Appendix F
Radon Control Methods

(The provisions contained in this appendix are not mandatory unless specifically referenced in the adopting ordinance.)

General Comments

Radon is a radioactive gas that has been identified as a cancer-causing agent. According to the Environmental Protection Agency (EPA), it is estimated to cause many thousands of deaths each year and increases the potential for lung cancer. Radon comes from the natural (radioactive) breakdown of uranium in soil, rock, and water and finds its way into the air. The primary concern of this appendix is the transfer of radon gases from the soil into the dwelling through openings in the floor system.

The provisions of this appendix regulate the design and construction of radon-resistant measures intended to reduce the entry of radon gases into the living space of residential buildings.

Section AF101 establishes the scope of Appendix F, Section AF102 defines the specific terms related to the appendix, and Section AF103 discusses the construction techniques for radon-resistant construction.

Purpose

In the case of residential construction, radon is created in the soil beneath the house. Varying from one area of the United States to another, even from one house to another, the amount of radon gas in the soil is based on the soil chemistry. Since the movement of radon from the soil into the living area of a residence is enhanced as the house warms, the areas of high radon potential are typically found in portions of the United States with colder climates. The construction of an effective and efficient radon mitigation system is necessary where the radon potential reaches a point considered unacceptable. This appendix establishes prescriptive provisions to reduce the amount of radon entering a dwelling unit from the soil beneath the residence.

SECTION AF101 SCOPE

AF101.1 General. This appendix contains requirements for new construction in *jurisdictions* where radon-resistant construction is required.

Inclusion of this appendix by jurisdictions shall be determined through the use of locally available data or determination of Zone 1 designation in Figure AF101 and Table AF101(1).

❖ Where adopted by the jurisdiction, the provisions of this appendix provide regulations for radon-resistant construction. The jurisdiction may choose to adopt this chapter based on available data, or, alternatively, through designation as a Zone 1 structure based on Figure AF101. Zone 1 areas have a relatively high potential for radon contamination, deemed to measure at more than 4 pCi/L. See Figure AF102 for illustrations of the four basic construction methods utilized in the code for radon mitigation.

