



## **WATER HEATER REQUIREMENTS**

**(Requirements are the same for new and replacement units)**

- Upper and lower combustion air required for gas water heaters that are in enclosures. See: 2009 International Residential Code for sizing tables for combustion air vents.
- No flexible piping is permitted for temperature and pressure drain.
- Temperature and Pressure drain shall be extended to exterior of the structure.
- Temperature and Pressure drain line shall slope down towards drain discharge.
- The inside diameter of the temperature and pressure relief valve drain line shall not be less than the diameter of the valve.
- Gas vent requires 1" clearance from combustibles (including sheet rock)
- Overflow pans with drain lines are required on all water heaters installed within buildings, including water heaters within a garage closet.
- Water heater and all appliances located in a garage that generates a glow or a spark shall be raised 18 inches above finished floor of garage.

This is not a comprehensive list of code requirements, but is intended to help with items frequently found in violation of the plumbing code.

\*\*\*\*Please note that these requirements are the result of State Law Regulating Plumbing, and are not arbitrarily promulgated by the City of Grapevine.

All water heater installations shall be permitted and inspected. Work not inspected within 180 days after permit issuance will result in permit expiration. Contractors with expired permits will be issued no new permits until all fees are paid for the expired permit, and inspection(s) are requested and passed.

Development Services Department  
The City of Grapevine \* P.O. Box 95104 \* Grapevine, Texas 76099 \* (817) 410-3165  
Fax (817) 410-3012 \* [www.grapevintexas.gov](http://www.grapevintexas.gov)



# CITY OF GRAPEVINE

## MECHANICAL \_\_\_ ELECTRICAL \_\_\_ PLUMBING \_\_\_ FUEL GAS \_\_\_

### PERMIT APPLICATION

(PLEASE PRINT)

PERMIT #	BLDG. PERMIT #	DATE:
JOB ADDRESS:		SUITE #
DESCRIPTION OF WORK:		
PROPERTY OWNER:		CONTRACTING COMPANY:
ADDRESS:		ADDRESS:
CITY/STATE/ZIP:		CITY/STATE/ZIP:
PHONE NUMBER:		PHONE NUMBER:

TYPE OF OCCUPANCY	BUILDING AREA (SQ FT)	PERMIT FEES	AMOUNT DUE
I. R-3  SINGLE FAMILY, DUPLEX TOWNHOUSE, NEW CONSTRUCTION & ADDITIONS (PER UNIT)  TOTAL SQ.FOOT UNDER ROOF  _____	1 - 749	\$ 33.25	\$ _____
	750 - 1,199	\$ 49.88	
	1,200 - 1,500	\$ 63.18	
	1,501 - 1,750	\$ 76.48	
	1,751 - 2,000	\$ 83.13	
	2,001 - 2,250	\$ 89.78	
	2,251 - 3,000	\$ 96.43	
	3,001 - 3,500	\$ 103.08	
	3,501 - 4,000	\$ 109.73	
	4,001 +	\$ 120.37	
II. A, E, I, R-1  HOTELS, APARTMENTS, DRINKING/DINING, EDUCATIONAL, ASSEMBLY, INSTITUTIONAL	1 - 500	\$ 37.00	\$ _____
	501 - 100,000	\$ 17.50+.035	
	100,001 - 500,000	\$ 3,500.00+.03	
	500,001 +	\$15,000.00+.02	
		} PER SQUARE FOOT	
III. B, F, H, M, S, U  OFFICE, RETAIL, WHOLESALE, GARAGES, FACTORIES, WORKSHOPS, SERVICE STATIONS, WAREHOUSE	1 - 500	\$ 37.00	\$ _____
	501 - 50,000	\$ 32.00+ .01	
	50,001- 100,000	\$ 182.00+ .007	
	100,001+	\$ 582.00+ .003	
		} PER SQUARE FOOT	
IV. ANY OCCUPANCY GROUP  FINISH-OUTS, SHELL COMPLETIONS, ALTERATIONS OR STAND ALONE PERMITS  CONTRACT VALUATION OF WORK:  \$ _____	0- 500	\$ 37.00	\$ _____
	501- 1,500	\$ 45.00	
	1,501- 3,000	\$ 57.00	
	3,001- 5,000	\$ 72.00	
	5,001- 50,000	\$ 27.00+ .009	
	50,001- 100,000	\$ 127.00+ .007	
	100,001- 500,000	\$ 327.00+ .005	
	500,001+	\$ 1,327.00+ .003	
		} PER DOLLAR VALUATION	
V. MISCELLANEOUS  IRRIGATION SYSTEMS MOBILE HOME SERVICE TEMPORARY POLE SERVICE SWIMMING POOLS SIGN ELECTRIC		\$ 37.00	\$ _____
		\$ 37.00	
		\$ 37.00	
		\$ 37.00	
		\$ 37.00	
		\$ 37.00	

