Yes  No  N/A
- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 55 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:  
 1. Record static 65 and residual 55 pressure.  Yes  No  N/A  
 2. Was flow observed?  Yes  No  N/A  
 3. Are results comparable to previous tests?  Yes  No  N/A  
 B. Are all sprinklers dated 1920 or later?  Yes  No  N/A  
 C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A  
 F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 G. All control valves operated through full range and returned to normal position?  Yes  No  N/A  
 H. Low temperature alarms passed test?  Yes  No  N/A  
 I. Dry-pipe valve partial trip test:  
 1. Initial air 36 and water 160 pressure.  Yes  No  N/A  
 2. Tripping air pressure 31 and tripping time 7 seconds.  Yes  No  N/A  
 3. Above results comparable to previous tests?  Yes  No  N/A  
 J. Automatic air maintenance device passed test?  Yes  No  N/A  
 K. Backflow devices passed backflow test?  Yes  No  N/A  
 L. Backflow devices passed full flow test?  Yes  No  N/A  
 M. Pressure reducing valves passed partial flow test?  Yes  No  N/A  
**4. Third Year Test**  
 A. Dry-pipe valve full flow trip test:  
 1. Initial air -- and water -- pressure.  
 2. Tripping air pressure -- and tripping time -- seconds.  
 3. Record water delivery time: -- minutes -- seconds.  
*Water delivery time not required to be 60 sec. per NFPA 25.*  
 4. Above results comparable to previous tests?  Yes  No  N/A  
**5. Fifth Year Tests**  
 A. Sprinklers rated above High temperature tested?  Yes  No  N/A

B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A  
 C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A  
 B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A  
 C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A  
 D. Have low point drains been emptied?  Yes  No  N/A  
 E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

1. Defective intake screen on pump with suction from open sources.
  2. Obstructive materials discharged during water flow tests.
  3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  4. Foreign materials in water during drain test or plugging of inspector's test connection.
  5. Plugging of pipe or sprinklers found during activation or alteration.
  6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  7. Record of broken mains in the vicinity.
  8. Abnormally frequent false-tripping of dry-pipe valves.
  9. System is returned to service after an extended period out of service (greater than one year).
  10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A  
 B. Interior of dry-pipe valves cleaned?  Yes  No  N/A  
 C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A  
 D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*

1. The accelarator can not be reset it os a modle
2. Th dry valve needs a new gasket it is a 4" reliable model D.
3. The ceck valve on the air line does not hold and should be replaced it is a 1" globe valve.

**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-2007

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-2007

Owner Or Representative's Signature: \_\_\_\_\_

## Form for Inspection, Testing, and Maintenance of Dry-Pipe Fire Sprinkler Systems

Information on this form covers the minimum requirements of **NFPA 25-2002** for fire sprinkler systems connected to distribution systems without supplemental tanks or fire pumps.

Owner: Republic Parking
Owner's Address: P.O. Box 1537 Boise, ID 83701
Property Being Evaluated: City Center Parking Garage - 2 <sup>nd</sup> Floor
Property Address: 312 South 9th Street Boise, ID 83702
Date of Work: 10-11-07 <i>All responses refer to the current work ( inspection, testing, and maintenance) performed on this date.</i>

This work is (check one):  Monthly  Quarterly  Semi-annual  Annual  Third Year  Fifth Year

**Notes:** 1) All questions are to be answered *Yes, No, or N/A*. All *No* answers are to be explained in the Part III of this form.

2) Inspection, testing, and maintenance are to be performed with water supplies (including fire pumps) in service, unless the impairment procedures of Chapter 11 of NFPA 25 are followed.

### Part I – Owner's Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector's Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

*(If plugs or caps are not in place, inspect interior for obstructions)*

- D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
  - 4. Liquid in all glass bulb sprinklers?  Yes  No  N/A
- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

*(If the answer was No, conduct an internal inspection.)*

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

- A. Mechanical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A
- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
- D. Low air pressure signal passed test?  Yes  No  N/A
- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 60 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:  
1. Record static 65 and residual 60 pressure.  Yes  No  N/A  
2. Was flow observed?  Yes  No  N/A  
3. Are results comparable to previous tests?  Yes  No  N/A
- B. Are all sprinklers dated 1920 or later?  Yes  No  N/A
- C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A
- F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- G. All control valves operated through full range and returned to normal position?  Yes  No  N/A
- H. Low temperature alarms passed test?  Yes  No  N/A
- I. Dry-pipe valve partial trip test:  
1. Initial air 35 and water 165 pressure.  Yes  No  N/A  
2. Tripping air pressure 31 and tripping time 8 seconds.  Yes  No  N/A  
3. Above results comparable to previous tests?  Yes  No  N/A
- J. Automatic air maintenance device passed test?  Yes  No  N/A
- K. Backflow devices passed backflow test?  Yes  No  N/A
- L. Backflow devices passed full flow test?  Yes  No  N/A
- M. Pressure reducing valves passed partial flow test?  Yes  No  N/A

