

Residential Sprinkler Requirements

Residential sprinkler are required if any of the following conditions are met.

Wasatch County Ordinance 17-04 states:

“The Wasatch County Code Section 14.01.04 A (6) is hereby enacted as follows:

15.03.01 REQUIREMENTS FOR AUTOMATIC SPRINKLER SYSTEMS IN ONE AND TWO FAMILY DWELLING AND TOWN HOME CONSTRUCTION.

An automatic fire sprinkler system are required to be installed in structures built in accordance with Utah Code Annotated 15A-5-203 when any of the following conditions apply:

- A. The structure is in an area where a public water distribution system with fire hydrants does not exist as required by Utah Administrative Code, R309-550-5, Water Main Design.
 - 1. Notwithstanding subsection A, In rural and suburban areas in which adequate and reliable water supply systems do not exist, the building code official is authorized to utilize NFPA 1142 or the International Wildland-Urban interface Code as amended by the State of Utah and Wasatch County.
- B. The only fire apparatus access road has a grade greater than 10% for more than 500 continual feet;
- C. The total floor area of all floor levels within the exterior walls of the dwelling unit exceeds 10,000 square feet; or
- D. The total floor area of all floor levels within the exterior walls of the dwelling unit is double the average of the total floor area of all floor levels of un-sprinkled homes in the subdivision that are no larger than 10,000 square feet.”

If you're residential building permit application meets the requirements for a sprinkler system (listed above) plans and calculations are required to be submitted at time of permit application. Your permit application will be deemed incomplete if fire sprinklers are required and you do not submit sprinkler plans and calculations.