



Tankless Water Heater Requirements

GENERAL TANKLESS WATER HEATER REQUIREMENTS

BASED ON THE 2010 CALIFORNIA PLUMBING CODE

Prior to this inspection, all required sequential inspections and correction notices must be completed.
This is not an all-inclusive list and additional items may be required as determined during the inspection.

<input type="checkbox"/>	Permits required CPC 503.0
<input type="checkbox"/>	Permits and documents on site
<input type="checkbox"/>	CF-6R-MECH-01 complete and on site
<input type="checkbox"/>	Installation instructions available for inspection
<input type="checkbox"/>	For exterior installations, equipment is located where approved by the Planning Division of the City of Oakland.
<input type="checkbox"/>	Gas-fired water heaters, which depend on the combustion of fuel for heat, shall not be installed in the following locations: CPC 505.0
	1. A room used or designed to be used for sleeping purposes,
	2. A bathroom,
	3. A clothes closet, or
	4. In a closet or other confined space opening into a bathroom or bedroom.
	Exception: Direct vent water heaters. CPC 505.1
<input type="checkbox"/>	Closet shall be equipped with a listed, gasketed door assembly.
<input type="checkbox"/>	Listed self closing device. (HOLD-OPEN FEATURE IS NOT ALLOWED)
<input type="checkbox"/>	Door assembly shall be installed with a threshold and bottom door seal.
<input type="checkbox"/>	Combustion air shall be only obtained from the outdoors.
<input type="checkbox"/>	Not installed in attic or other spaces where damage may result from a leaking water heater, without an approved safe pan beneath the water heater with a minimum 3/4 inch drain to an approved, readily visible location. CPC 508.4
<input type="checkbox"/>	Required access, clearances to combustibles and vent termination location per manufacturer's instructions.
<input type="checkbox"/>	Combustion air vents are unobstructed and located within 12" from top and bottom of any enclosure less than 50 c.f. per 1000 BTU per hour. Vent openings are sized to 1 sq-in per 4000 BTU of appliance(s) input capacity and protected with 1/4" screen mesh CPC 507
<input type="checkbox"/>	Minimum 3/4 inch T&P drain to terminate "outside" of the building no closer than 6 inches or further than 24 inches from grade. T&P line must be looking downward with no threads on the end. Water heaters located in the garage may terminate on the garage floor with the same distance requirements CPC 505.6 CPC §505.4, 508.5 & 608.5
<input type="checkbox"/>	T&P does not discharge into a water heater drain pan. CPC508.5
<input type="checkbox"/>	Provide gas line sizing calculations and isometric riser diagram of the gas delivery piping system for the equipment with permit application. NOTE: waive calculations if a 3/4" dedicated line is connected (split) at the main by up-sizing the

	meter tee. (up-seized tee example: install 1"x3/4"x3/4" tee for existing 3/4" building service) OAK
<input type="checkbox"/>	Sediment trap (T, 3" nipple and cap) installed on gas supply CPC 1212.7
<input type="checkbox"/>	Gas connectors sized for the BTU input rating of appliance. Does not exceed 3 feet in length and is connected downstream of approve shut of valve.
<input type="checkbox"/>	Building gas piping test is under pressure not less than 15 lbs pressure for 10 minutes CPC 1214.3. 30 lbs gauge min. for new and altered portions of gas delivery system.
<input type="checkbox"/>	A full bore shut off valve is required on cold water side
<input type="checkbox"/>	Unions must be installed within 12 inch of water heater to facilitate removal
<input type="checkbox"/>	First five (5) feet of water line insulated (maintains min. 6" from flue). If reticulating pump in system; insulation is applied to the entire loop. For exterior installations insulating material is listed and approve to be exposed to weather) 2008 RBEES
<input type="checkbox"/>	Thermal expansion tank installed to protect water delivery system per CPC 608.3 & CMC 1006.0 if a pressure regulator with an integral back flow preventer is installed on the domestic main supply line.
<input type="checkbox"/>	110/120V receptacle installed within 3 feet of equipment. When located outdoors such receptacle is of approved type and bubble type cover is installed. Equipment connector or conduit listed for sun exposure and wet locations. May be dedicated circuit.
<input type="checkbox"/>	Attic or basement installations will require a 110/120 receptacle and switched luminary at or near the equipment. The switch for the luminary must be located adjacent to the attic or basement access.
<input type="checkbox"/>	Bonding electrode installed between hot, cold and gas metallic piping with a min. #8 bare copper CEC 250.104
<input type="checkbox"/>	All new electrical work requires an electric permit.
<input type="checkbox"/>	Venting system sized and constructed per manufacture's specifications CPC 510.10.3
<input type="checkbox"/>	Positive pressure (forced) vents comply with the vent manufacturer's installation instructions for Category III and IV appliances. Most are Stainless Steel due to the slightly acidic content of the condensate. Most do not allow common vent with other appliances. All positive pressure vent pipes shall be sealed air tight at each joint from flue collar to termination. Type B venting material is not acceptable for positive pressure vents.
<input type="checkbox"/>	CPVC, PVC or ABS pipe vents installed per equipment manufacturer. Where required, primer should be of contrasting color. CPC 510.4.3
<input type="checkbox"/>	Vent termination shall be per manufacturer's installation instructions. Distances to building openings, floors, overhangs etc. must be maintained. Wall vents shall not discharge trough walls located 5 feet or less from any property line.