

## 2 SECTION 2 - MAINTENANCE

### 2.1 EQUIPMENT SCHEDULE AND CATALOGUE

#### 2.1.1 Equipment Schedule

Refer to Attached Equipment Schedule Table.

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### 2.1.2 Equipment Warranty



#### **RE: Product Warranty for Fire Protection System — DB Block 2**

This is to confirm that the product warranty for the above project is valid for 12 months (Jan 2025 to Dec 2025).

This warranty cover manufacturer defects and it is limited to one to one exchange of equipment only. Damage/malfunction due to vandalism, improper use, poor maintenance, negligence, acts of God, war, terrorism, fire, flooding, theft, lightning, riots will void the warranty.

We trust that the above provides the information you require. However, should you have any further enquiries, please do not hesitate to contact

Thank you



ZIN KO LWIN

Operation Manager

Northway Fire Protection Pte Ltd

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### 2.1.3 Certificate Of Compliance / Conformity

Refer To Attached COC.

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### 2.1.4 Product Catalogue

#### DB-BLK2-FIRE PROTECTION PRODUCT CATALOGUE LIST

| S/N | DESCRIPTION                           | BRAND/MODEL           | REMARKS |
|-----|---------------------------------------|-----------------------|---------|
| 1   | FIRE ALARM PANEL                      | CARRIER/ ZP3          |         |
| 2   | SMOKE DETECTOR                        | CARRIER/ZP730-2P      |         |
| 3   | HEAT DETECTOR                         | CARRIER/ZP720-3P      |         |
| 4   | MANUAL CALL POINT                     | CARRIER/ZP7           |         |
| 5   | ALARM BELL                            | KOBISHI/ MBA-6-24     |         |
| 6   | STROBE LIGHT                          | SYSTEM SENSOR /SYS-ST |         |
| 7   | CABLE AND WIRING                      | KEYSTONE/ 1.5&2.5mm   |         |
| 8   | SCREEN CABLE                          | CONTINENTAL/ 18AWG    |         |
| 9   | TRUNKING                              | LIPKO/ ST-22          |         |
| 10  | CONDUIT                               | AURORA/ 19&25mm       |         |
| 11  | HOSEREEL PIPE & FITTINGS              | OPTIMUS/ SSP54        |         |
| 12  | HOSEREEL DRUM                         | COMBAT / HR-1SW       |         |
| 13  | HOSEREEL CABINET                      | LINGJACK/ C-HR2       |         |
| 14  | FIRE EXTINGUISHER                     | COMBAT/ C-3ASE        |         |
| 15  | HOSEREEL TANK                         | HWACO/ 1x1x2          |         |
| 16  | HOSEREEL PUMP                         | GRUNDFOS/ CR5-5       |         |
| 17  | HOSEREEL CONTROL PANEL                | TRIDENT/TRI-HR        |         |
| 18  | FIRE SPRINKLER PUMP                   | CAE                   |         |
| 19  | SPRINKLER JOCKERY PUMP                | SPP/SMV               |         |
| 20  | SPRINKLER & JOCKEY PUMP CONTROL PANEL | CAE                   |         |
| 21  | CONTROL VALVE                         | Tyco/AV1-300          |         |
| 22  | GALVANISED IRON PIPE                  | MECCO/Bost            |         |
| 23  | GROOVE FITTINGS & COUPLING            | LEDE                  |         |
| 24  | FLOW SWITCH                           | Potter/VSR-4          |         |
| 25  | SPRINKLER HEAD                        | TYCO/TY-B             |         |
| 26  | BUTTERFLY VALVE                       | TYCO/BFV-300          |         |
| 27  | ALARM GONG                            | TYCO/WMA-1            |         |
| 28  | FM200 CYLINDER & ACCESSORIES          | HYGOOD                |         |
| 29  | FM200 PANEL & DETECTOR                | VANGUARD/V5H          |         |
| 30  | FM200 ACCESSORIES                     | VANGUARD              |         |
| 31  | BREATHING APPARATUS & CABINET         | DSH/MCBA-01           |         |
| 32  | LANDING VALVE                         | COMBAT/LVDR-25        |         |
| 33  | STAND BY HOSE & CABINET               | COMBAT/T3             |         |
| 34  | BREECHING INLET & CABINET             | COMBAT/DR-095         |         |
| 35  | EARTHING SYSTEM                       | EMETH/ALUMINUM        |         |
|     |                                       |                       |         |
|     |                                       |                       |         |

Refer to Attached for the Catalogues.

## 2.2 MAINTENANCE REQUIREMENT AND SERVICING SCHEDULE

### 2.2.1 Maintenance Procedure

#### **Fire Alarm System Maintenance Procedure**

The following section deals with the replacement procedure for any device, which may not be functioning well. The owner is advised to keep a small inventory of replacement parts for first-line preventive maintenance.

#### **Replacement of Smoke Detectors**

Smoke Detectors need to be cleaned on a regular basis. The minimum recommended interval between cleaning is 12 months. The procedures when replacing the smoke detectors is as follows;

- Isolate the Detector Point from Fire Alarm Panel
- Remove the Smoke Detector Head by twisting and detaching it from the Detector Base. Take note of the address switch setting, the address setting uniquely identified the smoke detector and must be set properly.
- Adjust the address switch setting of the new detector to match exactly the old setting.
- After replacing the Smoke Detector Head, a 3-minute waiting period is essential for the panel drift compensation software to work properly.
- If the faulty detector was previously in alarm mode, the new detector will indicate an alarm condition. To clear the alarm condition, press the System Reset Key on the Main Alarm Panel.

