

**Honorable City Planning Commission
Cincinnati, Ohio**

**ITEM 2
April 17, 2026**

SUBJECT: A report and recommendation on permitting the replacement of a fire suppression system at 302 W. 3rd Street in the Central Business District and within the boundary of Interim Development Control Overlay District No. 89, “Data Centers.”

GENERAL INFORMATION:

Location: 302 West 3rd Street
Cincinnati, Ohio 45202

Applicant: Dalmatian Fire Incorporated
7785 East Kemper Road
Cincinnati, OH 45249

Property Owner: 302 West Third TEI Investors LLC @ 4
55 Fifth Avenue, 15th Floor c/o Time Equities Inc.
New York, NY 10003

ATTACHMENTS:

Provided in addition to this report are:

- Exhibit A – Location Map
- Exhibit B – IDC Review Criteria
- Exhibit C – Permit Application 2026P00886
- Exhibit D – Permit Application 2026P02408
- Exhibit E – Permit Application 2026P02419

BACKGROUND:

In January 2026, the Department of City Planning and Engagement received a directive from the City Manager to conduct a zoning study regarding the potential impacts of data centers and propose an Interim Development Control (IDC) Overlay District over certain zoning districts within the City of Cincinnati for the duration of the study. According to §1431-01, the purpose of the IDC Overlay District is “to temporarily regulate the establishment of uses, construction of new buildings and demolition or alteration of existing structures in areas where the adoption of amendments to the Cincinnati Zoning Code have been proposed in a comprehensive plan, community plan, urban design plan or urban renewal plan approved by the City Planning Commission.”

The City Planning Commission recommended approval of an emergency three-month IDC to Cincinnati City Council on February 6, 2026, and Cincinnati City Council approved the establishment of IDC No. 89, “Data Centers,” on February 11, 2026. After initial work on the zoning study, the Department of City Planning and Engagement identified a need for a nine-month extension of IDC No. 89 to conduct the full zoning study. The City Planning Commission recommended approval of the IDC No. 89 extension to Cincinnati City Council on March 6, 2026, and Cincinnati City Council approved the extension on April 1, 2026, which puts the IDC in effect for one year (February 11, 2026 – February 11, 2027) or until the zoning study is complete and any proposed text amendments are approved. IDC No. 89 provides that the following permits and approvals are subject to review by the Department of City Planning and Engagement and the City Planning Commission:

- Building permits, certificates of compliance, and certificates of appropriateness for new construction, alterations, modification, or expansion of data centers;
- Changes in use to a data center; and/or
- Site improvements associated with data centers.

The City Planning Commission (CPC) is being asked to review the permit applications for pipe and sprinkler replacement (Exhibit D) and fire alarms (Exhibit E) associated with an existing DartPoints data center at 302 W. 3rd Street in the Central Business District. Currently, DartPoints occupies space on the first, fourth, and sixth floors of the building as well as a portion of the rooftop. On January 23, 2026, a permit was filed for a new 5,000-square-foot addition to the existing data hall space on the fourth floor of the building. Because the permit was filed before IDC No. 89 was established, it did not require review by the CPC. The permit has received all required approvals.

Permits for pipe and sprinkler replacement and fire alarms were filed on March 11 and 12, 2026, respectively. The City Planning Commission is responsible for reviewing permits while IDC No. 89 is in place. In this case, only the permits for the fire suppression elements of the expansion need to be reviewed by the City Planning Commission, as the rest of the permits for the expansion were submitted prior to the establishment of the IDC and have already been approved. The details of the expansion and its fire suppression requirements are below:

Fourth Floor – DartPoints Expansion

The DartPoints expansion project includes a new 5,000-square-foot addition to their existing space on the fourth floor. As part of the expansion, wall layouts and access points within the space will be modified. These changes will require rework of the existing fire alarm system to ensure continued compliance with applicable code requirements.

Dock Area – Generator Installation

Within the dock area, modifications will be made to accommodate the installation of four new generators. As a result of this work, the existing fire suppression system in the dock area will be replaced with new piping and potentially adjusted to coordinate with the generator installation. In addition, new electrical ducts will be routed from the dock area to the fourth floor to provide backup power to the DartPoints equipment located on that level.

Sixth Floor and Rooftop – Chilled Water System

On the sixth floor, pumps will be installed to support a new chilled water distribution system connected to four new rooftop chillers. Installation of this piping infrastructure may require modifications to the existing sprinkler system on the sixth floor to accommodate the new piping. Chilled water piping will run from the rooftop chillers down to the pumps on the sixth floor and continue to the fourth floor, where it will supply chilled water to the mechanical equipment serving that level.

ANALYSIS:

According to the approved Emergency Ordinance that established IDC No. 89, the overlay was put in place to ensure that any development during the pendency of the City's zoning study will conform to all applicable laws, ordinances, and is in the public interest. Cincinnati Municipal Code Section 1431-17 and the adopted Application Review Guidelines (Exhibit B) for IDC No. 89 is intended to maximize both the public interest and private benefits. Under Cincinnati Municipal Code Section 1431-17, the Department

of City Planning and Engagement (DCPE) finds:

- (a) **Proposed Work Permitted by Current and Proposed Zoning.** The proposed work is permitted or conditionally permitted in the base district, conforms to all standards and performance criteria of the Cincinnati Zoning Code and does not conflict with any proposed amendment to the Cincinnati Zoning Code then under consideration by the City Planning Commission or Council.

The underlying zoning is Downtown Development (DD). The existing data center use at 302 W. 3rd Street was previously permitted because at the time of permitting, the data center use was interpreted as contained within the definition of “office” in section 1401-01-O of the Municipal Code, and “office” is a principal permitted use within the DD zoning district.

Consequently, the proposed fire suppression work is permitted as an accessory element of the existing office use.

- (b) **Proposed Work Compatibility.** The proposed work is compatible with the predominant or prevailing land use, building and structure patterns in the surrounding neighborhood and community.

The proposed pipe and sprinkler replacement and fire alarm installation is consistent with the existing office building structure. Additionally, the building is bounded on the east by another multi-tenant office building at 312 Plum Street. The Cin Gas Electric Co. building, a condominium building, and parking lot are located north of the subject building. A warehouse is located west of the site, and Interstate 71 runs directly south of the building. Given the dense mix of uses in this area, the existing building – and fire suppression work needed to keep it safe and compliant – is compatible with the prevailing land use pattern in the neighborhood.

- (c) **No Detrimental Effect to the Public.** The proposed work is not detrimental to the public peace, health, safety or general welfare.

The proposed fire suppression project would not be detrimental to the public peace, health, safety, or general welfare. The pipe and sprinkler replacement and fire alarm installation would ensure the building is compliant with the building code standards regulating fire safety.

- (d) **No Adverse Effect on Adjoining Properties.** The proposed work has no adverse effect on the access to the property for fire and police protection and adequate public facilities and services, access to light and air from adjoining properties, traffic conditions, transportation requirements and facilities or development and use of adjacent land, structures and buildings.

Because the proposed work is largely contained within the existing building, it will not create any adverse effects on access to the property for emergency services nor adjacent properties.

Upon consideration of the factors set forth by the Application Review Guidelines, DCPE determines that the application conforms to applicable laws, ordinances, and regulations and is in the public interest, finding:

- (a) **Neighborhood Compatibility and Community Character.** The proposal has a density, scale, size, location, programmatic configuration or function, and use that is compatible with the prevailing site development patterns of adjacent and abutting properties and will not have a material net cumulative adverse impact on the community’s health or general welfare.

The installation of additional sprinklers to provide life safety enhancements supporting the expanded data center use will have no negative impact on neighborhood compatibility. The data center equipment is located indoors on the fourth floor of an existing office building

located at 302 W. 3rd Street, with a lobby door on McFarland Street. The first exterior change would be replacing two existing generators with four new generators in a partially enclosed area at street level on W. 3rd Street, away from any nearby existing residence locations. The second exterior change would be modifications to the rooftop chiller distribution system, which would not be any more intrusive or noise producing than existing conditions.

- (b) **Zoning.** The proposed work conforms to the underlying zone district regulations and is in harmony with the general purpose and intent of the Cincinnati Zoning Code.

The use is a continuation of a principal use that was permitted as an office building. At the time of permitting, the data center use was interpreted as contained within the definition of “office” in section 1401-01-O of the Municipal Code, and “office” is a principal permitted use within the DD zoning district. Therefore, the life safety installations related thereto are also permitted.

- (c) **No Other Practical Uses.** There are no other practical or economic uses of the subject property currently permitted in the underlying district.

Given that the subject permits are related to an expansion of a permitted use within an existing office building, this criterion is not applicable.

- (d) **Power and Utility Coordination.** The proposal includes electrical grid impact studies and demonstration of available electrical capacity to serve the proposed use without adverse impacts to existing customers and is designed to avoid disharmonious development patterns.

The sprinkler and piping modifications will not require any significant power and utility coordination; the expansion of the underlying data center has already been coordinated with Duke Energy and the power is available without additional facilities in the 3rd Street right of way, underground.

- (e) **Water Use and Availability.** The proposal is designed to avoid excessive water consumption that may impair service to existing customers or exceed the public water system capacity.

Per the applicant, the additional sprinkler installations and chiller pipe modifications will not require additional service capacity from Cincinnati Water Works.

- (f) **Stormwater Management.** The proposal is designed to address and minimize potential adverse effects relating to off-site stormwater runoff owing to any relative increase in impervious surface area or decrease in vegetative land cover related to the proposed development.

No additional stormwater management is required of the project since it is entirely contained in an existing structure.

- (g) **Guidelines.** The proposal conforms to any guidelines adopted or approved by Council for the district in which the proposed work is located.

The project is within an existing office building, and DD guidelines encourage office uses and other uses supportive of office use.

- (h) **Plans.** The proposal conforms to a comprehensive plan, any applicable urban design or other plan officially adopted by Council, and any applicable community plan approved by the City Planning Commission.

The expansion within an existing building has no impact on any applicable urban design plans.

- (i) **Proposed Zoning Amendments.** The proposed work is consistent with any proposed amendment to the zoning code then under consideration by the City Planning Commission or Council.

DCPE staff are currently undertaking a zoning study which includes research and analysis of data centers related to public interests and services, case study and best practice research, and community engagement. At the time of this analysis, there are no proposed zoning text amendments related to the expansion of existing data center uses. Additionally, the subject permits are ancillary to a permitted expansion.