**4. Third Year Test**

- A. Dry-pipe valve full flow trip test:  
1. Initial air -- and water -- pressure.  
2. Tripping air pressure -- and tripping time -- seconds.  
3. Record water delivery time: -- minutes -- seconds.  
*Water delivery time not required to be 60 sec. per NFPA 25.*  
4. Above results comparable to previous tests?  Yes  No  N/A

**5. Fifth Year Tests**

- A. Sprinklers rated above High temperature tested?  Yes  No  N/A

- B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A  
C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A  
B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A  
C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A  
D. Have low point drains been emptied?  Yes  No  N/A  
E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

1. Defective intake screen on pump with suction from open sources.
  2. Obstructive materials discharged during water flow tests.
  3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  4. Foreign materials in water during drain test or plugging of inspector's test connection.
  5. Plugging of pipe or sprinklers found during activation or alteration.
  6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  7. Record of broken mains in the vicinity.
  8. Abnormally frequent false-tripping of dry-pipe valves.
  9. System is returned to service after an extended period out of service (greater than one year).
  10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A  
B. Interior of dry-pipe valves cleaned?  Yes  No  N/A  
C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A  
D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

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**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*

None noted.

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**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-07

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-07

Owner Or Representative's Signature: \_\_\_\_\_

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### Part I – Owner’s Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector’s Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

*(If plugs or caps are not in place, inspect interior for obstructions)*

D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
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- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

*(If the answer was No, conduct an internal inspection.)*

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

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- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
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- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 50 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:
  - 1. Record static 65 and residual 50 pressure.  Yes  No  N/A
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A
- B. Are all sprinklers dated 1920 or later?  Yes  No  N/A
- C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A
- F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A
- G. All control valves operated through full range and returned to normal position?  Yes  No  N/A
- H. Low temperature alarms passed test?  Yes  No  N/A
- I. Dry-pipe valve partial trip test:
  - 1. Initial air 38 and water 150 pressure.
  - 2. Tripping air pressure 28 and tripping time 18 seconds.
  - 3. Above results comparable to previous tests?  Yes  No  N/A
- J. Automatic air maintenance device passed test?  Yes  No  N/A
- K. Backflow devices passed backflow test?  Yes  No  N/A
- L. Backflow devices passed full flow test?  Yes  No  N/A
- M. Pressure reducing valves passed partial flow test?  Yes  No  N/A

**4. Third Year Test**

- A. Dry-pipe valve full flow trip test:
    - 1. Initial air -- and water -- pressure.
    - 2. Tripping air pressure -- and tripping time -- seconds.
    - 3. Record water delivery time: -- minutes -- seconds.
- Water delivery time not required to be 60 sec. per NFPA 25.*
- 4. Above results comparable to previous tests?  Yes  No  N/A

**5. Fifth Year Tests**

- A. Sprinklers rated above High temperature tested?  Yes  No  N/A

- B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A
- C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A
- B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A
- C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A
- D. Have low point drains been emptied?  Yes  No  N/A
- E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

- 1. Defective intake screen on pump with suction from open sources.
  - 2. Obstructive materials discharged during water flow tests.
  - 3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  - 4. Foreign materials in water during drain test or plugging of inspector's test connection.
  - 5. Plugging of pipe or sprinklers found during activation or alteration.
  - 6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  - 7. Record of broken mains in the vicinity.
  - 8. Abnormally frequent false-tripping of dry-pipe valves.
  - 9. System is returned to service after an extended period out of service (greater than one year).
  - 10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A
- B. Interior of dry-pipe valves cleaned?  Yes  No  N/A
- C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A
- D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

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**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*

None noted.

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**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-2007

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-2007

Owner Or Representative's Signature: \_\_\_\_\_

## Form for Inspection, Testing, and Maintenance of Dry-Pipe Fire Sprinkler Systems

Information on this form covers the minimum requirements of **NFPA 25-2002** for fire sprinkler systems connected to distribution systems without supplemental tanks or fire pumps.

