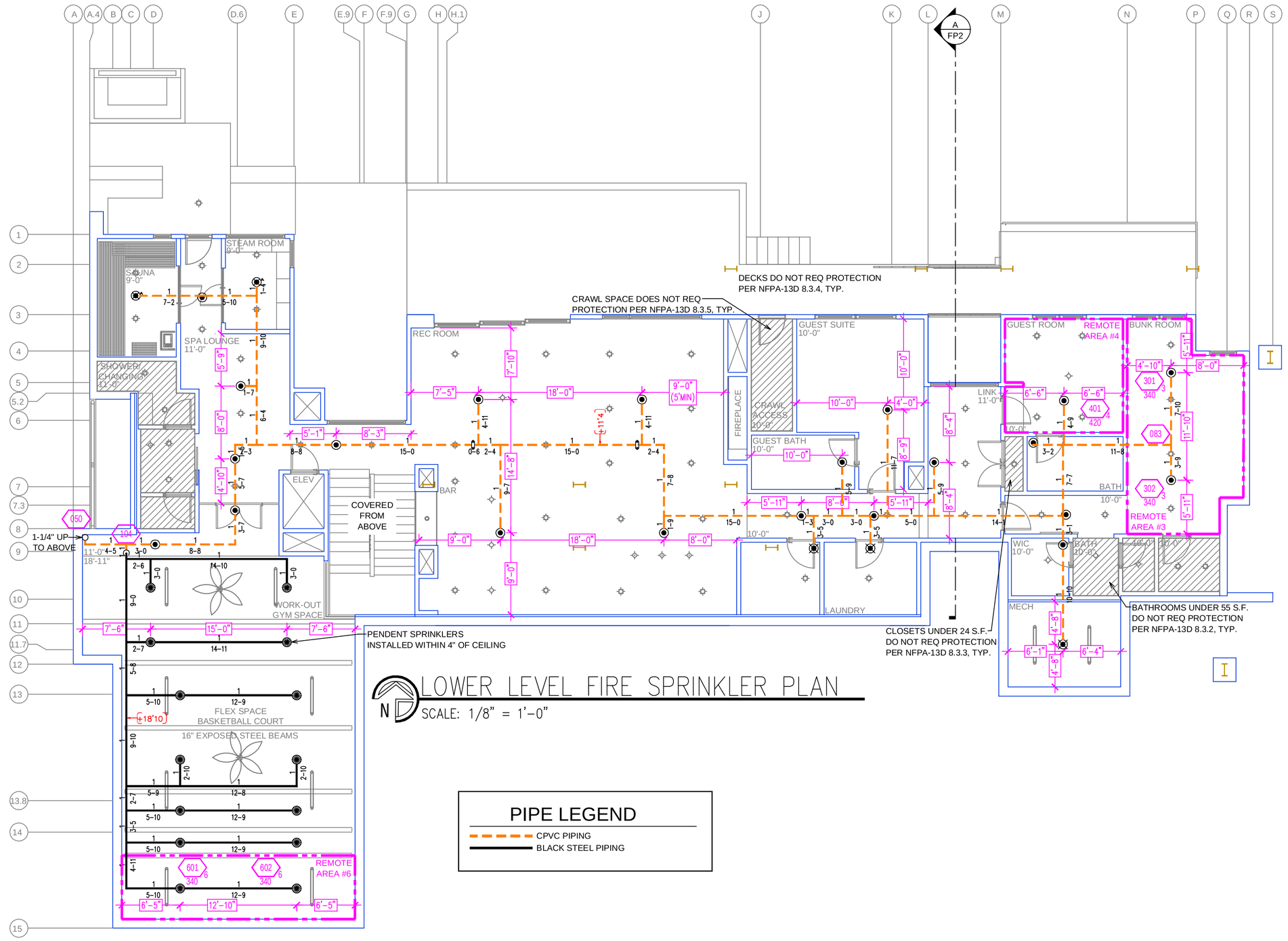
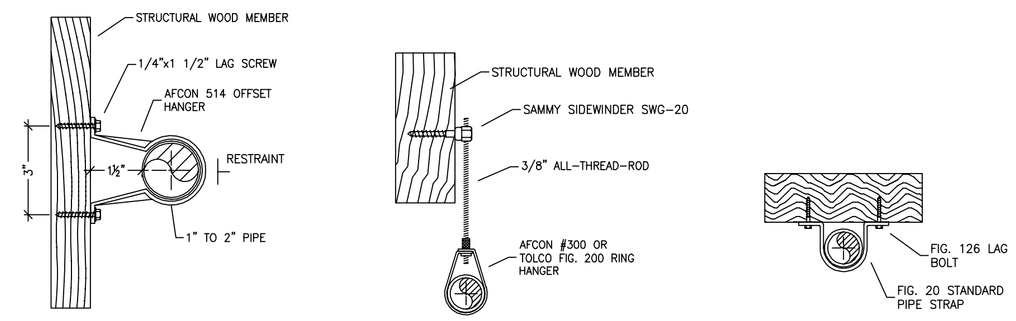


