

GENERAL RTU AND AC REPLACEMENT PLAN REVIEW GUIDELINES

NOTE: A "push-pull" situation is where a unit is replaced with a unit using the same power supply (gas/electric) being nearly the same weight and BTU rating (does not exceed a 32% increase). The unit must also be of the same design.

ITEMS REQUIRED FOR APPROVAL:

FOR 4 TON UNITS OR LESS (48,000 BTU):

Replacements: "PUSH PULLS"

1. Provide site location map.
2. Provide site plan showing all buildings on the property, clearly identifying the building to be worked on.
3. Provide a plot plan showing the building to be worked on and indicating the location of work including (clearly identifying whether it's on a pad on the ground, in the building, or on the roof). **Push-pulls** on sloped area roofs do NOT require guard upgrades.
4. Provide **cut sheets** (equipment specifications and manufacturer's installation instructions or certification listings) for all equipment, including information confirming compliance with 2014 OCESC requirements.

Replacements: NOT "PUSH PULLS" AND New Installations Includes ducting

1. Provide site location map.
2. Provide site plan showing all buildings on the property, clearly identify the building to be worked on, and showing distances between the building, property lines, and all equipment. Layout of all work inside and outside of the building must be shown. Indicate if roof is flat or pitched; if pitched, identify the slope of the roof, the distance from the unit to the edge of the roof, and show details for all guards and handrails.
3. Provide complete OESCS COMCHECK forms.
4. Identify each piece of equipment on the plan sheets, coordinated with an equipment schedule that indicates equipment type (i.e. EF exhaust fans, RTU roof top units, FB fan boxes, TU terminal units, AC air condensers), power source, weight, output (BTU, kW, CFM, GPM), Identify the area served (i.e. office103, kitchen, north lobby, gymnasium, etc.), and equipment ID tag (i.e. EF-1, RTU-3, etc.).
5. For rooftop units identify the location of rooftop access.
6. Provide cut sheets (equipment specifications and manufacturer's installation instructions or certification listings) for all equipment including information confirming compliance with 2014 OCESC requirements.
7. Provide engineering as described in the Washington County Seismic Engineering Guide 4 for equipment > 400 lbs. and mounted less than 4' above the floor level.
8. Provide details for power supply. For gas installations, show meter location, delivery pressure, pipe size, longest pipe length, and all BTU loads. For electric installations, show voltage, additional circuits, and include an electrical permit application.
9. Provide outside air tables using 2014 O.M.S.C. 403.3. Show CFM for each space served by unit.
10. Provide ducting support details on the plans that comply with 2005 SMACNA Standards.

FOR UNITS LARGER THAN 4 TON UP TO 6 TON UNITS (48,000BTU-72,000BTU):

New or Replacement Installations: Submit all of the above from the appropriate category with the following additional information.

When MAX CAPACITY of air flow exceeds 2000 CFM (see unit cut sheets) a duct smoke detector is required to be shown on the plans with information regarding connection to any existing fire alarm systems or a trouble light must be installed.

When MAX CAPACITY exceeds 54,000 BTU's (see unit cut sheets) an air economizer is required and should be shown on the mechanical cut sheets. For multiple story buildings, duct smoke detectors are required at each floor when the return air max capacity exceeds 15,000CFM.

FOR UNITS LARGER THAN 6 TON (72,000BTU):

New or Replacement Installations: Submit all of the above with the following additions:

Units larger than 6-½ tons are required to discharge condensate to a sanitary sewer drain or a storm sewer drain (approved plumbing drain); if piped directly to a plumbing drain, a plumbing permit is required. The drain must be a minimum of ¾" diameter. Plans should indicate drain location and intended piping routing. See 2014 O.S.M.C. Section 307.2.1. Drains are to be sized with Table 307.2.2.