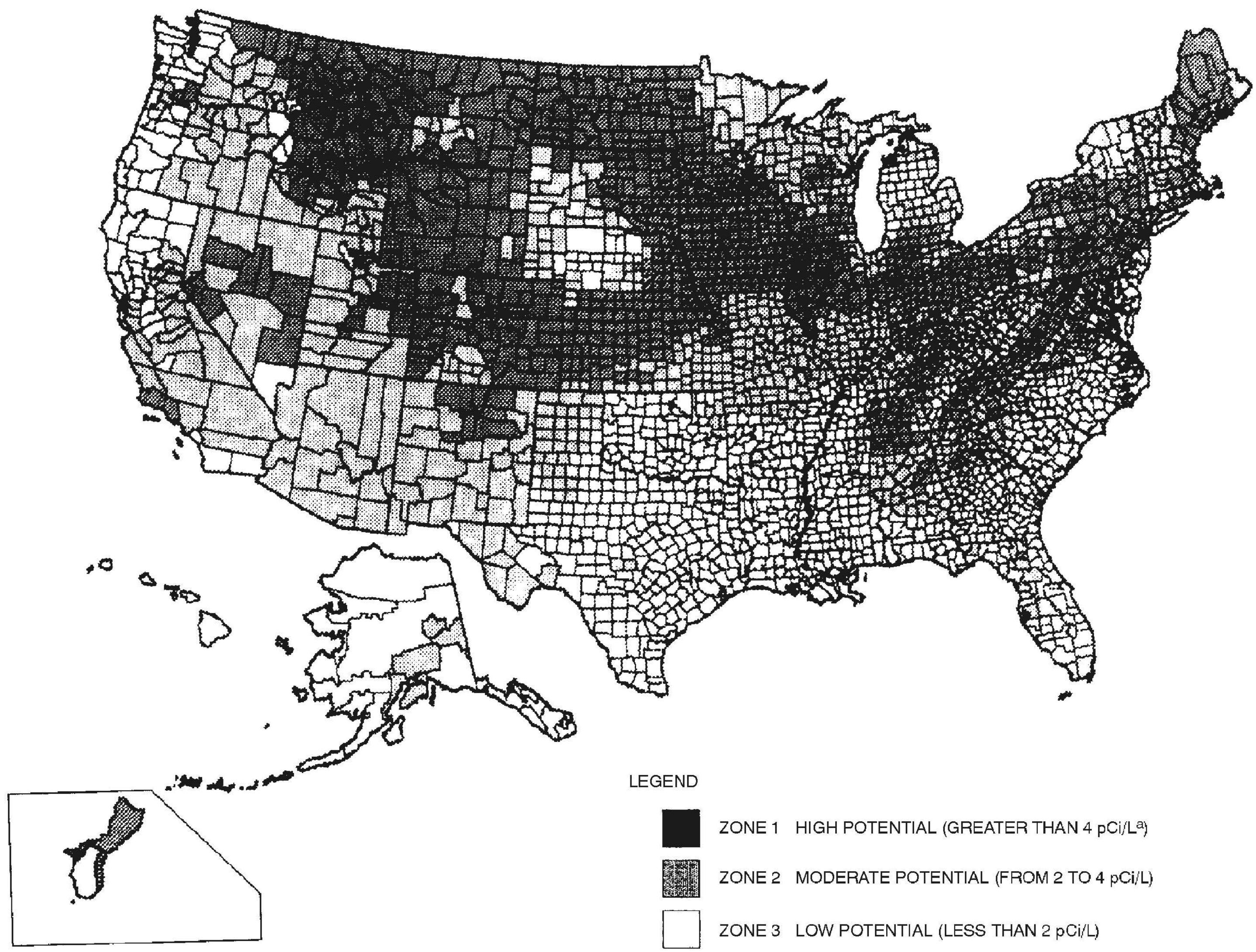
SECTION AF102 DEFINITIONS

AF102.1 General. For the purpose of these requirements, the terms used shall be defined as follows:

❖ This section clarifies the terminology used in this appendix. The terms take on unique and specific meanings, with many of the terms used solely in the context of radon-resistant construction.

DRAIN TILE LOOP. A continuous length of drain tile or perforated pipe extending around all or part of the internal or external perimeter of a *basement* or crawl space footing.

❖ Much like a drainage system for moving water away from a foundation or basement wall, a drain tile loop can consist of either drain tile or perforated pipe. It can be located on the interior or exterior side of a crawl space or basement footing.



a. pCi/L standard for picocuries per liter of radon gas. The U.S. Environmental Protection Agency (EPA) recommends that homes that measure 4 pCi/L and greater be mitigated.

The EPA and the U.S. Geological Survey have evaluated the radon potential in the United States and have developed a map of radon zones designed to assist *building officials* in deciding whether radon-resistant features are applicable in new construction.

The map assigns each of the 3,141 counties in the United States to one of three zones based on radon potential. Each zone designation reflects the average short-term radon measurement that can be expected to be measured in a building without the implementation of radon-control methods. The radon zone designation of highest priority is Zone 1. Table AF101 lists the Zone 1 counties illustrated on the map. More detailed information can be obtained from state-specific booklets (EPA-402-R-93-021 through 070) available through State Radon Offices or from EPA Regional Offices.

FIGURE AF101
EPA MAP OF RADON ZONES

TABLE AF101(1)
HIGH RADON-POTENTIAL (ZONE 1) COUNTIES[a]

ALABAMA
Calhoun
Clay
Cleburne
Colbert
Coosa
Franklin
Jackson
Lauderdale
Lawrence
Limestone
Madison
Morgan
Talladega

CALIFORNIA
Santa Barbara
Ventura

COLORADO
Adams
Arapahoe
Baca
Bent
Boulder
Chaffee
Cheyenne
Clear Creek
Crowley
Custer
Delta
Denver
Dolores
Douglas
El Paso
Elbert
Fremont
Garfield
Gilpin
Grand
Gunnison
Huerfano
Jackson
Jefferson
Kiowa
Kit Carson
Lake
Larimer
Las Animas
Lincoln
Logan
Mesa
Moffat
Montezuma
Montrose
Morgan
Otero
Ouray
Park
Phillips
Pitkin
Prowers
Pueblo
Rio Blanco
San Miguel
Summit
Teller
Washington
Weld
Yuma