LOWER LEVEL FIRE SPRINKLER PLAN

N SCALE: 1/8" = 1'-0"

PIPE LEGEND

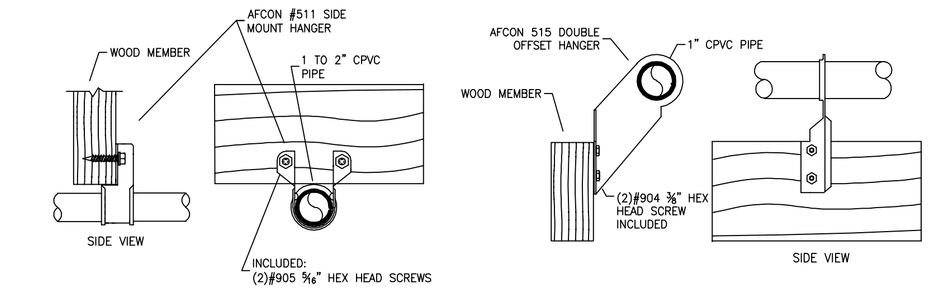
- CPVC PIPING
- BLACK STEEL PIPING



514 OFFSET HANGER — STEEL PIPE APPLICATION — NTS

SWG-20 HANGER DETAIL — FOR HORIZONTAL ATTACHMENT TO WOOD — NTS

STANDARD PIPE STRAP — NTS



511 SIDE MOUNT HANGER — CPVC PIPE APPLICATION — NTS

515 DOUBLE OFFSET HANGER — CPVC PIPE APPLICATION — NTS

HANGER DETAILS

REMOTE AREA 3

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: BUNK ROOM contract no.:
is designed to discharge at a rate of 0.05 gpm (L/min)per sq ft (m²) of floor area over a maximum area of NFPA 13D - 2 SPRINKLERS sq ft (m) when supplied with water at the rate of 39.1 gpm (L/min) at 74.0 psi (bars) at the base of the riser.
Hose stream allowance of .5 gpm (L/min) is included in the above.
Occupancy classification: 13D LIGHT HAZARD
Commodity classification: N/A
Maximum storage height: N/A
Safety factor: 10.9

REMOTE AREA 4

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: GUEST ROOM contract no.:
is designed to discharge at a rate of 0.05 gpm (L/min)per sq ft (m²) of floor area over a maximum area of NFPA 13D - 1 SPRINKLER sq ft (m) when supplied with water at the rate of 26.0 gpm (L/min) at 50.5 psi (bars) at the base of the riser.
Hose stream allowance of 5 gpm (L/min) is included in the above.
Occupancy classification: 13D LIGHT HAZARD
Commodity classification: N/A
Maximum storage height: N/A
Safety factor: 34.5

REMOTE AREA 6

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: FLEX SPACE contract no.:
is designed to discharge at a rate of 0.10 gpm (L/min)per sq ft (m²) of floor area over a maximum area of NFPA 13D - 2 SPRINKLERS sq ft (m) when supplied with water at the rate of 39.8 gpm (L/min) at 69.1 psi (bars) at the base of the riser.
Hose stream allowance of 5 gpm (L/min) is included in the above.
Occupancy classification: 13D LIGHT HAZARD
Commodity classification: N/A
Maximum storage height: N/A
Safety factor: 15.8

SPRINKLER HEAD LEGEND

SYM	QTY	TYPE	MFG.	MODEL#	NPT	K	TEMP	FINISH	S.I.N.
◉	74	CONCEALED	SENJU	RC-RES	1/2"	4.9	162	WHITE	SS8464
⊠	7	CONCEALED	SENJU	RC-RES	1/2"	4.9	205	WHITE	SS8464
⊠	7	SEMI-RECESS	SENJU	FR-RES	1/2"	4.9	205	WHITE	SS4451
⊗	2	SEMI-RECESS	SENJU	FR-QR	1/2"	5.6	286	WHITE	SS2551
●	14	EXPOSED	SENJU	RC-RES	1/2"	4.9	162	WHITE	SS8464

104 TOTAL SPRINKLERS

FIRE SPRINKLER SYMBOLS

- AUTOMATIC SPRINKLER RISER
- EARTHQUAKE BRACING 2-WAY & 4-WAY
- PIPE HANGER & TYPE DESIGNATION
- HYDRAULIC REF PT
- GRVD OR THRD CAP
- GRVD COUPLING
- TYPICAL POINT OF CONNECTION (POC)
- "13" ELEV. BELOW DECK OR TOS
- +12'-9" ELEV. ABOVE FINISHED FLOOR
- CHANGE ELEVATION UP
- CHANGE ELEVATION DN
- INSPECTORS TEST
- AUX DRAIN
- REVISION NOTATION
- LOCAL ALARM

NO.	DATE	REVISIONS	DRAWN	CHECKED

GENERAL CONTRACTOR:	AUTHORITY HAVING JURISDICTION: EAST FORK FIRE PROTECTION DISTRICT
ADDRESS:	ADDRESS: 1694 COUNTY RD
CITY:	CITY: MINDEN, NV 89423
PHONE:	PHONE: 775-782-9040
CONTACT:	CONTACT:
ARCHITECT:	FIELD INSPECTIONS:
	1.
ADDRESS:	2.
CITY:	3.
PHONE:	4.

