

PHONE: (813) 980-3282 FAX: (813) 980-0631 WEB: COXFIRE.COM

September 21, 2023

RE: Inspection of: Fire Sprinkler System and Alarm Monitoring

Property: Villa Serena Condominiums Riverview, Fl. 33578

To Whom It May Concern,

This letter is to confirm that the above reference property is protected with an automatic Fire Sprinkler System. Cox Fire Protection inspected said property according to NFPA #25 guidelines on February 27, 2023. Additionally, Cox Fire is contracted to provide 24-hour fire alarm monitoring at the property buildings known as Villa Serena Condominiums

For information on the reported findings, please refer to the inspection reports which can be provided by the insured's property manager.

Cox Fire performs a visual inspection of all "accessible" fire sprinkler heads as well as any exposed piping and its appurtenances from the floor level and any deficiencies will be noted on the inspection report. The system was active and operating properly at the time of inspection. Upon completion of the inspection, all system control valve(s) were left in the open position and the fire alarm panel was at its normal state.

Unfortunately, Cox Fire Protection cannot comment as to the adequacy of the water supply requirements, design criteria, or level of protection as it is outside the scope of NFPA #25.

Sincerely,

Rusty Parris Inspections Manager

Cox Fire Protection, Inc. Tampa | Ocala | Jacksonville Phone: <u>813-980-3282</u> ext. 130 email: <u>rparris@coxfire.com</u> | website: <u>www.coxfire.com</u>

SPRINKLER | ALARM | EXTINGUISHER | SUPPRESSION | INSPECTIONS



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

4528 W Hwy 40, Ocala, FL 34482 Phone: 352-368-2220 | Fax: 866-863-5695

6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 21		0
ADDRESS:	2209 kings palace drive		I
CITY:	Riverview		F
STATE:	FL	ZIP: 33578	I

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Supervisory Alarm Company				
	Red			ency 24						
	/at Davi	Due A et			inkler Systems		L la cal			50
V	Vet Dry 1	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
SEC	CTION I - OWNER'S S	ECTION						YES	NO	N/A
I-1	PRIOR INSPECTION REPO	RTS, LOGS, AND TES	T DATA ARE AVAIL	ABLE FOR REVIEW	?			~		
I-2	PLANS OF SYSTEM ON SI	TE FOR REVIEW?								~
I-3	IS THE BUILDING OCCUPI	ED? (4.1.5)						~		
1-4	HAS THE OCCUPANCY CL	ASSIFICATION AND H	AZARD OF CONTEI	NTS STAYED THE S	AME SINCE LAST INSI	PECTION? (4.1.5)		~		
I-5	ARE ALL FIRE PROTECTIO	ON SYSTEMS IN SERV	ICE? (4.1.4)					~		
I-6	HAS THE SYSTEM REMAIN	NED IN SERVICE WITH	IOUT MODIFICATIO	N SINCE THE LAST	INSPECTION? (4.1.4)			~		
I-7	WAS THE SYSTEM FREE	OF ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST IN	SPECTION?			~		
I-8	ALL DEFICIENCIES REPOR	RTED AT LAST INSPEC	CTION CORRECTED)?				~		
1-9	WEEKLY LOGS OF INSPEC	CTIONS REQUIRED BY	' NFPA #25 ON FILE	2?				~		
I-10	COPY OF NFPA #25 ON SI	TE?								~
I-11	I WOULD LIKE TO HAVE A	COPY OF NFPA #25 A	T AN EXTRA CHAR	GE OF \$50.00						~
I-12	HAS AN INTERNAL INSPEC	CTION OF PIPING AND	CHECK VALVES B	EEN COMPLETED?	(14.2 & 13.4.2.1)		2018		~	
						DA	TE			
SEC	CTION II - INSPECTOR	R'S SECTION								
II-1	ANNUAL INSPECTIONS FO	OR WET PIPE SYSTEM	IS		REFERENC	Æ	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE OF	NINSPECTION?						Image: Second se		
	2. HANGERS AND SEISMIC	BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHEI	D? 5.2.3.1	YELLOW	NON-CRITICAL			
	3. PIPING APPEARS FREE	OF MECHANICAL DAM	MAGE?		5.2.2	YELLOW	NON-CRITICAL	~		
	4. PIPING APPEARS FREE	FROM LEAKAGE?			5.2.2.1	RE	ED IMPAIRMENT	~		
	5. PIPING APPEARS FREE	OF CORROSION?			5.2.2	YELLOW	NON-CRITICAL	~		
	6. PIPING APPEARS PROP	ERLY ALIGNED			5.2.2	YELLOW	NON-CRITICAL	~		
	7. PIPING APPEARS FREE	OF EXTERNAL LOAD	NG?		5.2.2	YELLOW	NON-CRITICAL	~		
	8. SPRINKLERS APPEAR F	REE OF LEAKAGE?			5.2.1.1.1	RE	ED IMPAIRMENT	~		
	9. SPRINKLERS APPEAR F	REE OF LIGHT CORR	OSION?		5.2.1.1.1		RED CRITICAL	~		
	10. SPRINKLERS APPEAR	FREE OF HEAVY COR	ROSION?		5.2.1.1.1	RE	ED IMPAIRMENT	~		
	11. SPRINKLERS APPEAR	FREE OF FOREIGN M	ATERIALS?		5.2.1.1.1	RE	ED IMPAIRMENT	~		
	12. SPRINKLER FRAME AN	ID ARMS APPEAR FRE	EE OF PAINT?		5.2.1.2		RED CRITICAL			
	13. SPRINKLER BULB, DEF	FLECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	RE	ED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	v		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	v		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	¥		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			~
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			~
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRI	ESI 13.3.2.2	YELLOW NON-CRITICAL	~		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	~		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL	~		~
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVI	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4-A	Outside riser	1	70	45	70	2
4-B						
4-C						
4-D						
4-E						
4-F						
4-G						
4-H						
4-I						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED	? 5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED TH	IROUGH FULL RANGE AND RETURN TO	NORMAL POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANG	GE? 13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2	YELLOW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDU	JCTED?		~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNECTIONS DO NOT I	PERMIT FFT)?	~	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ON	ILY FOR BACKFLOW DEVICES 2" AND BE	ELOW)?		
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TE	ST?			
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQU	RED BY THE AHJ? 13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADE	QUATE TO UNSEAT VA 13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHE	R)? 5.3.3.5	RED CRITICAL	~	
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW	PREVENTER ? 13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN D	RAIN TEST FROM BACK 13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE	REDUCING VALVE? 13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN D	RAIN TEST FROM PRV? 13.2.4	RED CRITICAL	~	
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE	Ξ?		~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBR	ICATED?		~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANO	CE?		~	
6. SYSTEM RETURNED TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative

Signature of Inspector



Deficiencies & Comments

11-1 12. Painted



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6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building building 22		DATE
ADDRESS:	10227 Spanish Breeze Court		INSPE
CITY:	Riverview		PERM
STATE:	FL	ZIP: 33578	INSPE

