

CHAPTER 7 FIRE-RESISTANCE-RATED CONSTRUCTION

SECTION FC 701 GENERAL

701.1 Scope. This chapter shall govern the maintenance of fire-resistance-rated construction.

701.2 General. Fire-resistance-rated construction shall be maintained in accordance with this chapter.

SECTION FC 702 DEFINITIONS

702.1 Terms defined in FC Chapter 2. Terms used in this chapter, for the purposes of this chapter and as used elsewhere in this code, have the meanings shown in FC Chapter 2 or elsewhere in this code.

SECTION FC 703 FIRE-RESISTANCE-RATED CONSTRUCTION

703.1 Maintenance. The required fire-resistance rating of fire-resistance-rated construction, including walls, firestops, shaft enclosures, partitions, smoke barriers, floors, fire-resistive coatings and sprayed fire-resistant materials applied to structural members and fire-resistant joint systems, shall be maintained. Such elements shall be properly repaired, restored or replaced when damaged, altered, breached or penetrated. Openings made therein for the passage of pipes, electrical conduit, wires, ducts, air transfer openings and holes made for any reason shall be protected with approved methods capable of resisting the passage of smoke and fire. Openings through fire-resistance-rated assemblies shall be protected by self-closing or automatic-closing doors of approved construction meeting the fire protection requirements for the assembly.

703.1.1 Fireblocking and draftstopping. Required fireblocking and draftstopping in combustible concealed spaces shall be maintained to provide continuity and integrity of the construction.

703.1.2 Smoke barriers and smoke partitions. Required smoke barriers and smoke partitions shall be maintained to prevent the passage of smoke. All openings protected with approved smoke barrier doors or smoke dampers shall be maintained in accordance with NFPA 105.

703.1.3 Fire walls, fire barriers and fire partitions. Required fire walls, fire barriers and fire partitions shall be maintained to prevent the passage of fire. All openings protected with approved doors, fire dampers or smoke dampers shall be maintained in accordance with NFPA 80.

703.2 Maintenance of openings. Fire doors and fire windows shall be maintained in good working order in accordance with NFPA 80. Fire doors and smoke barrier doors shall not be

blocked or obstructed or otherwise made inoperable. Fusible links shall be replaced promptly whenever fused, damaged or otherwise rendered inoperable. Fire door assemblies shall not be modified.

703.2.1 Signs. Where required by the commissioner, a sign shall be permanently displayed on or near each fire door in letters not less than 1 inch (25 mm) high to read as follows:

1. For doors designed to normally be kept open: FIRE DOOR—DO NOT BLOCK.
2. For doors designed to normally be kept closed: FIRE DOOR—KEEP CLOSED.

703.2.2 Hold-open devices and automatic door closers. Hold-open devices for fire doors and automatic door closers for self-closing fire doors, where provided, shall be inspected, tested, and otherwise maintained in accordance with FC 703.2 and 907.20. During the period that such hold-open device is out of service for repairs, the door it operates shall remain in the closed position. *(Amended by LL 17/2014, effective 10/1/14)*

703.2.3 Door operation. Swinging fire doors shall close from the full-open position and latch automatically. The door closer shall exert enough force to close and latch the door from any partially open position.

703.3 Ceilings. The hanging of decorative material, merchandise displayed for sale or other display items from acoustical ceiling systems that are part of a fire-resistance-rated floor/ceiling or roof/ceiling assembly shall be prohibited.

703.4 Testing. Horizontal and vertical sliding and rolling fire doors shall be inspected and tested annually to confirm proper operation and full closure.

SECTION FC 704 FLOOR OPENINGS AND SHAFTS

704.1 Enclosures. Interior vertical shafts, including stairways, elevator hoistways, service and utility shafts, that connect two or more stories of a building shall be enclosed or protected as specified in the construction codes, including the Building Code. When openings are required to be protected by the construction codes, including the Building Code, openings into such shafts shall be maintained self-closing or automatic-closing by smoke detection. Existing fusible-link-type automatic door-closing devices are allowed if the fusible link rating does not exceed 135°F (57°C).