

# WHEN CAN I USE NFPA 13D?

STANDARDS OF SPRINKLER DESIGN BY MEYERFIRE UNIVERSITY | NOVEMBER 2021

## SUMMARY

When can I use **NFPA 13D**?

- Limited by the Local Adopted Building Code:
  - Always review the adopted building code and NFPA 13D edition to verify when you can use an NFPA 13D system. These requirements are constantly changing.
- Limits within Applicable Building Code:
  - NFPA 13D permitted only for **R-3, R-4 Condition 1, or Care Facilities with five or fewer individual in a single-family dwelling.**
- Limits within NFPA 13D:
  - Chapter 1 of NFPA 13D states that the standard only covers sprinkler systems **in one- and two- family dwellings and manufactured homes and townhouses.** If a townhouse is not properly fire-separated, or has three or more dwelling units, an NFPA 13D system cannot be used under the limits of NFPA 13D.

Why are there **limitations** to when an NFPA 13D system can be used?

- NFPA 13D systems are the least restrictive standard pertaining to the installation of sprinkler systems.
- The intent of the sprinkler system is to increase time for evacuation of one- or two-family homes with the most economical approach; it is not intended for property protection nor is it suitable for more hazardous fires.



**One- and Two- Family Homes**  
Limited to R-3, R-4 Condition 1,  
and Care Facilities with five or fewer individuals



**Goal: Life Safety Only**  
Designed to provide adequate time for evacuation, not for property protection or overly hazardous content

## CODE/STANDARD REFERENCES



NFPA 13D – Standard for the Installation of Sprinkler Systems in One- and Two- Family Dwellings and Manufactured Homes  
IBC – 2021: International Building Code

## VIDEO LINK

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