



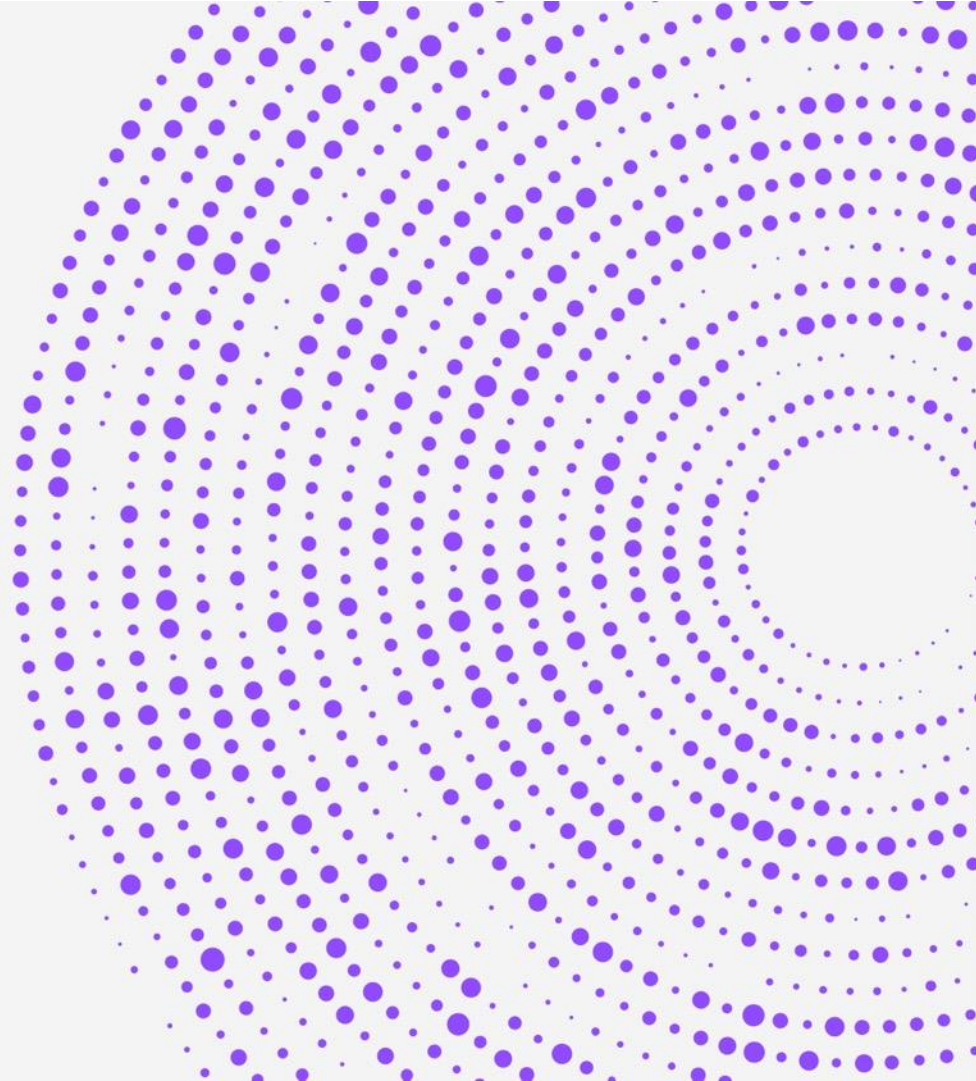
Munich Re Specialty

Property Protection Over The School Year

Summer 2024

Maurice Marvi, CFPS

Property Loss Control Expert



Property Protection Over The School Year

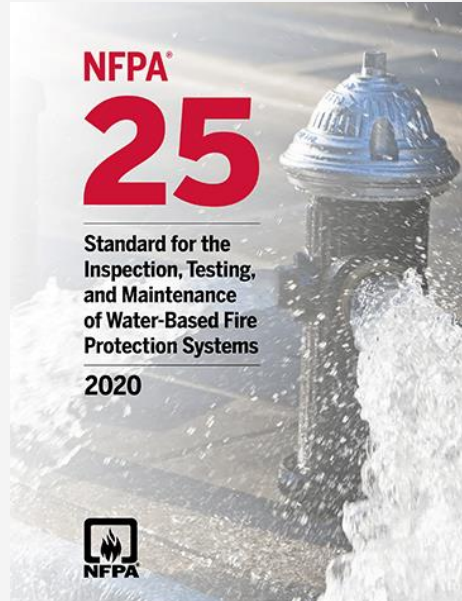
- Property Protection activities can vary throughout the school year.
- There are also regular items that do not change

Summer Vacation

Who has Summer Vacation?

What did I do on my Summer Vacation?

Inspection, Testing and Maintenance of Fire Protection



What did I do on my Summer Vacation?

Yearly Fire Protection Testing.

- Sprinkler Main Drain Test
- Fire Pump Flow Test
- Private Hydrant Flow Test

What did I do on my Summer Vacation?

So, after this, I'm done with my Fire Protection testing?

No

What did I do on my Summer Vacation?

I have lot's of other projects that have nothing to do with Property Protection!

What did I do on my Summer Vacation?

1. Did I have to shut off any protection systems while I did my work?
2. Did any of my work include “Hot Work”?

What did I do on my Summer Vacation?

1. Did I have to shut off any protection systems while I did my work?

What did I do on my Summer Vacation?

- Impairment Program?

What did I do on my Summer Vacation?