- (j) **Adverse Effects.** Whether the proposal is likely to impose any adverse effect on the access to the

property by fire, police, or other public services; traffic conditions; sonic impacts; air quality; or the development, usefulness or value of neighboring land and buildings.

Adding data center equipment capacity will have no adverse external effects on the access to the property by emergency or public services or traffic conditions. Sound tests find that ambient noise from I-75 is much louder than the existing operation and will not be made louder in the expansion. The fire suppression equipment specifically will have no adverse effects.

- (k) **Public Benefits.** Whether the proposed work is likely to provide any economic or other public benefits to the City.

The proposed fire suppression work will provide public benefit by ensuring the safety of the building's occupants and surrounding area.

CONSISTENCY WITH PLANS:

Plan Cincinnati (2012)

The approval of the fire suppression work is consistent with *Plan Cincinnati's* Compete initiative area strategy to "Grow our own by focusing on retention, expansion, and relocation of existing businesses" (p. 104) by permitting the safe expansion of the existing DartPoints business.

RECOMMENDATION:

The staff of the Department of City Planning and Engagement recommends that the City Planning Commission take the following actions:

- 1) **ADOPT** the Department of City Planning and Engagement staff findings as outlined on pages 1-5 of this report; and
- 2) **APPROVE** the permit applications, as shown in Exhibits D and E attached hereto and incorporated herein by reference for pipe and sprinkler replacement and fire alarm installation located at 302 W. 3rd Street in the Central Business District and within the boundary of Interim Development Control Overlay District No. 89, "Data Centers."

Respectfully submitted:

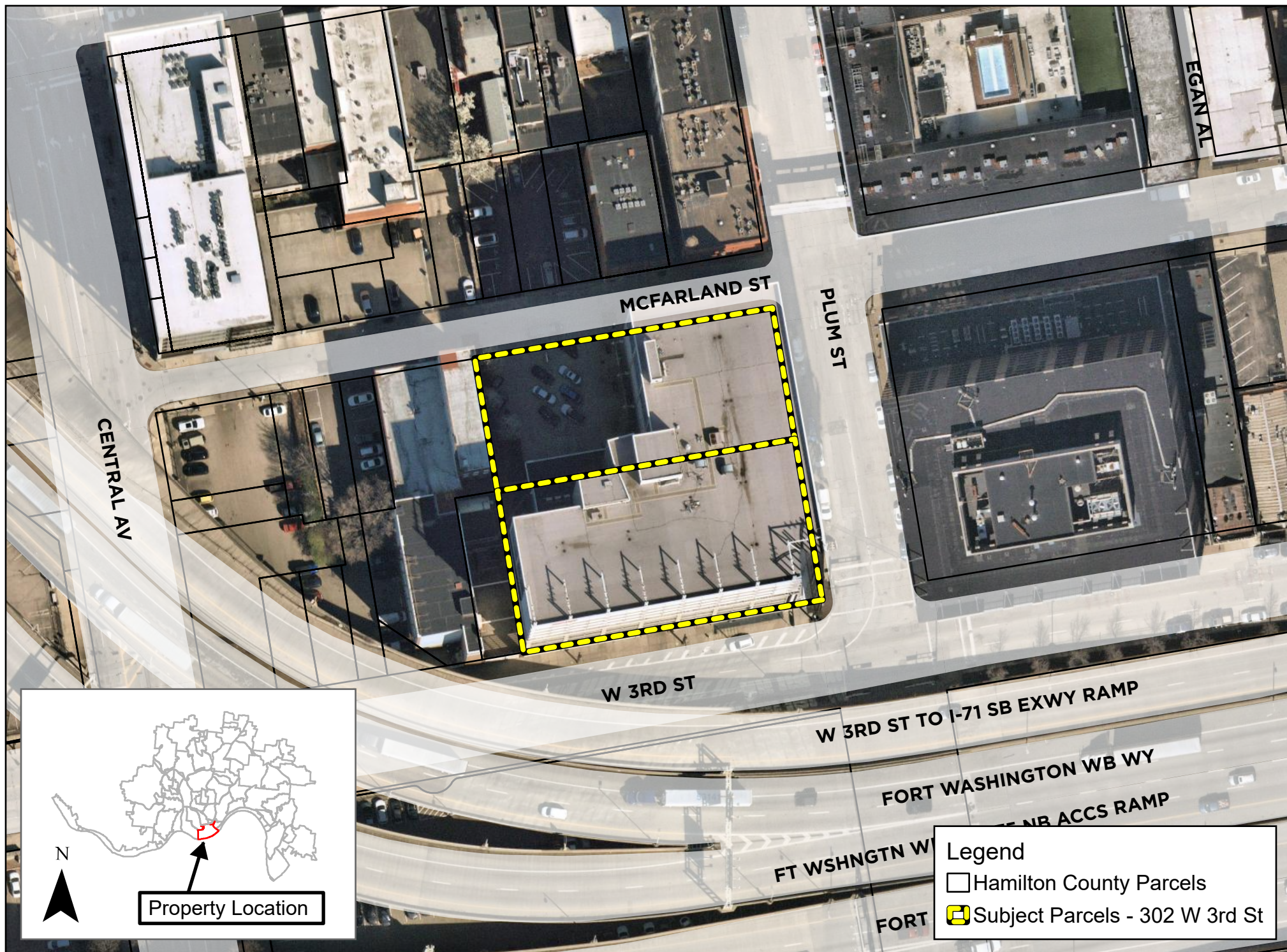


Sophia Ferries-Rowe, City Planner
Department of City Planning and Engagement

Approved:



Katherine Keough-Jurs, FAICP, Director
Department of City Planning and Engagement



**Regulations and Application Review Guidelines for
Interim Development Control Overlay District No. 89,
“Data Centers,” and
Designation of Administrative Reviewer**

Section I. Applications Subject to Review:

The following applications shall be reviewed by the City Planning Commission during the pendency of Interim Development Control Overlay District No. 89, “Data Centers”:

(a) Building permits for:

- i. new construction of data centers;
- ii. alteration, modification, or expansion of data centers;
- iii. changes in use to a data center; and
- iv. site improvements associated with data centers.

(b) Certificates of compliance for:

- i. new construction of data centers;
- ii. alteration, modification, or expansion of data centers;
- iii. changes in use to a data center; and
- iv. site improvements associated with data centers.

(c) Certificates of appropriateness for:

- i. new construction of data centers;
- ii. alteration, modification, or expansion of data centers;
- iii. changes in use to a data center; and
- iv. site improvements associated with data centers.

Section II. Designated Administrative Reviewer:

Council designates the Department of City Planning and Engagement as the staff reviewing authority for Interim Development Control Overlay District No. 89, “Data Centers.”

Section III. Application Review Guidelines:

In addition to any other necessary reviews and approvals as required by the Cincinnati Municipal Code and any other applicable laws, any application subject to review in Section I above shall be reviewed by the City Planning Commission to determine whether the application conforms to all applicable laws, ordinances, and regulations and is in the public interest.

In determining whether the application is in the public interest, the City Planning Commission shall consider those factors listed below that are relevant to the application. The application's failure to conform to any single factor is not necessarily a sufficient basis for denial.

- a) *Neighborhood Compatibility and Community Character.* The proposal has a density, scale, size, location, programmatic configuration or function, and use that is compatible with the prevailing site development patterns of adjacent and abutting properties and will not have a material net cumulative adverse impact on the community's health or general welfare.
- b) *Zoning.* The proposed work conforms to the underlying zone district regulations and is in harmony with the general purposes and intent of the Cincinnati Zoning Code.
- c) *Power and Utility Coordination.* The proposal includes electrical grid impact studies and demonstration of available electrical capacity to serve the proposed use without adverse impacts to existing customers and is designed to avoid disharmonious development patterns.
- d) *Water Use and Availability.* The proposal is designed to avoid excessive water consumption that may impair service to existing customers or exceed the public water system capacity.
- e) *Stormwater Management.* The proposal is designed to address and minimize potential adverse effects relating to off-site stormwater runoff owing to any relative increase in impervious surface area or decrease in vegetative land cover related to the proposed development.
- f) *Guidelines.* The proposal conforms to any guidelines adopted or approved by Council for the district in which the proposed work is located.
- g) *Plans.* The proposal conforms to a comprehensive plan, any applicable urban design or other plan officially adopted by Council, and any applicable community plan approved by the City Planning Commission.
- h) *Proposed Zoning Amendments.* The proposal is consistent with any proposed amendment to the zoning code then under consideration by the City Planning Commission or Council.
- i) *Adverse Effects.* Whether the proposal is likely to impose any adverse effect on the access to the property by fire, police, or other public services; traffic conditions; sonic impacts; air quality; or the development, usefulness or value of neighboring land and buildings.
- j) *Public Benefits.* Whether the proposed work is likely to provide any economic or other public benefits to the City.

Revised App 2/19/26



BUILDING PERMIT APPLICATION

For Office Use Only ☐ Digital ☐

Building Permit No:

26-0886

Part A - Identification

Project Address 302 W Third Street, Cincinnati OH 45202		Tenant/Floor/Suite/Unit/Lot 4th Floor - Dartpoints
Owner Information as Listed with HC Auditor		Contractor Information (REQUIRED)
Name 302 West Third TEI Investors LLC	Name Hunt Builders	
Address 55 Fifth Avenue 15th Floor, New York, NY 10003	Address 221 East 4th Street, Cincinnati, OH 45202	
Contact Phone	Contact Phone 513-579-9770	
Primary Contact on Project (REQUIRED)		
Name Eric Gobich	Contact Phone 513-579-9770	Contact Fax Call 513-835-1631
Address 221 East 4th Street, Cincinnati, OH 45202	Email Address eric.gobich@huntbuilders.com	

Part B - Primary Use of the Main Building on Property (Select from the following Uses only) (See Use Guide for Details)

Current Use	Use Group	# Dwell Units	ASSEMBLY A-1 A-2 A-3 A-4 A-5	BUSINESS B	EDUCATION E	FACTORY F-1 F-2
office building	B					
Proposed Use	Use Group	# Dwell Units	HIGH HAZARD H-1 H-2 H-3 H-4 H-5	INSTITUTIONAL I-1 I-2 I-3 I-4		MERCANTILE M
Data hall	B					
			RESIDENTIAL 123 Fam R-1 R-2 R-3 R-4	STORAGE S-1 S-2	UTILITY U	VACANT LAND VAC

