SECTION 21 10 14 – wet standpipe and sprinkler systems renovation

1. GENERAL
   * + 1. RELATED DOCUMENTS
          1. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Division 01 Specification Sections, apply to this Section.
          2. Specifications throughout all Divisions of the Project Manual are directly applicable to this Section, and this Section is directly applicable to them.
       2. SUMMARY
          1. Perform all Work required to provide and install pipe, fittings, valves, hangers, supports, sleeves and appurtenances for reworking and/or expanding existing wet combination sprinkler and standpipe systems with all supplementary items necessary for complete, code compliant and approved installation.
          2. Contractor shall include within his bid all materials and Work to provide standpipe and 100% sprinkler protection for entire smoke compartment(s) affected by the renovation Work associated with this Project.
          3. Size all branches and mains by hydraulic calculations. Contractor shall conduct a waterflow test to obtain water supply information to determine actual available volume and pressures as a design basis. Provide a 10 psi cushion for all hydraulic designs. This Contractor shall verify that the affected existing systems are configured and functioning properly according to NFPA 13. Hazard classifications for fire protection system design, installation and water supplies shall be in accordance with NFPA Standards. EXCEPTION: All pipe sizes and water flow demand for Light Hazard Occupancies shall be based upon Ordinary Hazard (Group 1) as the minimum system design. Sprinkler head locations and spacing for Light Hazard Occupancies shall be in accordance with NFPA 13 requirements.
          4. Interface all new flow and valve supervisory switches with building fire and smoke alarm systems.
          5. Provide temporary fire protection during the construction phase of Project. Inform and obtain approval from the Owner and General Contractor for any interruptions of existing fire protection, domestic water or fire alarm systems. Provide advance written notice at least 14 days prior to each and every shutdown.
       3. REFERENCE STANDARDS
          1. The latest published edition of a reference shall be applicable to this Project unless identified by a specific edition date.
          2. All reference amendments adopted prior to the effective date of this Contract shall be applicable to this Project.
          3. All materials, installation and Workmanship shall comply with the applicable requirements and standards addressed within the following references:

NFPA 13 - Installation of Sprinkler Systems.

NFPA 14 - Installation of Standpipe and Hose Systems.

State of Missouri, State Fire Marshal Rules.

Authorities Having Jurisdiction (AHJ), Fire Department Standards.

Factory Mutual

* + - 1. QUALITY ASSURANCE
         1. Standpipe and sprinkler system design, testing, cleaning, certification, materials, equipment and installation shall meet the requirements of the latest editions of Referenced Standards.
         2. Obtain and become familiar with requirements of Owner's insurance underwriter and incorporate all applicable provisions for compliance.
         3. Thoroughly and clearly document all Project related communications with code and regulatory agents and expediently forward communication documentation to the BJC Project Manager.
         4. Equipment and components shall bear FM label or marking. Provide manufacturer’s name and pressure rating marked on valve body.
         5. All hose threads, coupling types, etc., utilized in the fire protection systems shall conform to the standards and requirements of the AHJ Fire Department.
         6. Maintain at least one copy of all system related documents on Site.
         7. Design sprinkler system under direct supervision of a R.M.E.’s (Responsible Managing Employee) experienced in design of this Work and licensed in the State of Missouri. All design submittal documents and Shop Drawings shall bear the R.M.E.’s signed and dated registrations number. The system shall be installed by a firm having minimum three years experience regularly engaged in the design and installation of automatic fire protection systems in accordance with requirements of the National Fire Protection Association and the State of Missouri Fire Marshal’s office. Evidence to support the above requirements shall be submitted with Shop Drawings. Working plans shall be sealed by an engineer registered by the Missouri State Board for Professional Engineers in fire protection specialty.
      2. SUBMITTALS
         1. General:

All new applications employing six (6) or more sprinklers and all reWork applications employing twenty (20) or more sprinklers shall be submitted for approval as described herein. Product data shall be submitted for all size Projects as described herein.

No Work shall be performed until the Shop Drawings, calculations and product data have been approved by Engineer of Record and project fire engineering consultant. . This will require early processing of all submittals. The Contractor is solely liable for any Work performed or material purchases made prior to this approval.

* + - * 1. Product Data:

Provide data on sprinkler heads, piping materials, joining methods, supports, valves, flow switches, tamper switches and all other components and accessories intended to be installed. Include manufacturers’ catalog information, Code and Standards compliance, performance ratings, rough-in details, weights, finishes, support and connection requirements.

