



Building Division
 201 SE 3rd STREET (Second Floor)
 OCALA, FL 34471
 Phone: (352) 629-8421

BUILDING CODE GUIDELINE FOR MECHANICAL INSPECTIONS

Building Code compliance is the obligation of design professionals and/or contractors. Plan Review and Inspection Guidelines are intended to be used by design professionals and contractors to ensure that construction plans and construction projects, at a minimum, address the code priorities that the City of Ocala Growth Management will be looking at during plan reviews and inspections. **These Guidelines are not all inclusive.** Additional requirements in the Florida Building Code may also apply to your project. If you need assistance with a code question, please consult the 2017 Florida Building Code or contact the City of Ocala Growth Management at (352) 629-8421.

Abbreviations for Code Citations Found on Building Division Forms: Volume

2017 Florida Building Code - Building
 2017 Florida Building Code - Plumbing
 2017 Florida Building Code - Mechanical
 2017 Florida Building Code - Fuel Gas
 2017 Florida Building Code - Existing Building
 2017 Florida Building Code - Residential
 2014 National Electrical Code
 2017 National Fire Protection Association
 Mobile Home
 Ocala Municipal Code

Abbreviation

FBC-B
 FBC-P
 FBC-M
 FBC-G
 FBC-EB
 FBC-R
 NEC
 NFPA
 FAC-15C, MH04-02
 OMC

General Information for all Permits:	
A. Permit card	FBC 105.7
B. Approved site plan	FBC 107.3.5, Muni-code 122.211, 122.285
C. Approved complete set of plans	FBC 107
D. Sanitary facilities on site	FBC 3305.1, FBCP 311.1
E. Is the site in a flood plain?	FBCM 602.4 FBC 1612.4
Rough Mechanical Inspection:	
A. Check the following items around the outside of the building:	
1. Roof or wall exhaust vent termination caps	FBCM 401.5 and 501.2
2. Bathroom exhaust vent termination caps	FBCM 401.5, FBCM 501.2.2, FBCRM 1602
3. Dryer exhaust vent termination caps must be dampered with no screen	FBCM 504.4 FBCRM 1502.3
4. Range hood exhaust vent termination cap	FBCM 505, 506, 507 FBCRM 1503
5. A/C refrigerant copper installed at condenser location with suction piping insulated (direct connection)	FBCRM 1411.5 FBCM 303.4
6. Sealing A/C refrigerant piping chase with moisture resistance material	FBCR 2603.4, FBCM 1107
7. Ensure proper working clearance at all electrical enclosures and panels supplying H.V.A.C. equipment	NEC 110.26 FBCM 306 FBCRM 1305
8. Exterior ducts require exterior type duct material with proper R-value (R-4.2), properly supported at least 4" above grade	FBCEC Tab 503.2.7.1, FBCM604
9. Proper crawl spaces and attic ventilation	FBCR 806, 807, 1305.1.3 FBC 1203.2,1209