CONNECTICUT
Fairfield
Middlesex
New Haven
New London

GEORGIA
Cobb
De Kalb
Fulton
Gwinnett

IDAHO
Benewah
Blaine
Boise
Bonner
Boundary
Butte
Camas
Clark
Clearwater
Custer
Elmore
Fremont
Gooding
Idaho
Kootenai
Latah
Lemhi
Shoshone
Valley

ILLINOIS
Adams
Boone
Brown
Bureau
Calhoun
Carroll
Cass
Champaign
Coles
De Kalb
De Witt
Douglas
Edgar
Ford
Fulton
Greene
Grundy
Hancock
Henderson
Henry
Iroquois
Jersey
Jo Daviess
Kane
Kendall
Knox
La Salle
Lee
Livingston
Logan
Macon
Marshall
Mason
McDonough
McLean
Menard
Mercer
Morgan
Moultrie
Ogle
Peoria
Piatt
Pike
Putnam
Rock Island
Sangamon
Schuyler
Scott
Stark
Stephenson
Tazewell
Vermilion
Warren
Whiteside
Winnebago
Woodford

INDIANA
Adams
Allen
Bartholomew
Benton
Blackford
Boone
Carroll
Cass
Clark
Clinton
De Kalb
Decatur
Delaware
Elkhart
Fayette
Fountain
Fulton
Grant
Hamilton
Hancock
Harrison
Hendricks
Henry
Howard
Huntington
Jay
Jennings
Johnson
Kosciusko
LaGrange
Lawrence
Madison
Marion
Marshall
Miami
Monroe
Montgomery
Noble
Orange
Putnam
Randolph
Rush
Scott
Shelby
St. Joseph
Steuben
Tippecanoe
Tipton
Union
Vermillion
Wabash
Warren
Washington
Wayne
Wells
White
Whitley

IOWA
All Counties

KANSAS
Atchison
Barton
Brown
Cheyenne
Clay
Cloud
Decatur
Dickinson
Douglas
Ellis
Ellsworth
Finney
Ford
Geary
Gove
Graham
Grant
Gray
Greeley
Hamilton
Haskell
Hodgeman
Jackson
Jewell
Johnson
Kearny
Kingman
Kiowa
Lane
Leavenworth
Lincoln
Logan
Marion
Marshall
McPherson
Meade
Mitchell
Nemaha
Ness
Norton
Osborne
Ottawa
Pawnee
Phillips
Pottawatomie
Pratt
Rawlins
Republic
Rice
Riley
Rooks
Rush
Saline
Scott
Sheridan
Sherman
Smith
Stanton
Thomas
Trego
Wallace
Washington
Wichita
Wyandotte

KENTUCKY
Adair
Allen
Barren
Bourbon
Boyle
Bullitt
Casey
Clark
Cumberland
Fayette
Franklin
Green
Harrison
Hart
Jefferson
Jessamine
Lincoln
Marion
Mercer
Metcalfe
Monroe
Nelson
Pendleton
Pulaski
Robertson
Russell
Scott
Taylor
Warren
Woodford

MAINE
Androscoggin
Aroostook
Cumberland
Franklin
Hancock
Kennebec
Lincoln
Oxford
Penobscot
Piscataquis
Somerset
York

MARYLAND
Baltimore
Calvert
Carroll
Frederick
Harford
Howard
Montgomery
Washington

MASS.
Essex
Middlesex
Worcester

MICHIGAN
Branch
Calhoun
Cass
Hillsdale
Jackson
Kalamazoo
Lenawee
St. Joseph
Washtenaw