Owner: Republic Parking
Owner's Address: P.O. Box 1537 Boise, ID 83701
Property Being Evaluated: City Center Parking Garage - 4 <sup>th</sup> Floor
Property Address: 312 South 9th Street Boise, ID 83702
Date of Work: 10-11-07 <i>All responses refer to the current work ( inspection, testing, and maintenance) performed on this date.</i>

This work is (check one):  Monthly  Quarterly  Semi-annual  Annual  Third Year  Fifth Year

**Notes:** 1) All questions are to be answered *Yes, No, or N/A*. All *No* answers are to be explained in the Part III of this form.

2) Inspection, testing, and maintenance are to be performed with water supplies (including fire pumps) in service, unless the impairment procedures of Chapter 11 of NFPA 25 are followed.

### Part I – Owner’s Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector’s Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

*(If plugs or caps are not in place, inspect interior for obstructions)*

D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
  - 4. Liquid in all glass bulb sprinklers?  Yes  No  N/A
- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

*(If the answer was No, conduct an internal inspection.)*

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

- A. Mechanical water flow alarm devices passed tests by opening the inspector’s test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A
- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
- D. Low air pressure signal passed test?  Yes  No  N/A
- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 45 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:  
 1. Record static 65 and residual 45 pressure.  Yes  No  N/A  
 2. Was flow observed?  Yes  No  N/A  
 3. Are results comparable to previous tests?  Yes  No  N/A  
 B. Are all sprinklers dated 1920 or later?  Yes  No  N/A  
 C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A  
 F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 G. All control valves operated through full range and returned to normal position?  Yes  No  N/A  
 H. Low temperature alarms passed test?  Yes  No  N/A  
 I. Dry-pipe valve partial trip test:  
 1. Initial air 36 and water 150 pressure.  
 2. Tripping air pressure 28 and tripping time 16 seconds.  
 3. Above results comparable to previous tests?  Yes  No  N/A  
 J. Automatic air maintenance device passed test?  Yes  No  N/A  
 K. Backflow devices passed backflow test?  Yes  No  N/A  
 L. Backflow devices passed full flow test?  Yes  No  N/A  
 M. Pressure reducing valves passed partial flow test?  Yes  No  N/A

**4. Third Year Test**

- A. Dry-pipe valve full flow trip test:  
 1. Initial air -- and water -- pressure.  
 2. Tripping air pressure -- and tripping time -- seconds.  
 3. Record water delivery time: -- minutes -- seconds.  
*Water delivery time not required to be 60 sec. per NFPA 25.*  
 4. Above results comparable to previous tests?  Yes  No  N/A

**5. Fifth Year Tests**

- A. Sprinklers rated above High temperature tested?  Yes  No  N/A

- B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A  
 C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A  
 B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A  
 C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A  
 D. Have low point drains been emptied?  Yes  No  N/A  
 E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

1. Defective intake screen on pump with suction from open sources.
  2. Obstructive materials discharged during water flow tests.
  3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  4. Foreign materials in water during drain test or plugging of inspector's test connection.
  5. Plugging of pipe or sprinklers found during activation or alteration.
  6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  7. Record of broken mains in the vicinity.
  8. Abnormally frequent false-tripping of dry-pipe valves.
  9. System is returned to service after an extended period out of service (greater than one year).
  10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A  
 B. Interior of dry-pipe valves cleaned?  Yes  No  N/A  
 C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A  
 D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*

None Noted

**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-07

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-2007

Owner Or Representative's Signature: \_\_\_\_\_

## Form for Inspection, Testing, and Maintenance of Dry-Pipe Fire Sprinkler Systems

Information on this form covers the minimum requirements of **NFPA 25-2002** for fire sprinkler systems connected to distribution systems without supplemental tanks or fire pumps.

Owner: Republic Parking
Owner's Address: P.O. Box 1537 Boise, ID 83701
Property Being Evaluated: City Center Parking Garage - 5 <sup>th</sup> Floor
Property Address: 312 South 9th Street Boise, ID 83702
Date of Work: 10-11-2007 <i>All responses refer to the current work ( inspection, testing, and maintenance) performed on this date.</i>

This work is (check one):  Monthly  Quarterly  Semi-annual  Annual  Third Year  Fifth Year

**Notes:** 1) All questions are to be answered *Yes, No, or N/A*. All *No* answers are to be explained in the Part III of this form.

2) Inspection, testing, and maintenance are to be performed with water supplies (including fire pumps) in service, unless the impairment procedures of Chapter 11 of NFPA 25 are followed.