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10. Roof dry-in to protect duct material from weather	FBCR 904
B. Check the following items inside the building:	
1. Air-handlers located in accessible spaces	FBCM 306 FBCRM 1305
2. Air-handler platform	FBCM 306.3, FBCM 602.2, 603.10 FBCRM 1305
3. Supply and return-air plenums, at least 4" clearance all around for proper sealing, protect exposed ends from over-spray	FBCM 603.1.3, 603.1.5
4. A/C refrigerant copper piping installed in concealed chases	FBCM 1107
5. Insulation required on A/C refrigerant copper suction pipe	FBCM 1107
6. Insulation required on any horizontal condensate piping within unconditioned areas	FBCM 307.2.5
7. A/C chase opening must be sealed and can't terminate inside an air plenum	FBC 1205.1.2, FBC-R 603.10
8. Air-handlers in attics	FBCM 306.3 FBCEC 403.2.4
a. Trusses must be engineered to support the added weight	FBCM 302.4
b. Attic access opening must be large enough to remove the equipment but in no case less than 20"x30"	FBC 1209 , FBCM 306.3
c. Attic access opening can not be more that 6" from the equipment service panel	FBCEC 403.2.4, FBCRM 1035.1.3.2
d. There must be a 24" wide unobstructed passageway with solid continuous flooring to the equipment. The passageway must be elevated to allow for the correct thickness of insulation between the solid flooring of the passageway and the ceiling below	FBCM 306.3, FBCM 1305
e. A level 30" long solid platform must extend at least 30" out from the service panel of the equipment. This solid platform must also be elevated to allow for the correct thickness of the insulation below. There must be at least 30" of vertical clearance above the solid platform	
f. A device must be installed to alert the owner or shut the unit down when the condensate drain is not working properly	FBCM 306, FBCRM 1305
g. An auxiliary drain pan with a separate drain line must be installed under the unit	FBCM 307
h. A notice is posted on the electric service panel indicating to the homeowner that the air handler is located in the attic	FBCEC 403.2.4, FBCM 306.3.2
i. A lighting outlet must be installed at or near the equipment requiring service with the lighting outlet switch at the attic access opening	FBCM 306.4.1, NEC 210.70, FBCRM1305.1.3.1
j. A 120 volt receptacle outlet must be installed in the attic and within 25' of the equipment needing service	FBCM 306.3.1, NEC 210.63
k. A minimum 5' vent termination height above a gas fired air handler must be maintained	FBCR 802.5, FBCG 506.6.2
C. Air-Handlers in crawl spaces	FBCM 306, NEC 210.63 and 70
1. Access opening must be large enough to remove the equipment But in no case less than 22"x36"	FBCM306.4, FBCRM 1305.1.4
2. Access opening can not be more than 20' from the equipment	FBCM306.4
3. A level grade or solid platform must extend at least 30" out from all sides of the equipment that will require access for servicing.	
4. There must be at least 30" of vertical clearance above the level grade or solid platform for service access.	FBCM 306.4, FBCRM 1305.1.4



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5. The lighting outlet must be installed at or near the equipment requiring service with the lighting outlet switch at the attic access opening.	FBCM 306.4.1
6. A 120 volt receptacle outlet must be installed in the crawl space and within 25' of the equipment needing service.	FBCM 306.4.1, FBCRM 1305.1.4.3
D. Roof or exterior wall installation	FBCR 306
E. Supply and return-air duct system	FBCM 603, FBCEC CH. 4&5
1. Review duct layout plan	
2. Proper size of all supply/return ducts and duct boots	
3. Proper assembly of all seams on fiberglass duct board with mechanical fasteners and approved sealing tape	FBCRM 1601
4. Proper mechanical connection and sealing of all ducts with approved materials at plenums, duct joints, distribution boxes and supply/return boots. Spliced joints on flexible duct material require metal splicing collars.	FBCM 603.1 - 603.4 (including table) 603.4Exception exception 603.4
5. Proper R value of duct material (R-6 in the attic) (possibly r-8 for supply)	FBCEC 403.2.1
6. Proper support of all ducts without restricting air flow	FBCRM 1601.4.3.3
7. Proper height of ducts to allow for ceiling insulation	
8. Proper sealing around all supply/return boots that penetrate an insulated ceiling or wall & recessed lighting	FBC 402.4.5
9. Air return from all rooms except bathrooms, laundry rooms, kitchens and small closets. (return-air duct inlets may not be within 10' of an appliance vent)	FBCM 918.6 , FBCRM1602
10. Proper sized air-transfer opening where necessary	FBCM 601.4, FBCRM1602.4
11. Combustible materials shall not be used in plenums unless properly protected.	FBC-R 602, 602.2.1
12. Balanced return air, transfer ducts, 1.5X supply duct size, transfer grilles = 50in ² to 100cfm	FBCRM1602.4, FBC-M-601.4 ex2
F. Exhaust System	
1. Bathroom exhaust fans	FBCM 403 , FBCRC 1507
2. Properly vented to exterior of building	FBCM 501
3. Fan required in residential bathrooms regardless if a window is installed which has a 3 sq. ft. open area when opened	FBCM 403.2 TABLE 403.3
4. Clothes dryer vents	
a. Minimum 30 gauge smooth metal pipe (galvanized or corrosion resistant) .016 inch thick, duct size nominal 4" diameter	FBCM Tab 504.6, FBCRM 1502.4
b. Minimum 4" diameter duct properly vented to outside air with a dampered termination cap with no screen	FBCM, FBCRM 1502.3, 1502.4 504
c. Properly supported, no screws or obstruction in side the duct	FBCM 504.6.2, FBCRM 1502.4.2
d. Joints in the direction of the flow	FBCM 504.6.2
e. 25' maximum length for residential 35' maximum length for commercial (minus 5' for 90 degree & 2 1/2' for 45 degree bends) unless dryer specifications allow greater length	FBCM 504.6.4.1, FBCRM 1502.4.4.1
f. Provide nail protection for duct where necessary	FBCM 504.6.7
5. Range Hoods	
a. Residential	FBCM 505 , FBCRM 1503
b. Commercial	FBCM 506 and 507