MINNESOTA
Becker
Big Stone
Blue Earth
Brown
Carver
Chippewa
Clay
Cottonwood
Dakota
Dodge
Douglas
Faribault
Fillmore
Freeborn
Goodhue
Grant
Hennepin
Houston
Hubbard
Jackson
Kanabec
Kandiyohi
Kittson
Lac Qui Parle
Le Sueur
Lincoln
Lyon
Mahnomen
Marshall
Martin
McLeod
Meeker
Mower
Murray
Nicollet
Nobles
Norman
Olmsted
Otter Tail
Pennington
Pipestone
Polk
Pope
Ramsey
Red Lake
Redwood
Renville
Rice
Rock
Roseau
Scott
Sherburne
Sibley
Stearns
Steele
Stevens
Swift
Todd
Traverse
Wabasha
Wadena
Waseca
Washington
Watonwan
Wilkin
Winona
Wright
Yellow Medicine

MISSOURI
Andrew
Atchison
Buchanan
Cass
Clay
Clinton
Holt
Iron
Jackson
Nodaway
Platte

MONTANA
Beaverhead
Big Horn
Blaine
Broadwater
Carbon
Carter
Cascade
Chouteau
Custer
Daniels
Dawson
Deer Lodge
Fallon
Fergus
Flathead
Gallatin
Garfield
Glacier
Granite
Hill
Jefferson
Judith Basin
Lake
Lewis and Clark
Madison
McCone
Meagher
Missoula
Park
Phillips
Pondera
Powder River
Powell
Prairie
Ravalli
Richland
Roosevelt
Rosebud
Sanders
Sheridan
Silver Bow
Stillwater
Teton
Toole
Valley
Wibaux
Yellowstone

(continued)

TABLE AF101(1)—continued
HIGH RADON-POTENTIAL (ZONE 1) COUNTIES[a]

NEBRASKA
Adams
Boone
Boyd
Burt
Butler
Cass
Cedar
Clay
Colfax
Cuming
Dakota
Dixon
Dodge
Douglas
Fillmore
Franklin
Frontier
Furnas
Gage
Gosper
Greeley
Hamilton
Harlan
Hayes
Hitchcock
Hurston
Jefferson
Johnson
Kearney
Knox
Lancaster
Madison
Nance
Nemaha
Nuckolls
Otoe
Pawnee
Phelps
Pierce
Platte
Polk
Red Willow
Richardson
Saline
Sarpy
Saunders
Seward
Stanton
Thayer
Washington
Wayne
Webster
York

NEVADA
Carson City
Douglas
Eureka
Lander
Lincoln
Lyon
Mineral
Pershing
White Pine

NEW HAMPSHIRE
Carroll

NEW JERSEY
Hunterdon
Mercer
Monmouth
Morris
Somerset
Sussex
Warren

NEW MEXICO
Bernalillo
Colfax
Mora
Rio Arriba
San Miguel
Santa Fe
Taos

NEW YORK
Albany
Allegany
Broome
Cattaraugus
Cayuga
Chautauqua
Chemung
Chenango
Columbia
Cortland
Delaware
Dutchess
Erie
Genesee
Greene
Livingston
Madison
Onondaga
Ontario
Orange
Otsego
Putnam
Rensselaer
Schoharie
Schuyler
Seneca
Steuben
Sullivan
Tioga
Tompkins
Ulster
Washington
Wyoming
Yates

N. CAROLINA
Alleghany
Buncombe
Cherokee
Henderson
Mitchell
Rockingham
Transylvania
Watauga

N. DAKOTA
All Counties

OHIO
Adams
Allen
Ashland
Auglaize
Belmont
Butler
Carroll
Champaign
Clark
Clinton
Columbiana
Coshocton
Crawford
Darke
Delaware
Fairfield
Fayette
Franklin
Greene
Guernsey
Hamilton
Hancock
Hardin
Harrison
Holmes
Huron
Jefferson
Knox
Licking
Logan
Madison
Marion
Mercer
Miami
Montgomery
Morrow
Muskingum
Perry
Pickaway
Pike
Preble
Richland
Ross
Seneca
Shelby
Stark
Summit
Tuscarawas
Union
Van Wert
Warren
Wayne
Wyandot