- Limit Impairments to Absolutely Necessary

What did I do on my Summer Vacation?

- Before the Impairment
 - Prepare to limit overall Impairment
 - Step through all steps that require Impairment
 - Confirm any replacement material is available and ready for installation
 - Notify
 - Fire Department
 - Alarm Company
 - Insurance Company

What did I do on my Summer Vacation?

- During Impairment
 - Tags and Signs
 - Fire Watch
 - Cancel any “Hot Work”



What did I do on my Summer Vacation?

- After the work is done
 - Restore all systems
 - Notify
 - Fire Department
 - Alarm Company
 - Insurance Company

What did I do on my Summer Vacation?

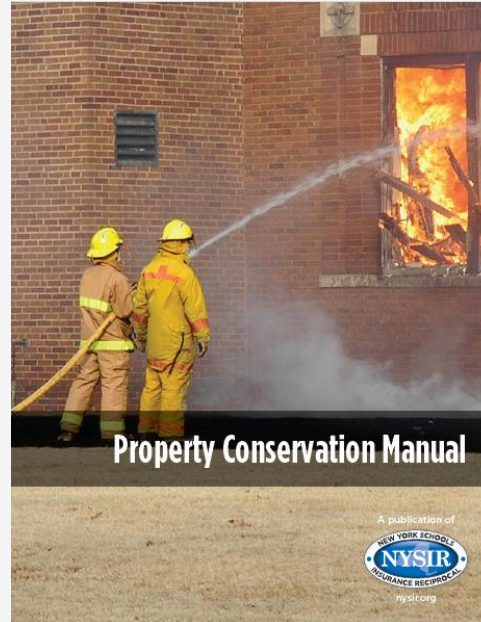
- Coming Soon – Munich Re branded Impairment Kits

What did I do on my Summer Vacation?

- Hot Work?

Back To School!

- Distribute the Property Conservation Manual
 - Building Engineering
 - Administrative Staff
- Safety Manuals
 - Educational Staff



Back To School!

- Storage
 - Furniture and Supplies
 - Transient storage
 - Flammable / Hazardous materials
 - Appropriate Storage
 - Single day use containers

Back To School!

- Student Safety
 - Shop/Tech Safety
 - Lithium Ion batteries
 - Scooters / E-Bikes
 - Portable Tools

Back To School!