### Part I – Owner’s Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector’s Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

*(If plugs or caps are not in place, inspect interior for obstructions)*

- D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
  - 4. Liquid in all glass bulb sprinklers?  Yes  No  N/A
- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

*(If the answer was No, conduct an internal inspection.)*

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

- A. Mechanical water flow alarm devices passed tests by opening the inspector’s test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A
- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
- D. Low air pressure signal passed test?  Yes  No  N/A
- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 40 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:  
 1. Record static 65 and residual 40 pressure.  Yes  No  N/A  
 2. Was flow observed?  Yes  No  N/A  
 3. Are results comparable to previous tests?  Yes  No  N/A  
 B. Are all sprinklers dated 1920 or later?  Yes  No  N/A  
 C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A  
 F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 G. All control valves operated through full range and returned to normal position?  Yes  No  N/A  
 H. Low temperature alarms passed test?  Yes  No  N/A  
 I. Dry-pipe valve partial trip test:  
 1. Initial air 35 and water 150 pressure.  Yes  No  N/A  
 2. Tripping air pressure 22 and tripping time 26 seconds.  Yes  No  N/A  
 3. Above results comparable to previous tests?  Yes  No  N/A  
 J. Automatic air maintenance device passed test?  Yes  No  N/A  
 K. Backflow devices passed backflow test?  Yes  No  N/A  
 L. Backflow devices passed full flow test?  Yes  No  N/A  
 M. Pressure reducing valves passed partial flow test?  Yes  No  N/A

**4. Third Year Test**

- A. Dry-pipe valve full flow trip test:  
 1. Initial air -- and water -- pressure.  
 2. Tripping air pressure -- and tripping time -- seconds.  
 3. Record water delivery time: -- minutes -- seconds.  
*Water delivery time not required to be 60 sec. per NFPA 25.*  
 4. Above results comparable to previous tests?  Yes  No  N/A

**5. Fifth Year Tests**

- A. Sprinklers rated above High temperature tested?  Yes  No  N/A

- B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A  
 C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A  
 B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A  
 C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A  
 D. Have low point drains been emptied?  Yes  No  N/A  
 E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

1. Defective intake screen on pump with suction from open sources.
  2. Obstructive materials discharged during water flow tests.
  3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  4. Foreign materials in water during drain test or plugging of inspector's test connection.
  5. Plugging of pipe or sprinklers found during activation or alteration.
  6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  7. Record of broken mains in the vicinity.
  8. Abnormally frequent false-tripping of dry-pipe valves.
  9. System is returned to service after an extended period out of service (greater than one year).
  10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A  
 B. Interior of dry-pipe valves cleaned?  Yes  No  N/A  
 C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A  
 D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*

None noted.

**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-2007

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-2007

Owner Or Representative's Signature: \_\_\_\_\_

## Form for Inspection, Testing, and Maintenance of Dry-Pipe Fire Sprinkler Systems

Information on this form covers the minimum requirements of NFPA 25-2002 for fire sprinkler systems connected to distribution systems without supplemental tanks or fire pumps.

Owner: Republic Parking
Owner's Address: P.O. Box 1537 Boise, ID 83701
Property Being Evaluated: City Center Parking Garage - 6 <sup>th</sup> Floor
Property Address: 312 South 9th Street Boise, ID 83702
Date of Work: 03-20-06 <i>All responses refer to the current work ( inspection, testing, and maintenance) performed on this date.</i>

This work is (check one):  Monthly  Quarterly  Semi-annual  Annual  Third Year  Fifth Year

Notes: 1) All questions are to be answered Yes, No, or N/A. All No answers are to be explained in the Part III of this form.

2) Inspection, testing, and maintenance are to be performed with water supplies (including fire pumps) in service, unless the impairment procedures of Chapter 11 of NFPA 25 are followed.

### Part I – Owner's Section

- A. Is the building occupied?  Yes  No
- B. Has the occupancy classification and hazard of contents remained the same since the last inspection?  Yes  No
- C. Are all fire protection systems in service?  Yes  No
- D. Has the system remained in service without modification since the last inspection?  Yes  No
- E. Was the system free of actuation of devices or alarms since the last inspection?  Yes  No