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Sup	Supervisory Alarm Company			
		Yellow Emerger			jency 24					
_										
					inkler Systems					50
V	Vet D	Dry PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
_	<u> </u>									
SEC	CTION I - OWNE	ER'S SECTION						YES	NO	N/A
I-1	PRIOR INSPECTIC	ON REPORTS, LOGS, AND TE	ST DATA ARE AVAIL	ABLE FOR REVIEW?	?			~		
I-2	PLANS OF SYSTE	M ON SITE FOR REVIEW?								~
I-3	IS THE BUILDING	OCCUPIED? (4.1.5)						~		
I-4	HAS THE OCCUPA	ANCY CLASSIFICATION AND F	HAZARD OF CONTEN	NTS STAYED THE S	AME SINCE LAST INS	SPECTION? (4.1.5)		~		
I-5	ARE ALL FIRE PRO	OTECTION SYSTEMS IN SERV	/ICE? (4.1.4)					~		
I-6	HAS THE SYSTEM	REMAINED IN SERVICE WIT	HOUT MODIFICATIO	N SINCE THE LAST	INSPECTION? (4.1.4))		~		
I-7	WAS THE SYSTEM	I FREE OF ACTUATION OF D	EVICES OR ALARMS	SINCE THE LAST IN	SPECTION?			~		
I-8	ALL DEFICIENCIES	S REPORTED AT LAST INSPE	CTION CORRECTED	1?				 ✓ 		
I-9	WEEKLY LOGS OF	F INSPECTIONS REQUIRED B	Y NFPA #25 ON FILE	?				~		
I-10	COPY OF NFPA #2	25 ON SITE?								~
I-11	I WOULD LIKE TO	HAVE A COPY OF NFPA #25	AT AN EXTRA CHAR	GE OF \$50.00						~
I-12	HAS AN INTERNAL	L INSPECTION OF PIPING AN	D CHECK VALVES BI	EEN COMPLETED?	(14.2 & 13.4.2.1)		/2018		~	
						DA	ATE			
SEC	CTION II - INSPI	ECTOR'S SECTION								
II-1	ANNUAL INSPECT	FIONS FOR WET PIPE SYSTE	MS		REFEREN	CE	TAG	YES	NO	N/A
	1. SYSTEM IN SER	RVICE ON INSPECTION?								
	2. HANGERS AND	SEISMIC BRACING APPEARS	SUNDAMAGED AND	TIGHTLY ATTACHEI	D? 5.2.3.1	YELLOW	/ NON-CRITICAL	~		
	3. PIPING APPEAR	RS FREE OF MECHANICAL DA	MAGE?		5.2.2	YELLOW	/ NON-CRITICAL	~		
	4. PIPING APPEAR	RS FREE FROM LEAKAGE?			5.2.2.1	R	ED IMPAIRMENT			
	5. PIPING APPEAR	RS FREE OF CORROSION?			5.2.2	YELLOW	/ NON-CRITICAL	~		
	6. PIPING APPEAR	RS PROPERLY ALIGNED			5.2.2	YELLOW	/ NON-CRITICAL	~		
	7. PIPING APPEAR	RS FREE OF EXTERNAL LOAD	NG?		5.2.2	YELLOW	/ NON-CRITICAL	~		
	8. SPRINKLERS AF	PPEAR FREE OF LEAKAGE?			5.2.1.1.1	R	ED IMPAIRMENT	~		
	9. SPRINKLERS AF	PPEAR FREE OF LIGHT CORF	ROSION?		5.2.1.1.1		RED CRITICAL	~		
	10. SPRINKLERS A	APPEAR FREE OF HEAVY CO	RROSION?		5.2.1.1.1	R	ED IMPAIRMENT			
		APPEAR FREE OF FOREIGN N			5.2.1.1.1	R	ED IMPAIRMENT			
	12. SPRINKLER FF	RAME AND ARMS APPEAR FR	EE OF PAINT?		5.2.1.2		RED CRITICAL			
	13. SPRINKLER BU	JLB, DEFLECTOR, COVER PL	ATE, OR OPERATING	G ELEMENT	5.2.1.1.1	R	ED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.4	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	4		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	¥		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL	Ē		
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			<u> </u>
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL	<u> </u>		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	- -		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			<u> </u>
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVIC	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4-A	Outside riser	1	70	45	70	2
4-B						
4-C						
4-D						
4-E						
4-F						
4-G						
4-H						
4-I						
4-J						

~

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	ND RETURN TO NORMAL F	POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	V	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2 YELLO	W NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2 F	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNEC	TIONS DO NOT PERMIT FF	Т)?	~	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DEV	VICES 2" AND BELOW)?			
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1 F	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL	~	
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative

Signature of Inspector



Deficiencies & Comments



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

4528 W Hwy 40, Ocala, FL 34482 Phone: 352-368-2220 | Fax: 866-863-5695 6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 23		
ADDRESS:	10223 Spanish Breeze Court		
CITY:	Riverview		
STATE:	FL	ZIP: 33578	

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Supervisory Alarm Company					
					Yellow			Emerg	jency 24		
	<u>, .</u>				List of Fire Spr						ED
V	Vet	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
_	1										
SEC		OWNER'S SE	ECTION						YES	NO	N/A
I-1	PRIOR INS	PECTION REPOR	RTS, LOGS, AND TES	T DATA ARE AVAIL	ABLE FOR REVIEW?	,			~		
I-2	PLANS OF	SYSTEM ON SITE	E FOR REVIEW?								~
I-3	IS THE BU	ILDING OCCUPIE	D? (4.1.5)						~		
I-4	HAS THE C	OCCUPANCY CLA	SSIFICATION AND H	AZARD OF CONTE	NTS STAYED THE SA	AME SINCE LAST IN	SPECTION? (4.1.5)	~		
1-5	ARE ALL F	IRE PROTECTION	N SYSTEMS IN SERVI	CE? (4.1.4)					~		
I-6	HAS THE S	SYSTEM REMAINE	ED IN SERVICE WITH	OUT MODIFICATIC	IN SINCE THE LAST	INSPECTION? (4.1.4)				
I-7	WAS THE	SYSTEM FREE O	F ACTUATION OF DE	VICES OR ALARMS	S SINCE THE LAST IN	SPECTION?			~		
I-8	ALL DEFIC	IENCIES REPOR	TED AT LAST INSPEC	TION CORRECTED)?				~		
I-9	WEEKLY L	OGS OF INSPEC	TIONS REQUIRED BY	NFPA #25 ON FILE	Ξ?				~		
I-10	COPY OF I	NFPA #25 ON SIT	E?								~
I-11	I WOULD L	IKE TO HAVE A C	COPY OF NFPA #25 A	T AN EXTRA CHAF	GE OF \$50.00						~
I-12	HAS AN IN	TERNAL INSPEC	tion of Piping and	CHECK VALVES B	EEN COMPLETED? (14.2 & 13.4.2.1)		/2018		~	
							D	ATE			
SEC		INSPECTOR									
II-1			R WET PIPE SYSTEM	S		REFEREN	ICE	TAG	YES	NO	N/A
		I IN SERVICE ON								Ц	
	2. HANGEF	RS AND SEISMIC	BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHED			V NON-CRITICAL			
			OF MECHANICAL DAM	MAGE?		5.2.2		V NON-CRITICAL	~		
			ROM LEAKAGE?			5.2.2.1		ED IMPAIRMENT		Ц	
			OF CORROSION?			5.2.2		V NON-CRITICAL	$\mathbf{\overline{P}}$		
		APPEARS PROPE				5.2.2		V NON-CRITICAL			
			OF EXTERNAL LOADI	NG?		5.2.2		V NON-CRITICAL			
			REE OF LEAKAGE?			5.2.1.1.1	R	ED IMPAIRMENT			
			REE OF LIGHT CORR			5.2.1.1.1		RED CRITICAL			
			REE OF HEAVY COR			5.2.1.1.1		ED IMPAIRMENT			
			REE OF FOREIGN M			5.2.1.1.1	R	ED IMPAIRMENT			닏
			D ARMS APPEAR FRE			5.2.1.2		RED CRITICAL			
	13. SPRIN	KLER BULB, DEFL	ECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	R	ED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.	4.1.1	v		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	v		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	~		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			~
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			~
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL	~		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	~		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			~
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVICE	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4 - A	Outside riser	1	90	45	70	2
4 - B						
4-C						
4 - D						
4 - E						
4-F						
4-G						
4-H						
4-1						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	AND RETURN TO NORM	IAL POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	V	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2 YE	LLOW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNECT	CTIONS DO NOT PERM	T FFT)?	~	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DE	VICES 2" AND BELOW)?		
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL	~	
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative		Signature of Inspector
		Patu Brown
Deficiencie	s & (Comments
5 year		