Back To School!

- Fire Protection Confirmation
 - Fire Alarms
 - Fire Extinguishers
 - Fire Doors
 - Sprinkler Systems

Back To School!

- Water Damage
 - Building Envelope
 - Water Supply

First days of School!

These are the days where habits are reinforced

- Review Storage
- Fire Extinguishers
- Fire Doors

First days of School!

Talking about habits, let's review weekly inspection procedures:

- Confirm Sprinkler System Valve status
- Diesel Fire Pump
- Domestic Water
 - Shut off valves
 - Drain Valves
 - Valves to fixtures

First days of School!

NFPA Fire Prevention Week



The Leaves are Turning!

- Leaf Control
 - Start clearing leaves
 - Remove leaves and other vegetation from exterior
 - Confirm access to roof

The Leaves are Turning!

- Temperatures falling
 - Close appropriate vents
 - Confirm status of insulation where water lines may flow.

The Leaves are Turning!

Monthly Actions

- Emergency Generator
- Fire Doors
- Fire Extinguishers
- Sprinkler Systems

Anyone for Turkey?

Leaf Control – Continues

Temporary Heating Devices!

Snow Removal Equipment

Anyone for Turkey?

Weekly and Monthly inspection items should continue

Quarterly Items

Confirm Sprinkler System Valves

Anyone for Turkey?

Hot Work!





Hartford Steam Boiler

PERMIT FOR CUTTING AND WELDING WITH PORTABLE GAS OR ARC EQUIPMENT

DATE	BUILDING	DEPARTMENT	FLOOR
------	----------	------------	-------

WORK TO BE DONE _____

SPECIAL PRECAUTIONS _____

IS FIRE WATCH REQUIRED? _____

The location where this work is to be done has been examined, necessary precautions taken, and permission is granted for this work.
(See other side.)

Permit expires _____

Signed _____
(Individual responsible for authorizing welding and cutting)

Time Started _____ Completed _____

FINAL CHECK

Work area and all adjacent areas to which sparks and heat might have spread [including floors above and below and on opposite side of wall(s)] were inspected 30 minutes after work was completed and were found fire-safe.

Signed _____
(Supervisor of Fire Watcher)

This permit does not purport to set forth all hazards nor to indicate that other hazards do not exist. By providing this permit, neither HSB Professional Loss Control nor any of its employees makes any warranty, express or implied, concerning the use of this permit. Furthermore, neither the Company nor any of its employees shall be liable in any manner (other than liability that may be expressed in any policy of insurance that may be issued by the Company) for personal injury or property damage or loss of any kind arising from or connected with this permit.

ATTENTION

Before approving any cutting and welding permit, the fire safety supervisor or appointee shall inspect the work area and confirm that precautions have been taken to prevent fire in accordance with NFPA 51B.

PRECAUTIONS

- ☐ Sprinklers in service
- ☐ Cutting and welding equipment in good repair

WITHIN 35FT OF WORK

- ☐ Floors swept clean of combustibles
- ☐ Combustible floors wet down, covered with damp sand, metal or other shields
- ☐ No combustible materials or flammable liquids
- ☐ Combustibles and flammable liquids protected with covers, guards, or metal shields
- ☐ All wall and floor openings covered
- ☐ Covers suspended beneath work to collect sparks

WORK ON WALLS OR CEILINGS

- ☐ Construction noncombustible and without combustible covering
- ☐ Combustibles moved away from opposite side of wall

WORK ON ENCLOSED EQUIPMENT

(Tanks, containers, ducts, dust collectors, etc.)

- ☐ Equipment cleaned of all combustibles
- ☐ Containers purged of flammable vapors

FIRE WATCH

- ☐ To be provided during and 30 minutes after operation
- ☐ Supplied with a fully charged and operable fire extinguisher or small hose
- ☐ Trained in use of equipment and in sounding fire alarm

FINAL CHECK

- ☐ To be made 30 minutes after completion of any operation unless fire watch is provided.

