



CITY OF EDGEWOOD
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 Edgewood, WA 98372
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EAST PIERCE FIRE DISTRICT
 18421 Sumner -Buckley Hwy E Suite F
 Bonney Lake, WA 98391
 (253) 863-1800

ONE AND TWO FAMILY DWELLINGS (R-3) & Private Garages (U-1)

Fire Flow Credit Worksheet

Fire Protection Credits

TABLE A-III-A-2

Total of credits including fire flow must add to at least 100%

Credit Options ^{1, 2, 3, 4, 5, 6, 7}	% of Credit	Items Selected
NFPA 13 Monitored Sprinkler System (1)	60%	
NFPA 13 Sprinkler System (1)	50%	
Building < 2000 square feet	25%	
Monitored Fire Alarm	25%	
30' Minimum Setback from Property Lines (6)	20%	
Modified 1-Hr Construction (2)	15%	
Class A or B Roofing Material	15%	
60% Brick/Stone Exterior	15%	
Paved Access within 150' of Building	10%	
Existing Hydrant (see 3, 4 & 5 below)	_____ %	

1. Some credits may not be taken together.
2. 1 hour construction shall be a minimum of ½" type "X" drywall throughout the interior for single family residence (R-3) occupancies and garage (U-1) occupancies. All other occupancy groups shall meet the requirements for one-hour construction per the International Building Code.
3. Existing hydrants located within 600' of the furthest point of structure, but not meeting minimum fire flow requirements, may take a 50% credit so long as the existing fire flow is greater than 500 gpm.
4. Existing hydrants located farther than 600' from the furthest point of the structure, but not more than 1,000' and meeting minimum fire flow requirements may take a 50% credit.
5. No hydrant credits will be given for hydrants located farther than 1,000' from the furthest point of the structure regardless of fire flow. 100% credit must be obtained from the above table.
6. The 30' setback is from the side and rear property lines. Front setbacks may be that allowed by the zoning of the property.
7. The Minimum fire flow requirements for private garages (U-1) shall be 750 gpm for (45) minutes; however, fire flow is not required for private garages meeting all of the following criteria:
 - a) It does not exceed one thousand (1,000) square feet;
 - b) it is accessory to a one or two family dwelling (R-3) that meets the requirements of this section;
 - c) It has setbacks from side & rear property lines of at least twenty (20) feet, and at least ten (10) feet from other buildings on the same lot;
 - d) It has modified, 1-Hour construction throughout the interior consisting of one (1) layer ½ " type "X" drywall.

Note: Table A-III-A-2 shall not apply to any plats creating over two lots.