



CUMBERLAND FIRE DEPARTMENT

Bureau of Fire Prevention

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PLAN REVIEW REQUIREMENTS

A plan review of the proposed project shall be conducted to determine compliance with the Rhode Island Fire Laws and Rules Annotated (most current edition), NFPA 1 – Fire Safety Code (2018 ed.), NFPA 101 – Life Safety Code (2018 ed.), all referenced codes and standards, and policies and procedures adopted by the Cumberland Fire Committee.

Provide a detailed description of the main areas of the proposed structure (including the expected number of occupants). Please note that the following information and documentation are required for a plan review and must be submitted as soon as possible. The plan review cannot be started until ALL required information is received by the Cumberland Fire Prevention Office.

Note: Fit-outs or renovations may not require submission of all required documents.

Provide one (1) stamped set of construction drawings electronically, in PDF format, via the Town of Cumberland E-Permitting portal located at <https://cumberlandri.viewpointcloud.com>

Drawings shall include the following (depending on the scope of work, not every project will be required to submit all of the following):

- Appropriate designer information and seal for each trade shall be provided unless deferred.
- Plans shall be to scale. Typical not accepted. Legend shall be indicated.
- Narrative with the description of the work to be completed.
- Site Plans (see Site Plan Review Requirements)
- Hydrant Flow Test Report (copy)
- Needed Fire Flow Report (copy)
- Architectural plans (showing all floors, details, sections, complete door schedule, complete room finish schedule, and portable fire extinguisher locations)
- Electrical drawings (showing emergency lighting system(s) and exit signs)
- HVAC drawings (including all duct dampers)
- Mechanical drawings
- Plumbing drawings
- Structural drawings (including all fire “proofing”)
- Floor Layout plans
- Fire Protection Systems:
 - Automatic Sprinkler System drawings shall conform to NFPA 13 (2016 ed.). One (1) set of hydraulic calculations shall be submitted with all drawings.
- Fixed Suppression System drawings (See Fixed Suppression Requirements)

- Fire Alarm System drawings, including riser diagram and point-to-point diagram. (See Fire Alarm Requirements)
- All fire alarm and life safety battery calculations
- Catalog Cut Sheets (with the manufacturer's installation instructions) shall be submitted with drawings on all equipment required by the State Fire Safety Code.
 - The following is a minimum list of equipment that requires catalog cuts:
 - Panic Hardware
 - Fire Doors (including: door, door frame, hinges, latching devices, panic hardware, glass, hold-open devices, and door closures)
 - Exit Signs
 - Emergency Lighting
 - Fire Alarm System (all devices and components)
 - Sprinkler System (all devices and components)
 - Fixed Suppression System (UL/FM listing designation, all devices and components)
 - Interior Finish Flame Spread Rating
 - Portable Fire Extinguishers
 - Storage and Handling Equipment of Flammable and Combustible Liquids and Gases
 - All Fire Rated Stoppings, Dampers, etc.
 - All Fire Rated Assembly Components (that have been specifically tested)
 - Fire rated construction assemblies shall be designated on all appropriate drawings and shall be verified with their listing design number(s).

The Cumberland Fire Department has a Plan Review Fee that is separate from the fees charged by the Building Official. A copy of the fee schedule will be provided upon request. The fee shall be paid to the Cumberland Fire Department and remitted to Fire Prevention before the approved plans are released. The fee can be paid via the E-Permitting portal or by check payable to our fire prevention office.

The Cumberland Fire Department requires the installation of a Two-Way Radio Communications Enhancement System per the Rhode Island State Fire Code – NFPA 1. This type of building radio enhancement is typically called a Bi-Directional Amplifier (BDA).

Once the plans (including the required catalog cut sheets) have been approved, any deviation from the plans will require approval from the Fire Prevention Office.

Depending on the review type, the Cumberland Fire Department review, or a portion thereof, may be subject to review under the State Building Code by the town Building Official. Any conflict with the RI State Fire Code – NFPA 1, RI State Life Safety Code – NFPA 1010, or other referenced codes and standards shall be resolved in favor of the stricter standard, and the appropriate designated authority having jurisdiction shall enforce that standard.

Appeals Process: Should you have practical difficulties complying with the requirements of the State Fire Safety Code, you may apply for a variance to the Rhode Island Fire Safety Board of Appeal and Review. Contact the Cumberland Fire Prevention Office first for assistance in this process. Please allow at least four (4) weeks for this process. It should be noted that a Building Permit will not be issued until the disposition of the variances (s) has been resolved.