Part C - Description of Work & Costs:

Describe the proposed work in detail: New 5300sf datahall on the 4th floor of 302 W Third Street, Cincinnati, OH 45202			Fair Market Value of Labor & Materials for this Application (Do not include cost of electrical or any work covered by a separate application) 1,300,000 \$7,000,000			
Building	New Building ☐	Addition ☐	Square Footage of the building or area of work? 5300 SF	Is it a Change of Use? ☐ Yes ☒ No		
	Alteration ☒	Repair ☐		Is it a Historic Bldg? ☐ Yes ☒ No		
	Deck/Porch ☐ Fence ☐ Tent ☐			If Temporary Structure Start Date End Date		
Fire Protection	Alarm ☐	Sprinkler/Suppression ☐	New ☐	Modify Existing ☒	Square Footage of work area? 5300 SF	Associated Building Permit# 26-1324
Excavation Fill	Quantity of Excavation C.Y.		Disposal Site		Quantity of Fill C.Y.	Borrow Site
Retaining Wall	Length	Avg Height	Max Height	Sign	Type of Illumination?	Ground Sign Yes No
Wrecking	Length	Width	# of Stories	Depth of Basement	Other	Please describe type of permit
Vacant Building Maintenance License ☐	Certificate of Inspection ☐	Total # of Sheets in one set of drawings (Including Specifications)			Is there a Notice of Violation or Adjudication Order? Yes No	
					Violation Number:	

Part D - Authorizations

The owner or agent of this building and the undersigned do hereby certify that the information and statements given on this application, drawings and inspections are true and correct to the best of their knowledge. The undersigned further certifies their authorization to grant consent and does hereby grant consent to the inspection of the described premises at any time when work on those premises is ongoing by employees of the City of Cincinnati.

Applicant's Signature

[Signature]

Date 1/23/2026

FOR OFFICE USE ONLY	Inspector's Notes	Application Exp Date	Permit Exp Date
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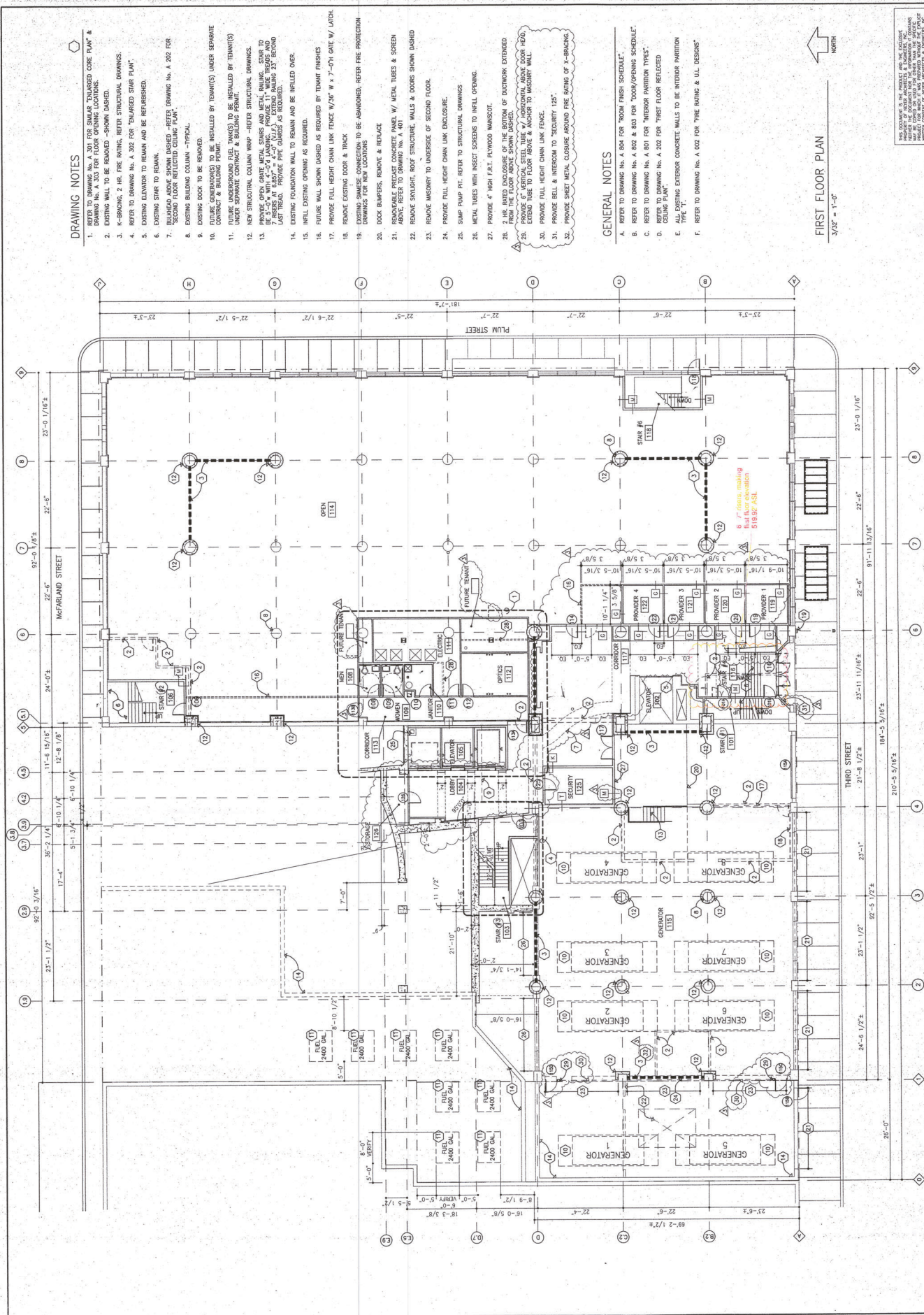
ITEM	ISSUED	DATE
1	BUILDING PERMIT - STRUCTURAL STEEL	04/07/00
2	BUILDING PERMIT - BUILDING SHELL	05/09/00
3	MISCELLANEOUS	07/19/00
4		
5		
6		
7		

THIRD AND PLUM
315 PLUM STREET
CINCINNATI, OHIO 45202
FIRST FLOOR PLAN



DESIGNED BY:	NAE
DRAWN BY:	1172
DATE:	APRIL 7, 2000
DRAWING NO.:	

102



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4TH FLOOR DATA
CENTER EXPANSION
302 W 3RD STREET
UNIT 400
CINCINNATI, OH 45202



7000 E CINCINNATI ROAD
BUTTE COUNTY
GREENWOOD VILLAGE, CO 80111
P. 303.756.0000



PROFESSIONAL SEAL

CONSULTANT

FoxArchitects

10000 E. 10th Ave. Suite 1000
Denver, CO 80231

Phone: 314.621.4342
Fax: 314.621.4341
www.foxarch.com

SHEET PLAN

CORRECTION

DECLARATION

I, the undersigned, hereby certify that I am a duly licensed and registered professional architect in the State of Ohio, and that I am the author of the design and construction documents herein, and that I am not aware of any fraud or other illegal or unethical practice in the preparation or execution of these documents.

DATE OF SIGNATURE: 01/18/2024
BY: [Signature]

No.	Date	Revised By	Revised For
1	01/18/2024	Architect	Initial Design
2	01/18/2024	Architect	Final Design
3	01/18/2024	Architect	Final Design

SHEET INFORMATION

Item	Description	Issued For Construction
1	01/18/2024	Architect
2	01/18/2024	Architect
3	01/18/2024	Architect

SHEET TITLE

EXTERIOR ELEVATIONS

SCALE

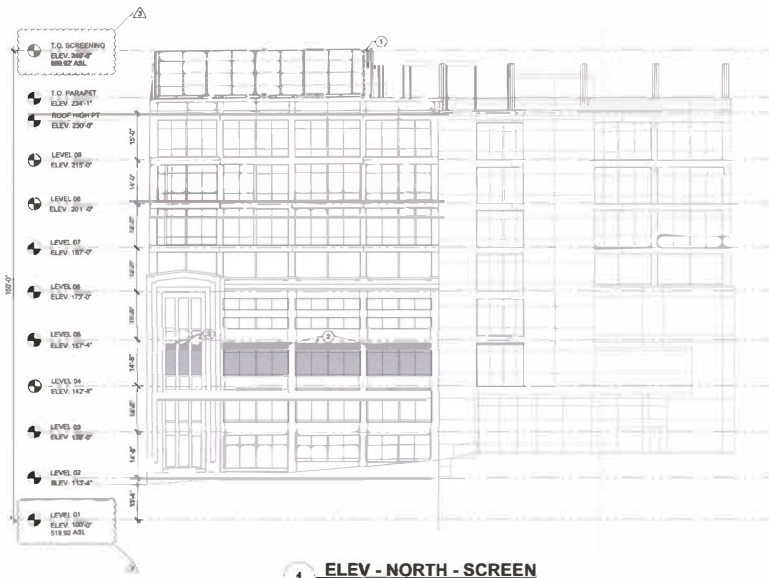
AS INDICATED

SHEET NUMBER

A400

NOTES

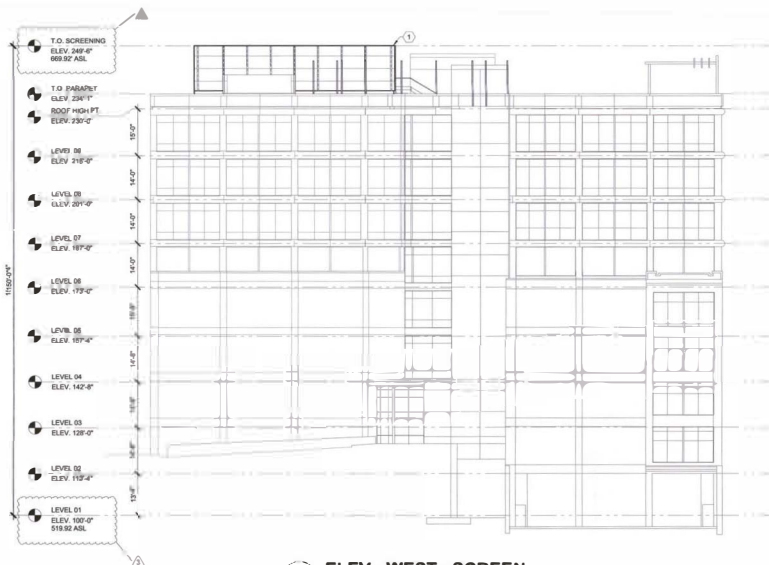
1. ACQUISITION SCREENING WALL, BASE OF DESIGN - KINETICS NOISE CONTROL, NOISELOCK BARRIER WALL, PANEL COLOR AND EXPOSED SUPPORT STRUCTURE FINISHED TO MATCH EXISTING INSULATED PANELS (WHITE).
2. EXISTING WINDOWS TO REMAIN, WINDOW BLINDS TO BE PERMANENTLY CLOSED, WINDOW OPENINGS TO BE INFILLED ON THE INSIDE OF THE SPACE.



