City of Farmington
430 Third Street
Farmington, MN 55024
651-280-6830
651-280-6840

Water Heaters

Water Softeners

This pamphlet is a compilation of some of the standard requirements based on the State Plumbing Code for projects of this type. This information packet does not contain all of the specific codes and should only be used as a guide. The permittee is responsible to meet all code requirements applicable to each project.

Plumbing Permits are required for the installation and replacement of water heaters and water softeners in the City of Farmington

General code requirements water softeners:

- Water conditioning equipment shall be connected directly to a power supply. (no extension cords)
- Any discharge from a water conditioning equipment shall enter the drainage system through an air gap or air gap device.
- Unions shall be installed in the water supply piping of conditioning equipment.

General code requirements water heaters:

- Power vent water heaters shall be directly connected to a power supply. (no extension cords)
- Plastic vent pipe and fittings shall be installed according to appliance manufacturer installation instructions, where primer is required it shall be of contrasting color.
- Vent terminations shall be according to manufacturer specifications.
- Clearance from type B-vent to combustibles shall be according to manufacturer (typically 1")
- Clearance from single wall vent to combustibles shall be according to manufacturer (typically 6")
- Gas lines shall have a dedicated shutoff valve within 6' of the water heater
- A sediment trap shall be installed before all automatically controlled gas appliances.
- A union shall be installed between the dedicated shutoff valve and the water heater
- Water heaters shall be equipped with a pressure-temperature relief device with the discharge pipe terminating not more than 18" above the floor
- Where a water heater is installed on a floor assembly where damage can result from leaking a water tight corrosion resistant pan shall be installed beneath the water heater with not less than a ¾" drain line.
- Plastic water lines shall not be installed within 18" of the water heater
- Copper or stainless steel flexible connectors shall not exceed 24"
- A fullway valve shall be installed an the cold water supply at or near the water heater

When work is ready, an inspection must be requested and made. Inspection hours are 9:00 AM to 3:15 PM Weekdays. All inspections require at least 24 hour notice to the Building Department 651-280-6830.

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Application for Plumbing Permit

Date _____ Permit No._____

Site Address	_____

Applicant: Owner ____ Contractor ____ Title: _____

Property Owner	Name/Company _____ Phone No. _____ Address _____ City _____ State _____ Zip _____ **Email Address**_____
Contractor	Company _____ Phone No. _____ Contractor License No.: _____ Expiration Date _____ Contact Person (Print) _____ Phone No. _____ Address _____ City _____ State _____ Zip _____ **Email Address**:_____

FORM ONLY VALID THROUGH 12/31/23

Plumbing Permit Type:	☐ - Fixtures ☐1 - Other _____ (Provide job cost for non-residential projects and sprinkler systems.)
Work Type:	☐ - New ☐ - Addition ☐ - Repair **If irrigations system, is automatic fertilizer system being installed? Yes No** **☐ - Irrigation Pressure Vacuum Breaker ☐ - Irrigation Full System**
Office Use **Required Inspections**	☐ - Rough-In (Air Test) ☐ - Visual ☐ - Manometer ☐ - Other _____ ☐- Final

NOTE: ***ABS/PVC pipe restricted in non-combustible construction.***

	Bath Tub	Dish Washer	Drinking Fountain	Flammable Waste Trap	Floor Drains	Grease Trap	Kitchen Sink	Laundry Tub	Lavatory	Misc.
Total No.										
	Lawn Sprinkler	**Shower**	**Slop Sink**	**Sump Pump**	**Urinal**	**Washer**	**Water Closet**	**Water Heater**	**Water Softener**	**Undefined**
Total No.										

RPZ_____ **Total Number of Fixtures_____** ***Job Cost $_____(Non-Residential Only)***

Residential:	New Construction $86.00 ($85.00 +1.00 s/c)	**Commercial:** 1.25% of Contract cost + surcharge
	Repair/Replace $56.00 ($55.00 +1.00 s/c)	(Contract valuation x .0005)
	Water Heater/Softener - $31.00 (30.00 + 1.00 s/c)	Minimum of $101.00 ($100.00 +.1.00 s/c)
Commercial Irrigation Permits $101.00 ($100.00 + 1.00 s/c)		

This permit shall be null and void if authorized work is not started within 180 days or if work is suspended or abandoned for 180 days or more after work is started.

The undersigned hereby represents upon all of the penalties of the law, for the purpose of including the City of Farmington to take the action herein requested, that all statements are true, and that all work herein will be done in accordance with the ordinances of the City of Farmington and the State of Minnesota.

_____/_____

Applicant's Signature/Date