#### **Replacement of Call Point Break-glass**

When a manual Call Point break-glass gets broken, the device will go into alarm. The procedures when replacing the Call Point break-glass is as follows;

- Open the manual Call-point cover using a Philips screwdriver and replace the break glass.
- Ensure that the replacement glass is fitted properly and that the micro switch is depressed.
- Fix back the manual call-point cover.
- Press the System Reset Key to clear the alarm

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### 2.2.2 DLP Servicing Schedule

#### **Maintenance & Servicing Schedule for Blk 2 (DB)**

The following is the proposed schedule of Maintenance and Servicing dates for the Fire Protection System from **Jan 2025** to **Dec 2025**

| <b>S/No.</b> | <b>Monthly Routine Servicing</b> | <b>Day</b> |
|--------------|----------------------------------|------------|
| 1            | 24-Jan-25                        | Friday     |
| 2            | 28-Feb-25                        | Friday     |
| 3            | 28-Mar-25                        | Friday     |
| 4            | 25-Apr-25                        | Friday     |
| 5            | 30-May-25                        | Friday     |
| 6            | 27-Jun-25                        | Friday     |
| 7            | 25-Jul-25                        | Friday     |
| 8            | 29-Aug-25                        | Friday     |
| 9            | 26-Sep-25                        | Friday     |
| 10           | 31-Oct-25                        | Friday     |
| 11           | 28-Nov-25                        | Friday     |
| 12           | 26-Dec-25                        | Friday     |

\* End DLP date and Revised servicing schedule will be resubmit upon receiving of Blk2 TOP date

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## 2.2.3 Servicing Check List



### 北威消防私人有限公司 NORTHWAY FIRE PROTECTION PTE LTD

BLOCK 2 DEFU LANE 10 #04-523 SINGAPORE 539183

TEL : 6285 2846 Fax : 6285 3409

Reg. No: 200413523K

Service Report:

#### RECORD OF PERIODIC SERVICING & TESTING

M/s : \_\_\_\_\_

Date : \_\_\_\_\_

#### REPORT OF FINDING:

- ☐ Operative  
☐ Fail to operate  
☐ Not Applicable

Frequency : Monthly / Bi-Monthly / Quarterly / Half Yearly / Annually

| SYSTEM CONDUCT    |    | EQUIPMENT / DEVICE                                | FINDING | REMARKS |
|-------------------|----|---|---------|---------|
| FIRE ALARM        | 1  | Alarm Signal Received at Main and Sub Alarm Panel |         |         |
|                   | 2  | Alarm Signal Received by Decam Monitoring Company |         |         |
|                   | 3  | Fault Signal Received                             |         |         |
|                   | 4  | Alarm Bells                                       |         |         |
|                   | 5  | Manual Call Points Tested                         |         |         |
|                   | 6  | Smoke Detectors Tested                            |         |         |
|                   | 7  | Heat Detectors Tested                             |         |         |
|                   | 8  | Flame Detectors Tested                            |         |         |
|                   | 9  | Battery   |         |         |
|                   | 10 | Charger   |         |         |
| SPRINKLER         | 1  | Pump Controller In Order                          |         |         |
|                   | 2  | Alarm Gong  |         |         |
|                   | 3  | Electrical Pump                                   |         |         |
|                   | 4  | Diesel Pump                                       |         |         |
|                   | 5  | Jockey Pump                                       |         |         |
|                   | 6  | Diesel Fuel Level                                 |         |         |
|                   | 7  | Lubrication Oil Level                             |         |         |
|                   | 8  | Water Tank Level                                  |         |         |
|                   | 9  | Battery Water Level                               |         |         |
|                   | 10 | Main Stop Valve Fully Open and Strap              |         |         |
|                   | 11 | Breeching Inlet Properly Enclosed, No Obstruction |         |         |
| HOSEREEL          | 1  | Pump Controller In Order                          |         |         |
|                   | 2  | Duty Pump   |         |         |
|                   | 3  | Stand-by Pump                                     |         |         |
|                   | 4  | Water Tank Level                                  |         |         |
|                   | 5  | Water Throw Tested                                |         |         |
| DRY RISER         | 1  | Breeching Inlet Properly Enclosed, No Obstruction |         |         |
|                   | 2  | Landing Valve Closed and Strap                    |         |         |
|                   | 3  | Pressure Tested at 300psi (20bar)                 |         |         |
| WET RISER         | 1  | Pump Controller In Order                          |         |         |
|                   | 2  | Duty Pump   |         |         |
|                   | 3  | Stand-by Pump                                     |         |         |
|                   | 4  | Water Tank Level                                  |         |         |
|                   | 5  | Breeching Inlet Properly Enclosed, No Obstruction |         |         |
|                   | 6  | Static Pressure Adequate                          |         |         |
| FIRE HYDRANT      | 1  | Pillar Hydrant Outlet, Caps with Chain            |         |         |
|                   | 2  | Chamber Cover                                     |         |         |
|                   | 3  | Water Flow Tested                                 |         |         |
| FIRE EXTINGUISHER | 1  | Check & Service on ( )                            |         |         |

TESTER'S NAME : \_\_\_\_\_

OWNER'S NAME : \_\_\_\_\_

SIGNATURE : \_\_\_\_\_

SIGNATURE & CO. STAMP : \_\_\_\_\_