1 ELEV - NORTH - SCREEN
1/8" = 1'-0"



2 ELEV - SOUTH - SCREEN
1/8" = 1'-0"



3 ELEV - WEST - SCREEN
1/8" = 1'-0"



4 ELEV - EAST - SCREEN
1/8" = 1'-0"



BUILDING PERMIT APPLICATION

 For Office Use Only Digital ☐

 Building Permit No:
2026P02408

Part A - Identification

Project Address 302 W 3RD STREET		Tenant/Floor/Suite/Unit/Lot 1ST AND 6TH	
Owner Information as Listed with HC Auditor		Contractor Information (REQUIRED)	
Name TEI INVESTORDS LLC		Name Dalmatian Fire	
Address 55 FIFTH AVE 15TH NEW YORK, NY 10003		Address 7785 E KEMPER RD. CINCINNATI, OH 45249	
Contact Phone		Contact Phone 513-398-4500	
Primary Contact on Project (REQUIRED)			
Name MARTIN GRIZOVIC		Contact Phone 513-398-4500	Contact Fax
Address 7785 E Kemper Rd., Cincinnati, Ohio 45249		Email Address MGRIZOVIC@dalmatianfire.net	

Part B - Primary Use of the Main Building on Property (Select from the following Uses only) (See Use Guide for Details)

Current Use	Use Group	# Dwell Units	ASSEMBLY A-1 A-2 A-3 A-4 A-5	BUSINESS B	EDUCATION E	FACTORY F-1 F-2
BUSINESS	B		HIGH HAZARD H-1 H-2 H-3 H-4 H-5	INSTITUTIONAL I-1 I-2 I-3 I-4	MERCANTILE M	
Proposed Use	Use Group	# Dwell Units	RESIDENTIAL 123 Fam R-1 R-2 R-3 R-4	STORAGE S-1 S-2	UTILITY U	VACANT LAND VAC
BUSINESS	B					

Part C - Description or Scope of Work & Costs:

Describe the proposed work in detail: This project is a pipe and sprinkler replacement. Original pipe and sprinklers will be replaced with new pipe and sprinklers in exact same locations. Nothing is being added to the system.				Fair Market Value of Labor & Materials for this Application (Do not include cost of electrical or any work covered by a separate application) \$ 33,900.00			
Building	New Building ☐	Addition ☐	Square Footage of the building or area of work? 22,905	Is it a Change of Use? ☐ Yes No ☒			
	Alteration ☒	Repair ☐		Is it a Historic Bldg? ☐ Yes No ☐			
	Deck/Porch ☐	Fence ☐		Tent ☐	If Temporary Structure Start Date End Date		
Fire Protection	Alarm ☐	New ☐	Square Footage of work area? 22,905	Associated Building Permit#			
	Sprinkler/Suppression ☒			Modify Existing ☒			
Excavation Fill	Quantity of Excavation _____ C.Y.		Disposal Site _____		Quantity of Fill _____ C.Y.		Borrow Site _____
Retaining Wall	Length	Avg Height	Max Height	Sign	Type of Illumination?	Ground Sign Yes No	Does copy pertain to business conducted on property? Yes No
Wrecking	Length	Width	# of Stories		Depth of Basement	Other	Please describe type of permit
Vacant Building Maintenance License ☐	Certificate of Inspection ☐	Total # of Sheets in one set of drawings (Including Specifications) 19			Is there a Notice of Violation or Adjudication Order? Yes No		
				Violation Number: _____			

Part D - Authorizations

The owner or agent of this building and the undersigned do hereby certify that the information and statements given on this application, drawings and inspections are true and correct to the best of their knowledge. The undersigned further certifies their authorization to grant consent and does hereby grant consent to the inspection of the described premises at any time when work on those premises is ongoing by employees of the City of Cincinnati .			
Applicant's Signature _____		Date 3.4.2026 _____	
FOR OFFICE USE ONLY	Inspector's Notes	Application Exp Date	Permit Exp Date

BUILDING USE CODES

A-1	Concert Hall or Theatre w/Stage	H-1	Explosives	1-2-3 Family	1-2-3 Family Dwelling	
A-2	Nightclubs or Restaurants	H-2,H-3,H-4	Flammable Gases, Toxic, Corrosives	R-1	Res Hotel/Motel/Boarding Homes	
A-3	Churches or Other Assemblies	H-5	Haz Prod Materials or Semi Cond Fab	R-2	Multi Fam Apartment Building	
A-4	Sports Arena	I-1	Inst Res Care/Halfway House	R-3	Multi Fam Townhouses <3 Units Attach	
A-5	Outdoor Facilities	I-2	Inst Hospital	R-4	Assisted Living Facility	
B	Business	I-3	Inst Prison	S-1	Storage Moderate Hazard	
E	Education	I-4	Adult Daycare	S-2	Storage Low Hazard	
F-1	Factory Moderate Hazard	M	Mercantile	VAC		
F-2	Factory Low Hazard	U	Utility			

FOR OFFICE USE ONLY

Type of Permit	Amount		
Barricade		Valuation for Fee Purposes _____	
Building		Zoning District _____	
Cert of Inspection		Use Group _____	
Cert of Occupancy		Conflicts w/ City Projects _____	
Excavation/Fill		Base Flood Elevation _____	
Fire Protection		Floodway Map No./Parcel/Date _____	
Investigation Fee			
Ohio St Surcharge		Regulatory FloodWay	Yes No
Outdoor Adv Sign		Floodway Fringe	Yes No
Permit Processing Fee		Flood Elevation	Yes No
Premium Service Fee		Certificate Required	
Review By Appt			
Revisions			
Scanning Fee		<u>Inspections Required</u>	
Sign		Soil Inspection ☐	
Technology Surcharge		Framing Inspection ☐	
VBML		Fire Stopping Inspection ☐	
Wrecking		Final Inspection ☐	
Zoning Certificate			
Permit Processing Fee	\$		

Reviewed _____

By: _____

Zoning _____

Date _____

Plan Exam _____

Date _____

THE FIRST FLOOR SYSTEM SHALL BE REMOVED AND REPLACED IN FULL, THE WAY BACK TO THE VALVE REES LOCATIONS, LOCATIONS NOTED ON PRINT.

EXISTING PIPE IS 32" DIA. VANZONITE FOR WAKES AND 30" GALVANIZED PIPE FOR LINES.

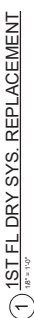
EXISTING PIPE BEING INSTALLED WILL MATCH EXISTING PIPE SIZE, TYPE AND LOCATION.

ALL EXISTING SPRINKLERS SHALL BE REPLACED WITH NEW SPRINKLERS THAT SHALL MATCH ALL EXISTING SPRINKLERS. SEE H&M REGARDING FOR DETALS.

"YOU DOY CRYTAL IS TO REMAIN, LOCATIONS NOTED ON PRINT."

THE ARCHITECTURAL LAYOUT SHALL REMAIN THE SAME WITH THE EXCEPTION OF A FULL HEIGHT FACE BEING ADDED. THIS FENCE WILL NOT OBSTRUCT ANY FIRE PROTECTION BEING INSTALLED.

EXISTING SPRINKLER HEAD AND LINE LAYOUT IS EXISTING AND WILL REMAIN THE SAME.



FIRE PROTECTION SYSTEMS

**1ST FLOOR DRY SYS.
REPLACEMENT**

Sheet Number	502801	Project Number	502801
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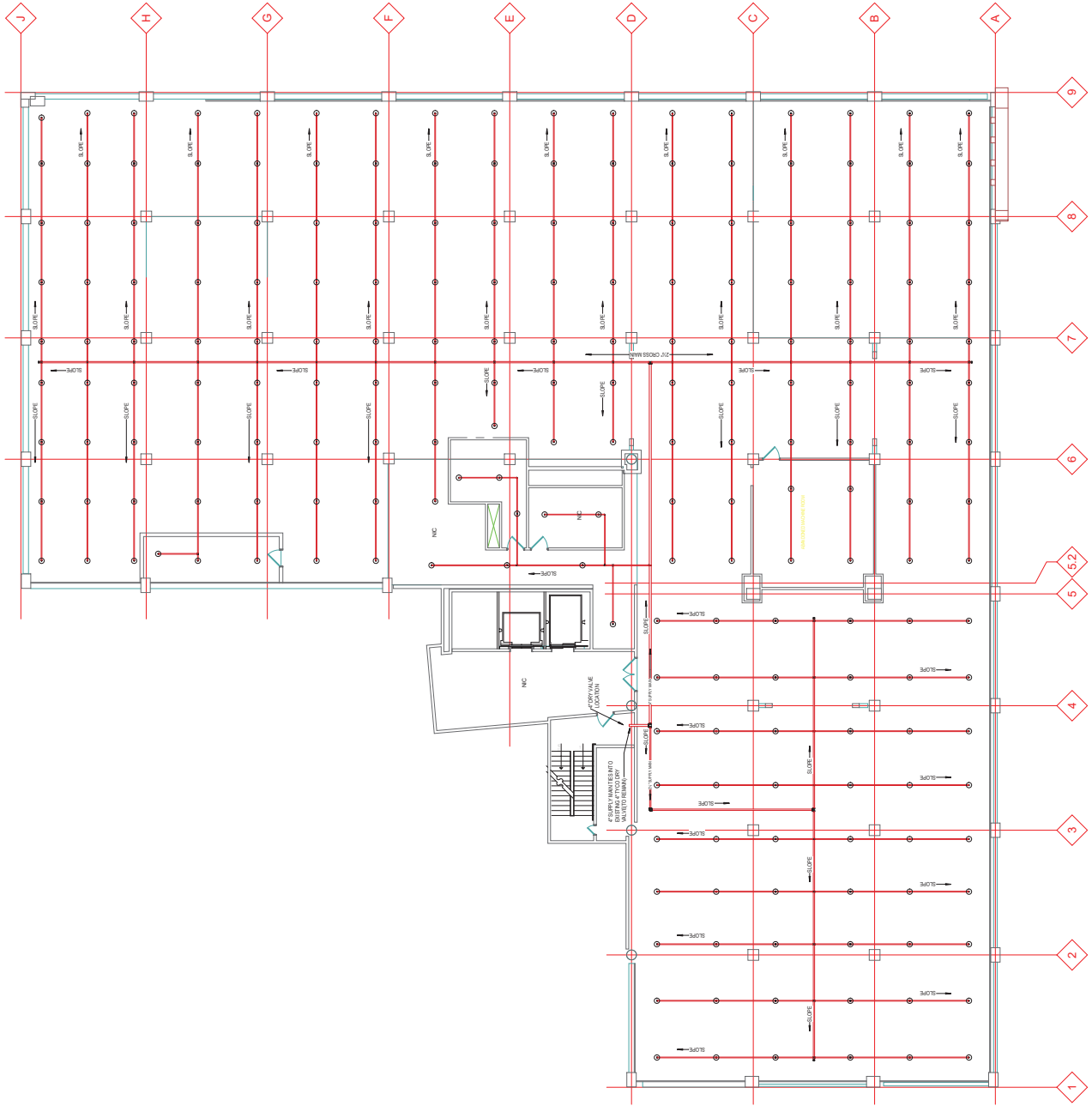
1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19

