

UGW Master Alarms



Alarm Name	Alarm BACnet Point Name	Input Type	Self Reset?	# Trips to Alarm	Alarm in Mode		Trip Condition
					Off	Run	
Chill Wtr In High Temp Alarm	chwrt_hi_1	Temp	Yes	1	No	Yes	Chilled Water Inlet Temp too High > 5 min
Chill Wtr In Low Temp Alarm	chwrt_lo_1	Temp	Yes	1	No	Yes	Chilled Water Inlet Temp too Low > 10 sec
Chill Wtr Out High Temp Alarm	chwst_hi_1	Temp	Yes	1	No	Yes	Chilled Water Outlet Temp too High > 5 min
Chill Wtr Out Low Temp Alarm	chwst_lo_1	Temp	Yes	1	No	Yes	Chilled Water Outlet Temp too Low > 10 sec
Cond Wtr In Low Temp Alarm	cw_lo_1	Temp	Yes	1	No	Yes	Condenser Water Inlet Temp too Low > 5 min
Cond Wtr Out High Temp Alarm	cwrt_hi_1	Temp	Yes	1	No	Yes	Condenser Water Outlet Temp too High > 10 sec
Cond Wtr Out Low Temp Alarm	cwrt_lo_1	Temp	Yes	1	No	Yes	Condenser Water Outlet Temp too Low > 5 min
Cond Wtr In High Temp Alarm	cwst_hi_1	Temp	Yes	1	No	Yes	Condenser Water Inlet Temp too High > 10 sec
Loss of Flow Alarm	no_flow_1	Digital or PSID	Yes	1	No	Yes	Loss of Water Flow for > 5 sec
No Modules Available	o263_1	Calc	Yes	1	No	Yes	No Modules available for operation
Phase Alarm	phase_alarm_1	Digital	Yes	1	Yes	Yes	Loss of Phase, High Voltage, Low Voltage, or Phase Imbalance for > 1 sec
Chill Wtr Diff Pr Sensor OOR	chwpsi_oor_1	Digital or PSID	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply (<-5.4 or > +48.9)
Chill Wtr In Sensor Out of Range Alm	chw_oor_1	Temp	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Chill Wtr Out Sensor Out of Range Alm	chws_oor_1	Temp	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Cond Wtr Diff Pr Sensor OOR	cwpsi_oor_1	Digital or PSID	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply (<-5.4 or > +48.9)
Cond Wtr Out Sensor Out of Range Alm	cwr_oor_1	Temp	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Cond Wtr In Sensor Out of Range Alm	cws_oor_1	Temp	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Outside Air Sensor Out of Range Alm	oat_oor_1	Temp	No	1	No	Yes	Sensor Disconnected or shorted, bad 5vdc supply

UGW Module Alarms

Alarm Name	Alarm BACnet Point Name	Input Type	Self Reset?	# Trips to Alarm	Lockout Comp	Lockout Module	Alarm in Mode		Trip Condition
							Off	Run	
Mx High Chill Water Out Temp	m1_chwst_hi_5	Temp	No	1	Yes - Both	Yes	No	> 1 Minute	> 90 Degrees for 2 seconds AND after startup delay of 5 minutes
Mx Freeze Alarm Chill Wtr Out Tmp	m1_freeze_trg_5	Temp	No	3	Yes - Both	Yes	Yes	Yes	< 36 degrees for 2 seconds
Mx High Cond Water Out Temp	m1_cwrt_hi_5	Temp	No	3	Yes - Both	Yes	Yes	Yes	> 118 Degrees for 2 seconds
Mx Low Cond Water Out Temp	m1_cwrt_lo_5	Temp	No	3	Yes - Both	Yes	No	> 1 Minute	< 45 degrees for 2 seconds AND after startup delay of 5 minutes
MxC1 Hi Disch Temp	m1c1_hi_disch_tmp_5	Temp	No	3	Yes	Yes	Yes	Yes	C1 Discharge Temp > 225 for 15 seconds
MxC1 Highside Press Alarm	m1c1_hi_pres_alm_5	Pressure	No	3	Yes	Yes	Yes	Yes	C1 Disch Press > 200 for 2 seconds
MxC1 Comp High Winding Temp	m1c1_high_wind_temp_5	Voltage	No	1	Yes	Yes	No	Yes	C1 Thermistor resistance exceeds 275 ohms
MxC1 Low Suct Temp	m1c1_lo_suc_tmp_5	Temp	No	3	Yes	Yes	No	Yes	C1 Suction Temp < 32 for 15 seconds
MxC1 Low Pressure Alarm	m1c1_low_suc_pres_alm_5	Pressure	No	3	Yes	Yes	No	Yes	C1 Suction Press < 15 for 30 seconds AND Comp 1 on
MxC1 Extra Low Pressure Alarm	m1c1_lolo_suc_pres_alm_5	Pressure	No	3	Yes	Yes	No	Yes	C1 Suction Press < 0 psi and Compressor 1 on
MxC1 Max Amps Exceeded	m1c1_max_amps_alm_5	Voltage	No	1	Yes	Yes	No	Yes	C1 Max amps (100a for 460v) (200a for 230v) (220 a for 208v)
MxC1 No Run (No Status) Alarm	m1c1_no_run_5	Digital	No	3	Yes	Yes	No	Yes	C1 does not show status 600 seconds
MxC1 SW1 Open or HPCS Trip	m1c1_sw1_hpc_open_5	Digital	No	1	Yes	Yes	No	Yes	C1 control circuit open due to open switch or HPCO
MxC1 VFD Fault Stop	m1c1_vfd_fault_stop_5	Digital	No	1	Yes	Yes	No	Yes	VFD signalled to stop compressor (See VFD fault code)
Mx Evap Mot Valve Alarm	m1evap_vlv_al_5	Digital	No	1	Yes	Yes	Yes	Yes	Valve Fails to report open after 600 Seconds
Mx Cond Mot Valve Alarm	m1cond_vlv_al_5	Digital	No	1	Yes	Yes	Yes	Yes	Valve Fails to report open after 600 Seconds
MxC1 High Press Sensor OOR	m1c1p1_oor_5	Pressure	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply
MxC1 Low Press Sensor OOR	m1c1p2_oor_5	Pressure	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply
MxC1 Disch Temp Sensor OOR	m1c1t1_oor_5	Temp	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply
MxC1 Suct Temp Sensor OOR	m1c1t2_oor_5	Temp	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Mx Chilled Wtr Out Sensor OOR	m1chws_oor_5	Temp	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply
Mx Cond Wtr Out Sensor OOR	m1cwr_oor_5	Temp	No	1	Yes	Yes	Yes	Yes	Sensor Disconnected or shorted, bad 5vdc supply