PENNSYLVANIA
Adams
Allegheny
Armstrong
Beaver
Bedford
Berks
Blair
Bradford
Bucks
Butler
Cameron
Carbon
Centre
Chester
Clarion
Clearfield
Clinton
Columbia
Cumberland
Dauphin
Delaware
Franklin
Fulton
Huntingdon
Indiana
Juniata
Lackawanna
Lancaster
Lebanon
Lehigh
Luzerne
Lycoming
Mifflin
Monroe
Montgomery
Montour
Northampton
Northumberland
Perry
Schuylkill
Snyder
Sullivan
Susquehanna
Tioga
Union
Venango
Westmoreland
Wyoming
York

RHODE ISLAND
Kent
Washington

S. CAROLINA
Greenville

S. DAKOTA
Aurora
Beadle
Bon Homme
Brookings
Brown
Brule
Buffalo
Campbell
Charles Mix
Clark
Clay
Codington
Corson
Davison
Day
Deuel
Douglas
Edmunds
Faulk
Grant
Hamlin
Hand
Hanson
Hughes
Hutchinson
Hyde
Jerauld
Kingsbury
Lake
Lincoln
Lyman
Marshall
McCook
McPherson
Miner
Minnehaha
Moody
Perkins
Potter
Roberts
Sanborn
Spink
Stanley
Sully
Turner
Union
Walworth
Yankton

TENNESEE
Anderson
Bedford
Blount
Bradley
Claiborne
Davidson
Giles
Grainger
Greene
Hamblen
Hancock
Hawkins
Hickman
Humphreys
Jackson
Jefferson
Knox
Lawrence
Lewis
Lincoln
Loudon
Marshall
Maury
McMinn
Meigs
Monroe
Moore
Perry
Roane
Rutherford
Smith
Sullivan
Trousdale
Union
Washington
Wayne
Williamson
Wilson

UTAH
Carbon
Duchesne
Grand
Piute
Sanpete
Sevier
Uintah

VIRGINIA
Alleghany
Amelia
Appomattox
Augusta
Bath
Bland
Botetourt
Bristol
Brunswick
Buckingham
Buena Vista
Campbell
Chesterfield
Clarke
Clifton Forge
Covington
Craig
Cumberland
Danville
Dinwiddie
Fairfax
Falls Church
Fluvanna
Frederick
Fredericksburg
Giles
Goochland
Harrisonburg
Henry
Highland
Lee
Lexington
Louisa
Martinsville
Montgomery
Nottoway
Orange
Page
Patrick
Pittsylvania
Powhatan
Pulaski
Radford
Roanoke
Rockbridge
Rockingham
Russell
Salem
Scott
Shenandoah
Smyth
Spotsylvania
Stafford
Staunton
Tazewell
Warren
Washington
Waynesboro
Winchester
Wythe

WASHINGTON
Clark
Ferry
Okanogan
Pend Oreille
Skamania
Spokane
Stevens

W. VIRGINIA
Berkeley
Brooke
Grant
Greenbrier
Hampshire
Hancock
Hardy
Jefferson
Marshall
Mercer
Mineral
Monongalia
Monroe
Morgan
Ohio
Pendleton
Pocahontas
Preston
Summers
Wetzel

WISCONSIN
Buffalo
Crawford
Dane
Dodge
Door
Fond du Lac
Grant
Green
Green Lake
Iowa
Jefferson
Lafayette
Langlade
Marathon
Menominee
Pepin
Pierce
Portage
Richland
Rock
Shawano
St. Croix
Vernon
Walworth
Washington
Waukesha
Waupaca
Wood

WYOMING
Albany
Big Horn
Campbell
Carbon
Converse
Crook
Fremont
Goshen
Hot Springs
Johnson
Laramie
Lincoln
Natrona
Niobrara
Park
Sheridan
Sublette
Sweetwater
Teton
Uinta
Washakie

a. The EPA recommends that this county listing be supplemented with other available State and local data to further understand the radon potential of a Zone 1 area.