FIRE SPRINKLER NOTES:

1. THE PROPOSED FIRE SPRINKLER SYSTEM IS AN ANTI-FREEZE SYSTEM AND SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA 13D 2022
2. THIS SPRINKLER SYSTEM IS HYDRAULICALLY CALCULATED IN ACCORDANCE WITH NFPA 13D TO PROVIDE 0.05 GPM PER SQ. FT. OVER THE MOST REMOTE AREA.
3. THE NUMBER OF DESIGN SPRINKLERS SHALL INCLUDE ALL SPRINKLERS WITHIN A COMPARTMENT UP TO A MAXIMUM OF 2 SPRINKLERS.
4. ALL SPRINKLER PIPING CONCEALED ABOVE CEILINGS SHALL BE CPVC PIPING UNLESS OTHERWISE NOTED.
5. ALL DIMENSIONS SHOWN ARE CENTER TO CENTER U.O.N.
6. ALL HANGERS SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 13D AND/OR NFPA 13 REQUIREMENTS.
7. HOLES THROUGH SOLID STRUCTURAL MEMBERS SHALL BE PERMITTED TO SERVE AS HANGERS FOR THE SUPPORT OF SYSTEM PIPING.
8. ALL SYSTEM PIPING SHALL BE TESTED FOR LEAKAGE AT NORMAL SYSTEM OPERATING PRESSURE.
9. THE OWNER SHALL BE RESPONSIBLE FOR MAINTAINING A MINIMUM TEMPERATURE OF 40° FAHRENHEIT TO PROTECT FROM FREEZING, THE SECTIONS OF THE SPRINKLER SYSTEM WHERE THERE IS NO ANTI-FREEZE IN THE PIPING (UPSTREAM OF THE RISER).

SPRINKLER HEAT ZONES:

HEAT SOURCE:	ORDINARY TEMP SPRINKLER	INTERMEDIATE TEMP SPRINKLER
SIDE OF OPEN OR RECESSED FIRE PLACE	36"	12"
FRONT OF RECESSED FIRE PLACE	60"	36"
COAL OR WOOD BURNING STOVE	42"	12"
RANGE/OVEN, HOT AIR FLUES & UNINSULATED HEAT DUCT	18"	9"
UNINSULATED HOT WATER PIPES & 250-499 WATT LIGHTS	12"	6"
SIDE OF CEILING OR WALL MOUNTED HOT AIR DIFFUSERS	24"	12"
FRONT OF WALL MOUNTED HOT AIR DIFFUSERS	36"	18"
HOT WATER HEATER, FURNACE, LIGHT FIXTURE 0-250 WATT	6"	3"

NFPA 13 - Table 9.2.2.1(a) Maximum Distance Between Hangers (ft-in.)

	Nominal Pipe Size (in.)								
	¾	1	1¼	1½	2	2½	3	4	6	8
Steel Pipe except threaded lightwall	N/A	12-0	12-0	15-0	15-0	15-0	15-0	15-0	15-0	15-0
Threaded lightwall steel pipe	N/A	12-0	12-0	15-0	15-0	15-0	15-0	N/A	N/A	N/A
Copper tube	8-0	8-0	10-0	10-0	12-0	12-0	12-0	15-0	15-0	15-0
CPVC	5-6	6-0	6-6	7-0	8-0	9-0	10-0	N/A	N/A	N/A

PROJECT SUMMARY:

PROJECT NAME:	3417 GOLF CLUB DRIVE
PROJECT ADDRESS:	3417 GOLD CLUB DRIVE, CLEAR CREEK TAHOE
APN:	1419-09-001-132
PROJECT TYPE:	☑NEW ☐T.I.
TYPE OF CONSTRUCTION:	V
OCCUPANCY GROUP(S):	R3
OCCUPIED LEVELS:	3
TOTAL SPRINKLERED AREA:	11,825 SQ. FT.
NFPA CODE REQUIREMENT:	☐NFPA 13 ☐NFPA 13R ☑NFPA 13D
NUMBER OF SYSTEMS:	2
SYSTEM TYPE(S):	☐WET ☑ANTI-FREEZE ☐DRY ☐PREACTION
TOTAL SPRINKLERS:	104
SPECIAL NOTES:	SEE FIRE SPRINKLER NOTES THIS SHEET

SUBMITTAL

NO SPRINKLERS REQUIRED IN:
BATHROOMS 55 SQ.FT. OR LESS IN AREA PER NFPA 13D SECTION 8.6.2
CLOSETS 24 SQ.FT. OR LESS IN AREA PER NFPA 13D SECTION 8.6.3

PROJECT SQUARE FOOTAGES

LOWER LEVEL (ZONE 1) = 5233 S.F.
MAIN LEVEL (ZONE 2) = 5488 S.F.
UPPER LEVEL (ZONE 2) = 1104 S.F.