Submit one of each style of sprinkler head proposed.

* + - * 1. Record Documents:

Submit preliminary layout showing head locations within coordinated ceiling grid and inspector's test station locations for review by Architect/Engineer and BJC Project Manager.

Shop Drawings: Submit detailed and accurate Shop Drawings of entire systems prior to fabrication. Indicate system controls, hydraulic reference points, detailed pipe layout, valves, hangers and supports, components and accessories. Indicate system controls.

Where expanding existing systems, the submitted design Drawings shall show sufficient amount of the existing system as required to clearly identify how the new Work connects to the existing system. Where re-working existing systems, show the existing system in detail on the Drawings.

Hydraulic calculations: Submit comprehensive hydraulic data sheets complying with NFPA 13. Verification of the adequacy of water pressure and other pertinent water supply data shall be the responsibility of the design engineer.

As-Built Drawings: Provide three sets of As-Built Record Drawings electronically indicating actual installed locations, sizes and types of sprinkler heads, piping, valves, supports, equipment and all other system components. Identify all deviations from approved submittal Drawings. Provide two sets of final hydraulic calculations and ACAD 2005 edition, discs of As-Built Drawings.

Submit certification letter by engineer of record stating that the fire protection systems design complies with Referenced Standards.

Submit verification of Contractor’s design and installation qualifications.

Provide full written description of manufacturer’s warranty.

Provide certificate of compliance from authority having jurisdiction indicating approval of field acceptance tests. Refer to paragraph 3.04 B, within this specification section.

* + - * 1. Operation and Maintenance Data:

Include components of system, servicing requirements, inspection data, replacement part numbers, location and numbers of service depot. Provide a preventive maintenance schedule for all applicable equipment and systems.

* + - 1. DELIVERY, STORAGE and HANDLING
         1. All materials shall be new, undamaged, and free of rust. Protect installed piping, valves and associated materials during progression of the construction period to avoid clogging with dirt, and debris and to prevent damage, rust, etc.
         2. Accept valves on Site in shipping containers and maintain in place until installation. Provide temporary protective coating and end plugs on valves not packaged within containers. Maintain in place until installation.
         3. Protect all materials that are to be installed within this Project from exposure to rain, freezing temperatures and direct sunlight.
      2. EXTRA MATERIALS
         1. The Contractor shall provide supply of spare heads of each type installed under the Contract in quantities as required by National Fire Protection Association Standard No. 13. The heads shall be packed in a suitable wall mounted sprinkler cabinet and shall be representative of and in proportion to, the number of each type and temperature rating installed. In addition to the spare heads, the Contractor shall provide not less than three special sprinkler head wrenches for each type of head. The cabinet shall be located permantly affixed to a wall near the fire pump controller.

1. PRODUCTS
   * + 1. GENERAL
          1. All materials shall meet or exceed all applicable referenced standards, federal, state and local requirements, and conform to codes and ordinances of authorities having jurisdiction.
          2. All piping, materials and equipment used in the installation of sprinkler and standpipe systems shall be compatible with the existing installation, new, and listed as approved by the Underwriters’ Laboratories, Inc., List of Inspected Fire Protection Equipment and Materials and the Factory Mutual Testing Laboratories List of Approved Equipment, Fire Protection Devices and Devices Involving Fire Hazard and shall be the latest design of the manufacturer.
          3. Pressure ratings of pipe, fittings, valves, gauges and all other water carrying appurtenances shall be suitable for the anticipated system pressures in which they are installed.
          4. The installing Contractor shall identify piping, valves and hydraulic design information in accordance with applicable NFPA Standards.
       2. acceptable manufacturers
          1. Sprinkler Heads: Reliable, Grinnell, Viking, Flexhead.
          2. Flow Switches: Notifier, Potter-Roemer.
          3. Tamper Switches: Notifier, Potter-Roemer.
          4. Gate Valves: Mueller, Nibco, Stockham, Kennedy.
          5. Butterfly Valves: Milwaukee, Nibco, Victaulic, Kennedy.
          6. Ball Valves: Milwaukee, Nibco, Stockham, Grinnell, Victaulic.
          7. Check Valves: Mueller, Nibco, Stockham, Grinnell, Victaulic.
          8. Hose Valves: Elkhart, Larsen, Potter-Roemer.
          9. Grooved Fittings and Couplings: Grinnell, Anvil, Victaulic.
       3. Sprinkler heads
          1. Unless otherwise specified or indicated on the Drawings, sprinkler heads shall be regular automatic closed type spray heads with temperature ratings as required by National Fire Protection Association Standard No. 13.