Signed _____
(Supervisor)

It's The Most Wonderful Time of the Year!

Inspect / Approve Holiday decorations

Limit Live Candles Use



It's The Most Wonderful Time of the Year!

Review facility for space heaters.



Fallen snow.



It's The Most Wonderful Time of the Year!

Prepare for the unoccupied period between Christmas and New Years!

Christmas Vacation? Bah Humbug!

Is your Cold Weather Plan in place?

It's The Most Wonderful Time of the Year!

Keep up with the Weekly, Monthly and Quarterly inspections!

May be a good time for the Semi Annual inspections:

- Automatic Extinguishing Systems
 - Cooking, Spray Booths, Computer Systems
- Cleaning of Hood and Duct systems

Happy New Year!

New Year, Fresh start?

- Reinforce controls over Lithium Ion Battery equipment

Review of Cold Weather Plan



Be My Valentine?

Maintenance!

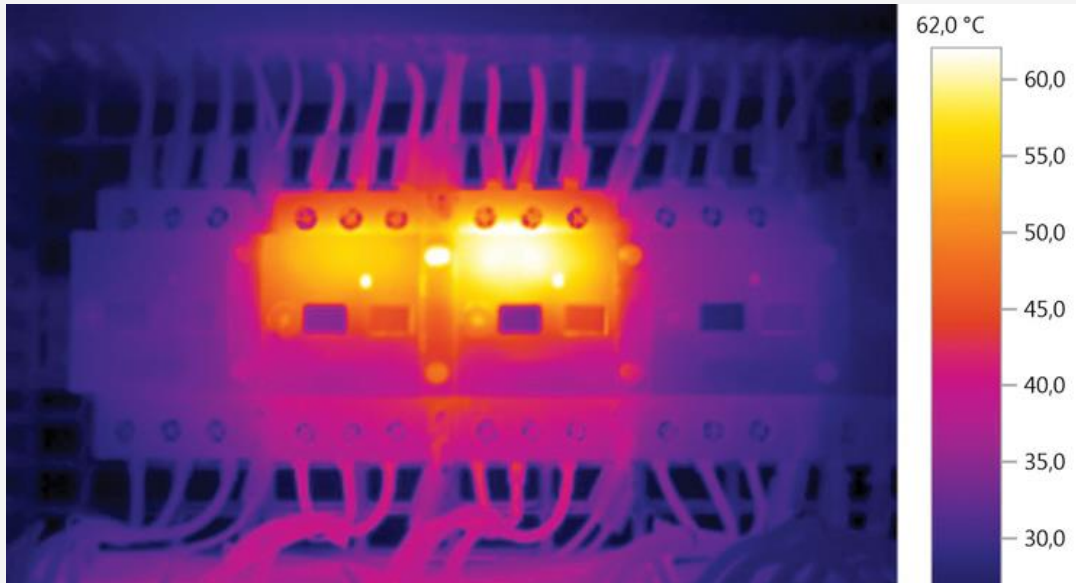
Maintenance!

Maintenance!

Be My Valentine?

Electrical Thermographic Inspections

- NFPA 70 – National Electrical Code



Erin Go Braugh!

Everyone wants a bit of the Luck of the Irish on Saint Patrick's Day.



Erin Go Braugh!

Sometimes The Leprechauns mistake your Fire Extinguishers for a Pot of Gold!



April Showers!

Paperwork!

Munich RE  Hartford Steam Boiler

PERMIT FOR CUTTING AND WELDING WITH PORTABLE GAS OR ARC EQUIPMENT

DATE _____ BUILDING _____ DEPARTMENT _____ FLOOR _____

WORK TO BE DONE _____

SPECIAL PRECAUTIONS _____

IN OTHER REQUISITES _____

The location where this work is to be done has been examined, necessary precautions taken, and permission is granted for this work.
(See other side.)