**PLAN SUBMITTAL:**

**WHEN PLANS ARE REQUIRED BY CODES, ORDINANCES, OR AS DETERMINED BY THE BUILDING OFFICIAL, THREE (3) SETS OF PLANS SHALL BE SUBMITTED IN HARD COPY FORMAT. ENGINEER SEALED PLANS AND CALCULATIONS SHALL BE SUBMITTED AS REQUIRED BY CODES, ORDINANCES OR WHERE OTHERWISE REQUIRED BY STATE LAW.**

**OTHER INSPECTIONS AND FEES:**

- INSPECTIONS OUTSIDE NORMAL BUSINESS HOURS (2HR MINIMUM).....\$42.00/HOUR\*
- REINSPECTION FEES..... \$42.00
- PERMITS FOR WHICH NO FEE IS SPECIFICALLY INDICATED..... \$37.00
- INSPECTIONS FOR WHICH NO FEE IS SPECIFICALLY INDICATED (1/2 HOUR MINIMUM).....\$42.00/HOUR
- ADDITIONAL PLAN REVIEW REQUIRED BY CHANGES, ADDITIONS, OR REVISIONS TO APPROVED PLANS.....\$42.00/HOUR
- BUILDING PERMIT FEES FOR THE GRAPEVINE-COLLEYVILLE INDEPENDENT SCHOOL DISTRICT SHALL BE 25% OF THE FEES ESTABLISHED IN THIS TABLE
- FOR USE OF OUTSIDE CONSULTANTS FOR PLAN CHECKING AND INSPECTIONS, OR BOTH.....ACTUAL COSTS\*\*

I HEREBY CERTIFY THAT THE FOREGOING IS CORRECT TO THE BEST OF MY KNOWLEDGE AND ALL WORK WILL BE PERFORMED ACCORDING TO THE DOCUMENTS APPROVED BY THE BUILDING DEPARTMENT AND IN COMPLIANCE WITH THE CITY OF GRAPEVINE CODES REGULATING CONSTRUCTION. IT IS UNDERSTOOD THAT THE ISSUANCE OF THIS PERMIT DOES NOT GRANT OR AUTHORIZE ANY VIOLATION OF ANY CODE OR ORDINANCE OF THE CITY OF GRAPEVINE.

**I FURTHER CERTIFY THAT ALL WORK THAT IS REQUIRED TO COMPLY WITH ANY FEDERAL, STATE, AND / OR LOCAL LAW REGARDING ENERGY CONSERVATION WILL BE PERFORMED IN ACCORDANCE WITH THOSE LAWS, AND THAT VERIFICATION OF ENERGY CODE COMPLIANCE SHALL BE SUBMITTED TO THE CITY UPON REQUEST.**

\_\_\_\_\_  
SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT  
(OR HOMEOWNER FOR HOMEOWNERS PERMITS)

\_\_\_\_\_  
PRINTED NAME

PHONE #: \_\_\_\_\_

EMAIL: \_\_\_\_\_

\*OR THE TOTAL HOURLY COST TO THE JURISDICTION WHICHEVER IS GREATER.

\*\*ACTUAL COSTS INCLUDE ADMINISTRATIVE AND OVERHEAD COSTS.

**CITY OF GRAPEVINE, BUILDING INSPECTIONS, P. O. BOX 95104, GRAPEVINE, TX 76099**

**(817) 410-3165**

6/21/01 REVISED: 10/01, 5/06, 2/07, 7/07, 8/09, 11/09, 4/11