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

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6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 24		I
ADDRESS:	2079 kings pallace drive		. I
CITY:	Riverview		-
STATE:	FL	ZIP: 33578	

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

	Date of	Last Inspect	ion		INSPECT	ION TAG		Sup	ervisory Al	arm Con	npany
					Yellow	,		Emerg	jency 24		
					List of Fire Spi	rinkler System	S				
V	Vet	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
	1										
SEC	CTION I -	OWNER'S SE	ECTION						YES	NO	N/A
I-1	PRIOR INS	PECTION REPOR	RTS, LOGS, AND TES	T DATA ARE AVA I L	ABLE FOR REVIEW	?			~		
1-2	PLANS OF	SYSTEM ON SIT	E FOR REVIEW?								~
1-3	IS THE BU	LDING OCCUPIE	ED? (4.1.5)						~		
1-4			ASSIFICATION AND H		NTS STAYED THE S	AME SINCE LAST IN	SPECTION? (4.1.5)	~	Ц	닏
I-5			N SYSTEMS IN SERVI								닏
I-6			ED IN SERVICE WITH				l)			님	님
I-7			F ACTUATION OF DE			NSPECTION?					
1-8			TED AT LAST INSPEC								
1-9			TIONS REQUIRED BY	' NFPA #25 ON FILE	Ξ?						
I-10		NFPA #25 ON SIT									
I-11			COPY OF NFPA #25 A								
I-12	HAS AN IN	TERNAL INSPEC	TION OF PIPING AND	CHECK VALVES B	EEN COMPLETED?	(14.2 & 13.4.2.1)		1/2018 ATE			
SEC	- וו ווסודי	INSPECTOR	SECTION								
U-1			R WET PIPE SYSTEM	IS		REFEREN	ICE	TAG	YES	NO	N/A
		I IN SERVICE ON						1/10	<u>ا</u>		
			BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHE	D? 5.2.3.1	YELLO	W NON-CRITICAL	ت ا		H
			OF MECHANICAL DAM			5.2.2		W NON-CRITICAL	- -		
			FROM LEAKAGE?			5.2.2.1			- -		
			OF CORROSION?			5.2.2		W NON-CRITICAL	- -	H	
	6. PIPING /	APPEARS PROPE	ERLY ALIGNED			5.2.2	YELLO	W NON-CRITICAL	<u> </u>		
	7. PIPING /	APPEARS FREE (OF EXTERNAL LOADI	NG?		5.2.2	YELLO	W NON-CRITICAL			
	8. SPRINKI	_ERS APPEAR F	REE OF LEAKAGE?			5.2.1.1.1	F	RED IMPAIRMENT	<u> </u>		
	9. SPRINKI	_ERS APPEAR F	REE OF LIGHT CORR	OSION?		5.2.1.1.1		RED CRITICAL	<u> </u>		
	10. SPRIN	KLERS APPEAR F	FREE OF HEAVY COR	ROSION?		5.2.1.1.1	F	RED IMPAIRMENT			
	11. SPRIN	KLERS APPEAR F	FREE OF FOREIGN M	ATERIALS?		5.2.1.1.1	F	RED IMPAIRMENT	- -		
	12. SPRIN	KLER FRAME ANI	D ARMS APPEAR FRE	EE OF PAINT?		5.2.1.2		RED CRITICAL	~		
	13. SPRIN	KLER BULB, DEFI	LECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	F	RED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.4	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	4		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	v		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	~		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	 ✓ 		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			~
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			~
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL	~		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	~		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			~
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVICE	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4-A	Outside riser	1	70	45	70	2
4-B						
4-C						
4-D						
4-E						
4-F						
4-G						
4-H						
4-I						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	ND RETURN TO NORMA	POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2 YELL	OW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNEC	TIONS DO NOT PERMIT	FFT)?	 ✓ 	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DE	VICES 2" AND BELOW)?			
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL	~	
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative

Signature of Inspector

Poter Broom

Deficiencies & Comments



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

4528 W Hwy 40, Ocala, FL 34482 Phone: 352-368-2220 | Fax: 866-863-5695 6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 25	
ADDRESS:	2103 kings palace drive	
CITY:	Riverview	
STATE:	FL	ZIP: 33578

