



FIRE SPRINKLER SYSTEM PLAN REVIEW GUIDELINES

Listed are the basic information requirements to complete a sprinkler plan review. Although additional information may be required, not all items may pertain to your project.

- Submit pdf sprinkler plans with site plan as first page, hydraulic calculations, water flow test report (good for 2 years from flow test) or well report ([good for 1 year from test](#)), material data sheets, submittal books etc. and an application form to: fireprevention@stancounty.com (hard copies are not necessary until plan review is finalized.)
- Indicate the project name, full street address (based on building permit address stated on permit), Assessor's Parcel Number (APN), tract number, and associated building permit number. Show North pointing arrow.
- Provide contractor's name, address, phone number, and license number with type of license (C16), and date of expiration. Homeowners may submit plans for residential systems only if the homeowner is the designer and installer of the system. All plans must be "wet" signed or have a digital signature.
- Note current California Building Code, California Fire Code, and NFPA references.
- Include a comment whether or not a site plan is required and if it has it been approved.
- Indicate property lines, nearby buildings, adjoining suites, driveways, and streets.
- Describe the scope of work. Cloud or isolate project areas. Show elevations. Show the scope of work and specify the total square footage of the largest structure including garage and any other attached structures.
- If there are multiple stories or attics with sprinklers, each elevation requires its own drawing showing head placements, pipes, structural items that may block sprinkler head (example – beam)
- Provide water flow test data used to design the project including source and date. Be sure to provide any well or storage tank information pertinent to the project.
- Provide sprinkler calculations. Indicate size of water meter.
- Show location of all risers. Diagram riser details (specifications, gauges, check valve, main drain, water flow switch). Indicate the location of the inspector's test valve, Fire Department Connection, and water flow valve (PIV, OS&Y, butterfly).
- Show sprinkler piping and size, heads, hangers, and bracing details. Include manufacturer's cut sheets.
- Provide a legend that identifies a different symbol for existing, relocated, and added sprinkler heads. Include matrix of heads used per riser (type and number).

- Include all architectural obstructions such as drop ceilings, trusses, beams, ducts, soffits, columns, arches, and lintels. Show location of lighting fixtures, exit signs, emergency lights, and other objects that are in close proximity to a sprinkler head.

- **REQUIRED DOCUMENTATIONS FOR SPRINKLER PLAN SUBMITTAL. SEE LIST OF REQUIRED DOCUMENTS FOR GUIDELINES ON HOW TO TITLE ALL ATTACHMENTS:**
 - Completed application form
 - Sprinkler plans – see working plan requirements below (approved site plan must be included as first page)
 - Include in drawings underground fire line pipe size, pipe length, depth of top of pipe below grade, valves, material type used for pipes and devices, water source (well, tank or city connection), thrust block, thrust type and location. ****Visual inspection is required for the underground fire line and water source . Pipe size, length of the fire line to the water source, valve locations, thrust block type and locations must be installed as per plans. Contact 209-552-3700 to schedule an appointment.*
 - Hydraulic calculations
 - Seismic calculations (if applicable)
 - Hydrant flow test report (good for 2 years from date of flow) **OR** Well report (good for 1 year from date of test)
 - Material data sheets
 - Structural Attachment Compliance Letter (*commercial projects only*)
 - Working plans shall be drawn to an indicated scale on sheets of uniform size, with a plan of each floor as applicable, and shall include the following items that pertain to the design of the system:
 - Name of owner
 - Location, including street address
 - Point of compass
 - A graphic representation of the scale used on all plans
 - Name and address of contractor
 - Size and location of all water supplies
 - Size and location of standpipe risers, hose outlets, hand hose, monitor nozzles, and related equipment
 - The following items that pertain to [private fire service mains](#):
 - Size
 - Length
 - Location
 - Weight
 - Material
 - Point of connection to city main
 - Sizes, types, and locations of [valves](#), [valve](#) indicators, regulators, meters, and [valve](#) pits
 - Depth at which the top of the pipe is laid below grade
 - Method of restraint
 - The following items that pertain to [hydrants](#):
 - Size and location, including size and number of outlets and whether outlets are to be equipped with independent gate [valves](#)
 - Thread size and coupling adapter specifications if different from NFPA 1963
 - Whether [hose houses](#) and equipment are to be provided, and by whom
 - Static and [residual hydrants](#) used in flow
 - Method of restraint
 - Size, location, and piping arrangement of [fire department connections](#)

*Direct technical questions to Stanislaus County Fire Prevention Bureau at 209-552-3700.
Providing the above-listed information does not guarantee plan approval.*