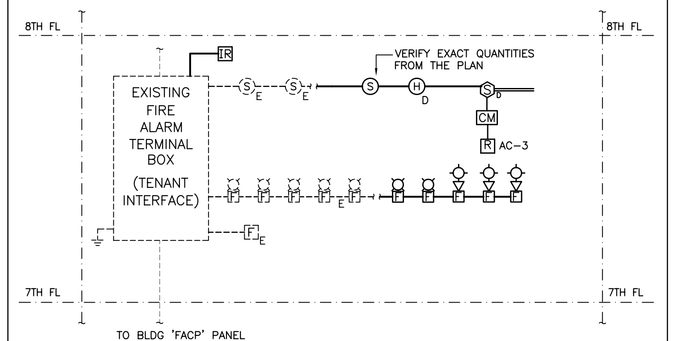
FIRE ALARM LEGEND

- CEILING MOUNTED STROBE
- WALL MOUNTED FIRE ALARM STROBE.
- WALL MOUNTED COMBINATION SPEAKER/STROBE.
- CEILING MOUNTED COMBINATION STROBE/SPEAKER
- WALL MOUNTED FIRE ALARM MANUAL PULL STATION.
- (H)D CEILING MOUNTED DUAL TECHNOLOGY HEAT/SMOKE DETECTOR. FIXED TEMPERATURE RISE.
- (S) CEILING MOUNTED PHOTOELECTRIC TYPE SMOKE DETECTOR
- (S)D/S DUCT SMOKE DETECTOR. PROVIDE CEILING MOUNTED LED LIGHT FOR REMOTE ALARM INDICATOR. 'R' FOR RETURN SIDE, 'S' FOR SUPPLY SIDE.
- CEILING FLUSH MOUNTED LED TYPE PILOT LIGHT, 24V. REMOTE ALARM INDICATOR
- (A) ALARM BELL. REFER TO NOTE # 14.
- PS EXISTING SPRINKLER WATER FLOW SWITCH
- TS EXISTING SPRINKLER TAMPER SWITCH
- IR INTERFACE RELAY. 'F' INDICATES FAN AND 'D' INDICATES DOOR.
- EOL END OF LINE RESISTOR DEVICE.
- SEP STROBE EXPANDER PANEL
- FATC FIRE ALARM TERMINAL CABINET
- FSD FIRE SMOKE DAMPERS 'S' INDICATES SUPPLY 'R' INDICATES RETURN
- CM ADDRESSABLE DEVICE CONTROL RELAY, FRM-1
- R RELAY SHUT DOWN FOR AC-3

ALL DEVICES ARE BUILDING STANDARD, NEW, U.O.N.

EC IS RESPONSIBLE TO VERIFY EXACT SPECIFICATIONS OF THE FIRE ALARM DEVICES WITH MEP TENANT IMPROVEMENT BUILDING STANDARDS