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6	All exhaust duct of approved material must be mechanically fastened and sealed where they connect to the appliances, at all joints and outside air termination locations.	FBCM 506, 507, 603 , FBCRM 1601.4.1.6
7.	Exhaust ducts must be properly supported at appropriate distances to prevent duct movement.	FBCM 506.4.1, 603.10 , FBCRM 1601.4.3.1
8.	Exhaust ducts must be sized properly for the appliances they serve.	
9.	Grease hood vents	FBCM 506
10.	Exhaust must terminate at proper locations.	FBCM 506
G.	Factory-built solid fuel burning appliances	FBCM Chapter 9
1.	Wood and coal burning stoves per manufacturer's specifications	
2.	Fireplaces per manufacturer's specifications	
3.	Proper type flue pipe with proper clearances to all combustible material	FBCFG 503, FBCM 801.18.4, FBCRM 1803
4.	Proper flue termination height above roof or through side walls	FBCFG 503-504, FBCRM 1804
5.	Proper draft stopping of all flue chases	
6.	Proper size and material of hearth at fireplaces (Check for ash safety strip)	
7.	Proper ventilation and combustion air for fireplaces	
8.	Check need for gas permit and inspections	
Rough Gas Inspection:		
A.	Check the following items around the outside of the building:	
1.	Location of gas pipe penetration through exterior wall	FBCG 404, 404.7 , FBCRG 2415
2.	Locate pressure test gage with at least 10 P.S.I. and test Identification label	FBCG 406 , FBCRG 2417
3.	Underground piping must be at least 12" below grade and protected from corrosion	FBCG 404.9 , FBCRG 2415.10
4.	Flue vent location through roof or walls, termination caps and height, weatherproof flashing	FBCG 503.6 , FBCRG 2427.3
B.	Check the following items inside the building:	
1.	Gas pipe installation	FBCG 404.1, 409 , FBCRG 2412-2420
a.	Review gas piping plan	FBCG 401
b.	Proper pipe material and size	FBCG 402, 403 , FBCRG 2413, 2414
c.	Proper pipe support, nail protection and termination locations	FBCG 404.5, 407, FBCRG 2415.5
d.	Gas piping not allowed in the concrete slab without approval	FBCG 404.6 , FBCRG 2415.4
e.	Electrically bonding of gas piping	FBCG 309, 310 , FBCRG 2410, 2411
f.	Pressure test of 10 P.S.I. required on all gas piping	FBCG 406.4 , FBCRG 2417
g.	Sufficient combustion air in all rooms containing gas appliances	FBCG 304 , FBCRG 2407
2.	Flue Vents	
a.	Size and type of material	FBCG 502 , FBCRG 2426
b.	Properly installed and supported	FBCG 503.6 and 7
c.	Mechanical connection required at all flue vent pipe joints and attachment to appliances	FBCG 503 , FBCRG 2427
1)	Clearances from combustible materials	FBCG Tab 503.10.5
2)	Single wall flue vent pipe in exposed areas only	FBCG 503.7 , FBCRG 2427.7