GENERAL NOTES

- 1. ALL GENERAL NOTES AND CONDITIONS FOR THIS PROJECT ARE TO BE USED IN CONJUNCTION WITH THE PROJECT SPECIFICATIONS AND THE PROJECT MANUAL.
- 2. ALL MATERIALS SHALL BE OF THE HIGHEST QUALITY AND SHALL BE SUBJECT TO INSPECTION AND TESTING BY THE ENGINEER.
- 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
- 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
- 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
- 6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
- 7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.

SCOPE OF WORK

THE SCOPE OF WORK FOR THIS PROJECT IS TO REPLACE THE EXISTING 6TH FLOOR DRY SYSTEM WITH A NEW 6TH FLOOR DRY SYSTEM. THE NEW SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS AND THE PROJECT MANUAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.



1 1/8" = 1'-0"

6TH FL. DRY SYS. REPLACEMENT

6TH FLOOR DRY SYSTEM									
QTY	MANUF	SIN	STD	K/FAC	TEMP	FINISH	MODEL	DESCRIPTION	REMARKS
210	Wing	MC001	1/2"	175°F	5.0	Bas	2088AD	Quick Response Dry Coverage Upright	WRENCH 23598AB
Project Total: 210									

STATE OF OHIO CERTIFIED
ENGINEER
DESIGNED BY: [Signature]
DATE: [Date]

REVISIONS

NO.	DATE	BY	DESCRIPTION
1	03/14/2025	M. GRIZOVIC	Initial Design

PROJECT INFORMATION

CONTRACTOR: [Name]
PROJECT: [Name]
DATE: MARCH 4, 2025
DESIGNED BY: M. GRIZOVIC
CHECKED BY: S. COUCH

LOCATION

302 W. 3RD ST.
CINCINNATI, OH 45202

PROJECT NAME

6TH FLOOR DRY SYS. REPLACEMENT

PROJECT NUMBER

502801

PROJECT TITLE

FP1.1





DARTPOINTS - CVG

**302 W 3RD STREET
CINCINNATI, OH 45202**

Job #: 502801

**FIRE PROTECTION
EQUIPMENT SUBMITTAL**

March 4, 2026

Index

SPRINKLERS - STD. COV. / QUICK RESP.

Remarks



Viking Upright Sprinklers – Standard Coverage
Quick Response – 3mm Glass Bulb
- VK3001 K5.6 – 1/2" NPT



TECHNICAL DATA SHEET

VK3001 Quick Response
Upright Sprinkler K5.6 (80.6)

1. PRODUCT IDENTIFICATION

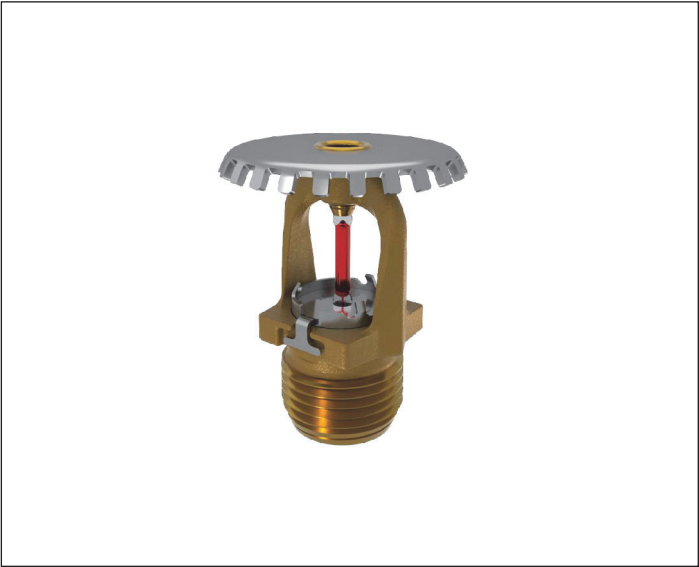
This document covers the following product, hereafter referred to as “sprinkler”:

VK3001: Quick Response, Standard Coverage, Upright, K5.6 (80.6) Sprinkler.

2. INTENDED USE

The sprinkler is intended to be used in automatic fire sprinkler systems as allowed by applicable approval authorities. The sprinkler must be used in accordance with:

- 1. the sprinkler’s Listings, Approvals, and associated design requirements.
- 2. the recognized design and installations standards issued, for example NFPA, FM, EN, VdS, or LPCB.
- 3. the latest revisions of all applicable manufacturer’s documentation.



Governmental codes, ordinances, and standards may apply and may differ from one another.



WARNING

Cancer and Reproductive Harm www.P65Warnings.ca.gov

3. LISTING AND APPROVALS

Refer to section 5 for details and requirements that must be followed.



cULus Listed



VdS Approved



FM Approved



UKCA Approved



CE



MED Approved



LPCB Approved

China Approved

4. TECHNICAL SPECIFICATIONS

4.1 Definitions

Standard Upright Sprinkler: A sprinkler intended to be oriented with the deflector above the frame so water flows upward through the orifice, striking the deflector and forming an umbrella-shaped spray pattern downward. These sprinklers are marked “SSU” (Standard Spray Upright) or “UPRIGHT” on the deflector.

Corrosion-Resistant Sprinkler: A special service sprinkler with non-corrosive protective coatings, or that is fabricated from non-corrosive material, for use in atmospheres that would normally corrode sprinklers. Sprinklers can be ordered as corrosion resistant sprinklers and can be used with escutcheons when allowed by the approval body.

4.2 Ratings and Physical Characteristics

Parameter	Value
Minimum operating pressure	7 psi (0.5 bar)
Maximum rated pressure	UL: 250 psi (17 bar) FM and CE: 175 psi (12 bar)
Factory tested pressure	500 psi (35 bar)
Thread size	1/2" NPT or 15 mm BSPT
Nominal K-factor	5.6 U.S. (80.6)
Minimum temperature rating (glass bulb)	−65 °F (−55 °C)

4.3 Markings and Dimensions

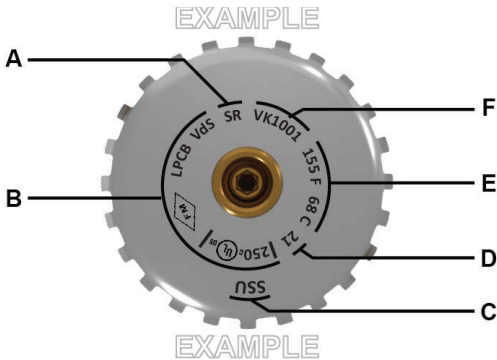


Figure – 1: Markings

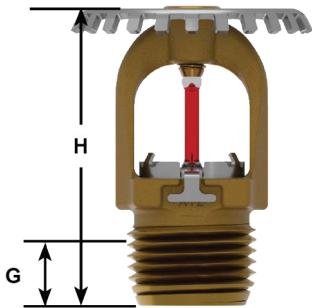


Figure – 2: Dimensions

Ref	Description	Value
A	Response type	QR: Quick Response
B	Listings and Approvals	See sections 3 and 5
C	Sprinkler type	SSU: Standard Spray Upright
D	Manufacture date (year)	See marking
E	Nominal temperature rating	See marking
F	Manufacturers Sprinkler Identification Number (SIN)	VK3001
G	Nominal pipe engagement	7/16" (11 mm)
H	Height	1-15/16" (49 mm)

4.4 Materials of Construction

NOTICE: Do not disassemble the sprinkler.

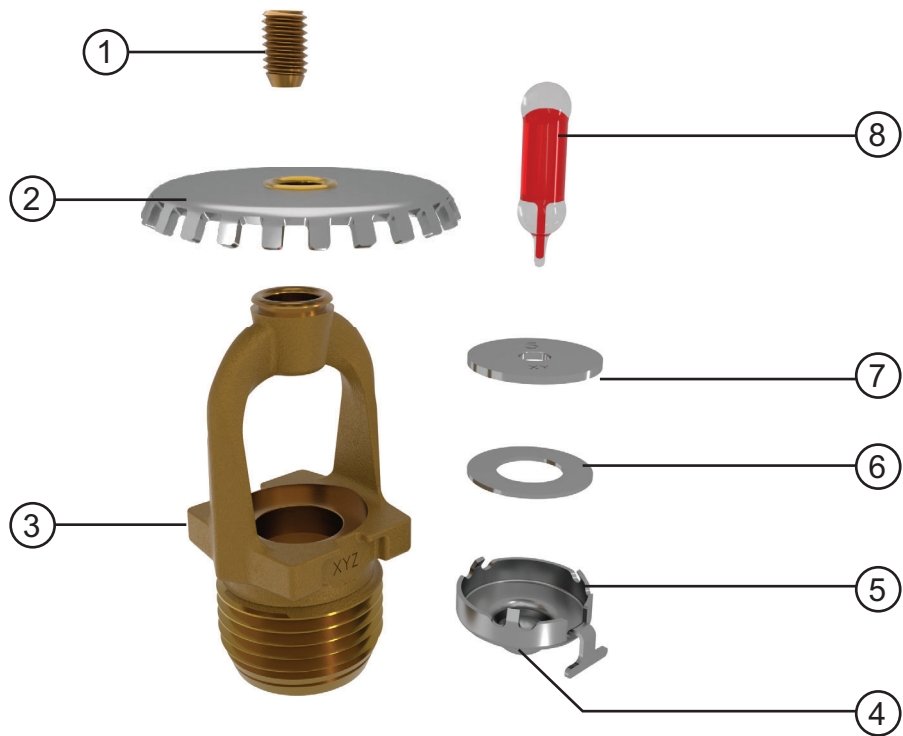


Figure – 3 Sprinkler Components

Ref	Description	Material
1	Compression screw	Brass CW612N, CW508L, UNS–C36000 or UNS–C26000
2	Deflector	Stainless steel UNS S30400
3	Sprinkler body	CW602N, UNS–C84400 or QM brass
4	Pip cap seal	Polytetrafluoroethylene (PTFE)
5	Pip cap shell	Stainless steel UNS–S44400
6	Belleville spring	Nickel alloy
7	Pip cap disc	Stainless steel UNS–S30100
8	Bulb	Glass, nominal 0.10" (3 mm) diameter