PARTIAL FIRE ALARM RISER DIAGRAM



FIRE ALARM PLAN NOTES

1. WORK UNDER THIS CONTRACT SHALL BE AS NOTED ON DRAWINGS AND SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING:
   A) ADDITIONS/MODIFICATION TO EXISTING CLASS "E" SYSTEM
   B) PROVISION OF STROBE SYSTEM AND SIGNALS AND CLASS "E" INTERFACE.
   C) COORDINATE FIRE ALARM STROBE/SPEAKER TESTING WITH THE BUILDING FIRE ALARM CLASS "E" VENDOR.
2. ALL NEW DEVICES SHALL BE SIMPLEX MAKE AND CAPATIBLE WITH THE EXISTING BUILDING FIRE ALARM SYSTEM.
3. ALL EXISTING FIRE ALARM SHALL BE RESUED. U.O.N.
4. MINIMUM CONDUIT SIZE 3/4". TYPE OF RACEWAY (EMT OR RIGID STEEL) AS APPROVED BY THE LOCAL FIRE MARSHAL. SIZE AND TYPE OF WIRE FOR BUILDING CLASS 'E' SYSTEM SHALL BE PER FIRE ALARM CODE.
5. ALL CLASS-E WIRING IS TO BE SUPERVISED SO THAT THE FIRE COMMAND STATION WILL BE NOTIFIED IN THE EVENT OF ANY RUPTURE/BREAK IN THE WIRE.
6. ALL CLASS-E WIRING THAT WILL NOT BE REUSED SHALL BE REMOVED. UPON COMPLETION OF DEMOLITION, THE CLASS-E WIRING SHALL BE CHECKED TO ENSURE CONTINUITY. AFTER COMPLETION OF A SATISFACTORY REVIEW OF THE WIRING, DEVICES TO BE RE-USED SHALL BE RECONNECTED BY THE CLASS-E VENDOR WITH A BUILDING ENGINEER AS A WITNESS.
7. MOUNTING OF ALL NEW/RELOCATED DEVICES SHALL BE PER LATEST ADA CODE.
8. VISUAL ALARM FLASHING STROBE LIGHT SHALL BE MINIMUM 75 CANDELAS, AND WALL MOUNTED @ 80" A.F.F. PER 'A.D.A.' REQUIREMENTS. STROBE LIGHTS MUST BE ALTERNATELY WIRED ON TWO SEPARATE CIRCUITS AS REQUIRED BY CODE.
9. ALL WIRING IN PARTITION OR WALLS SHALL BE IN EMT WITH MINIMUM #14 COPPER WIRE AND ALL DEVICES SHALL BE BUILDING STANDARD. USE TEFLON WIRE 190° PLENUM RATED.
10. UPON ACTUATION OF ANY ALARM INITIATING DEVICE ALL AUDIBLE AND VISUAL ALERTING DEVICES SHALL SOUND/FLASH. ALL FANS EXCEEDING 2000 CFM SERVING THE FLOOR OF INCIDENCE SHALL BE SHUTDOWN AND ALL MOTORIZED DAMPERS CLOSED. DEACTIVATE ALL FAIL SAFE DOOR RELEASE MECHANISM LOCATED AT THE EGRESS DOORS OR STAIRWELL REENTRY DOORS. SEND SIGNAL TO RECALL ALL ELEVATORS SERVING THE FLOOR TO THE DESIGNATED LANDING. ACTIVATE THE AUDIBLE/ VISUAL ALERTING DEVICE AT THE FIRE COMMAND STATION AND INDICATE THE ZONE ACTUATED. CAUSE A SIGNAL TO BE SENT TO THE FIRE DEPARTMENT.
11. PROVIDE BUILDING STANDARD STROBE IN TENANT SPACE AS SHOWN IN THE PLAN INCLUDING WIRING AS PER MANUFACTURER'S REQUIREMENTS AND FIRE ALARM CODE AND TIE IN TO BUILDING FIRE ALARM TERMINAL BOX SERVING THE FLOOR. PROVIDE ANY OTHER DEVICES NEEDED TO COMPLETE INTENT OF THIS DESIGN.
12. **FOR ALL WORK RELATED TO THE 'CLASS E FIRE ALARM SYSTEM INCLUDING FIRE ALARM SYSTEM DRAWINGS, ADDITIONS, MODIFICATIONS, REPROGRAMING, WIRING, TESTING SHALL BE PERFORMED BY THE BUILDING FIRE ALARM CONTRACTOR, RB. ALLEN (800) 258-7264**
13. COMPLETE FIRE ALARM INSTALLATION SHALL COMPLY WITH ADA, UL 1971 NATIONAL ELECTRICAL CODE 2002, N.F.P.A. 72 OF 2005 AND ALL OTHER APPLICABLE CODES AND REGULATIONS.
14. ALL PRODUCTS SHALL BE NEW, U.L. LISTED AND APPROVED BY THE BOARD OF STANDARDS AND APPEALS (B.S. & A.) OR BY THE MATERIAL AND EQUIPMENT ACCEPTANCE (M.E.A.), A DIVISION OF DEPARTMENT OF BUILDINGS OF THE CITY ..
15. THE FIRE ALARM CONTRACTOR SHALL PREPARE AND SUBMIT THE LAYOUT PLAN, RISER DIAGRAM WITH POINT TO POINT WIRING SCHEMATIC, SEQUENCE OF OPERATIONS, APPROVED AGENCY LISTINGS, EQUIPMENT 'CUTS' ETC FOR APPROVAL TO THE ENGINEER AND SHALL NOT PROCEED WITH INSTALLATION PRIOR TO APPROVAL.
16. THIS CONTRACTOR MUST PAY ALL FEES FOR PERMITS/INSPECTION AND OBTAIN PERMIT(S) NECESSARY FOR COMPLETION OF THE WORK INCLUDING TESTING AND INSPECTION (FORM A-433 APPLICATION FOR ELECTRICAL INSPECTION) BY THE FIRE DEPARTMENT. NOTICE OF THIS TEST MUST BE GIVEN AT LEAST 72 HOURS IN ADVANCE TO THE TENANT'S ENGINEER, THE BUILDING ENGINEER, AND THE LANDLORD'S PROPERTY MANAGER OR ITS DESIGNEE. THE CONTRACTOR SHALL MAKE ALL THE NECESSARY ADJUSTMENTS REQUIRED BY THE INSPECTOR RESULTING FROM THE 'NOTICE OF DEFECTS' AND REFILE FOR ADDITIONAL INSPECTIONS (FORM A433-R). FINAL ACCEPTANCE TO BE MADE AFTER CONTRACTOR HAS FURNISHED ALL REQUIRED CERTIFICATES OF APPROVAL FROM THE STATE AND MUNICIPAL AUTHORITIES.
17. THIS CONTRACTOR SHALL AT HIS EXPENSE, CORRECT ANY DEFECT WHICH SHALL APPEAR ON ANY FIRE DEPARTMENT INSPECTION OF THE WORK COVERED UNDER THIS CONTRACT AND SHALL BE RESPONSIBLE FOR ALL FINES LEVIED AS A RESULT OF ANY LETTER OF DEFECT OR VIOLATION. THIS SHALL INCLUDE FILING OF FORM A433-R REQUESTING FIRE DEPARTMENT LETTER OF DEFECT. AFTER CORRECTIVE MEASURES ARE COMPLETED, THIS CONTRACTOR SHALL SIGN AND FILE FIRE DEPT'S SELF CERTIFICATION AFFIDAVIT.
18. PRIOR TO SUBMITTING HIS BID, THIS CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS INCLUDING BUT NOT LIMITED TO AVAILABILITY OF CIRCUITS /ZONES ETC., AND INFORM THE ENGINEER/ARCHITECT OF ANY DISCREPANCY AND INCLUDE IN HIS BID TO CORRECT THE SAME AS DIRECTED. 'UBS' IS NOT RESPONSIBLE FOR ANY ADDITIONAL COSTS RESULTING FROM VERIFIABLE EXISTING CONDITIONS DISCOVERED AFTER CONTRACT HAS BEEN AWARDED.
19. SUBMIT AS BUILT ON SEPIA AND ON COMPACT DISC UPON COMPLETION OF INSTALLATION TO THE ENGINEER. DRAWINGS ARE TO PREPARED USING AUTOCAD.
20. VERIFY THAT FIRE ALARM FUNCTION (IN A TOTAL FIRE ALARM MODE) IS NOT DEGRADED BY THE ADDITIONS AND CHANGES ON THIS FLOOR. COORDINATE WITH BUILDING ENGINEER.