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Supervisory Alarm Compar					
					Yellow	,		Emerg	ency 24		
						rinkler Systems					ED
V	Vet 1	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
_	1										
SEC		WNER'S SE	ECTION						YES	NO	N/A
I-1	PRIOR INSPE	ECTION REPOR	RTS, LOGS, AND TES	T DATA ARE AVAIL	ABLE FOR REVIEW	?			~		
I-2	PLANS OF S	YSTEM ON SITI	E FOR REVIEW?								~
I-3	IS THE BUILD	ING OCCUPIE	D? (4.1.5)						4		
I-4	HAS THE OC	CUPANCY CLA	SSIFICATION AND H	AZARD OF CONTE	NTS STAYED THE S	AME SINCE LAST IN	SPECTION? (4.1.5)	 ✓ 		
I-5	ARE ALL FIR	E PROTECTION	N SYSTEMS IN SERVI	CE? (4.1.4)					v		
I-6	HAS THE SYS	STEM REMAINE	ED IN SERVICE WITH	OUT MODIFICATIO	N SINCE THE LAST	INSPECTION? (4.1.4)		~		
I-7	WAS THE SY	STEM FREE O	F ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST I	NSPECTION?			~		
I-8	ALL DEFICIE	NCIES REPOR	TED AT LAST INSPEC	TION CORRECTED)?				~		
I-9	WEEKLY LOO	GS OF INSPEC	TIONS REQUIRED BY	NFPA #25 ON FILE	2?				~		
I-10	COPY OF NF	PA #25 ON SIT	E?								~
I-11	I WOULD LIK	E TO HAVE A C	COPY OF NFPA #25 A	T AN EXTRA CHAR	GE OF \$50.00						~
I-12	HAS AN INTE	RNAL INSPEC	tion of Piping and	CHECK VALVES B	EEN COMPLETED?	(14.2 & 13.4.2.1)		/2018		~	
							D	ATE			
SEC	CTION II - IN	SPECTOR	'S SECTION								
II-1	ANNUAL INS	PECTIONS FO	R WET PIPE SYSTEM	S		REFEREN	ICE	TAG	YES	NO	N/A
	1. SYSTEM IN	SERVICE ON	INSPECTION?						~		
	2. HANGERS	AND SEISMIC	BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHE	D? 5.2.3.1	YELLO	W NON-CRITICAL	~		
	3. PIPING AP	PEARS FREE C	OF MECHANICAL DAM	IAGE?		5.2.2	YELLO	W NON-CRITICAL	~		
	4. PIPING AP	PEARS FREE F	ROM LEAKAGE?			5.2.2.1	F	RED IMPAIRMENT	~		
	5. PIPING AP	PEARS FREE C	OF CORROSION?			5.2.2	YELLO	W NON-CRITICAL			
	6. PIPING AP	PEARS PROPE	RLY ALIGNED			5.2.2	YELLO	W NON-CRITICAL			
	7. PIPING AP	PEARS FREE C	OF EXTERNAL LOADI	NG?		5.2.2	YELLO	W NON-CRITICAL	~		
	8. SPRINKLE	RS APPEAR FF	REE OF LEAKAGE?			5.2.1.1.1	F	RED IMPAIRMENT	~		
	9. SPRINKLE	RS APPEAR FF	REE OF LIGHT CORR	SION?		5.2.1.1.1		RED CRITICAL	~		
	10. SPRINKLI	ERS APPEAR F	REE OF HEAVY COR	ROSION?		5.2.1.1.1	F	RED IMPAIRMENT	~		
	11. SPRINKLI	ERS APPEAR F	REE OF FOREIGN M	ATERIALS?		5.2.1.1.1	F	RED IMPAIRMENT	~		
	12. SPRINKLI	ER FRAME AND	D ARMS APPEAR FRE	E OF PAINT?		5.2.1.2		RED CRITICAL	~		
	13. SPRINKLI	ER BULB, DEFL	ECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	F	RED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	~		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT	~		
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL	~		
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT	~		
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT	~		
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL	v		
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL	~		
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	ESI 13.3.2.2	YELLOW NON-CRITICAL	~		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	~		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL	~		
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVI	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	v		

	MAIN DRAIN PIPE LOCATION		STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4-A	Outside riser	1	75	45	70	2
4-B						
4-C						
4-D						
4-E						
4-F						
4-G						
4-H						
4-I						
4-J						

N/A

5. ANTIFREEZE SOLUTIO		5.3.4	RED CRITICAL		
			NORMAL BOOLTION		
	ICLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE				
	LOSED POSITION?	13.3.2.2	RED CRITICAL		
8-B VALVE IS L		13.3.2.2	RED CRITICAL		님
8-C CONTROL	VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL		
8-D PIV WILL O	PERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEA	LED, LOCKED, OR SUPERVISED?	13.3.3.2	YELLOW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL	SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVEN	ITION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FL	OW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TE	ST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNE	ECTIONS DO NOT	PERMIT FFT)?	~	
13. FORWARD FLOW TE	ST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW D	DEVICES 2" AND BI	ELOW)?	~	
14. FORWARD FLOW TE	ST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVEN	ITER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VAL	YES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT V	A 13.2.5	RED CRITICAL		
17. WATER FLOW ALAR	M TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED \	WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED	WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED F	PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST	CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE	DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BAC	CK 13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST	CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE	DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV	/? 13.2.4	RED CRITICAL	~	
23. PERTINENT PARTIES	S NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEA	R?			~	
25. SYSTEM RETURNED	TO SERVICE?			~	
ANNUAL MAINTENANCE	FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE	BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES	NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS C	OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY	CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES	NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED	TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative

Signature of Inspector

Poter Broan

Deficiencies & Comments



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CUSTOMER:	Villa Serena Building 26		
ADDRESS:	2139 kings palace drive		
CITY:	Riverview		
STATE:	FL	ZIP:	33578