TECHNICAL DATA SHEET

VK3001 Quick Response Upright Sprinkler K5.6 (80.6)

5. LISTING AND APPROVAL DESIGN REQUIREMENTS

5.1 Listing and Approval Specifications

Sprinkler Base Part Number ¹	Thread Size		Approval Body							
	NPT	BSPT	cULus	FM	CE	LPCB	VdS	UKCA	MED	China
Maximum WWP PSI (bar) →			250 (17)	175 (12)						
23869	1/2"	—	A1	A1	A1	A1	A1	A1	A1	—
23881	—	15 mm	A1	A1	A1	A1	A1	A1	A1	—
26755	—	15 mm	B2	B2	—	—	—	—	—	B2
Approval Specification (Temperature Ratings) Key: A = 135 °F (57 °C), 155 °F (68 °C), 175 °F (79 °C), 200 °F (93 °C) and 286 °F (141 °C) B = 155 °F (68 °C), 175 °F (79 °C), 200 °F (93 °C) and 286 °F (141 °C)										
Approval Specification (Finishes) Key: 1 = Brass, Chrome, White Polyester ^{2,3} , Black Polyester ^{2,3} , and ENT ^{3,4} 2 = Chrome										
¹ For complete part number, refer to Viking's current price list. ² For White Polyester and Black Polyester, other colors are available upon request and will carry the same Listings and Approvals as the standard colors. ³ cULus Listed as corrosion-resistant. ⁴ FM Approved as corrosion-resistant.										

5.2 cULus Listing Requirements and Details

The sprinkler is cULus Listed as indicated in Table 5.1 for installation in accordance with the latest edition of NFPA 13 for standard spray sprinklers. This sprinkler is designed for use in light and ordinary hazard occupancies.

5.3 FM Approval Requirements and Details

The sprinkler is FM Approved as quick response Non–Storage upright sprinkler as indicated in the FM Approval Guide. The sprinkler is also approved for use in FM Approved vacuum dry sprinkler systems with a maximum supervisory vacuum pressure of –3 psi (–207 mbar). FM Global Loss Prevention Data Sheets contain guidelines relating to, but not limited to: minimum water supply requirements, hydraulic design, ceiling slope and obstructions, minimum and maximum allowable spacing, and deflector distance below the ceiling. For specific application and installation requirements, refer to the latest applicable FM Loss Prevention Data Sheets (including Data Sheet 2–0).

5.4 Additional Approval Requirements and Details

Refer to Table 5.1 for approved configurations allowed by each of the following approvals.

- CE CPR: Standard EN 12259-1:1999 +A3:2006; Declaration of Performance DOP_VK3001.
- LPCB: Standard EN 12259-1:1999 +A3:2006; Certificate Number 096m.
- VdS: Standard EN 12259-1:1999 +A3:2006; Certificate Number G 422005.
- UKCA: Standard EN12259-1:1999 +A3:2006; Declaration of Conformity UKCA DOC_S5048.
- MED: Standard EN 12259-1:1999 +A3:2006; Declaration of Conformity DOC_MED_XT1.
- China Approval: Approved according to China GB standard.

For specific application and installation requirements, refer to the latest applicable governmental codes, ordinances, and standards for the installation location.



TECHNICAL DATA SHEET

**VK3001 Quick Response
Upright Sprinkler K5.6 (80.6)****5.5 Corrosion-Resistant Coatings**

The corrosion resistant coatings have passed the standard corrosion tests required by the approving agencies and are listed and approved as indicated in Table 5.1. These tests do not represent all possible corrosive environments. The Electro-less Nickel PTFE (ENT) finish passed the UL 199 thirty day corrosion test and is cULus listed and FM Approved as corrosion resistant. For automatic sprinklers, the ENT coating is applied to all exposed exterior surfaces, including the waterway.

Prior to installation, verify that the coatings are compatible with, or suitable for, the proposed environment. The ENT finish has not been evaluated for environments containing chlorine, such as indoor swimming pools. It is not recommended for these applications.

5.6 Sprinkler Guards and Water Shields

The sprinkler is approved for use with the Model XG Sprinkler Guard and the Model XWU upright water shield. Refer to the Guards and Water Shields for XT1 Sprinklers technical data sheet for more information.

5.7 Available Temperature Ratings

Viking sprinklers are available in several temperature ratings that relate to a specific temperature classification. Applicable installation rules mandate the use and limitations of each temperature classification. In selecting the appropriate temperature classification, the maximum expected ceiling temperature must be known. When there is doubt as to the maximum temperature at the sprinkler location, a maximum-reading thermometer should be used to determine the temperature under conditions that would show the highest readings to be expected. In addition, recognized installation rules may require a higher temperature classification, depending upon sprinkler location, occupancy classification, commodity classification, storage height, and other hazards. In all cases, the maximum expected ceiling temperature dictates the lowest allowable temperature classification. Sprinklers located immediately adjacent to a heat source may require a higher temperature rating.

TECHNICAL DATA SHEET

VK3001 Quick Response
Upright Sprinkler K5.6 (80.6)

6. ORDERING PROCEDURE

6.1 Sprinkler

- 1. Choose a sprinkler base part number with the required thread size and listing or approval (refer to section 5):
- 2. Add the suffix for the desired finish.
- 3. Add the suffix for the desired temperature rating.

NOTE: For Polyester, insert the desired temperature rating suffix where the dash (–) is shown.

EXAMPLE: 23869MB/W = VK3001 with white polyester finish and 155 °F (68 °C) nominal temperature rating. This sprinkler is to be installed into an area with a maximum ambient temperature of 100 °F (38 °C).

NOTE: When ordering sprinklers that will be installed into InstaSeal® CPVC fittings, refer to Form No. F_032219 for installation instructions. Use the InstaSeal® alignment tool and NOT the sprinkler wrench for InstaSeal® sprinkler installations.

1. Sprinkler Base Part Number		2. Finish		3. Temperature Rating			
See Section 5		Description	Suffix	Nominal Temperature Rating	Bulb Color	Maximum Ambient Ceiling Temperature	Suffix
23869	1/2" NPT	Brass	A	135 °F (57 °C)	Orange	100 °F (38 °C)	A
23881	15 mm BSPT	Chrome	F	155 °F (68 °C)	Red	100 °F (38 °C)	B
26755*	15 mm BSPT	White Polyester	M–/W	175 °F (79 °C)	Yellow	150 °F (65 °C)	D
		Black Polyester	M–/B	200 °F (93 °C)	Green	150 °F (65 °C)	E
		ENT	JN	286 °F (141 °C)	Blue	225 °F (107 °C)	G
				OPEN	—	—	Z

*Only for China

6.2 Sprinkler Accessories



Figure – 4: Sprinkler Accessories

Ref.	Part Number	Description
1)	23559MB	Straight wrench: required for proper installation
2)	01724A	Sprinkler cabinet: holds up to 6 sprinklers
3)	01725A	Sprinkler cabinet: holds up to 12 sprinklers (not shown)
4)	26676	InstaSeal® alignment tool

	TECHNICAL DATA SHEET	VK3001 Quick Response Upright Sprinkler K5.6 (80.6)
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7. CONTACT

The sprinkler and accessories are available through Viking distributors only. Contact your local Viking sales office which can be found on our website:

Americas and Asia: www.vikinggroupinc.com/locations OR Europe, Middle East, Africa (EMEA): www.viking-emea.com/contact

Manufacturer:	Importer EU:	Asia Pacific (APAC) Main Office:
The Viking Corporation 5150 Beltway SE Caledonia, MI 49316 Tel.: (800) 968–9501 Fax: 269–818–1680 Technical Services: 1–877–384–5464 techsvcs@vikingcorp.com	Viking S.A. 21, Z.I, Haneboesch L–4562 Differdange / Niederkorn Tel.: +352 58 37 37 – 1 Fax: +352 58 37 36 vikinglux@viking-emea.com	The Viking Corporation (Far East) Pte. Ltd. 69 Tuas View Square Westlink Techpark, Singapore 637621 Tel: (+65) 6 278 4061 Fax: (+65) 6 278 4609 vikingAPAC@vikingcorp.com