Heads within smoke compartments containing patient sleeping rooms shall be quick-response type.

Finished Ceilings: Provide concealed ceiling sprinklers with factory finished (no field painting) cover plate, color to match ceiling finish. [Exception: Provide chrome plated cover plates where directed by Architect ].

Unfinished Areas Without Ceilings: Provide bronze upright. Protect sprinkler heads susceptible to mechanical injury with standard guards

Cold Rooms (≤ 40°F.) and Areas Below Heated Ceiling/Soffit Spaces Susceptible to Freezing: Provide dry pendant type with chrome finish and two-piece escutcheon. (Areas include but not limited to; walk-in freezers, exterior overhangs, canopies…).

Elevator Equipment Rooms: Provide 212°F intermediate temperature classified heads.

MRI Rooms: Provide non-ferrous semi-recessed chrome plated head and escutcheon.

* + - 1. Piping and Fittings material
         1. Unburied pipe shall be schedule 40 black steel. Fittings shall be threaded malleable iron, welded black steel, grooved malleable or ductile iron with gaskets and mechanical fasteners. All piping shall be provided with Microbiological Inhibiting Coating (MIC). (Exception: All piping within MRI rooms and ceiling spaces shall be Type “K” hard drawn copper with wrought copper or bronze pressure fittings and brazed joints).
         2. Schedule 10 piping is expressly prohibited.
         3. FlexHead: Flexible fire sprinkler hose with threaded end fittings are acceptable for Medical Office Building or similar construction. **Flexible heads are not acceptable for hospital or ambulatory care installations.**
         4. Mechanical tee assemblies (saddles) shall only be used to connect new branch lines and hose valve supplies to existing standpipes. Hole cutting tools approved by the mechanical tee assembly manufacture shall be used for all tapping procedures.
      2. VALVES
         1. Similar types of valves shall be the product of one manufacturer; i.e., all butterfly valves shall be of the same manufacture, all ball valves shall be of the same manufacture, etc.
         2. All valves used to control the flow of water to and within standpipe and sprinkler systems shall be listed indicating type complete with electric supervisory switches. Coordinate wiring with the electrical Contractor.
         3. Hose valves shall have bronze finish, 2-1/2" hose thread connections with cast brass pin lug cap and chain.
         4. All 1-1/2" hose valves shall be provided with adjustable regulators where required to limit static and residual pressures to 100 psi. All 2-1/2" hose valves shall be provided with adjustable regulators where required to limit static and residual pressures to 175 psi. 2-1/2" hose valves shall be initially set for an outlet pressure of between 125 to 150 psi where allowed by system design.
      3. FIRE VALVE CABINETS
         1. Provided within Architectural Division 10 of these Specifications.
         2. Coordinate with General Contractor prior to ordering hose valves for compatibility assurance.