Permit expires _____

Signed _____ (Individual responsible for authorizing welding and cutting)

Time Started _____ Completed _____

FINAL CHECK

Work area and all adjacent areas to which sparks and heat might have spread (including floors above and below and on opposite side of walls) were inspected 30 minutes after work was completed and were found fire-safe.

Signed _____ (Supervisor of the Worker)

This permit does not purport to set forth all hazards nor to indicate that other hazards do not exist. By providing this permit, neither HSB Professional Loss Control nor any of its employees makes any warranty, express or implied, concerning the use of this permit. Furthermore, neither the Company nor any of its employees shall be liable in any manner (other than liability that may be expressed in any policy of insurance that may be issued by the Company) for personal injury or property damage or loss of any kind arising from or connected with this permit.

ATTENTION

Before approving any cutting and welding permit, the fire safety supervisor or employee shall inspect the work area and confirm that precautions have been taken to prevent fire in accordance with NFPA 51B.

PRECAUTIONS

☐ Sprinklers in service
☐ Cutting and welding equipment in good repair

WITHIN 3FT OF WORK

☐ Floors swept clean of combustibles
☐ Combustible floors wet down, covered with damp sand, metal or other shields
☐ No combustible materials or flammable liquids
☐ Combustibles and flammable liquids protected with covers, guards, or metal shields
☐ All wall and floor openings covered
☐ Covers suspended beneath work to collect sparks

WORK ON WALLS OR CEILINGS

☐ Construction noncombustible and without combustible covering
☐ Combustibles moved away from opposite side of wall

WORK ON ENCLOSED EQUIPMENT
(Ovens, containers, ducts, dust collectors, etc.)

☐ Equipment cleaned of all combustibles
☐ Containers purged of flammable vapors

FIRE WATCH

☐ To be provided during and 30 minutes after operation
☐ Supplied with a fully charged and operable fire extinguisher or small hose
☐ Trained in use of equipment and in sounding fire alarm

FINAL CHECK

☐ To be made 30 minutes after completion of any operation unless fire watch is provided.

Signed _____ (Supervisor)

