



FURNACE AND A/C REQUIREMENTS

The following items represent the most common correction items found by the City of Sausalito Inspection Staff while performing final inspections for furnace/air conditioning installations and/or replacements. Please review and use this list as checklist of items that must be completed prior to requesting a final inspection, to save both yourself and the City of Sausalito Inspection Staff from performing additional and unnecessary final inspections:

1. Provide the proper clearance between vent piping and combustible materials, e.g. wood, gypsum wallboard, etc.
2. Single-wall metal piping shall be secured with at least 3 sheet metal screws at each joint.
3. Provide protection of appliances from mechanical damage as indicated in Section 305 2016 CMC.
4. The horizontal portion of the vent, including the vent connector shall not be greater than 75 percent of the vertical height of the vent.
5. Provide an electrical outlet within 25 feet of the appliance for service and maintenance purposes. 301.4 CMC.
6. Properly secure/support all electrical work as indicated in California Electrical Code.
7. All equipment shall be seismically braced and secured in place.
8. Provide required accessibility for inspection, service, repair, and replacement of all equipment and appliances. 304. CMC.
9. All plastic piping that terminates to the exterior shall be protected by paint or other approved method to avoid deterioration from U.V. rays.
10. Provide an additional watertight corrosion resistant metal pan below condensate producing equipment installed in the attic or furred spaced, with the secondary drain line at a point where it can be readily observed.
11. Gas utilization appliances in garages and in adjacent spaces open to the garage shall be installed so that burners and burner-ignition devices are located not less than 18-inches above the floor unless listed as flammable vapor ignition resistant. 305.1 CMC.
12. Provide air for combustion and ventilation. 701.0 CMC.

Note: The City of Sausalito reserves the right to request structural calculations for any attic or rooftop mounted equipment that requires members to be cut, or may require additional supporting members for their installation.