SPRINKLER SPACING

1. A SINGLE PENDENT SPRINKLER MAY BE SPACED AT A MAXIMUM OF 20'x20'(400SQ. FT.) OR UP TO 10'OFF A WALL.(MINIMUM 8'-0" BETWEEN SPRINKLERS)
2. TWO OR MORE HEADS IN A COMPARTMENT SHALL BE SPACED AT A MAXIMUM OF 18'x18'(324SQ. FT.) OR UP TO 9' OFF A WALL.(MINIMUM 8'-0" BETWEEN SPRINKLERS)
3. SPRINKLERS SHALL BE MEASURED AT PERPENDICULAR ANGLES TO WALLS AND ALONG THE SLOPES OF CEILINGS.

THIS FIRE SPRINKLER SYSTEM UTILIZES THE NOBLE COMPANY FIREFIGHTER ELIMINATOR ANTI-FREEZE SOLUTION

PIPE VOLUMES:

(CPVC)
ZONE 1: LOWER LEVEL
TOTAL PIPE FOOTAGE AND CAPACITY:
1" = 267' (13.20 GALS)
1-1/4" = 23' (1.82 GALS)

ADD 10% FOR DROPS AND PIPE SIZE DISCREPANCIES
TOTAL VOLUME: ±21.22GALLONS

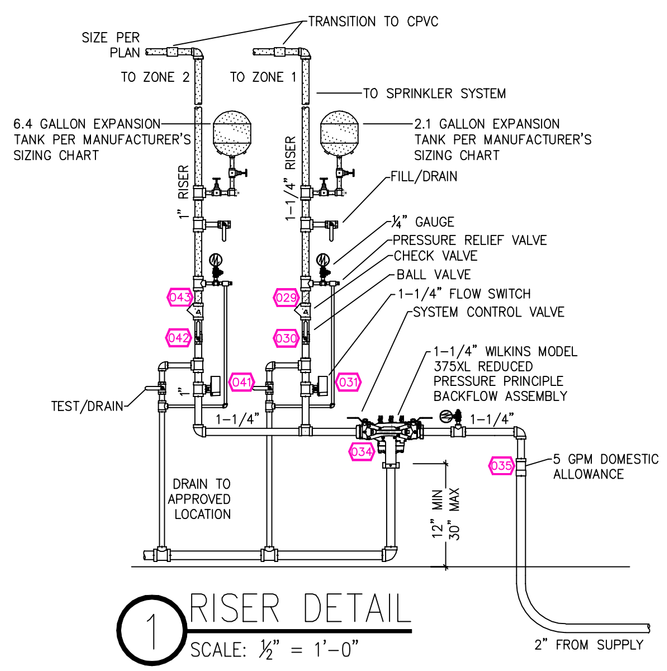
PIPE VOLUMES:

(CPVC)
ZONE 2: MAIN & UPPER LEVEL
TOTAL PIPE FOOTAGE AND CAPACITY:
1" = 666' (32.94 GALS)