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

	Date of	Last Inspect	ion		INSPECT	ION TAG		Sup	ervisory A	arm Con	npany
					Yellow			Emerg	ency 24		
					List of Fire Spri	inkler Systems	6				
V	Vet	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
	1										
SEC		OWNER'S SE	ECTION						YES	NO	N/A
I-1	PRIOR INS	PECTION REPOR	RTS, LOGS, AND TES	T DATA ARE AVA I L	ABLE FOR REVIEW?	,			~		
I-2	PLANS OF	SYSTEM ON SIT	E FOR REVIEW?								~
I-3	IS THE BU	ILDING OCCUPIE	D? (4.1.5)						~		
I-4	HAS THE C	DCCUPANCY CLA	ASSIFICATION AND H	AZARD OF CONTE	NTS STAYED THE SA	AME SINCE LAST IN	SPECTION? (4.1.5)	~		
I-5	ARE ALL F	IRE PROTECTION	N SYSTEMS IN SERV	CE? (4.1.4)					~		
I-6	HAS THE S	SYSTEM REMAIN	ED IN SERVICE WITH	OUT MODIFICATIO	IN SINCE THE LAST I	INSPECTION? (4.1.4)		~		
I-7	WAS THE	SYSTEM FREE O	F ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST IN	SPECTION?			~		
I-8	ALL DEFIC	IENCIES REPOR	TED AT LAST INSPEC	TION CORRECTED)?				~		
I-9	WEEKLY L	OGS OF INSPEC	TIONS REQUIRED BY	NFPA #25 ON FILE	Ξ?						
I-10	COPY OF I	NFPA #25 ON SIT	E?								~
I-11	I WOULD L	IKE TO HAVE A (COPY OF NFPA #25 A	T AN EXTRA CHAR	GE OF \$50.00						~
I-12	HAS AN IN	TERNAL INSPEC	TION OF PIPING AND	CHECK VALVES B	EEN COMPLETED? (14.2 & 13.4.2.1)		/2018 ATE		~	
							U	ATE			
SEC		INSPECTOR									
II-1			R WET PIPE SYSTEM	S		REFEREN	ICE	TAG	YES	NO	N/A
		I IN SERVICE ON									닏
			BRACING APPEARS		TIGHTLY ATTACHED			V NON-CRITICAL			느므
	3. PIPING /	APPEARS FREE (OF MECHANICAL DAM	/AGE?		5.2.2	YELLO	V NON-CRITICAL			므
	4. PIPING /	APPEARS FREE F	FROM LEAKAGE?			5.2.2.1	F	ED IMPAIRMENT	I		
	5. PIPING /	APPEARS FREE (OF CORROSION?			5.2.2		V NON-CRITICAL	₹ I		
	6. PIPING /	APPEARS PROPE	ERLY ALIGNED			5.2.2	YELLO	V NON-CRITICAL			
	7. PIPING /	APPEARS FREE (OF EXTERNAL LOAD	NG?		5.2.2	YELLO	V NON-CRITICAL	~		
	8. SPRINKI	LERS APPEAR FF	REE OF LEAKAGE?			5.2.1.1.1	F	ED IMPAIRMENT	~		
	9. SPRINKI	_ERS APPEAR FF	REE OF LIGHT CORR	OSION?		5.2.1.1.1		RED CRITICAL	~		
	10. SPRIN	KLERS APPEAR F	FREE OF HEAVY COR	ROSION?		5.2.1.1.1	F	ED IMPAIRMENT			
	11. SPRIN	KLERS APPEAR F	FREE OF FOREIGN M	ATERIALS?		5.2.1.1.1	F	ED IMPAIRMENT	~		
	12. SPRIN	KLER FRAME ANI	D ARMS APPEAR FRE	E OF PAINT?		5.2.1.2		RED CRITICAL	~		
	13. SPRIN	KLER BULB, DEFI	LECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	F	ED IMPAIRMENT	\checkmark		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.	4.1.1	v		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	v		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	~		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			~
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			~
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL	~		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	~		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			~
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVICE	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4 - A	Outside riser	1	90	50	75	2
4-B						
4-C						
4-D						
4-E						
4-F						
4-G						
4-H						
4-1						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	ND RETURN TO NO	DRMAL POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2	YELLOW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNEC	TIONS DO NOT PE	RMIT FFT)?	~	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DEV	VICES 2" AND BELC	2(WC		
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL		
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED TO SERVICE?			~	

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative

Signature of Inspector

Peter Brown

Deficiencies & Comments



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

4528 W Hwy 40, Ocala, FL 34482 Phone: 352-368-2220 | Fax: 866-863-5695 6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 27	
ADDRESS:	2163 kings palace drive	
CITY:	Riverview	
STATE:	FL	ZIP: 33578

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Supervisory Alarm Company				
				Yellow			Emerg	ency 24		
_										
	<u> </u>	- .			inkler Systems					
V	Vet Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
	1									
SEC	CTION I - OWNER'	'S SECTION						YES	NO	N/A
I-1	PRIOR INSPECTION F	REPORTS, LOGS, AND TES	T DATA ARE AVAIL	ABLE FOR REVIEW?				~		
I-2	PLANS OF SYSTEM O	IN SITE FOR REVIEW?								~
I-3	IS THE BUILDING OCC	CUPIED? (4.1.5)						~		
I-4	HAS THE OCCUPANC	Y CLASSIFICATION AND H	AZARD OF CONTEI	NTS STAYED THE SA	ME SINCE LAST INS	PECTION? (4.1.5)		~		
I-5	ARE ALL FIRE PROTE	ECTION SYSTEMS IN SERV	ICE? (4.1.4)					~		
I-6	HAS THE SYSTEM RE	MAINED IN SERVICE WITH	IOUT MODIFICATIO	N SINCE THE LAST I	NSPECTION? (4.1.4)			~		
I-7	WAS THE SYSTEM FF	REE OF ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST IN	ISPECTION?			~		
I-8	ALL DEFICIENCIES RE	EPORTED AT LAST INSPEC	CTION CORRECTED)?				~		
I-9	WEEKLY LOGS OF IN	SPECTIONS REQUIRED BY	/ NFPA #25 ON FILE	:?				~		
I-10	COPY OF NFPA #25 C	DN SITE?								~
I-11	I WOULD LIKE TO HAY	VE A COPY OF NFPA #25 A	T AN EXTRA CHAR	GE OF \$50.00						~
I-12	HAS AN INTERNAL IN	SPECTION OF PIPING AND	CHECK VALVES B	EEN COMPLETED? (14.2 & 13.4.2.1)		2018		~	
						DA	TE			
SEC	CTION II - INSPEC	TOR'S SECTION								
II-1	ANNUAL INSPECTION	IS FOR WET PIPE SYSTEM	IS		REFERENC	CE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVIC	E ON INSPECTION?								
	2. HANGERS AND SEI	ISMIC BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHED)? 5.2.3.1	YELLOW	NON-CRITICAL	~		
	3. PIPING APPEARS F	REE OF MECHANICAL DAI	MAGE?		5.2.2	YELLOW	NON-CRITICAL	~		
	4. PIPING APPEARS F	REE FROM LEAKAGE?			5.2.2.1	RE	ED IMPAIRMENT	~		
	5. PIPING APPEARS F	REE OF CORROSION?			5.2.2	YELLOW	NON-CRITICAL			
	6. PIPING APPEARS P	PROPERLY ALIGNED			5.2.2	YELLOW	NON-CRITICAL	~		
	7. PIPING APPEARS F	REE OF EXTERNAL LOAD	NG?		5.2.2	YELLOW	NON-CRITICAL	~		
	8. SPRINKLERS APPE	AR FREE OF LEAKAGE?			5.2.1.1.1	RE	ED IMPAIRMENT	~		
		AR FREE OF LIGHT CORR			5.2.1.1.1		RED CRITICAL	~		
		EAR FREE OF HEAVY COF			5.2.1.1.1		ED IMPAIRMENT			
		EAR FREE OF FOREIGN M			5.2.1.1.1	RE	ED IMPAIRMENT			
	12. SPRINKLER FRAM	IE AND ARMS APPEAR FRE	EE OF PAINT?		5.2.1.2		RED CRITICAL			
	13. SPRINKLER BULB	, DEFLECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	RE	ED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	 ✓ 		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.4	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	4		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	v		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			~
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			~
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			~
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL	<u> </u>		
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	- -		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			<u> </u>
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVIC	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?				_	
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

MAIN DRAIN PIPE LOCATION		PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4 - A	Outside riser	1	90	50	70	2
4 - B						
4-C						
4 - D						
4 - E						
4-F						
4-G						
4-H						
4-1						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL		
6. ANTIFREEZE SOLUTION FREEZING POINT?				
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?				
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	ND RETURN TO NORMAL	POSITION:	~	
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~	
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~	
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~	
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL		
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2 YELL	OW NON-CRITICAL	~	
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT		
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~	
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~	
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNEC	TIONS DO NOT PERMIT F	FT)?	~	
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DE	VICES 2" AND BELOW)?		~	
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?				
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~	
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL		
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~	
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~	
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL		
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~	
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~	
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~	
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~	
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL		
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~	
24. ALARM PANEL CLEAR?			~	
25. SYSTEM RETURNED TO SERVICE?			~	
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~	
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~	
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~	
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~	
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?			~	
6. SYSTEM RETURNED TO SERVICE?			~	