DO NOT REMOVE

FOR CITY, STATE AND FIRE INSURANCE PROTECTION

DO NOT REMOVE THIS TAG

SERIAL NO. _____

FIRE EXTINGUISHER RECHARGE AND REINSPECTION RECORD

INVALID AFTER ONE YEAR FROM MONTH AND YEAR PUNCHED

SODA ASH
FOAM
ABC
OTHER

HALON
CARTRIDGE
ANTI-FREEZE
PRESS WATER

DATE _____ RECHARGED _____

BY _____ INSPECTED _____

JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
2024	2025	2026	2027	2028							

Munich RE  Hartford Steam Boiler

FIRE PROTECTION EQUIPMENT OUT OF SERVICE

AUTHORIZED BY (Signature) _____ DATE SIGNED _____

Tag No. _____

Tag No. _____

IMPAIRED EQUIPMENT PROTECTION _____ EQUIPMENT VALUE NUMBER _____

PROTECTING _____

ESTIMATE TIME AND DATE SERVICE WILL BE RESTORED _____ TIME TAKEN OUT OF SERVICE _____

TIME PUT BACK IN SERVICE _____ CHECKLIST COMPLETED ☐ YES ☐ NO

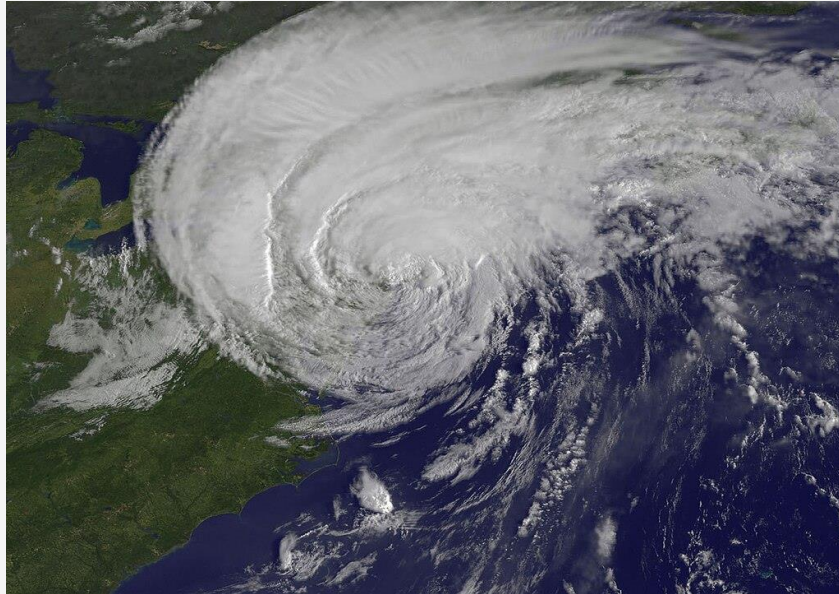
TIME AND DATE WHEN INSURANCE COMPANY NOTIFIED _____ TIME AND DATE WHEN PLANT ENGINEERING NOTIFIED _____

AUTHORIZED BY (Signature) _____ DATE SIGNED _____

2310 104

May Flowers!

May flowers are lovely but May is also the prelude to Wind Season!



May Flowers!

Overture!

Hit the Lights!



Graduation Time!



Graduation Time!

Risk Management Report Card

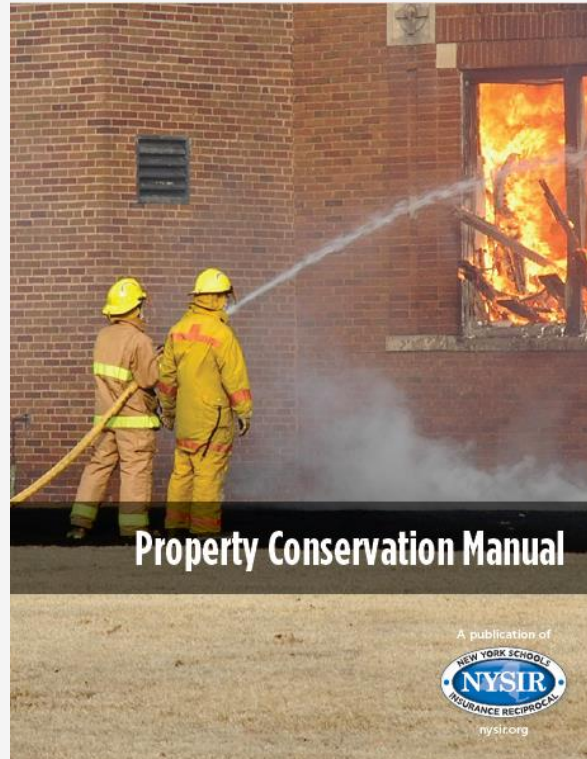
Physical Protection

- Fire Extinguishers ?
- Sprinkler Systems ?
- Combustible Storage Control ?
- Roof Condition ?

Human Element Programs

- Fire Prevention Training ?
- Inspection Testing and
Maintenance of Equipment..... ?
- Hot Work Programs..... ?
- Impairment Program ?
- Housekeeping..... ?
- Fire Department Orientation..... ?
- Cold Weather Preparation ?
- Windstorm Preparation ?

Resources



Resources

Maurice Marvi
Property Loss Control Expert
Munich Re Specialty Insurance North America
mmarvi@munichre.com

“I’m from the insurance company, and
I’m here to help!”

Questions?



Thank You!

Maurice Marvi
Property Loss Control Expert
Munich Re Specialty Insurance North America

mmarvi@munichre.com

+1 332 209 3419