



**Informal Interpretation Report
Number 7223**



Date December 10, 2013

Edition 2010

Section R322.1.6

Question:

Is it the intent of the exception to this code section to allow for a dry flood-proofed below grade space for the limited use of equipment and components?

Answer

No. Electrical systems, equipment and components; heating, ventilating, air conditioning; plumbing appliances and plumbing fixtures; duct systems; and other service equipment are permitted below the flood elevation provided that they are designed and installed to prevent water from entering or accumulating within the components and to resist hydrostatic and hydrodynamic loads and stresses, including the effects of buoyancy, during the occurrence of flooding to the design flood elevation in accordance with ASCE 24. Electrical wiring systems are permitted to be located below the required elevation provided they conform to the provisions of the electrical part of this code for wet locations.

Commentary:

Page 22 of ASCE/SEI 24-05, section 6.2.1, "Dry Floodproofing Limitations", "Dry floodproofing of residential structures or residential areas of mixed-use structures shall not be permitted." The commentary on page 52 explains it in more detail.

Notice:

The Building Officials Association of Florida, in cooperation with the Florida Building Commission, the Florida Department of Business & Professional Regulation, ICC, and industry and professional experts offer this interpretation of the Florida Building Code in the interest of consistency in their application statewide. This interpretation is informal, non-binding and subject to acceptance and approval by the local building official.