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Signature of Owner or Representative

Signature of Inspector

Poter Brook

Deficiencies & Comments



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CUSTOMER:	Villa Serena Building 28		D
ADDRESS:	2096 kings palace drive		IN
CITY:	Riverview		PI
STATE:	FL	ZIP: 33578	IN

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT Peter brown FPI23-000074

Date of Last Inspection			INSPECTION TAG			Supervisory Alarm Compa					
					Yellow			Emerg	ency 24		
_											
	• .					inkler System					
V	Vet	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
	1										
SEC		OWNER'S SE	ECTION						YES	NO	N/A
I-1	PRIOR INS	PECTION REPOR	RTS, LOGS, AND TES	T DATA ARE AVAIL	ABLE FOR REVIEW	?			~		
I-2	PLANS OF	SYSTEM ON SITI	E FOR REVIEW?								~
I-3	IS THE BU	ILDING OCCUPIE	D? (4.1.5)						~		
1-4	HAS THE C	DCCUPANCY CLA	SSIFICATION AND H	AZARD OF CONTE	NTS STAYED THE S	AME SINCE LAST IN	SPECTION? (4.1.5)		~		
I-5	ARE ALL F	IRE PROTECTION	N SYSTEMS IN SERV	CE? (4.1.4)					~		
I-6	HAS THE S	SYSTEM REMAINE	ED IN SERVICE WITH	OUT MODIFICATIO	N SINCE THE LAST	INSPECTION? (4.1.4	1)		~		
I-7	WAS THE	SYSTEM FREE O	F ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST I	NSPECTION?			~		
I-8	ALL DEFIC	IENCIES REPOR	TED AT LAST INSPEC	TION CORRECTED)?				~		
I-9	WEEKLY L	OGS OF INSPEC	TIONS REQUIRED BY	NFPA #25 ON FILE	2?				~		
I-10	COPY OF I	NFPA #25 ON SIT	E?								
I-11	I WOULD L	IKE TO HAVE A C	COPY OF NFPA #25 A	T AN EXTRA CHAR	GE OF \$50.00						
I-12	HAS AN IN	TERNAL INSPEC	TION OF PIPING AND	CHECK VALVES B	EEN COMPLETED?	(14.2 & 13.4.2.1)		/2018			
							D.	ATE			
SEC	CTION II -	INSPECTOR	'S SECTION								
II-1	ANNUAL I	NSPECTIONS FO	R WET PIPE SYSTEM	s		REFEREN	NCE	TAG	YES	NO	N/A
	1. SYSTEM	I IN SERVICE ON	INSPECTION?						₽ I		
	2. HANGER	RS AND SEISMIC	BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHE	D? 5.2.3.1	YELLOV	V NON-CRITICAL			
	3. PIPING /	APPEARS FREE (OF MECHANICAL DAM	IAGE?		5.2.2	YELLOV	V NON-CRITICAL			
		APPEARS FREE F				5.2.2.1		ED IMPAIRMENT			
	5. PIPING /	APPEARS FREE (OF CORROSION?			5.2.2	YELLOV	V NON-CRITICAL		Ц	
	6. PIPING /	APPEARS PROPE	RLY ALIGNED			5.2.2	YELLOV	V NON-CRITICAL	~		
	7. PIPING /	APPEARS FREE (OF EXTERNAL LOAD	NG?		5.2.2	YELLOV	V NON-CRITICAL		Ц	
	8. SPRINKI	LERS APPEAR FF	REE OF LEAKAGE?			5.2.1.1.1	R	ED IMPAIRMENT		Ц	ᆜ
			REE OF LIGHT CORR			5.2.1.1.1		RED CRITICAL			
			REE OF HEAVY COR			5.2.1.1.1		ED IMPAIRMENT		Ц	
			REE OF FOREIGN M			5.2.1.1.1	R	ED IMPAIRMENT			닏
			D ARMS APPEAR FRE			5.2.1.2		RED CRITICAL			
	13. SPRIN	KLER BULB, DEFL	ECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1	R	ED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.4	4.1.1	~		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	 ✓ 		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	¥		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	4		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT	~		
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	~		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			- -
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			<u> </u>
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			~
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			<u> </u>
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	SI 13.3.2.2	YELLOW NON-CRITICAL			
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	<u> </u>		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			- -
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVIC	E 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			<u> </u>		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL			
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	<u> </u>		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4 - A	Outside riser	1	75	50	70	2
4 - B						
4-C						
4 - D						
4 - E						
4-F						
4-G						
4-H						
4-I						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL				
6. ANTIFREEZE SOLUTION FREEZING POINT?						
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?						
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	ND RETURN TO NO	RMAL POSITION:	~			
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~			
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~			
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~			
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL				
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2	YELLOW NON-CRITICAL	~			
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT				
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~			
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~			
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNEC	TIONS DO NOT PER	MIT FFT)?	~			
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DEV	VICES 2" AND BELO	W)?				
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?						
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~			
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL				
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~			
18. TEST CONDUCTED WITH INSPECTOR'S TEST CONNECTION?	5.3.3.3	RED CRITICAL	~			
19. TEST CONDUCTED WITH BYPASS CONNECTION(FREEZING WEATHER)?	5.3.3.5	RED CRITICAL				
20. TEST CONDUCTED PER MANUFACTURER'S INSTRUCTIONS?			~			
21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~			
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~			
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL	~			
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL				
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~			
24. ALARM PANEL CLEAR?			~			
25. SYSTEM RETURNED TO SERVICE?			~			
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO		
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~			
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~			
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~			
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~			
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?						
6. SYSTEM RETURNED TO SERVICE?			~			

The owner and/or designated representative acknowledges the responsibility of the operating condition of the component parts at the time of this Inspection. It is agreed that the inspection service provided by the contractor as prescribed herein is limited to performing a visual inspection and/or routine testing, and any investigation of unscheduled testing, modification, maintenance, repair, etc. of the component parts is not included as part of the inspection work performed. It is further understood that all information contained herein is provided to the best of the knowledge of the party providing such information

Signature of Owner or Representative	Signature of Inspector
	Poter Broan
Deficiencies &	Comments
5 year	



7910 Professional Place; Tampa, FL 33637 Phone: 813-980-3282 | Fax: 813-980-0631

4528 W Hwy 40, Ocala, FL 34482 Phone: 352-368-2220 | Fax: 866-863-5695

6555 Grace Lane; Jacksonville, FL 32205 Phone: 904-781-8227 | Fax: 904-781-0408

CUSTOMER:	Villa Serena Building 29		D
ADDRESS:	2056 kings palace drive		11
CITY:	Riverview		Р
STATE:	FL	ZIP: 33578	11

