IDAHO
STATE FIRE MARSHAL

INSPECTION CHECKLIST

Apartment Buildings

Y = Meets Requirements; N= Does Not Meet Requirements

Y N

EXTERIOR:

- ❑ ❑ Fire Lanes marked/unobstructed (IFC 503.3, 503.4)
- ❑ ❑ Address visible (IFC 505.1)
- ❑ ❑ Fire hydrants/water supply accessible (IFC 507)
- ❑ ❑ Combustible accumulations/storage acceptable (IFC 304.2, IFC 315.4)
- ❑ ❑ F.D. key box present/maintained (IFC 506)
- ❑ ❑ F.D. connections visible/maintained (IFC 912)
- ❑ ❑ Gas meter/piping protected against impact (IFC 312, 603.9)
- ❑ ❑ Dumpsters are outside and 5 ft. or more from combustible walls, openings or combustible roof eave lines. (IFC 304.3.3)

EXIT FEATURES/MEANS OF EGRESS:

- ❑ ❑ Adequate number of exits (IFC 1004.1.1, 1015, 1021, 1104.24)
- ❑ ❑ Second means of egress from sleeping rooms (IFC 1029 & 1104.24)
- ❑ ❑ Exits, aisles, & corridors free of obstructions (IFC 1030.3)
- ❑ ❑ Exit doors open from inside (IFC 1008.1.9)
- ❑ ❑ Exit signs present (IFC 1011, 1104.3)
- ❑ ❑ Emergency lighting present & operational (IFC 1006, 1104.5)
- ❑ ❑ Interior finish acceptable (IFC 803, 804)
- ❑ ❑ Exit corridors rated (IFC 1018.1, 1104.17)

CONSTRUCTION FEATURES:

- ❑ ❑ Fire rated construction present/maintained (IFC 703.1)
- ❑ ❑ Incidental use areas separated/sprinklered (IFC 1106.3)
- ❑ ❑ Rated fire doors operational (IFC 703.2)
- ❑ ❑ Vertical openings protected (IFC 1103.4)

STORAGE:

- ❑ ❑ Storage neat and orderly (IFC 315.3)
- ❑ ❑ Combustible storage prohibited in electrical equipment rooms, restrictions apply in boiler/mechanical rooms (IFC 315.3.3)
- ❑ ❑ Attic storage (IFC 315.3.4)
- ❑ ❑ Storage maintained [2' below ceiling un-sprinklered, 18" sprinklered] (IFC 315.3.1)
- ❑ ❑ Rubbish/waste subject to spontaneous ignition shall be disposed of daily and in listed container (IFC 304.3.1)

FLAMMABLE/COMBUSTIBLE LIQUIDS:

- ❑ ❑ Safety containers if used (IFC 5705.2.4)
- ❑ ❑ Not stored/kept near exits (IFC 5704.3.3.3)
- ❑ ❑ No sources of ignition (IFC 5704.2.4)
- ❑ ❑ Quantities >10 gals in cabinet (IFC 5704.3.4.4)
- ❑ ❑ No basement storage unless sprinklered (IFC 5704.3.5.1)
- ❑ ❑ Adequate ventilation (IFC 5705.3.7.5.1)

FIRE EXTINGUISHERS:

- ❑ ❑ Readily accessible (IFC 906.5)
- ❑ ❑ Travel distance not exceeded (IFC 906.1, 906.3)
- ❑ ❑ Tested/inspected at least annually (IFC 901.6.1)

Y N

HAZARDOUS MATERIALS:

- ❑ ❑ Compressed gas cylinders secured (IFC 5303.5)
- ❑ ❑ Rooms/areas properly labeled (IFC 5003.5)
- ❑ ❑ Acceptable quantities (IFC 5003.1.1)
- ❑ ❑ Separation of incompatible materials (IFC 5003.9.8)

UTILITY/MECHANICAL/HVAC:

- ❑ ❑ Shut off valves present on gas appliances (IFC 603.1)
- ❑ ❑ Approved piping, connections & appliances used (IFC 603.1.2)
- ❑ ❑ Combustion air supply/venting present (IFC 603.1)
- ❑ ❑ Adequate clearance between combustibles and appliances (IFC 305.1, 603.5.3)
- ❑ ❑ Commercial hood ducts/filters are clean (IFC 609.3.3)

SPRINKLER SYSTEM:

- ❑ ❑ Coverage is adequate (IFC 903.3.1)
- ❑ ❑ Controls are readily accessible (IFC 509.2)
- ❑ ❑ Valves locked open (IFC 903.4.4)
- ❑ ❑ System and valves supervised [>20 sprinklers new, ≥ 100 in existing] (IFC 903.4)
- ❑ ❑ Heads in good condition (IFC 903.3.1)
- ❑ ❑ Wrench/spare sprinklers present (IFC 903.3.1)
- ❑ ❑ Tested/inspected at least annually (IFC 901.6.1)
- ❑ ❑ Riser/pump rooms labeled (IFC 509.1)