1. EXECUTION
   1. ELEVATOR SPRINKLER PROTECTION
      * + 1. Elevator fire protection shall comply with NFPA 13, NFPA 70, NFPA 72, and ANSI/ASME A17.1 or A17.3 as applicable.
          2. When sprinklers are installed in elevator equipment rooms, the electrical power to the elevator controller must shut down prior to sprinkler activation. A heat detector shall activate an independently controlled shunt trip circuit breaker when the temperature in the machine room exceeds the setting of the heat detector. The detector shall have both a lower temperature rating and a higher sensitivity (lower Response Time Index) as compared to the sprinkler. Sprinkler heads shall be rated at 212°F and heat detectors shall be rated at 135°F. Heat detectors used to shut down elevator power prior to sprinkler operation shall be placed within two feet of each sprinkler head and connected to the fire alarm control panel.
          3. A smoke detector shall be provided to initiate phase one elevator recall, sending cars to the appropriate level prior to electrical power shut-down.
          4. No sprinkler risers shall be permitted inside any hoistway. Sprinkler branch lines shall enter hoistways only where a sprinkler is required.
        1. INSTALLATION
           1. Installation shall meet or exceed all applicable federal, state and local requirements, referenced standards and conform to codes and ordinances of authorities having jurisdiction.
           2. All installation shall be in accordance with manufacturer’s published recommendations.
           3. Sprinkler heads shall be located in a symmetrical pattern related to ceiling features such as grid, beams, light fixtures, diffusers, etc. and where applicable, heads shall be located symmetrically with the ceiling grid, centered in two directions.
           4. Locate sprinkler heads to provide code required distances away from lights, exit signs, lab benches, library stacks, shelving systems, partitions, etc., and all other items that could interfere or effect sprinkler discharge.
           5. Install sprinkler head cages/guards during construction to reduce mechanical injury and the possibility of accidental discharge. Apply temporary protective covers during construction to ensure that sprinkler heads and escutcheons do not receive field paint.
           6. Inspector's test valves shall be installed for each flow switch and located accessibly from a standing position in areas non-accessible by the public, patients or unauthorized personnel and as approved by Owner. Discharge water shall be piped to the building exterior or a drain capable of handling full flow without backup or splatter.
           7. Provide hangers for horizontal piping at intervals not exceeding twelve feet for pipe sizes 1-1/4" and smaller or fifteen feet for pipe sizes 1-1/2" and larger, and as recommended within NFPA.
           8. Route piping in orderly manner, plumb and parallel to building structure and concealed above ceilings where possible. Locate concealed valves, switches and alarm connections in accessible location, and coordinate size and location of access panels/doors with General Contractor.
           9. Install piping to conserve building space and not interfere with use of space and other Work. Coordinate with other trades to avoid conflicts and provide all required offsets, piping, auxiliary drains, etc. to properly install system.
           10. Group piping whenever practical at common elevations.
           11. Install piping to allow for expansion and contraction without stressing pipe, joints or connected equipment.
           12. Flange and coupling bolts shall be torque in sequence per manufacturer specifications.
           13. Slope piping and arrange systems to drain at low points. Use eccentric reducers to maintain top of pipe level.
           14. Provide drain valves at main shutoff valves, low points of piping and apparatus.
           15. Provide an approved splash block at the point of drain or system test discharge outside of the building, where the ground may be disturbed by the flow of water.
           16. Prepare pipe, fittings, supports and accessories for finish painting where required.
           17. Do not penetrate building structural members unless indicated otherwise on Contract Drawings.
           18. Install valves with stems upright, not inverted. All valves shall be located such that the removal of their bonnets is possible. Valves placed in horizontal lines shall be installed with their valve stems inclined at an angle of a minimum of 30 degrees above the horizontal position. Valves shall be installed as nearly as possible to the locations indicated in the Construction Drawings. Any change in valve location must be so indicated on the Record Drawings. Remove protective coatings after installation.
           19. All shutoff and test valves shall be located on the floor they serve, unless the AHJ permits a different arrangement.
           20. Locate and secure hose cabinets plumb and level. Locate angle valve in cabinet at 60 inches above floor.
           21. Provide two hour enclosure around all fire standpipe piping routed outside fire stairwell.
           22. All piping shall be clean when it is installed. Before installation it shall be checked, upended, swabbed, if necessary and all rust or dirt from storage or lying on the ground shall be removed. Flush entire system of foreign matter.
           23. All screw joints shall be made with taper threads, properly cut. Joints shall be made tight with Teflon tape or non-toxic joint compound applied to the pipe threads only and not to fittings. When threads are cut on pipes, the ends shall be carefully reamed to remove any burrs. Before installing pipe that has been cut and threaded, the lengths of pipe shall be upended and hammered to remove all shavings and foreign material.
        2. Welded piping
           1. NOTE: Welding of pipe/fittings in normally occupied buildings is prohibited. Offsite welding is acceptable. Should welding be required in a normally occupied building for connecting to an existing welded system, obtain written approval from the Resident Construction Manager and comply with NFPA 51 B. All welding materials, procedures, qualifications and records shall comply with applicable NFPA requirements.
        3. TESTING and flushing
           1. Testing, cleaning, flushing and inspection shall be done in accordance with NFPA requirements.
           2. The installing Contractor shall complete and sign the appropriate Contractor’s Material and Test Certificates included within NFPA 13 and 14.
        4. zoning
           1. All flow switches and tamper switches shall relay their activation to each annunciator panel and the main fire alarm panel.
           2. Sprinkler system zoning shall coincide with building smoke compartmentalization unless noted otherwise on Contract Drawings. As a minimum, each floor level shall be a separate zone.

END OF SECTION 20 10 14