Handling and Installation Instructions

Model XT-1 Upright Sprinklers

	bg	Инсталирайте и пуснете продукта в експлоатация само ако следната инструкция е ясно разбрана.	lv	Produkta iemontēšanu un ekspluatācijas sākšanu veikt tikai tad, ja dotā instrukcija ir pilnībā saprasta.
	cs	Namontujte a spust'te do provozu produkt pouze tehdy, když jste jasně pochopili tento návod.	lt	Produktą montuokite ir pradėkite eksploatuoti tik tuomet, jei aiškiai suprantate šią instrukciją.
	de	Du må kun montere og idriftsætte produktet, hvis du har forstået følgende vejledning til fulde.	mt	Installa u f'ad dem il-prodott biss jekk l-istruzzjonijiet li ġejjin jinftehm u b'mod ċar.
	de	Produkt nur einbauen und in Betrieb nehmen, wenn die nachfolgende Anleitung klar verstanden wird.	nl	Product alleen installeren en in gebruik nemen, als de volgende instructies begrepen zijn.
	el	Η εγκατάσταση και θέση σε λειτουργία του προϊόντος επιτρέπονται μόνο εάν οι ακόλουθες οδηγίες έχουν γίνει κατανοητές.	no	Ikke installer og ta i bruk produktet uten at følgende anvisninger er tydelig forstått.
	en	Do not install and commission the product unless you have clearly understood the instructions below.	pl	Produkt należy montować i uruchamiać tylko wtedy, gdy poniższe instrukcje są w pełni zrozumiałe.
	es	Instalar el producto y ponerlo en funcionamiento solo cuando se hayan comprendido claramente las siguientes instrucciones.	pt	Instalar e colocar o produto em funcionamento somente se as instruções a seguir forem claramente compreendidas.
	et	Paigaldage toode ja kasutage seda ainult siis, kui saate alljärgnevast juhendist selgelt aru.	ro	Montați produsul și puneți-l în funcțiune numai dacă instrucțiunea următoare este înțeleasă clar.
	fi	Tuotteen saa asentaa ja ottaa käyttöön vain, jos jäljempänä oleva ohje ymmärretään selvästi.	ru	Не устанавливайте и не принимайте оборудование в эксплуатацию, если вы четко не поняли инструкции ниже
	fr	N'installer et ne mettre en service le produit que si les instructions suivantes ont été clairement comprises.	sk	Namontujte a spustite do prevádzky výrobok iba vtedy, pokiaľ ste jasne pochopili tento návod.
	ga	Ná déan an táirge a shuiteail agus a choimisiunu mura dtuigeann tu na teoracha thíos go soileir.	sl	Izdelek vgradite in zaženite samo, če ste dobro razumeli navodila v nadaljevanju.
	hr	Ne instalirajte i ne puštajte proizvod u rad ako niste jasno razumjeli donje upute.	sr	Ne instalirajte i ne puštajte proizvod u rad ako niste jasno razumeli uputstva u nastavku.
	hu	Csak akkor építse be a terméket és helyezze üzembe, ha a következő útmutatót egyértelműen megértette.	sv	Montera och driftsätt produkten endast om du förstår den efterföljande instruktionen.
	is	Settu ekki upp eða taktu vöruna í notkun nema þú hafir skilið greinilega leiðbeiningarnar hér að neðan.	tr	Aşağıdaki talimatları açıkça anlamadan ürünü kurmayın ve devreye almayın.
	it	Montare il prodotto e metterlo in funzione solo se si sono comprese appieno le seguenti istruzioni.		

1. PRODUCT IDENTIFICATION

This document covers the following products, hereafter referred to as “sprinkler”:

- VK1001 Standard Response Upright Sprinkler K5.6 (80.6)
- VK2001 Standard Response Upright Sprinkler K8.0 (115)
- VK2002 Standard Response Upright Sprinkler K8.0 (115)
- VK3001 Quick Response Upright Sprinkler K5.6 (80.6)
- VK3501 Quick Response Upright Sprinkler K8.0 (115)
- VK3502 Quick Response Upright Sprinkler K8.0 (115)
- OTHER APPLICABLE DOCUMENTS

2. OTHER APPLICABLE DOCUMENTS

For intended use and relevant conditions for the safe use of the specific sprinkler refer to the appropriate *Technical Data Sheet*.



Handling and Installation Instructions

Model XT-1 Upright Sprinklers

3. TRANSPORT AND HANDLING

⚠ WARNING

A damaged or compromised sprinkler poses the risk of fatal consequences.

Damaged or compromised sprinklers will not operate properly which could lead to loss of life.

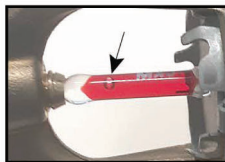
- NEVER use a sprinkler that has been exposed to temperatures exceeding the maximum allowed ambient temperature.
- NEVER use a sprinkler with a loss of liquid from the glass bulb or damage to the fusible element. A small bubble should be visible within the glass bulb; rotate the sprinkler to a horizontal position while observing the bulb to see the bubble.
- NEVER use a sprinkler that has been dropped or damaged.
- ALWAYS Protect the sprinkler from mechanical damage during storage, transport, and handling.
- NEVER use sprinklers that have been painted by anyone other than the manufacturer.
- ALWAYS protect sprinklers from being painted during installation or replacement in accordance with the installation standards.
- NEVER clean sprinklers with anything other than 7 psi or lower compressed air.
- NEVER apply soap, water, ammonia, adhesives, solvents or any other fluids on sprinklers.
- Destroy every damaged or compromised sprinkler.

NOTICE

Protect sprinklers during transport and handling.

- ALWAYS handle the sprinkler with care.
- ALWAYS keep the protective cap on the sprinkler during transport and handling.
- NEVER remove the protective cap until the fire sprinkler system is placed in service and the potential for mechanical damage no longer exists.
- ALWAYS protect the sprinkler from direct sunlight during transport and handling.
- ALWAYS store sprinkler in a cool, dry, protected area.
- ALWAYS use original manufacturer's shipping containers.
- NEVER store a sprinkler loose in a box, bin, bucket, or other type of container.
- ALWAYS keep the sprinkler separated from other sprinklers.
- NEVER allow metal parts to contact the sprinkler operating elements.

NOTE: If the glass bulb included on the sprinkler has been exposed to ultraviolet light, the color inside the bulb may fade. This color change does not affect the operation of the sprinkler.



CORRECT
(Bulb intact, bubble visible)



INCORRECT
(bulb cracked, fluid missing)



CORRECT
(Protective caps in place)



INCORRECT
(Protective caps not in place)



CORRECT
Container



INCORRECT
(Stored loose in a box)



Handling and Installation Instructions

Model XT-1 Upright Sprinklers

4. INSTALLATION

⚠ WARNING

Installation by insufficiently qualified personnel poses the risk of fatal consequences.

- This sprinkler must be installed properly by qualified personnel familiar with safe practices and applicable and recognized design and installation standards issued, for example, by NFPA, FM, VdS, or LPCB, and trained how to properly perform the installation procedures.

⚠ CAUTION

Cutting Hazard.

Sprinklers, accessories, cabinets, and packaging can have sharp edges that can cause cuts.

- Wear appropriate personal protective equipment (gloves) while handling product.

NOTICE

If the sprinkler will be installed into an IS-W2 InstaSeal™ fitting, refer to F_021123 or F_032219 (CPVC InstaSeal™ adapter) for the proper installation instructions.

Optional Guards, Shields, and Escutcheons: If the sprinkler shall be installed together with a guard, shield, or escutcheon refer to the applicable documents for the products used.

1. Install all required piping in the intended installation location.
2. Verify that the sprinkler model/style, K-factor, temperature rating, and response characteristics are appropriate for the intended installation location. See Table 1 and Figure 4.
3. Inspect the sprinkler for damage. Destroy every damaged or compromised sprinkler.
The following are examples in which sprinklers are considered damaged or compromised. Replace the sprinkler in the following cases:
 - Sprinkler with a loss of fluid from the glass bulb or damage to the fusible element.
 - Sprinklers that have been field painted, caulked, or mechanically damaged.
 - Sprinklers showing signs of corrosion.
4. Verify that the sprinkler is protected with the protective cap or clip.
5. Apply a small amount of pipe-joint compound or tape to the external threads of the sprinkler only. Do not allow a build-up of compound inside the sprinkler inlet (Figure1).



Figure – 1

Handling and Installation Instructions

Model XT-1 Upright Sprinklers

6. **NOTICE:** Do not use the deflector to start threading the sprinkler into a fitting. Use **ONLY** the approved wrench to install the sprinkler. Refer to the sprinkler’s *Technical Data Sheet*.

Carefully slide the proper wrench onto the wrench flats (Figure 2).

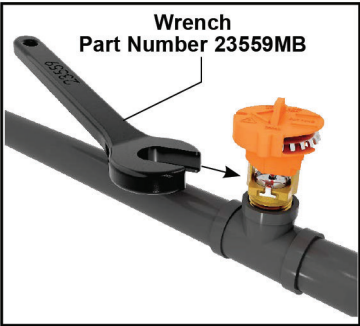


Figure – 2

7. **NOTICE:** Over-tightening the sprinkler can cause permanent damage. For 1/2" NPT (or 15 mm BSPT) sprinkler, tighten up to a maximum torque of 14 ft-lbs (19 Nm). For 3/4" NPT (or 20 mm BSPT) sprinkler, tighten up to a maximum of 20 ft-lbs (27,1 Nm).

Tighten the sprinkler as necessary (Figure 3). If applicable, install a sprinkler guard and water shield.

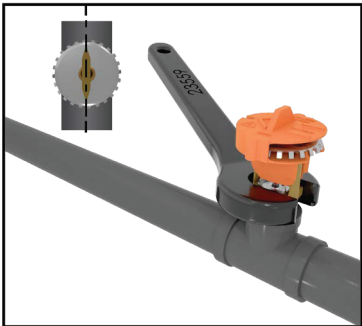
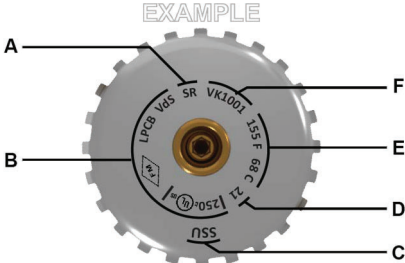


Figure – 3

8. **NOTICE:** Sprinkler protective caps/clips must be removed from the sprinkler before placing the system in service. Test the entire sprinkler system.

Refer to the applicable system documentation, regulations, and standards to ensure compliance.

