

LOCAL TECHNICAL AMENDMENT

FLORIDA BUILDING CODE 2010 - RESIDENTIAL

AMEND EXISTING SECTION

SECTION P2705 INSTALLATION

P2705.1 General. The installation of fixtures shall conform to the following:

1. Floor-outlet or floor-mounted fixtures shall be secured to the drainage connection and to the floor, where so designed, by screws, bolts, washers, nuts and similar fasteners of copper, brass or other corrosion-resistant material.
2. Wall-hung fixtures shall be rigidly supported so that strain is not transmitted to the plumbing system.
3. Where fixtures come in contact with walls and floors, the contact area shall be water tight.
4. Plumbing fixtures shall be usable and functionally accessible.
5. Water closets, lavatories and bidets. A water closet, lavatory or bidet shall not be set closer than 15 inches (381 mm) from its center to any side wall, partition or vanity or closer than 30 inches (762 mm) center-to-center between adjacent fixtures. There shall be at least a 21-inch (533 mm) clearance in front of the water closet, lavatory or bidet to any wall, fixture or door. Plus the fixture spacing requirements of Section R307.1.
6. The location of piping, fixtures or *equipment* shall not interfere with the operation of windows or doors.
7. In areas prone to flooding as established by Table R301.2 (1), plumbing fixtures shall be located or installed in accordance with Section R322.1.7.
8. Integral fixture-fitting mounting surfaces on manufactured plumbing fixtures or plumbing fixtures constructed on site, shall meet the design requirements of ASME A112.19.2 or ASME A112.19.3.

Local Conditions and Need: This amendment brings awareness to the plumbing fixture spacing requirements located in both sections of the code.

Fiscal Impact Statement: There is no cost impact associated with this amendment.

Effective Date: Effective date of Florida Building Code 2010 - Residential.

This amendment if implemented would not discriminate against materials, products, or construction techniques of demonstrated capabilities.