DATE:
INSPECTOR:
PERMIT NO.:
INSPECTION NO:

05/04/2023 09:00am EDT
Peter brown
FPI23-000074

Date of Last Inspection			INSPECTION TAG			Sup	Supervisory Alarm Company				
Ye			Yellow	/		Emerg	jency 24				
	1 .	2	.		_ist of Fire Sp	-					50
v	Vet	Dry	PreAct	Deluge	Foam	Anti	STP	Hyd	BF		FP
	1										
SEC		IER'S SE	CTION						YES	NO	N/A
I-1	PRIOR INSPECT	ION REPOR	TS, LOGS, AND TES	T DATA ARE AVA I L	ABLE FOR REVIEW	?			~		
I-2	PLANS OF SYST	EM ON SITE	FOR REVIEW?								~
I-3	IS THE BUILDING	G OCCUPIED	D? (4.1.5)						~		
I-4	HAS THE OCCUP	PANCY CLAS	SSIFICATION AND H	AZARD OF CONTE	NTS STAYED THE S	AME SINCE LAST I	NSPECTION? (4.1.	5)	~		
I-5	ARE ALL FIRE P	ROTECTION	SYSTEMS IN SERVI	CE? (4.1.4)					~		
I-6	HAS THE SYSTE	M REMAINE	D IN SERVICE WITH	OUT MODIFICATIO	N SINCE THE LAST	INSPECTION? (4.1	.4)		~		
I-7	WAS THE SYSTE	EM FREE OF	ACTUATION OF DE	VICES OR ALARMS	SINCE THE LAST I	NSPECTION?			~		
I-8	ALL DEFICIENCI	ES REPORT	ED AT LAST INSPEC	TION CORRECTED)?				~		
I-9	WEEKLY LOGS (OF INSPECT	IONS REQUIRED BY	NFPA #25 ON FILE	2?				~		
I-10	COPY OF NFPA	#25 ON SITE	Ξ?								~
I-11											
I-12	HAS AN INTERN	AL INSPECT	ION OF PIPING AND	CHECK VALVES B	EEN COMPLETED?	(14.2 & 13.4.2.1)		4/2018		~	
								DATE			
SEC	CTION II - INSP	PECTOR	S SECTION								
II-1	ANNUAL INSPEC	CTIONS FOR	R WET PIPE SYSTEM	S		REFERE	NCE	TAG	YES	NO	N/A
	1. SYSTEM IN SE	ERVICE ON I	NSPECTION?						~		
	2. HANGERS AN	D SEISMIC E	BRACING APPEARS	UNDAMAGED AND	TIGHTLY ATTACHE	D? 5.2.3.1	YELLO	W NON-CRITICAL	~		
	3. PIPING APPEA	ARS FREE O	F MECHANICAL DAN	IAGE?		5.2.2	YELLO	W NON-CRITICAL	~		
	4. PIPING APPEA	ARS FREE FI	ROM LEAKAGE?			5.2.2.1		RED IMPAIRMENT	~		
	5. PIPING APPEA	ARS FREE O	F CORROSION?			5.2.2	YELLO	W NON-CRITICAL	~		
	6. PIPING APPEA	ARS PROPE	RLY ALIGNED			5.2.2	YELLO	W NON-CRITICAL	~		
	7. PIPING APPEA	ARS FREE O	F EXTERNAL LOADI	NG?		5.2.2	YELLO	W NON-CRITICAL	L		
	8. SPRINKLERS	APPEAR FR	EE OF LEAKAGE?			5.2.1.1.1		RED IMPAIRMENT	~		
			EE OF LIGHT CORR			5.2.1.1.1		RED CRITICAL	~		
			REE OF HEAVY COR			5.2.1.1.1		RED IMPAIRMENT		Ц	
			REE OF FOREIGN M			5.2.1.1.1		RED IMPAIRMENT	~		
			ARMS APPEAR FRE			5.2.1.2		RED CRITICAL	~		
	13. SPRINKLER E	BULB, DEFLI	ECTOR, COVER PLA	TE, OR OPERATIN	G ELEMENT	5.2.1.1.1		RED IMPAIRMENT	~		

	APPEAR FREE OF PAINT?					
	14. SPRINKLERS APPEAR FREE OF PHYSICAL DAMAGE?	5.2.1.1.1	RED IMPAIRMENT	~		
	15. SPRINKLERS APPEAR PROPERLY ORIENTED?	5.2.1.2	RED CRITICAL	~		
	16. SPRINKLER SPRAY PATTERNS APPEAR FREE OF UNACCEPTABLE OBSTRUCTIONS?	5.2.1.2	RED CRITICAL	~		
	17. GLASS BULBS APPEAR FULL OF LIQUID?	5.2.1.1.1	RED IMPAIRMENT	~		
	18. SPARE SPRINKLERS ARE OF PROPER NUMBER (AT LEAST 6), TYPE AND	5.2.1.4	YELLOW NON-CRITICAL	~		
	TEMPERATURE RATING?					
	19. SPARE SPRINKLERS STORED WHERE TEMPERATURE MAXIMUM IS 100F?	5.2.1.4	YELLOW NON-CRITICAL	~		
	20. WRENCH AVAILABLE FOR EACH TYPE OF SPRINKLER?	5.2.1.4	YELLOW NON-CRITICAL	~		
	21. ADEQUATE HEAT IS PROVIDED MAINTAINING TEMPERATURES AT 40F OR	13.4.3.1.1 & 13.4.	4.1.1	v		
	HIGHER FOR BUILDING WITH WET SYSTEMS?					
	21. HYDRAULIC NAMEPLATE ATTACHED AND LEGIBLE?	5.2.6	YELLOW NON-CRITICAL	~		
	22. ALARM DEVICE FREE FROM PHYSICAL DAMAGE?	5.2.5	YELLOW NON-CRITICAL	~		
	23. FDC IS VISIBLE?	13.7.1	RED CRITICAL	~		
	24. FDC IS ACCESSIBLE?	13.7.1	RED IMPAIRMENT	~		
	25. FDC SWIVELS/COUPLINGS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	26. FDC SWIVELS/COUPLINGS ROTATE SMOOTHLY?	13.7.1	RED CRITICAL	~		
	27. FDC PLUGS/CAPS UNDAMAGED?	13.7.1	RED CRITICAL	~		
	28. FDC GASKETS IN PLACE?	13.7.1	RED CRITICAL	~		
	29. FDC GASKETS IN PLACE AND IN GOOD CONDITION?	13.7.1	RED CRITICAL	~		
	30. FDC IDENTIFICATION SIGN IN PLACE?	13.7.1	YELLOW NON-CRITICAL	~		
	31. FDC CHECK VALVE NOT LEAKING?	13.7.1	RED CRITICAL	~		
	32. FDC AUTOMATIC DRAIN VALVE IN PLACE?	13.7.1	RED CRITICAL	~		
	33. FDC AUTOMATIC DRAIN VALVE OPERATING PROPERLY?	13.7.1	RED CRITICAL	~		
	34. FDC CLAPPER IS IN PLACE?	13.7.1	RED IMPAIRMENT	~		
	35. FDC CLAPPER IS UNDAMAGED?	13.7.1	RED IMPAIRMENT	~		
	36. FDC CLAPPER IS OPERATING PROPERLY?	13.7.1	RED IMPAIRMENT			
	37. FDC INTERIOR INSPECTED WHERE CAPS MISSING?			~		
	38. FDC OBSTRUCTIONS REMOVED AS NECESSARY?	13.7.1	RED IMPAIRMENT	<u> </u>		
	39. PRESSURE REDUCING CONTROL VALVES (PRV) INDICATE OPEN ?	13.5.1.1	RED IMPAIRMENT			~
	40. PRV NOT LEAKING?	13.5.1.1	RED CRITICAL			<u> </u>
	41. PRV MAINTAINING DOWNSTREAM PRESSURE PER DESIGN?		RED IMPAIRMENT			
	42. PRV IN GOOD CONDITION?	13.5.1.1	RED IMPAIRMENT			~
	43. PRV HAND WHEEL INSTALLED?	13.5.2.1	RED CRITICAL			<u> </u>
	44. PRV HAND WHEEL IS NOT BROKEN?	13.5.2.1	RED CRITICAL			- -
	45. CONTROL VALVE LOCKED, SEALED, SUPERVISED, ACCESSIBLE OR IDENTIFICATION PRE	ESI 13.3.2.2	YELLOW NON-CRITICAL			
	46. ALL SPRINKLERS ARE MANUFACTURED AFTER 1920?	5.3.1.1.1.2	RED CRITICAL	- -		
	47. HAVE ALL DRY SPRINKLERS THAT HAVE BEEN IN SERVICE FOR 10 YEARS BEEN	5.3.1.1.1.6	RED CRITICAL			<u> </u>
	TESTED OR REPLACED?					
	48. HAVE ALL SPRINKLERS USING FAST-RESPONSE ELEMENTS THAT HAVE BEEN IN SERVI	CE 5.3.1.1.1.3	YELLOW NON-CRITICAL	~		
	FOR 20 YEARS BEEN TESTED OR REPLACED?					
II-2	ANNUAL TESTING FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO	N/A
	1. SYSTEM IN SERVICE BEFORE TESTING?			~		
	2. PERTINENT PARTIES NOTIFIED BEFORE TESTING?			~		
	3. ADEQUATE DRAINAGE PROVIDED BEFORE FLOW TESTING?	13.2.4	RED CRITICAL	~		
	4. MAIN DRAIN TEST	13.2.5	RED CRITICAL	~		