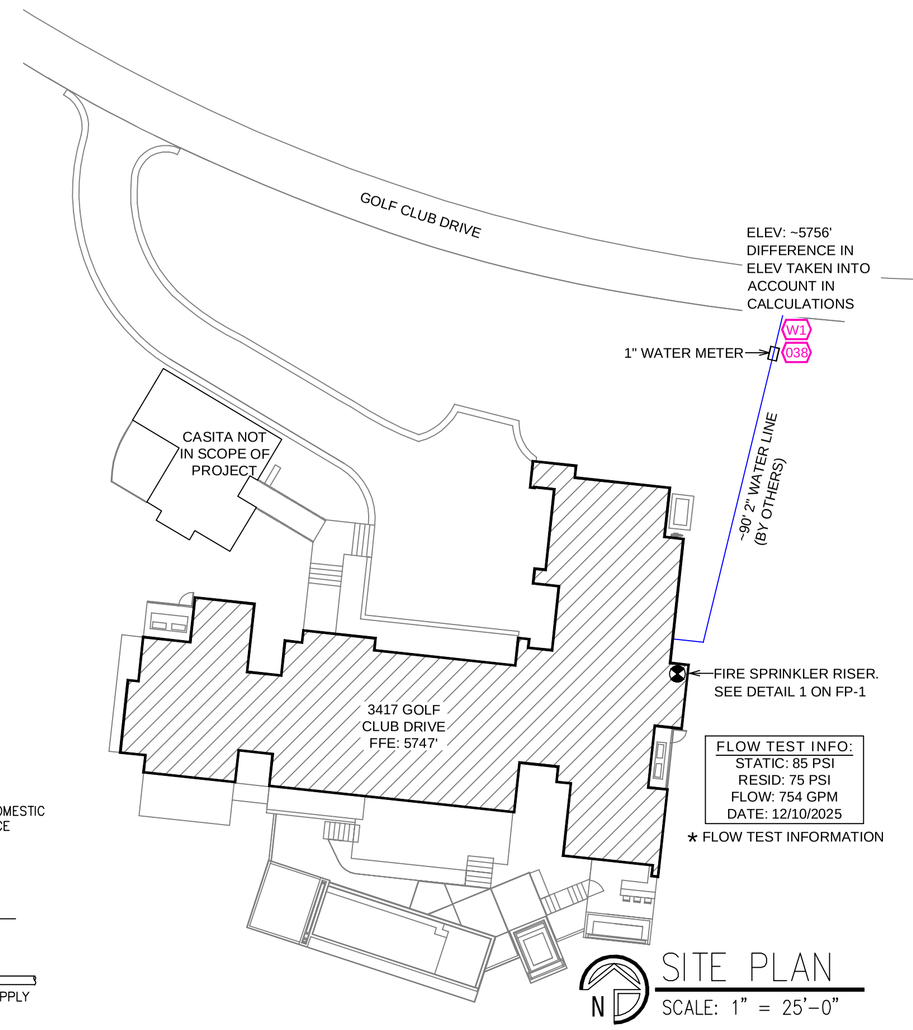
ADD 10% FOR DROPS AND PIPE SIZE DISCREPANCIES
TOTAL VOLUME: ±36.23GALLONS

NFPA 13 - Table A.7.2.3 Capacity of 1 ft of pipe (Based on Actual Internal Pipe Diameter)

Nominal Pipe Diameter (in.)	Pipe Schedule 40 (gal)	Schedule 10 (gal)	CPVC
1	0.045	0.049	0.049
1¼	0.078	0.085	0.079
1½	0.106	0.115	0.104
2	0.174	0.190	
2½	0.248	0.283	

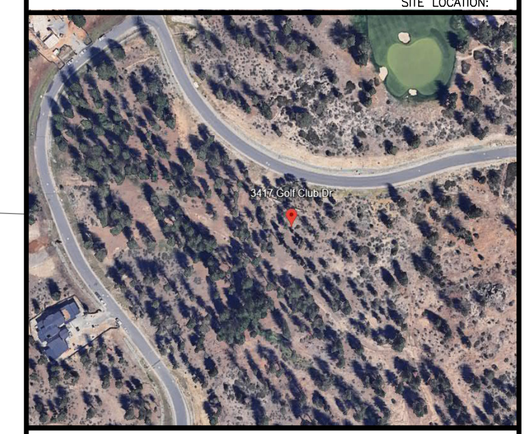


1 RISER DETAIL
SCALE: ½" = 1'-0"



SITE PLAN
N SCALE: 1" = 25'-0"

SITE LOCATION:



PROJECT NAME: FIRE SPRINKLER PLANS FOR

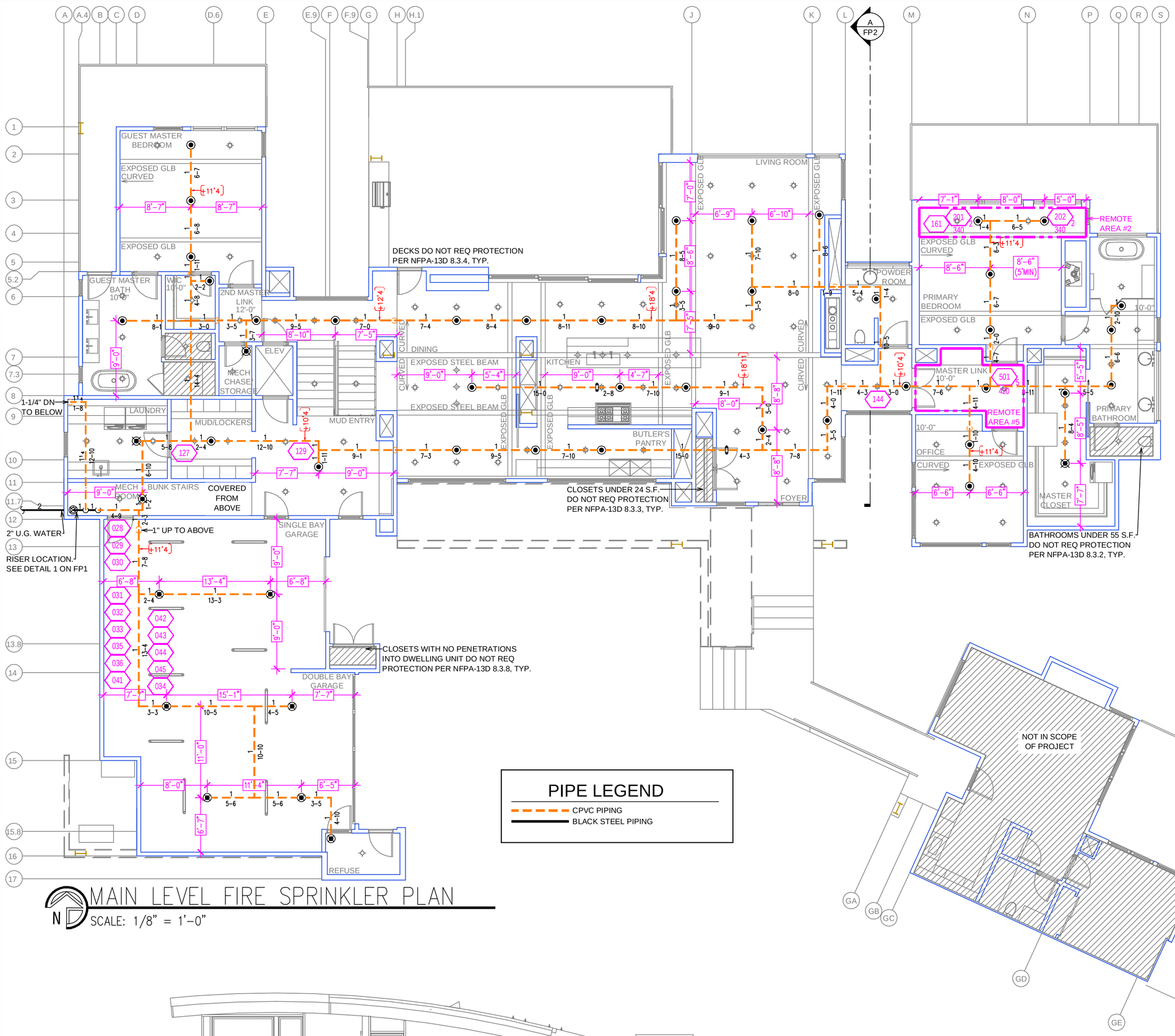
3417 GOLF CLUB DRIVE

CLEAR CREEK LOT 74
3417 GOLF CLUB DRIVE
CARSON CITY, NV 89705

STAMP:

DRAWING TITLE: FIRE SPRINKLER PLAN

SCALE: 1/8"=1'-0"	JOB NO.: 25-5022
DRAWN BY:	DWG NO.: FP-1
BORN ON DATE: 12/17/2025	
FILE:	SHEET 1 OF 2

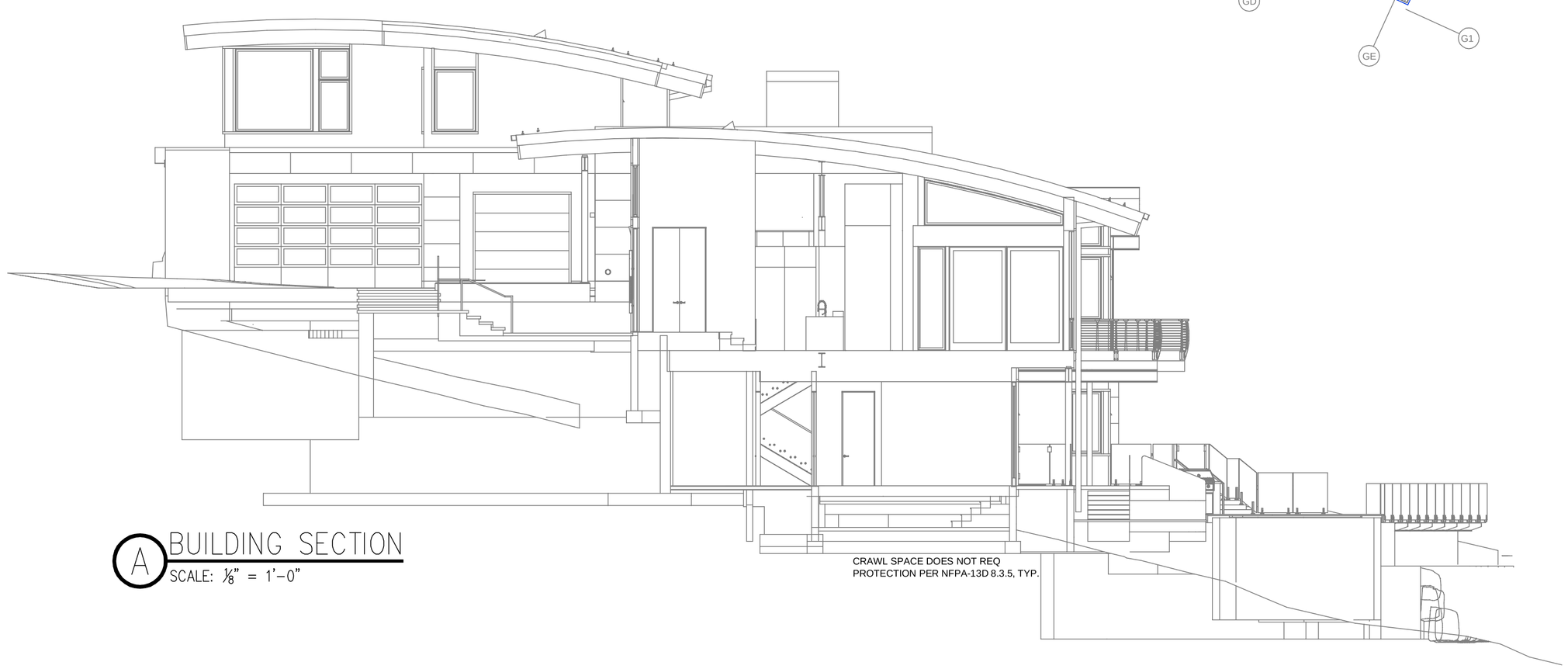


MAIN LEVEL FIRE SPRINKLER PLAN

SCALE: 1/8" = 1'-0"

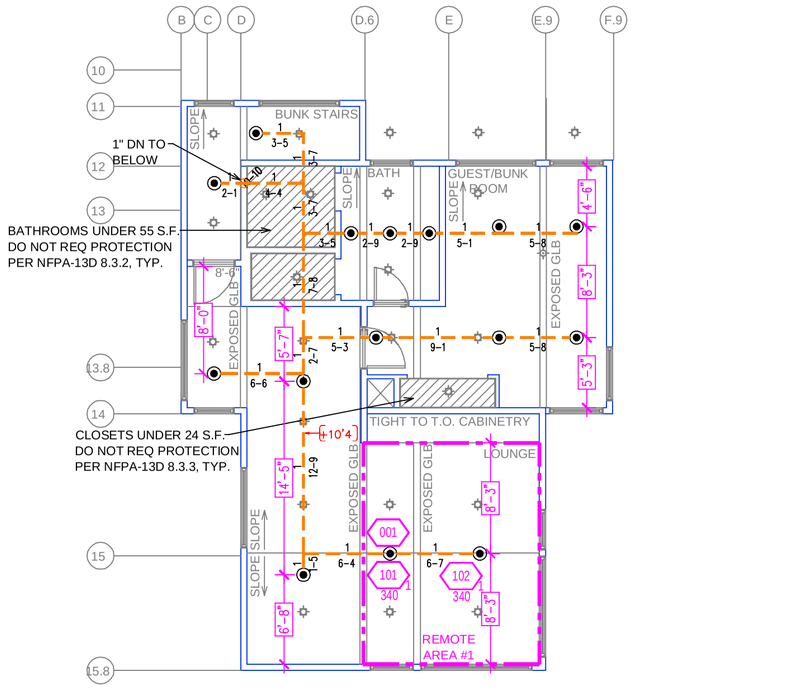
PIPE LEGEND

- CPVC PIPING
- BLACK STEEL PIPING



A BUILDING SECTION

SCALE: 1/8" = 1'-0"



UPPER LEVEL FIRE SPRINKLER PLAN

SCALE: 1/8" = 1'-0"

REMOTE AREA 1

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: LOUNGE contract no.:
is designed to discharge at a rate of 0.05 gpm (L/min/per sq ft (m²) of floor area over a maximum area of NFPA 13D - 2 SPRINKLERS sq ft (m²) when supplied with water at the rate of 39.2 gpm (L/min) at 71.2 psi (bars) at the base of the riser.
Hose stream allowance of 5 gpm (L/min) is included in the above.

Occupancy classification	13D LIGHT HAZARD
Commodity classification	N/A
Maximum storage height	N/A
Safety factor	13.8

REMOTE AREA 2

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: PRIMARY BEDROOM contract no.:
is designed to discharge at a rate of 0.05 gpm (L/min/per sq ft (m²) of floor area over a maximum area of NFPA 13D - 2 SPRINKLERS sq ft (m²) when supplied with water at the rate of 39.2 gpm (L/min) at 73.4 psi (bars) at the base of the riser.
Hose stream allowance of 5 gpm (L/min) is included in the above.

Occupancy classification	13D LIGHT HAZARD
Commodity classification	N/A
Maximum storage height	N/A
Safety factor	11.6

REMOTE AREA 5

Hydraulically Calculated System

This system as shown on: Fire Protection Plan
company print no.: FP1 dated: 12/15/2025
for: 3417 GOLF CLUB DRIVE
at: MASTER LINK contract no.:
is designed to discharge at a rate of 0.05 gpm (L/min/per sq ft (m²) of floor area over a maximum area of NFPA 13D - 1 SPRINKLER sq ft (m²) when supplied with water at the rate of 26.0 gpm (L/min) at 52.8 psi (bars) at the base of the riser.
Hose stream allowance of 5 gpm (L/min) is included in the above.