FIRE ALARM & DETECTION SYSTEMS:

- ❑ ❑ Control panel/annunciator panel in normal condition [no trouble or alarm conditions] (IFC 901.6, 901.7)
- ❑ ❑ Detectors properly installed (IFC 907 & 1103.7.5)
- ❑ ❑ Tested/inspected at least annually (IFC 907.8)
- ❑ ❑ Single station smoke detectors present in each apartment (IFC 907.2.11, 1103.8)
- ❑ ❑ Fire alarm system installed where required (IFC 907.2.9, 1103.7.5)

OTHER FIRE PROTECTION SYSTEMS:

- ❑ ❑ Standpipes needed (IFC 905)
- ❑ ❑ Standpipes/hose in good condition (IFC 905.2)
- ❑ ❑ Adequate coverage (IFC 905.2)
- ❑ ❑ Hood system fuel shutoff present (IFC 904.11.2)
- ❑ ❑ Hood system properly maintained/serviced (IFC 904.11.6 & 609.3)

ELECTRICAL:

- ❑ ❑ No electrical hazards (IFC 605.1, 605.6)
- ❑ ❑ Appliances/fixtures in good condition (IFC 605.7)
- ❑ ❑ Overcurrent protection present (IFC 605.1)
- ❑ ❑ Multi-plug adapters per NFPA 70 (IFC 605.4)
- ❑ ❑ Extension cords not substituted for fixed wiring (IFC 605.5)
- ❑ ❑ Power strips properly used (IFC 605.4.1)
- ❑ ❑ Access/clearance to electrical panels (IFC 605.3)
- ❑ ❑ Electrical Rooms labeled (IFC 605.3.1)

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IFC = International Fire Code

CODE SUMMARY

Apartment Buildings

COMMON OCCUPANT LOAD FACTORS (IFC 1004.1):

Residential Areas (apts)	200 sq. ft/person (gross)	Mechanical Areas	300 sq. ft/person (gross)
Assembly (chairs only)	7 sq. ft/person (net)	Parking Garages/Areas	200 sq. ft. /person (gross)
Assembly (tables/chairs)	15 sq. ft/person (net)	Storage Areas	300 sq. ft/person (gross)
Exercise Areas	50 sq. ft/person (gross)		

EGRESS FEATURES:	UNSPRINKLERED:	SPRINKLERED:	REFERENCE SECTION:
Egress Width – Stairs (in./occupant)	0.3	0.2 *	IFC 1005.1 * Voice Alarm Reduction
Egress Width – Other (in./occupant)	0.2	0.15 *	IFC 1005.1 * Voice Alarm Reduction
Common Path of Travel – new (ft.)	75	125	IFC 1014.3 Table 1014.3
Common Path of Travel – existing (ft.)	75	75	IFC 1104.19
Dead-End Limit – new (ft.)	20	50	IFC 1018.4 Unlimited allowable if length < (2.5 x width)
Dead-End Limit – existing (ft.)	50	50	IFC 1104.17.4 Unlimited allowable if length < (2.5 x width)
Exit Access Travel Distance (ft.)	200	250	IFC 1016.1 – N; 1104.18 – E
Corridor Fire-Rating Req. – new (hr.)	Not Allowed	0.5	For > 10 occupants. IFC 1018.1
Corridor Fire-Rating Req. – exist. (hr.)	1	0	For > 10 occupants. IFC 1104.17.1

COMMON OCCUPANT LOAD FACTORS:

2nd Exit Required - more than 10 occupants (IFC 1015.1) OR common path of travel exceeded 75 ft. (IFC 1015.1 & 1104.19) OR all stories above 2nd story with 4 apartments and 50 ft maximum travel distance (IFC 1021.2) OR 3 stories max with fire sprinklers and egress windows (IFC 1021.2). For existing 2 exit requirements, see IFC 1104.24.1.

3rd Exit Required - 501 to 1,000 occupants (IFC 1021.2.4 & 1104.24.2)

4th Exit required - 1,001 or more occupants (IFC 1021.2.4 & 1104.24.3)

SPRINKLER SYSTEM REQUIRED (IFC 903.2.8):

Sprinkler protection required. Sprinklers can be an alternate to fire department access roads and inadequate water supplies.

FIRE ALARM SYSTEM AND DETECTION REQUIRED (IFC 907.2.9 – New; 1103.7.5 – Existing):

Fire alarm and detection system required where:

- The building contains more than 16 apartments,
- Any dwelling units are 2 or more stories above the lowest level of exit discharge,
- Any dwelling unit is more than one story below the level of exit discharge.

Automatic detection is required in boiler rooms, furnace rooms, shops, laundry rooms, mechanical rooms, electrical rooms, trash collection rooms, storage rooms, and similar areas (not required if sprinklered).

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