	MAIN DRAIN PIPE LOCATION	PIPE SIZE	STATIC BEFORE	RESIDUAL	STATIC AFTER	TIME TO REFILL
4 - A	Outside riser	1	85	50	75	2
4 - B						
4-C						
4 - D						
4 - E						
4-F						
4-G						
4-H						
4-1						
4-J						

N/A

5. ANTIFREEZE SOLUTION TESTED AND FREEZING POINT DETERMINED?	5.3.4	RED CRITICAL				
6. ANTIFREEZE SOLUTION FREEZING POINT?						
7. ANTIFREEZE SOLUTION FREEZING POINT AFTER ADJUSTMENT?						
8. CONTROL VALVES (INCLUDING BACKFLOW AND PIV'S) OPERATED THROUGH FULL RANGE A	AND RETURN TO	NORMAL POSITION:	~			
8-A PROPER CLOSED POSITION?	13.3.2.2	RED CRITICAL	~			
8-B VALVE IS LEAKING?	13.3.2.2	RED CRITICAL	~			
8-C CONTROL VALVE WILL OPERATE THROUGH ITS FULL RANGE?	13.3.3.1	RED CRITICAL	~			
8-D PIV WILL OPERATE THROUGH IT'S FULL RANGE?	13.3.3.1	RED CRITICAL				
8-E VALVE SEALED, LOCKED, OR SUPERVISED?	13.3.3.2	YELLOW NON-CRITICAL	~			
9. PIV'S OPENED UNTIL SPRING OR TORSION FELT INROD?	13.3.3.2	RED IMPAIRMENT				
10. BACKFLOW PREVENTION ASSEMBLY FORWARD FLOW TEST CONDUCTED?			~			
11. SYSTEM DEMAND FLOW WAS ACHIEVED THROUGH THE DEVICE?			~			
12. FORWARD FLOW TEST CONDUCTED AT MAXIMUM RATE POSSIBLE (ONLY WHERE CONNECT	CTIONS DO NOT F	PERMIT FFT)?	~			
13. FORWARD FLOW TEST CONDUCTED W/OUT MEASURING FLOW (ONLY FOR BACKFLOW DE	EVICES 2" AND BE	LOW)?				
14. FORWARD FLOW TEST SATISFIED BY ANNUAL FIRE PUMP FLOW TEST?						
15. BACKFLOW PREVENTER PERFORMED TEST CONDUCTED AS REQUIRED BY THE AHJ?	13.6.2.1	RED IMPAIRMENT	~			
16. PRV CONTROL VALVES PARTIAL FLOW TEST CONDUCTED AND ADEQUATE TO UNSEAT VA	13.2.5	RED CRITICAL				
17. WATER FLOW ALARM TESTED AND IS OPERATIONAL?	5.3.3	RED CRITICAL	~			
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21. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM BACKFLOW PREVENTER ?	13.2.5	RED CRITICAL	~			
21-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM BACK	13.2.4	RED CRITICAL	~			
22. A MAIN DRAIN TEST CONDUCTED DOWNSTREAM FROM PRESSURE REDUCING VALVE?	13.2.5	RED CRITICAL				
22-A. ADEQUATE DRAINING IS PROVIDED TO PERFORM A MAIN DRAIN TEST FROM PRV?	13.2.4	RED CRITICAL				
23. PERTINENT PARTIES NOTIFIED OF TEST CONCLUSION?			~			
24. ALARM PANEL CLEAR?			~			
25. SYSTEM RETURNED TO SERVICE?			~			
ANNUAL MAINTENANCE FOR WET PIPE SYSTEMS	REFERENCE	TAG	YES	NO		
1. SYSTEM IN SERVICE BEFORE CONDUCTING MAINTENANCE?			~			
2. PERTINENT PARTIES NOTIFIED BEFORE CONDUCTING MAINTENANCE?			~			
3. OPERATING STEMS OF OS&Y (INCLUDING BACKFLOW) VALVES LUBRICATED?			~			
4. VALVE COMPLETELY CLOSED AND REOPENED?	13.3.3.1	RED CRITICAL	~			
5. PERTINENT PARTIES NOTIFIED AFTER CONCLUSION OF MAINTENANCE?						
6. SYSTEM RETURNED TO SERVICE?			~			

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Signature of Owner or Representative	Signature of Inspector
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Deficiencies &	Comments
5 year	