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3) Double wall (type B, BW) flue vent in attics and concealed spaces	
d. Multiple appliances served by a common vent	FBCG Tab 504.3 , FBCRG 2428.3
1) Location of vent connector connections	
2) Size and type of vent connector	
e. Vertical height of flue vent versus horizontal run	FBCG Ch. 5, 503.6 FBCRG 1803.3.2, 2427
f. Flue damper stops required on gas log fireplaces	Per Manufacturer
Wall and Vault Insulation Inspection:	
A. Check the following items around the outside of the building:	
1. Roof covering completed and weather-tight.	
2. All windows and doors installed, all opening in the exterior walls are sealed	FBCEC 402
3. All exterior doors are to be insulated and meet U factor, garage doors to be insulated or solid core for fire resistance.	FBCEC402, FORM 405, FBCR 302.5.1
4. Type of glass in windows and doors	FBCEC 405, FBCR 308
5. R-value and support of insulation under raise floors and over crawl spaces	FBCEC 402
B. Check the following items inside the building:	
1. R-values of batt insulation material in walls and ceiling	FBCEC CH.3&4
2. Insulation must be installed in accordance with energy calculation requirements	FBCEC CH.3&4
3. All joints, cracks and holes in exterior walls including along the bottom plates of framed exterior and adjacent walls must be sealed to prevent air infiltration	FBCEC 402.4.1
4. All voids are properly insulated inside wooden window arches and behind tub/shower units	
5. Vapor barrier where required	FBCEC 402.2.9
6. All pipes, ducts and wires elevated high enough in the attic to allow for proper thickness of insulation	
7. All provisions for blown-in ceiling insulation	FBCEC 404,405,502-506,FBCR 806
a. Baffles or chutes for insulation over R-19	FBCEC 303.2, FBCR 806
b. Dams for insulation up to R-19	
c. Rulers every 6' to 10' and visible from access openings	
d. Batt insulation where vertical clearance does not allow blown-in insulation (corners of hipped roofs)	
e. Proper-sized attic access openings	FBC 1209, FBCR 807
8. "Whole house" fan to be installed if Energy Credit is taken	FBCEC 405.6.5
Final Mechanical Inspection:	
A. Check the following items around the outside of the building:	
1. Exterior ducts	
a. Exterior type duct material	FBCEC 403.2, 503.2, FBCM 603
b. Proper R-value of insulated jacket	FBCEC 403.2, FBCM 604
c. Properly supported at least 6" above the grade	FBCM 603.14
d. Proper mechanical fastening and sealing on all seams, joints and connections	FBCM 603 , FBCRM 1601



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2. Proper crawl spaces and attic ventilation	FBCM 402
3. Roof or wall exhaust vent termination caps	
4. Bathroom or exhaust vent termination caps	FBCM501.2.1, 501.2.2
a. Dryer exhaust vent termination caps must have a damper and no screen	FBCM 504.4, FBCRM 1502
b. Range hood exhaust vent termination cap	FBCM 5-5.1, FBCRM 1503
5. H.V.A.C. Equipment	
a. Supported on approved materials	FBCM 304
b. Equipment bases at least 3" above grade	FBCM 304.10, FBCRM 1305.1.4.1
1) Locking caps on accessible ports	FBCM1411.6
c. Condensate drain installed correctly and trapped	FBCM 307 , FBCRM 1411
d. Metal thermal collars when connecting ducts within 6" of heat strips	FBCM 604.8
e. Data plate on equipment	FBCM 301.6, FBCRM 1303
1) Model number of equipment including B.T.U. size	
2) Minimum circuit ampacity	
3) Proper size of over-current protection device	
f. Proper sizing, installation and protection of electrical circuit conductors	NEC 310.16, 334.80
g. Location and installation of equipment disconnects	NEC 110.26
h. Proper size of electrical circuit over-current protection device	Per Manufacturer
6. Location of gas pipe penetration through exterior wall	FBCFG 404 , FBCRG 2415
7. Confirm electrical bonding of gas piping	NEC 250.104
8. Underground piping must be at least 12" below grade and protected from corrosion	FBCFG 404.10, FBCRG 2415
9. Flue vent locations through roof or walls, termination caps and heights, weatherproof flashing	FBCFG 503-505, FBCRG 2427
B. Check the following items inside the building:	
1. Air-handler located in an accessible space	
a. Proper access, working clearances around equipment and ducts/plenums	FBCM 306 , FBCRM 1305
b. Equipment is adequately supported	
c. Proper connection and sealing of duct system to equipment	FBCRM 707.1
d. Sealing of duct penetration through walls and ceiling if in conditioned space	FBCEC Ch. 4&5
e. Proper connection and support of all piping to equipment	FBCM 603, FBCRM 1601
f. Data plate on equipment	
1) Model number of equipment including B.T.U. size	
2) Minimum circuit ampacity	
3) Size of over-current protection device	
e. Proper sizing, installation and protection of electrical circuit conductors	NEC 310.6
h. Location and installation of equipment disconnects	NEC 110.26
i. Proper size of electrical circuit over-current protection device	Per Manufacturer