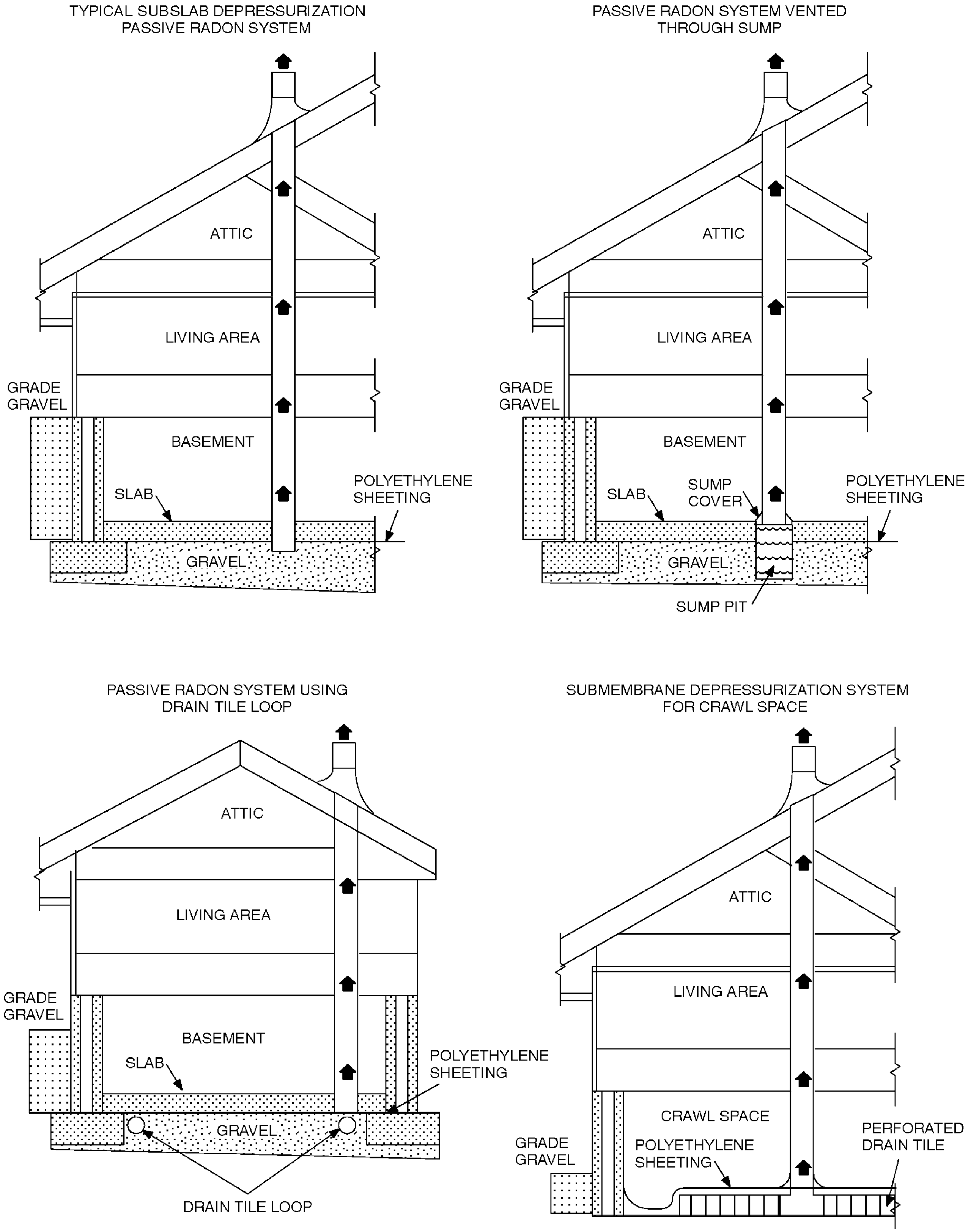


FIGURE AF102
RADON-RESISTANT CONSTRUCTION DETAILS FOR FOUR FOUNDATION TYPES

RADON GAS. A naturally occurring, chemically inert, radioactive gas that is not detectable by human senses. As a gas, it can move readily through particles of soil and rock, and can accumulate under the slabs and foundations of homes where it can easily enter into the living space through construction cracks and openings.

❖ A radioactive gas, radon occurs naturally. It is not detectable by sight, smell, or other human senses. As a gas, it can move readily through particles of soil, aggregate and small cracks and openings in foundation and slab-on-grade construction. It can accumulate under the slabs and foundations of homes where it can easily enter the living space through construction cracks and openings.