Table 1: Sprinkler Markings		
Ref	Parameter	
A	Response type	 EXAMPLE Figure – 4
B	Listings and approvals	
C	Sprinkler type	
D	Manufacture date	
E	Nominal temperature rating	
F	Manufacturer’s Sprinkler Identification Number (SIN)	



Handling and Installation
Instructions

Model XT-1 Upright Sprinklers

5. CONTACT

The sprinkler and accessories are available through Viking distributors only. Contact your local Viking sales office which can be found on our website:

Americas and Asia: www.vikinggroupinc.com/locations OR Europe, Middle East, Africa (EMEA): www.viking-emea.com/contact

Manufacturer:	Importer EU:	Asia Pacific (APAC) Main Office:
The Viking Corporation 5150 Beltway SE Caledonia, MI 49316 Tel.: (800) 968–9501 Fax: 269–818–1680 Technical Services: 1–877–384–5464 techsvcs@vikingcorp.com	Viking S.A. 21, Z.I, Haneboesch L–4562 Differdange / Niederkorn Tel.: +352 58 37 37 – 1 Fax: +352 58 37 36 vikinglux@viking-emea.com	The Viking Corporation (Far East) Pte. Ltd. 69 Tuas View Square Westlink Techpark, Singapore 637621 Tel: (+65) 6 278 4061 Fax: (+65) 6 278 4609 vikingAPAC@vikingcorp.com



Operation and Maintenance Instructions

Model XT-1 Sprinklers

1. PRODUCT IDENTIFICATION

This document covers the following product, hereafter referred to as “sprinkler”
(SR=Standard Response, QR=Quick Response):

- VK1001 SR Upright Sprinkler K5.6 (80.6)
- VK2001 SR Upright Sprinkler K8.0 (115)
- VK2002 SR Upright Sprinkler K8.0 (115)
- VK3001 QR Upright Sprinkler K5.6 (80.6)
- VK3501 QR Upright Sprinkler K8.0 (115)
- VK3502 QR Upright Sprinkler K8.0 (115)
- VK1021 SR Pendent Sprinkler K5.6 (80.6)
- VK2021 SR Pendent Sprinkler K8.0 (115)
- VK2022 SR Pendent Sprinkler K8.0 (115)
- VK3021 QR Pendent Sprinkler K5.6 (80.6)
- VK3521 QR Pendent Sprinkler K8.0 (115)
- VK3522 QR Pendent Sprinkler K8.0 (115)
- VK1181 SR Conventional Sprinkler K5.6 (80.6)
- VK1201 SR Conventional Sprinkler K8.0 (115)
- VK1202 SR Conventional Sprinkler K8.0 (115)
- VK3101 QR Conventional Sprinkler K5.6 (80.6)
- VK3541 QR Conventional Sprinkler K8.0 (115)
- VK3542 QR Conventional Sprinkler K8.0 (115)

WARNING

Cancer and Reproductive Harm www.P65Warning.ca.gov

2. OTHER APPLICABLE DOCUMENTS

For intended use and relevant conditions for the safe use of the specific sprinkler, refer to the appropriate Technical Data Sheet. In case an installed sprinkler needs to be replaced, refer to the appropriate Handling and Installation Instructions for the installation of the new sprinkler.

3. MAINTAINING OPERATIONAL READINESS

Functionality

During fire conditions, the operating element fuses or shatters (depending on the type of sprinkler), releasing the pip cap and sealing assembly. Water flowing through the sprinkler orifice strikes the sprinkler deflector, forming a uniform spray pattern to control or extinguish the fire.

WARNING

This section contains important safety information. Read and follow all information.

Damaged or Compromised Sprinklers

Damaged or compromised sprinklers will not operate properly which could lead to loss of life.

- NEVER clean, paint, or caulk sprinklers.
- NEVER apply soap, water, ammonia, adhesives, solvents or any other fluids on sprinklers.
- NEVER expose sprinklers to temperatures exceeding the maximum allowed ambient ceiling temperature. See the Technical Data Sheet.
- ALWAYS replace a compromised or damaged sprinkler.
- NEVER attempt to repair or reassemble a sprinkler.
- ALWAYS replace operated sprinklers and cover assemblies and sprinklers exposed to corrosive products of combustion.
- Replacement of sprinklers must only be performed following the instructions in section 4.

The following are examples in which sprinklers are considered damaged or compromised. Replace the sprinkler in the following cases:

- Sprinkler with a loss of fluid from the glass bulb or damage to the fusible element.
- Sprinklers or cover plate assemblies that have been field painted, caulked, or mechanically damaged.
- Sprinklers showing signs of extraordinary corrosion.

	Operation and Maintenance Instructions	Model XT-1 Sprinklers
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Obstructions and obstacles

Obstructions and obstacles may compromise sprinkler discharge patterns which are critical for proper fire protection.

- NEVER attach items to sprinklers or hang items from the ceiling in an area protected with sprinklers.
- NEVER install walls in areas protected with sprinklers without having a specialized company verifying the design of the sprinkler system.
- ALWAYS remove obstructions and obstacles to sprinkler spray patterns.

Sprinkler systems that have been subjected to a fire

Sprinkler systems that have been subjected to a fire must be returned to service as soon as possible.

- After an event of fire, the entire sprinkler system must be inspected for damage and repaired as necessary.
- Refer to the minimum requirements of the Authority Having Jurisdiction for replacement of sprinklers.
- Consider the employment of a fire patrol as long as the sprinkler system is out of service.

Inspections and testing

The owner is responsible for having the sprinklers inspected and tested according to standards of the applicable approval body and to the requirements of the Authority Having Jurisdiction to maintain proper operating condition of the system.

- Sprinklers must be inspected on a regular basis for corrosion, mechanical damage, obstructions, paint, etc. Frequency of inspections may vary due to corrosive atmospheres, water supplies, and activity around the sprinkler.

The applicable approval body or Authority Having Jurisdiction may require sprinklers to be replaced after a specified term of service.

- Refer to the standards of the applicable approval body, such as NFPA, FM, VdS, or LPCB, and the requirements of the Authority Having Jurisdiction for detailed inspection, testing and replacements requirements.

Sprinklers removed from the system for testing or for any other purpose must be replaced according to section 4.

4. REMOVAL AND REPLACEMENT

 **WARNING**

Removal and replacement of sprinklers by insufficiently qualified personnel poses the risk of fatal consequences in case of fire.

- Removal or replacement of sprinklers must be performed by qualified personnel familiar with safe practices and applicable and recognized design and installation standards issued, for example, by NFPA, FM, VdS, or LPCB, and trained how to properly perform the installation procedures.

 **WARNING**

Removal and replacement of sprinklers will temporarily eliminate the fire protection capabilities of the sprinkler system.

- Consider the employment of a fire patrol in the affected area.
- Prior to proceeding, notify all Authorities Having Jurisdiction.



Operation and Maintenance Instructions

Model XT-1 Sprinklers

⚠ WARNING

Re-installation of a removed sprinkler may compromise the operational safety of the sprinkler system.

- NEVER reinstall a removed sprinkler.
 - ALWAYS use new sprinklers for replacement.
1. Select new sprinklers with identical performance characteristics as well as respective accessories such as escutcheons, cover plates, and protective caps. A stocked spare sprinkler cabinet may be provided for this purpose on site.
 2. According to appropriate system description and/or valve instructions, remove the system from service, drain all water, and relieve all pressure on the piping.
 3. Only for flush and concealed style sprinklers: Remove the ceiling ring or cover plate assembly of the old sprinkler by gently unthreading or pulling it off the sprinkler body (depends on the sprinkler model used).
 4. Use the proper sprinkler wrench for the old sprinkler according to its Technical Data Sheet.
 5. Only for flush and concealed style sprinklers, but not for domed concealed sprinklers: Replace the plastic protective cap over the old sprinkler and fit the wrench over the cap.
 6. Use the wrench to remove the old sprinkler by turning it counterclockwise to unthread it from the piping.
 7. Install the new sprinkler by following its Handling and Installation Instructions.
 8. Place the system back in service and secure all valves.
 9. Check for and repair all leaks.

5. DISPOSAL

At end of use the product described here should be disposed of via the national recycling system.

6. CONTACT

The sprinkler and accessories are available through Viking distributors only. Contact your local Viking sales office which can be found on our website:

Americas and Asia: www.vikinggroupinc.com/locations OR Europe, Middle East, Africa (EMEA): www.viking-emea.com/contact

Manufacturer:

The Viking Corporation
5150 Beltway SE
Caledonia, MI 49316
Tel.: (800) 968-9501
Fax: 269-818-1680
Technical Services: 1-877-384-5464
techsvcs@vikingcorp.com

Importer EU:

Viking S.A.
21, Z.I. Haneboesch
L-4562 Differdange / Nieder Korn
Tel.: +352 58 37 37 – 1
Fax: +352 58 37 36
vikinglux@viking-emea.com

Asia Pacific (APAC) Main Office:

The Viking Corporation (Far East) Pte. Ltd.
69 Tuas View Square
Westlink Techpark, Singapore 637621
Tel: (+65) 6 278 4061
Fax: (+65) 6 278 4609
vikingAPAC@vikingcorp.com



302 WEST THIRD TEI INVESTORS LLC@4
55 FIFTH AVE 15TH FLOOR C/O TIME EQUITIES
NEW YORK NY 10003

Re: 302 W 3RD ST CINC BPP: 014500010090

NOTICE OF PERMIT COMPLIANCE

Permit Number: 2026P02419

To: 302 WEST THIRD TEI INVESTORS LLC@4

The district inspector reports that the work in conjunction with Permit number 2026P02419 has been inspected, and the work is completed in accordance with the applicable provisions of the Cincinnati Building Code.

Thank you for complying with the building code requirements on this project.

Sincerely,

Area Supervisor

Doc ID #APERMITCOMP

805 Central Avenue, Suite 500, Cincinnati, Ohio 45202- P (513) 352-3275 - F (513) 564-1708

2026P02419 *2026P02419*

Permit/Application NBR:	2026P02419	Date Issued:	
Permit Type:	FIRE ALARM Fire Alarm Permit 2025	Issued By:	
Application Type:	COM Alteration/Finish	Reviewed By:	
Dwelling Units:	0		

Application Address:	Book/Page/Parcel:	0145-0001-0090
302 W 3RD ST	Census Tract:	4.00
Tenant Name/Number:	Census Block:	1037
	Departmental Valuation:	\$50,000.00

Contractor Name/Address/Telephone:	Owner Name/Address/Telephone:
BIZCOM ELECTRIC INC/BRUCE CUMMINS	302
WEST THIRD TEI INVESTORS LLC@4	
682 TUXEDO PLACE	55 FIFTH AVE 15TH FLOOR C/O TIME EQUITIES
CINCINNATI OH	NEW YORK NY
45206	10003
513-961-7200	

THIS PERMIT IS GRANTED TO DO THE FOLLOWING: New 5300 SF Data Hall on 4th Floor of 302 W 3rd ST

FEE:	CALCULATED	\$129.00
	ADDITIONAL	\$0.00
	TOTAL PAYMENTS	\$129.00
	BALANCE DUE	\$0.00

NOTICES TO PERMIT HOLDER:
Void unless work is started by:

Phone your inspector, Richard Calkins ,
 at (513) 61 to schedule the inspection(s).

2026P00128