### Part II – Inspector's Section

#### A. Inspections

##### 1. Daily and Weekly Items

- A. Control valves supervised with seals in correct position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Enclosures around valves maintaining a minimum of 40° F?  Yes  No  N/A
  - 2. Gauges in good condition and showing normal air and water pressures?  Yes  No  N/A
- C. Backflow Preventers:
  - 1. Valves in correct (open or closed) position?  Yes  No  N/A
  - 2. Valves sealed, locked, or supervised and accessible?  Yes  No  N/A
  - 3. Relief port on RPZ device not discharging?  Yes  No  N/A
- D. Freezer systems:
  - 1. Is the gauge near the compressor reading the same as the gauge near the dry-pipe valve?  Yes  No  N/A

##### 2. Monthly Inspection Items

- A. Control valves with locks or electrical supervision in correct (open or closed) position?  Yes  No  N/A
- B. Dry-Pipe Valves:
  - 1. Free from physical damage?  Yes  No  N/A
  - 2. Trim valves in appropriate (open or closed) position?  Yes  No  N/A
  - 3. No leakage from intermediate chamber?  Yes  No  N/A
- C. Sprinkler wrench with spare sprinklers?  Yes  No  N/A

##### 3. Quarterly Inspection Items

- A. Pressure Reducing Valves:
  - 1. In open position and not leaking?  Yes  No  N/A
  - 2. Maintaining downstream pressure per design criteria?  Yes  No  N/A
  - 3. In good condition with hand wheels not broken?  Yes  No  N/A
- B. Hydraulic nameplate (calculated systems) securely attached to riser and legible?  Yes  No  N/A
- C. Fire Department Connection:
  - 1. Visible and accessible?  Yes  No  N/A
  - 2. Couplings and swivels not damaged and rotate smoothly?  Yes  No  N/A
  - 3. Plugs or caps in place and undamaged?  Yes  No  N/A
  - 4. Identification sign(s) in place?  Yes  No  N/A
  - 5. Check valve is not leaking?  Yes  No  N/A
  - 6. Clapper is in place and operating properly?  Yes  No  N/A
  - 7. Automatic drain valve in place and operating properly?  Yes  No  N/A

(If plugs or caps are not in place, inspect interior for obstructions)

- D. Alarm devices free from physical damage?  Yes  No  N/A

#### 4. Annual Inspection Items

- A. Proper number and type of spare sprinklers?  Yes  No  N/A
- B. Visible Sprinklers:
  - 1. Free of corrosion and physical damage?  Yes  No  N/A
  - 2. Free of obstructions to spray patterns?  Yes  No  N/A
  - 3. Free of foreign materials including paint?  Yes  No  N/A
  - 4. Liquid in all glass bulb sprinklers?  Yes  No  N/A
- C. Visible Pipe:
  - 1. In good condition/no external corrosion?  Yes  No  N/A
  - 2. No mechanical damage or leaks?  Yes  No  N/A
  - 3. Properly aligned?  Yes  No  N/A
  - 4. No external loads?  Yes  No  N/A
- D. Visible pipe hangers and seismic braces not damaged or loose?  Yes  No  N/A
- E. Dry-pipe valve passed interior inspection?  Yes  No  N/A
- F. Must be done before cold weather:
  - 1. Adequate heat in areas with wet piping?  Yes  No  N/A
  - 2. Low temperature alarms functioning?  Yes  No  N/A
  - 3. Interior of pipe that passes through freezers free of ice blockage?  Yes  No  N/A
- G. Has an internal inspection of the pipe been performed by removing the flushing connection and one sprinkler near the end of a branch line within the last 5 years?  Yes  No  N/A

(If the answer was No, conduct an internal inspection.)

#### 5. Fifth Year Inspection Items

- A. Check valves internally inspected and all parts operate properly, move freely, and are in good condition?  Yes  No  N/A
- B. Strainers, filters, restricted orifices, and diaphragm chambers on dry-pipe valves passed internal inspection?  Yes  No  N/A

#### B. Testing

The following tests are to be performed at the noted intervals. Report any failures on Part III of this form.

##### 1. Quarterly Tests

- A. Mechanical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A
- B. Post indicating valves opened until spring or torsion is felt in the rod, then closed back one-quarter turn?  Yes  No  N/A
- C. Priming water level correct?  Yes  No  N/A
- D. Low air pressure signal passed test?  Yes  No  N/A
- E. Quick opening devices passed test?  Yes  No  N/A
- F. Main drain test for system downstream of backflow or pressure reducing valve:
  - 1. Record static 65 and residual 35 pressure
  - 2. Was flow observed?  Yes  No  N/A
  - 3. Are results comparable to previous tests?  Yes  No  N/A

