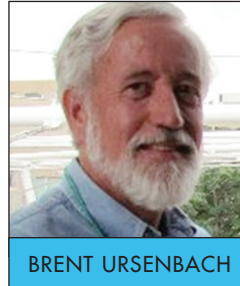


MECHANICAL CODE DISCUSSION

APPLIANCE LOCATION



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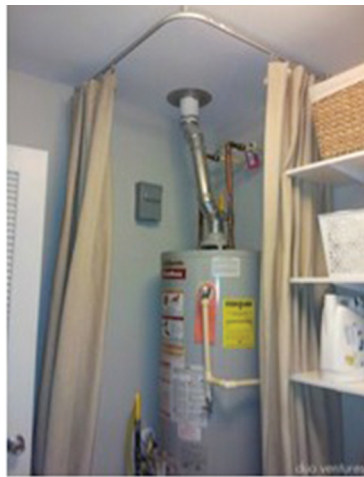
I frequently receive questions on appliance locations, or encounter an unsafe installation, which violates code requirements. The International Code Council- Residential, Mechanical and Fuel Gas Codes identify prohibited locations as well as exceptions.

IRC G2406.2 (IFGC 303.3)

Prohibited locations. Appliances shall not be located in sleeping rooms, bathrooms, toilet rooms, storage closets or surgical rooms, or in a space that opens only into such rooms or spaces.

Exceptions:

- Direct vent appliances, installed in accordance to the manufacturer's installation instructions and listings. **Both pipes must be installed complete, with a termination outside, to qualify as direct vent.**
- Vented room heaters, wall furnaces, vented decorative appliances, vented gas fireplaces, vented gas fireplace heaters and decorative appliances for installation in vented solid fuel-burning fireplaces, installed in rooms that meet the required volume criteria of Section G2407.5.
 - G2407.5 requires a volume of



50 cubic feet per 1000 BTU/h input; however, if the building construction is known to have an infiltration rate of less than

0.40 ACH, a calculation is required which result in a significantly larger required volume. The typical home built over the last 10 to 15 years is

considered to have an infiltration rate of 0.35 or lower.

- A single wall-mounted 6,000 Btu/h or less, unvented room heater in a bathroom, meeting the **volume requirements**, equipped with an **oxygen-depletion safety system**.
- A single wall-mounted 10,000 Btu/h or less, unvented room heater in a bedroom, meeting the volume requirements, equipped with an **oxygen-depletion safety system**.
- The appliance is installed in a room that opens only into a

bedroom or bathroom, and is provided with a **solid weather-stripped door** equipped with an approved **self-closing device**. All combustion air shall be taken from outside.

Notice the code text above includes **storage closets** as a prohibited location. Furnace and water heater closets should not be used for storage. Please advise your customers of the hazards associated with flammable materials around furnaces and water heaters. As a code official with Salt Lake County, my responsibilities include assessing the damage to a building after a fire. This past Sunday, I was called out to a home severely damaged by a fire starting in a pile of clothing next to a water heater. This is a common occurrence, we observe several times each year.

The ICC codes state numerous times in the various volumes, all appliances must be installed in accordance with the manufacturer's installation instructions and it listings. Read the instructions and the code!

Save the dates of March 15 and March 29, the next opportunities to attend classes where 2015 IMC, IFGC and IRC code books will be passed out to everyone attending. I hope to see you at one of these upcoming classes. Happy New Year! —Brent ■