



PALM BEACH COUNTY FIRE RESCUE

Fire Watch Requirements

405 Pike Road, West Palm Beach, FL 33411

Fax 561-616-7082

FIRE-Marshal@pbcgov.org

The information provided within this document defines what a Fire Watch is, the actions that must be taken, and the responsibilities for these actions.

A fire watch is the action of an on-site person designated by the property owner or their agent, whose responsibilities include continually monitoring the property for fire, preventing fire from occurring, notifying property occupants and the fire department if a fire occurs, and using a fire extinguisher to extinguish a small fire.

Per the Florida Fire Prevention Code, The Authority Having Jurisdiction "AHJ" shall have the authority to require an approved fire watch when potentially hazardous conditions or a reduction in a life safety feature exists due to:

- a. A required fire protection system that fails, is altered or not being used as intended
- b. An impairment to a fire protection feature
- c. An excessive number of accidental activations/nuisance alarms
 - A nuisance alarm is defined as "any alarm caused by mechanical failure, malfunction, improper installation, or lack of proper maintenance, or any alarm activated by a cause that cannot be determined.
- d. A required fire protection system is in a trouble or a supervisory mode for more than four hours.
- e. The activation of a required fire protection system that needs to be restored
- f. The unauthorized, non-permitted removal of a required fire protection system

The designated fire watch person(s) shall be subject to the AHJ's orders at all times and shall be identifiable and remain on duty as required by the AHJ. The designated fire watch person(s) shall have no other responsibilities other than fire watch. The duties of the designated fire watch person include:

- a. Conduct periodic patrols of the entire property (every 15 minutes for residential and assembly occupancies and 30 minutes all other occupancies).
- b. Maintain a log of ALL fire watch activities which shall be faxed or emailed to the AHJ's office daily. (Attachment 1)
- c. Identify any fire, life safety or property hazards and report them by contacting 9-1-1 and reporting the type of emergency and exact location.
- d. If the property is occupied, notify all occupants to evacuate. If the sirens or public address systems are operational, use them to assist with the evacuation of the property.
- e. Determine at least one means of direct communication with fire rescue. A landline or cellular phone is acceptable.
- f. The understanding of when to use, the ability to use and knowledge to use on-site fire extinguishers and operations of all on-site fire protection equipment systems.



PALM BEACH COUNTY FIRE RESCUE

Fire Watch Requirements

405 Pike Road, West Palm Beach, FL 33411

Fax 561-616-7082

FIRE-Marshal@pbcgov.org

The property owner is responsible for the following:

- a. Hiring/assigning qualified designated fire watch person(s).
- b. Ensuring all fire watch logs are maintained and forwarded to the AHJ's office
- c. Contracting with a certified contractor to repair or replace any equipment or system that caused the fire watch
- d. Ensuring required plans and permits are submitted before replacement of non-repairable /damaged systems
- e. Provide the AHJ with receipts/proof of repairs and request to fire watch termination.

Fire Watch Termination. Upon all repairs being completed, the owner or their representative must contact the office of the AHJ and provide the documentation listed above. The fire watch shall remain in effect until all documentation has been reviewed and approved by the office of the AHJ. At no time shall the fire watch be termination without the approval of the AHJ.