SECURITY LEGEND

- (C) EMBEDDED DOOR CONTACT SWITCH
- CR WALL MTD. CARD READER (MTD. @ 42" AFF) BY 'SECURITY VENDOR (SEE HARDWARE SCHED)
- DR DOOR RELEASE BUTTON. REFER TO ENGINEER DRAWINGS
- DR PUSH BUTTON PNEUMATIC DOOR RELEASE
- ML MAG LOCK. REFER TO ENGINEER DRAWING
- EM ELECTRIFIED MORTISE LOCK AND ELECTRIC TRANSER HINGE
- GB GLASS BRAKE DOOR RELEASE
- M REX MOTION SENSOR
- PB PANIC BUTTON
- SECURITY CAMERA
- CP CONTROL PANEL
- SCP SUB PANEL CONTROL PANEL 10TH FLOOR ONLY

SECURITY NOTES

1. THE ELECTRICAL CONTRACTOR SHALL PROVIDE BACK BOX WITH 3/4"C CONDUIT STUB-UP TO CEILING AT EVERY LOCATION FOR A WALL MOUNTED SECURITY DEVICE. COORDINATE WITH SECURITY VENDOR FOR ANY ADDITIONAL LOCATIONS/REQUIREMENTS.
2. 'UBS' SECURITY VENDOR I.E. TO FURNISH ALL SECURITY DEVICES EXCEPT LOCKING HARDWARE AS PER 'UBS' REQUIREMENTS. PROGRAMMING OF THE SECURITY SYSTEM AND THE FINAL TESTING SHALL BE DONE BY THE SECURITY VENDOR.
3. SECURITY CABLES SHALL BE PROVIDED, RUN AND TERMINATED BY THE E.C. IDENTIFICATION LABELS SHALL BE PROVIDED FOR ALL SECURITY CABLES.
4. EGRESS DOORS SHALL FAIL SAFE. ALL EGRESS DOOR RELEASE SWITCHES SHALL BE TIED-IN TO THE BUILDING FIRE ALARM SYSTEM BY THE BUILDING FIRE ALARM CONTRACTOR. WIRING TO BE PROVIDED AND INSTALLED BY THE FIRE ALARM CONTRACTOR. ELECTRICAL CONTRACTOR SHALL COORDINATE WITH HIM.
5. COMPLETE INSTALLATION SHALL CONFORM TO ALL LOCAL ELECTRICAL CODES PERTAINING TO LOW VOLTAGE WIRING.
6. UBS SECURITY CONTACT: TOM WALSH 201 352 4065.

UBS

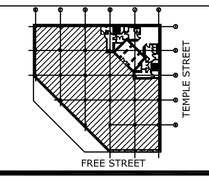
REVISIONS

NO.	DATE	DESCRIPTION

NO.	DATE	COPIES	TO WHOM
2	07.13.07		ISSUE FOR BID
1	07.13.07		ISSUE FOR PERMIT

ISSUE

KEY PLAN



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PROJECT NUMBER	10th FL. FIRE ALARM & SAFETY PLAN
SCALE 1/8"=1'-0"	UBS ONE CITY CENTER PORTLAND, ME 04101
DATE 05.16.07	
PROJECT MANAGER	
PROJECT ARCHITECT	
DRAWN BY BJ	
CHECKED BY GB	
CADD FILE	

E-5.10