

## **NOTICE**

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**CHAPTER 1326  
MECHANICAL AND ELECTRICAL REQUIREMENTS**

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**SECTION 1326.01 GENERAL**

1326.01.1 Scope. The provisions of this chapter shall govern the minimum mechanical and electrical facilities and equipment to be provided.

1326.01.2 Responsibility. The owner of the structure shall provide and maintain mechanical and electrical facilities and equipment in compliance with these requirements and Section 1322.02.2. A person shall not occupy as owner-occupant or permit another person to occupy any premises which does not comply with the requirements of this chapter.

**SECTION 1326.02 HEATING FACILITIES**

1326.02.1 Facilities Required. Heating facilities shall be provided in structures as required by this section. Fuel-fired appliances shall not be located in, or obtain combustion air from, sleeping rooms, bathrooms, toilet rooms, storage closets, or surgical rooms.

1326.02.2 Residential Occupancies. Dwellings shall be provided with facilities capable of heating all habitable rooms, bathrooms, and toilet rooms. Cooking appliances shall not be used, nor shall the installation of one or more portable space heaters be used to achieve compliance with this section.

1326.02.3 Heat Supply. Every owner and operator of any building who rents, leases, or lets one or more dwelling units or sleeping units shall supply heat sufficient to maintain a minimum temperature of 68° F in all habitable rooms, bathrooms, and toilet rooms.

1326.02.4 Occupied Work Spaces. Indoor occupied work spaces shall be supplied with heat sufficient to maintain a minimum temperature of 65°F.

Exceptions:

1. Processing, storage, and operation areas that require cooling or special temperature conditions;

2. Areas in which persons are primarily engaged in vigorous physical activities.

1326.02.5 Room Temperature Measurement. The required room temperatures shall be measured 3 feet above the floor near the center of the room and 2 feet inward from the center of each exterior wall.

### **SECTION 1326.03 MECHANICAL EQUIPMENT**

1326.03.1 Mechanical Appliances. All mechanical appliances, equipment, fireplaces, solid fuel-burning appliances, cooking appliances, and water heating appliances shall be properly installed and maintained in a safe working condition, and shall be capable of performing the intended function.

1326.03.1.1 Cooking and Heating Appliances. All cooking, heating, and water heating equipment, components and accessories in every cooking, heating, and water heating device shall be maintained free from leaks and obstructions.

1326.03.2 Removal of Combustion Products. All fuel-burning equipment and appliances shall be connected to an approved chimney or vent.

Exception: Fuel-burning equipment and appliances which are labeled by the manufacturer for unvented operation.

1326.03.3 Clearances. All required clearances to combustible materials shall be maintained.

1326.03.4 Safety Controls. All safety controls for fuel-burning equipment shall be maintained in effective operation.

1326.03.5 Combustion Air. A supply of air for complete combustion of the fuel and for ventilation of the space containing the fuel-burning equipment shall be provided for the fuel-burning equipment.

### **SECTION 1326.04 ELECTRICAL FACILITIES**

1326.04.1 Facilities Required. Every occupied building shall be provided with an electrical system in compliance with the requirements of this section and Section 1326.05.

1326.04.2 Service. The size and usage of appliances and equipment shall serve as a basis for determining the need for additional facilities in accordance with the Kettering Building Code. Dwelling units shall be served by a three-wire, 120/240 volt, single-phase electrical service having a minimum rating of 60 amperes.

1326.04.3 Electrical System Hazards. Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of illegal installation, inadequate service, improper fusing, insufficient receptacle and lighting outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the Chief Code Official shall require the defects to be corrected to eliminate the hazard.

### **SECTION 1326.05 ELECTRICAL EQUIPMENT**

1326.05.1 Installation. All electrical equipment, wiring, and appliances shall be properly installed and maintained in a safe and approved manner.

1326.05.2 Receptacles. Every laundry area shall contain at least one grounded-type receptacle or a receptacle with a ground fault circuit interrupter. Any new bathroom receptacle outlet shall have ground fault circuit interrupter protection. All receptacle outlets shall have the appropriate faceplate cover for the location.

1326.05.3 Luminaires. Every public hall, interior stairway, toilet room, kitchen, bathroom, laundry room, boiler room, and furnace room shall contain at least one electric luminaire. Pool and spa luminaries over 15V shall have ground fault circuit interrupter protection.

1326.05.4 Wiring. Flexible cords shall not be used for permanent wiring, or to supply electric service to adjacent facilities, or for running through doors, windows, or cabinets, or concealed within walls, floors, or ceilings.

### **SECTION 1326.06 ELEVATORS, ESCALATORS AND DUMBWAITERS**

1326.06.1 General. Elevators, dumbwaiters, and escalators shall be maintained in compliance with applicable building codes and standards.

1326.06.2 Elevators. In buildings equipped with passenger elevators, at least one elevator shall be maintained in operation at all times when the building is occupied.

Exception: Buildings equipped with only one elevator shall be permitted to have the elevator temporarily out of service for testing or servicing.

### **SECTION 1326.07 DUCT SYSTEMS**

1326.07.1 General. Duct systems shall be maintained free of obstructions and shall be capable of performing the required function.

**Legislative History:** Title Five enacted by Ord. 2908-80, passed 8-12-80. Title Five (Chapters 1321-1337) repealed and replaced by Ord. 3853-00 passed 11-28-2000. Title Five (Chapters 1321-1327) amended by Ord. 4328-19, passed 10-08-2019.