

City of Romulus Fire Department Site Plan Review Checklist

The following checklist is a guideline from the Fire Department to assist all developers with the submission of plans to the City of Romulus. The requirements are from the City of Romulus Engineering Standards, the International Fire Code (IFC) 2015, National Fire Protection Association Standards (NFPA), and any additional City of Romulus requirements. Reviews are based upon Fire Department related Health and Safety items only. **Any questions regarding this information should be directed to the Romulus Fire Department at (734) 941-8585.**

- _____ 20 Ft. Fire Lane required per the IFC with adequate turn around for fire department vehicles. **(See additional requirements addressed further in this document.)** Fire Lanes shall be posted and striped and are to be properly maintained. Drive shall be of an asphalt or concrete type surface only. ***(All access roads and fire lanes require that there are no horizontal obstructions that impede into the width of the fire lane and all vertical heights obstructions shall not be below 13'6".)***

- _____ Where the vertical distance between the grade plane and the highest roof surface exceeds 30 feet, approved aerial access roads shall be provided. ***The access roads shall have a minimum width of 26 feet and at least one of the required access points shall be a minimum of 15 feet and a maximum of 30 feet away from the building.*** Overhead power lines or obstructions shall not be located over the access road or between the access road and the building.

- _____ Buildings exceeding 30' feet in height shall have 2 means of fire apparatus access for each structure. Verify the proposed emergency access drives are designed to handle the imposed load of fire apparatus weighing at least 75,000 lbs. and turning radius submitted is compliant with the standard included in the site plan package.

- _____ Fire Suppression is required, and the building is to be sprinkled per N.F.P.A. 13. Shop drawings and hydraulics are to be submitted to the Fire Department for approval. (Two sets of plans to be submitted to fire department for review.) N.F.P.A. 3-3 Area Limitation Rack Storage. The Owner or occupant is to identify the type of storage and height for sprinkler contractor for occupancy.

- _____ 2 ½" – 1 ½" Fire hose connection(s) required for 200' coverage inside the building.

- _____ Fire pump / risers shall be located within a separate fire rated room with an exterior access for the Fire Department. Secondary power may be required.

- _____ Fire Department Connection, to be a 5" (inch) storz connection. Connection to be located on the front of the building only. A public fire hydrant shall be located within 75' (feet) of the Fire Department Connection.

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- _____ Fire Suppression control valves and tamper switches to be monitored by Third Party Alarm Company.
- _____ Horn/Strobes are to be installed for the indication of water flow instead of a bell, on the outside wall facing the street, above the Fire Department connection as well as the inside of the building for visibility and occupant notification.
- _____ Hard-wired fire detection may be required in mechanical and storage areas.
- _____ Truck circulation plan must demonstrate that the largest emergency vehicle can maneuver the site. Truck turning template and information should be obtained from the Planning Department prior to submission of revised plans. Truck circulation plan shall be submitted on a scaled drawing of 1"=60' or larger. Shall comply with the IFC.
- _____ The Romulus Fire Department and the City require a minimum of an eight (8") inch water main and fire hydrant coverage as required in the IFC for the building along a normal drive-able route, accessible by fire department vehicles for 250" feet drivable coverage.
- _____ Hydrants shall be located at least 50' feet from the exterior wall of the building unless building height dictates otherwise (height plus 1/3).
- _____ Loop water main system to be installed per City of Romulus Engineering specifications.
- _____ All new fire hydrants to be installed shall have one quick-connect 5" storz outlet.
- _____ Install vehicle crash protection posts around the fire hydrant so hydrant will be protected from vehicle traffic. (Per the City of Romulus Engineering Standards.)
- _____ Post "NO PARKING" sign(s) near hydrant if needed for access by Fire Department. (To be installed by owner of property.) Parking spaces at the fire hydrant may require hashing out for Fire Department access to that hydrant.
- _____ When installing the landscaping, insure that access to fire hydrants, fire department connection and the fire department riser room is not blocked. Please keep in mind, the expected growth of the plantings in the future and the possible removal due to blockage of the above stated items for visual or access for fire department operations.
- _____ Knox key switches may be required for gates and provide information on gate operation in an electrical power outage if proposed for this project.
- _____ Knox Key Box required to be installed on the building with keys for complete Fire Department access.
- _____ Provide adequate amounts of portable fire extinguishers with signs, for the occupancy of the building. Fire Extinguishers are to be currently dated and checked by a vendor. **(Shall**

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be of an industrial type, size and classification shall meet the approval of the Fire Department.)

- _____ Provide an emergency means of egress lighting in building with an independent power source. (The Electrician is to furnish this department with the foot candlepower measurement **AFTER** occupancy on all egress areas. The Documentation shall bear the seal of an architect or a letter from the Electrical Contractor on their letterhead and be notarized stating the measurement, and shall meet the criteria of the Department per the IFC) Exterior of exit doors also require emergency lighting.

- _____ The Building is required to have illuminated exit lighting with an independent power source to indicate all means of egress and placement shall be such that no point in an exit access corridor or exit passageway is more than 100 feet or the listed viewing distance for the sign, whichever is less, from the next visible sign.

- _____ Exiting shall be provided from the exterior to a public-way and shall be kept free of any obstructions up to and including landscaping, trees, bushes and ice and snow. Sidewalks shall be required unless exiting leads to a paved public area.

- _____ The Address numbers are to be at least four (4") inches high and required on the front of the building, and shall be visible from the street. (Due to a building being set back, larger numerals may be required to be visible from the street. Numerals are to **"stand out"** and are not to be as a same color scheme as the building.)

- _____ The Owner is to insure that the occupants are of compatible Use Groups (Provide information if rack storage or high piled storage is to be utilized within the building.)

- _____ First Responder radio coverage required in the building which may require a 700-800 MHz BDA (radio equipment) and antennas to be installed in the building at the owners' expense per the IFC. Testing of firefighter radio communications are required to ensure a minimum of 90% coverage throughout the facility. Submittal of Communication Proposal to the Fire Department shall be required for approval/permit.

Additional items may be required upon inspection. A more detailed review will be conducted with the submittal of Building Plans.

Omissions of reference to any provision of the code(s) shall not nullify any requirement of the code(s), nor exempt any structure or any other work performed from such requirement(s).