



City and Borough of Sitka

PUBLIC SERVICES

100 LINCOLN STREET • SITKA, ALASKA 99835

PHONE (907) 747-1804 FAX (907) 747-3158

City and Borough of Sitka Building Department Seismic restraint for water heaters Policy 04-04

Effective Date: July 7, 2004

Purpose: To establish uniform standards for seismic bracing of water heaters and other mechanical devices.

Background: International Residential Code M1307 requires water heaters and other mechanical devices to be mechanically fastened or restrained in an approved manner.

Policy: **Condition A:** water heater in closet, under stairs, or other space where "standers-by" are not likely to be present.

Standard: Inspector's discretion, from no restraint to plumbers tape.

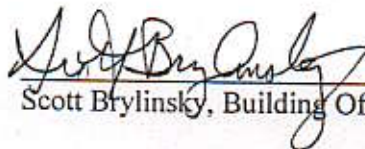
Condition B: water heater in garage, laundry room, or other space "standers-by" may be present.

Standard: seismic restraint kit or heavy gauge strapping fastened into studs with minimum 2 -2 1/2" screws on each end of strapping. Plumbers tape is not acceptable.

Condition C: water heater in any location fed through top with rigid metallic piping; metallic piping securely fastened to wall with uni-strut or similar high strength bracketing.

Standard: No additional bracing generally required unless in inspector's judgment a hazard exists.

Approved:



Scott Brylinsky, Building Official

7-7-04
Date