##### 2. Semiannual Tests

- A. Valve supervisory switches indicate movement?  Yes  No  N/A

B. Electrical water flow alarm devices passed tests by opening the inspector's test connection or bypass connection with alarms actuating and flow observed?  Yes  No  N/A

**3. Annual Tests**

- A. Main drain test:  
 1. Record static 65 and residual 30 pressure.  Yes  No  N/A  
 2. Was flow observed?  Yes  No  N/A  
 3. Are results comparable to previous tests?  Yes  No  N/A  
 B. Are all sprinklers dated 1920 or later?  Yes  No  N/A  
 C. Fast response sprinklers 20 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 D. Standard response sprinklers 50 or more years old replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 E. Standard response sprinklers 75 or more years old replaced or successfully sample tested within last 5 years?  Yes  No  N/A  
 F. Dry-type sprinklers replaced or successfully sample tested within last 10 years?  Yes  No  N/A  
 G. All control valves operated through full range and returned to normal position?  Yes  No  N/A  
 H. Low temperature alarms passed test?  Yes  No  N/A  
 I. Dry-pipe valve partial trip test:  
 1. Initial air 36 and water 130 pressure.  
 2. Tripping air pressure 31 and tripping time 6 seconds.  
 3. Above results comparable to previous tests?  Yes  No  N/A  
 J. Automatic air maintenance device passed test?  Yes  No  N/A  
 K. Backflow devices passed backflow test?  Yes  No  N/A  
 L. Backflow devices passed full flow test?  Yes  No  N/A  
 M. Pressure reducing valves passed partial flow test?  Yes  No  N/A

**4. Third Year Test**

- A. Dry-pipe valve full flow trip test:  
 1. Initial air -- and water -- pressure.  
 2. Tripping air pressure -- and tripping time -- seconds.  
 3. Record water delivery time: -- minutes -- seconds.  
*Water delivery time not required to be 60 sec. per NFPA 25.*  
 4. Above results comparable to previous tests?  Yes  No  N/A

**5. Fifth Year Tests**

- A. Sprinklers rated above High temperature tested?  Yes  No  N/A

- B. Gauges checked by calibrated gauge or replaced?  Yes  No  N/A  
 C. Pressure reducing valves passed full flow test?  Yes  No  N/A

**C. Maintenance**

**1. Regular Maintenance Items**

- A. If sprinklers have been replaced, were they the proper replacements?  Yes  No  N/A  
 B. Air leaks in dry-pipe system resulting in pressure loss more than 10 psi/week repaired?  Yes  No  N/A  
 C. Dry-pipe systems being maintained in dry condition?  Yes  No  N/A  
 D. Have low point drains been emptied?  Yes  No  N/A  
 E. If any of the following were discovered, was an obstruction investigation conducted?  Yes  No  N/A

*Explain reason(s) and obstruction investigation findings in Part III.*

1. Defective intake screen on pump with suction from open sources.
  2. Obstructive materials discharged during water flow tests.
  3. Foreign materials found in dry-pipe valves, check valves, or pumps.
  4. Foreign materials in water during drain test or plugging of inspector's test connection.
  5. Plugging of pipe or sprinklers found during activation or alteration.
  6. Failure to flush yard piping or surrounding public mains following new installation or repairs.
  7. Record of broken mains in the vicinity.
  8. Abnormally frequent false-tripping of dry-pipe valves.
  9. System is returned to service after an extended period out of service (greater than one year).
  10. There is reason to believe the system contains sodium silicate or its derivatives or highly corrosive fluxes in copper pipe systems.
- F. If conditions were found that required flushing, was flushing of system conducted?  Yes  No  N/A

**2. Annual Maintenance Items**

- A. Operating stem of all OS&Y valves lubricated, completely closed and reopened?  Yes  No  N/A  
 B. Interior of dry-pipe valves cleaned?  Yes  No  N/A  
 C. Low points drained prior to the onset of freezing weather?  Yes  No  N/A  
 D. Sprinklers and spray nozzles protecting commercial cooking equipment and ventilating systems replaced except for bulb-type which show no signs of grease build-up?  Yes  No  N/A

**Part III – Comments**

*Any No answers, test failures or other problems found with the sprinkler system must be explained here. Also, note here any products noticed on the system that have been the subject of a recall or replacement program.*  
none noted.

**Part IV – Signature's**

Inspector: William Cozad Date: 10-11-2007

Inspector's Signature: \_\_\_\_\_

Owner Or Representative: \_\_\_\_\_ Date: 10-11-2007

Owner Or Representative's Signature: \_\_\_\_\_