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j.	Energy Performance Level display card (EPL Card) completely filled out, signed by the licensed builder and posted on the air-handler	FBCEC 401.3, 405.4.3
k.	Florida H.V.A.C. Efficiency card accurately filled out and signed by H.V.A.C. contractor and posted on the air-handler or a Federal Trade Commission Label on each piece of the H.V.A.C. Equipment	FBCEC 401.3
l.	Ensure that the air-handler and condenser are matched and the H.V.A.C. Matching Equipment Certification in on site	FBCEC 101.4.7
m.	A/C chase opening must be sealed	FBCM 606 and FBCR 2603.3
n.	Duct sealing for systems (mandatory) for existing, now need to supply duct sealing certifications	FBCEC 101.4.7.1.1
2. Air-handlers in attics		FBCM 306, FBCRM 1305
a.	Trusses must be engineered to support the added weight	
b.	Attic access opening must be large enough to remove the equipment but in no case less than 20" x 36"	
c.	Attic access opening cannot be more that 6' from the equipment service panel	FBCEC 403.2.4
d.	There must be a 24" wide unobstructed passageway with solid continuous flooring to the equipment. The passageway must be elevated to allow for the correct thickness of insulation between the solid flooring of the passageway and the ceiling below	
e.	A level 30" long solid platform must extend at least 30" out from the service panel of the equipment. The solid platform must also be elevated to allow for the correct thickness of insulation below. The must be at least 30" of vertical clearance above the solid platform	
f.	A device must be installed to alert the owner or shut the unit down when the condensation drain is not working properly	FBCM 307.2.3.1, FBCRM 1305.1.3.2
g.	An auxiliary drain pan with a separate drain line must be installed under the unit	FBCM 307 , FBCRM 1411.4
h.	A notice is posted on the electric service panel indicating to the homeowner that the air-handler is located in the attic	FBCEC 403.2.4, FBCM 306.3.2
i.	A lighting outlet must be installed at or near the equipment requiring service with the lighting outlet switch at the attic access opening	NEC 210.70; FBCM 306.3.1
j.	A 120-volt receptacle outlet must be installed in the attic and within 25' of the equipment needing service	NEC 210.63
k.	A minimum 5' vent termination height above a gas fired air handler must be maintained	FBCFG 504 and FBCRG 2428
3. Air-handlers in crawl spaces		FBCM 306 , FBCRM 1305.1.4
a.	Access opening must be large enough to remove the equipment but in no case less than 30" x 22"	
b.	Access opening cannot be more than 20' from equipment	



