

CLAIMS ADVOCACY

WINTER FREEZE PROTECTION | BUSINESS

We See Risk Through Your Lens

Forecasts are calling for a blast of Arctic air on the heels of the coming storm. Is your facility ready?

Freezing temperatures can occur anywhere in a building. The most susceptible areas are; unheated spaces like attics, crawlspaces and concealed spaces (above suspended ceilings), uninsulated and/or unheated stairwells, and loading dock areas where large exterior doors are commonly left open.

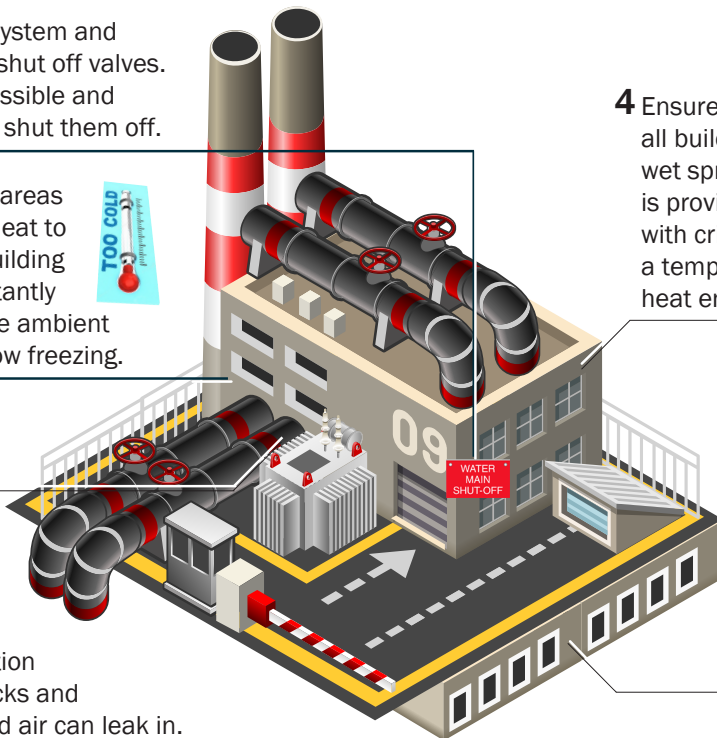
Stationary water in sprinkler piping is exceptionally vulnerable to freezing; impairing fire protection and presenting water damage risk from cracked pipes and fittings.

Here are some ways to stay ahead of the freeze risk

1 Locate main sprinkler system and domestic water supply shut off valves. Make sure they're accessible and personnel know how to shut them off.

2 Place thermometers in areas where it is difficult for heat to reach and ensure all building temperatures are constantly monitored when outside ambient temperatures drop below freezing.

3 Check that all building and piping insulation is intact and adequate, especially where construction or renovation has occurred. Seal cracks and penetrations where cold air can leak in.



4 Ensure adequate warmth is reaching all building areas, particularly where wet sprinkler piping or domestic water is provided. For cold concealed spaces with critical piping, consider creating a temporary opening to let building heat enter the space.

5 Remotely monitor building temperatures when the facility is idle or unoccupied. Connect a low temperature alarm into the existing security or fire alarm system.