Occupancy classification	13D LIGHT HAZARD
Commodity classification	N/A
Maximum storage height	N/A
Safety factor	32.2

NO.	DATE	REVISIONS	DRAWN	CHECKED

GENERAL CONTRACTOR:	AUTHORITY HAVING JURISDICTION: EAST FORK FIRE PROTECTION DISTRICT
ADDRESS:	ADDRESS: 1694 COUNTY RD
CITY:	CITY: MINDEN, NV 89423
PHONE:	PHONE: 775-782-9040
CONTACT:	CONTACT:
ARCHITECT:	FIELD INSPECTIONS:
	1.
ADDRESS:	2.
CITY:	3.
PHONE:	4.

FIRE SPRINKLER NOTES:

1. THE PROPOSED FIRE SPRINKLER SYSTEM IS AN ANTI-FREEZE SYSTEM AND SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE WITH NFPA 13D 2022
2. THIS SPRINKLER SYSTEM IS HYDRAULICALLY CALCULATED IN ACCORDANCE WITH NFPA 13D TO PROVIDE 0.05 GPM PER SQ. FT. OVER THE MOST REMOTE AREA.
3. THE NUMBER OF DESIGN SPRINKLERS SHALL INCLUDE ALL SPRINKLERS WITHIN A COMPARTMENT UP TO A MAXIMUM OF 2 SPRINKLERS.
4. ALL SPRINKLER PIPING CONCEALED ABOVE CEILINGS SHALL BE CPVC PIPING UNLESS OTHERWISE NOTED.
5. ALL DIMENSIONS SHOWN ARE CENTER TO CENTER U.O.N.
6. ALL HANGERS SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 13D AND/OR NFPA 13 REQUIREMENTS.
7. HOLES THROUGH SOLID STRUCTURAL MEMBERS SHALL BE PERMITTED TO SERVE AS HANGERS FOR THE SUPPORT OF SYSTEM PIPING.
8. ALL SYSTEM PIPING SHALL BE TESTED FOR LEAKAGE AT NORMAL SYSTEM OPERATING PRESSURE.
9. THE OWNER SHALL BE RESPONSIBLE FOR MAINTAINING A MINIMUM TEMPERATURE OF 40° FAHRENHEIT TO PROTECT FROM FREEZING, THE SECTIONS OF THE SPRINKLER SYSTEM WHERE THERE IS NO ANTI-FREEZE IN THE PIPING (UPSTREAM OF THE RISER).

SPRINKLER HEAD LEGEND

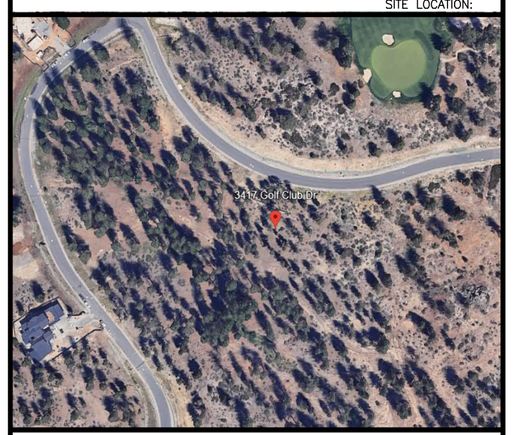
SYM	QTY	TYPE	MFG.	MODEL#	NPT	K	TEMP	FINISH	S.I.N.
◉	74	CONCEALED	SENJU	RC-RES	1/2"	4.9	162	WHITE	SS8464
⊠	7	CONCEALED	SENJU	RC-RES	1/2"	4.9	205	WHITE	SS8464
⊗	7	SEMI-RECESS	SENJU	FR-RES	1/2"	4.9	205	WHITE	SS4451
⊗	2	SEMI-RECESS	SENJU	FR-QR	1/2"	5.6	286	WHITE	SS2551
●	14	EXPOSED	SENJU	RC-RES	1/2"	4.9	162	WHITE	SS8464

104 TOTAL SPRINKLERS

FIRE SPRINKLER SYMBOLS

- AUTOMATIC SPRINKLER RISER
- EARTHQUAKE BRACING 2-WAY & 4-WAY
- PIPE HANGER & TYPE DESIGNATION
- HYDRAULIC REF PT
- GRVD OR THRD CAP
- GRVD COUPLING
- TYPICAL POINT OF CONNECTION (POC)
- *13" ELEV. BELOW DECK OR TOS
- +12'-9" ELEV. ABOVE FINISHED FLOOR
- CHANGE ELEVATION UP
- CHANGE ELEVATION DN
- INSPECTORS TEST
- AUX DRAIN
- REVISION NOTATION
- LOCAL ALARM

SITE LOCATION:



PROJECT NAME: FIRE SPRINKLER PLANS FOR

3417 GOLF CLUB DRIVE

CLEAR CREEK LOT 74
3417 GOLF CLUB DRIVE
CARSON CITY, NV 89705

STAMP:

DRAWING TITLE:

FIRE SPRINKLER PLAN

SCALE: 1/8"=1'-0"	JOB NO.: 25-5022
DRAWN BY:	DWG NO.: FP-2
BORN ON DATE: 12/17/2025	SHEET 2 OF 2
FILE:	