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c.	A level grade or solid platform must extend at least 30" out from all sides of the equipment that will require access for servicing	
d.	There must be at least 30" of vertical clearance above the level grade or solid platform for service access	
e.	A lighting outlet must be installed at or near to the equipment requiring service with the lighting outlet switch at the access opening	
f.	A 120-volt receptacle outlet must be installed in the crawl space and within 25' of the equipment needing service	
g.	Support and clearance from the ground to the equipment	FBCM 304.10, FBCRM 1305.1.4.1
4.	Dryer exhaust vent inlet if equipped	FBCM 504 , FBCRM 1502
5.	Range exhaust hood if equipped	FBCM 505 , FBCRM 1503
6.	Bathroom ventilation or exhaust fans	FBCM 403 , FBCRM 1507
7.	Height of ceiling fans	FBCR 305.1
8.	Grilles on all supply and return-air openings	FBCM 603.17, FBCRM 1601
a.	Filters installed in an approved convenient location	FBCM 605.1
9.	Cold-air return from all rooms except bathrooms, kitchens, laundry rooms and small closets	
10.	Factory-built fireplace	FBCM 903 , FBCRM 1005
a.	Proper size of hearth and clearance from combustibles	
b.	Combustion air	FBCFG 304 , FBCRG 2407
c.	Chimney termination height	FBCFG 503-504
11.	Commercial systems over 65,000 B.T.U. require a Test and Balance Report	FBCEC Ch.5
12.	Gas appliances and stub-outs located per the approved plan	
13.	Required clearances for gas appliances from combustible materials	FBCM 304.9 , FBCFG 305.8, 503.7.8
14.	Pilot light on gas-fired appliances in garages must be at least 18" above the floor level	FBCM 304 Exception C3 Technology FBCFG 305.3
15.	Gas appliances in garages must be provided with reasonable protection from damage from vehicles	FBCM 303.4
16.	Sufficient combustion air in all rooms containing gas appliances	FBCM 304 , FBCRG 2407
17.	Location of gas water heaters	FBCG 303.3 , FBCM 303.3
a.	Temperature and pressure relief valve	FBCR 1006, FBCP 504.4, FBCRP 2803.3
b.	Need drain for pan	FBCP 504.7, FBCRP 2801.5
c.	Discharge location for T/P relief valve and drain pan	FBCR 1006 , FBCRP 504.6
18.	Shut-off valves within 6' of all installed appliances, hard caps on all stub-outs	FBCFG 409.5, FBCRG2420.5
19.	Sediment Traps required on gas lines	FBCFG 408.4 , FBCRG 2419.4
20.	Locate regulator on high-pressure systems. Are appliances listed for higher pressure?	FBCFG 410 , FBCRG 2421
21.	Flue vents	FBCFG 501 , FBCRG 2425
a.	Size and type of material	FBCFG 502 -504, FBCRG 2426-2428
b.	Properly installed and supported	FBCFG 503 , FBCRG 2427
c.	Mechanical connection required at all flue vent pipe joints and attachment to appliances	FBCFG 503.10 , FBCRG 2427.6.11



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d. Clearances from combustible materials	FBCFG 503.7.8, FBCRG 2427.7.8
1) Single wall flue vent pipe in exposed areas only and will need 6" of clearance to combustibles	FBCFG Tab 504.2 , FBCRG Tab.2427.10.5
2) Double wall type (type B, BW) flue vent in attics and concealed spaces need clearances per the label listing	
e. Multiple appliances served by a common vent	FBCFG 504.3 , FBCRG 2428.3
1) Location of vent connector connections	
2) Size and type of vent connector	
f. Vertical height of flue vent versus horizontal run	FBCFG 504 , FBCRG 2428
g. Flue damper stops required on gas log fireplaces	Per Manufacturer
h. Carbon Monoxide detectors required	FBCR 315
22. Blown Insulation	
a. Locate attic access opening and check for gasket seal	FBCEC 402.2.3
b. Blown-in ceiling installed and insulation card posted	FBCEC 303.1.1
c. Areas around all penetration through walls and ceilings in conditioned spaces must be properly sealed	FBCEC 402.4
23. Solar systems	FBCM1401, FBCR 2301, FBCEC 403
a. Insure that safety devices are not compromised/bypassed when solar systems are interconnected to other energy systems	
b. System must be capable of being drained and vented to prevent Air entrapment	FBCM1402.5.2
c. Pressure and temperature relief devices are required on all systems and subsystems that are isolated by valves	FBCM1402.5.1 , FBCRM 2301.2.3
d. Systems require approved vacuum relief valves	FBCM1402.5.2 , FBCRM 2301.2.4
d. Provision is required for thermal expansion in Closed Fluid Loop systems that contain heat transfer fluid	FBCM1402.5.4, FBCRM 2301.2.6
e. Accessibility to all equipment for inspection, maintenance, repair and replacement	FBCM1402.1 , FBCRM 2301.2.1
f. All materials must be installed in accordance with the manufacturer's installation instructions	FBCM1401.4
g. Heat transfer fluids which are hazardous must comply with code	FBCM1403
h. All collectors & thermal storage units must be listed & labeled	FBCM1404 , FBCRM 2301.3.2
i. Valves shall be installed to isolate the solar collectors and the valves must be labeled with open & closed positions	FBCRM 2301.2.8
j. All piping must be properly supported	FBCP308
k. Warning labels are required on all drains where high temperature, high pressure or hazardous fluids are discharged	FBCM1006.6
l. Back-flow protection required on all potable water supply sources	FBCM1401.2 , FBCRM 2301.5
m. Roof and wall penetrations shall be flashed and sealed	FBC-M1402.6 , FBCRM 2301.2.7