

## § 907-01 Fire Alarm Recordkeeping, Smoke Detector Maintenance, Testing and Recordkeeping, and the Prevention of Unnecessary and Unwarranted Fire Alarms

(a) Scope. This section sets forth standards, requirements and procedures for the operation and maintenance of *fire alarm systems* relating to fire alarm recordkeeping, *smoke detector* maintenance, testing and recordkeeping, and the prevention of *unnecessary* and *unwarranted alarms*.

### (b) General Provisions

(1) Purpose. Pursuant to FC901.6, all *fire alarm systems* shall be maintained in good working order at all times. This section sets forth operating and maintenance requirements intended to minimize the number of *unwarranted* and *unnecessary alarms* transmitted by such systems that automatically transmit signals to the *Department* or a *central station*, including minimum *smoke detector* maintenance and testing requirements, the type and format of alarm and maintenance records to be kept and used in identifying defective smoke detectors and patterns of *unnecessary or unwarranted alarm* transmissions. Such alarms, which trigger an emergency response, are costly and endanger the public safety. This section sets forth the standard to which the *owners* (including lessees) of *premises* having such systems shall be held in regard to the transmission of such alarms.

(2) All *owners* shall comply with the requirements of this section and prevent *unnecessary* and *unwarranted alarms*.

### (c) Prevention of Unnecessary and Unwarranted Alarms

(1) In any *premises* having a *fire alarm system* or a *smoke detector* that automatically transmits signals to the *Department* or a *central station*, the *owner* (including any

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lessee) of the *premises* shall be responsible for preventing the transmission of *unnecessary or unwarranted alarms*, and shall be liable for any violation of this section.

(2) It shall be unlawful to transmit three (3) or more *unnecessary or unwarranted alarms* in any six-month period.

(3) For purposes of this subdivision, the malicious transmission of a false alarm by activation of a *manual fire alarm box* shall not be construed as an *unnecessary alarm*.

### (d) Alarm Log Book

(1) The provisions of this section shall apply to any *premises* having a *defined fire alarm system*.

(2) The fire safety director, or in buildings not requiring a fire safety director, a person designated by the *owner*, shall be responsible to make all log book entries required by this section.

(3) An alarm log book shall be maintained on the *premises*, at the building's main fire alarm control panel. In the absence of a secure location at the main fire alarm control panel, the alarm log book may be secured during non-business hours in another area provided it is made available for inspection by any *Department* representatives responding to an alarm on the *premises*. Alarm log book entries