SOIL-GAS-RETARDER. A continuous membrane of 6-mil (0.15 mm) polyethylene or other equivalent material used to retard the flow of soil gases into a building.

❖ A membrane of 6-mil (0.15 mm) polyethylene is specifically identified as an acceptable material for retarding the flow of gas from the soil into a structure, if the polyethylene is applied in a continuous manner. Other membrane materials can aslo be used as soil-gas retarders if they provide equal or better protection.

SUBMEMBRANE DEPRESSURIZATION SYSTEM. A system designed to achieve lower submembrane air pressure relative to crawl space air pressure by use of a vent drawing air from beneath the soil-gas-retarder membrane.

❖ Where a basement or crawl space is present, this system can be used in much the same manner as a subslab depressurization system. Shown in Figure AF102, this method draws air from beneath the soil-gas-retarder membrane and vents it to the exterior of the building.

SUBSLAB DEPRESSURIZATION SYSTEM (Active). A system designed to achieve lower subslab air pressure relative to indoor air pressure by use of a fan-powered vent drawing air from beneath the slab.

SUBSLAB DEPRESSURIZATION SYSTEM (Passive). A system designed to achieve lower subslab air pressure relative to indoor air pressure by use of a vent pipe routed through the *conditioned space* of a building and connecting the subslab area with outdoor air, thereby relying on the convective flow of air upward in the vent to draw air from beneath the slab.

❖ One of several methods available for mitigating radon entry into a dwelling unit, this passive system uses the convective movement of air to remove radon from the area below the slab. Illustrated in Figure AF102, this method uses a vertical vent pipe between the subslab area and the exterior of the building to draw air from the subslab area to the outside. By use of a vent pipe routed through the *conditioned* space of a building that connects the subslab area with outdoor air, the system relies on the convective flow of air upward in the vent to draw air from beneath the slab.

SECTION AF103
REQUIREMENTS

AF103.1 General. The following construction techniques are intended to resist radon entry and prepare the building for post-construction radon mitigation, if necessary (see Figure AF102). These techniques are required in areas where designated by the *jurisdiction.*

❖ This section sets forth construction details designed to reduce radon movement from the soil to the interior of the building. Also see the four drawings in Figure AF102 that illustrate several basic construction methods for radon mitigation.

AF103.2 Subfloor preparation. A layer of gas-permeable material shall be placed under all concrete slabs and other floor systems that directly contact the ground and are within the walls of the living spaces of the building, to facilitate future installation of a subslab depressurization system, if needed. The gas-permeable layer shall consist of one of the following:

1. A uniform layer of clean aggregate, a minimum of 4 inches (102 mm) thick. The aggregate shall consist of material that will pass through a 2-inch (51 mm) sieve and be retained by a $^1/_4$-inch (6.4 mm) sieve.
2. A uniform layer of sand (native or fill), a minimum of 4 inches (102 mm) thick, overlain by a layer or strips of geotextile drainage matting designed to allow the lateral flow of soil gases.
3. Other materials, systems or floor designs with demonstrated capability to permit depressurization across the entire subfloor area.

AF103.3 Soil-gas-retarder. A minimum 6-mil (0.15 mm) [or 3-mil (0.075 mm) cross-laminated] polyethylene or equivalent flexible sheeting material shall be placed on top of the gas-permeable layer prior to casting the slab or placing the floor assembly to serve as a soil-gas-retarder by bridging any cracks that develop in the slab or floor assembly, and to prevent concrete from entering the void spaces in the aggregate base material. The sheeting shall cover the entire floor area with separate sections of sheeting lapped at least 12 inches (305 mm). The sheeting shall fit closely around any pipe, wire or other penetrations of the material. All punctures or tears in the material shall be sealed or covered with additional sheeting.

❖ An acceptable sheeting material must be installed on top of the gas-permeable base layer to serve as s soil-gas-retarder. See the definitions for gas-permeable layer and soil-gas-retarder in Section AF102.1. In accordance with the definition of soil-gas-retarder, the sheeting material is to be a minimum 6-mil (0.15 mm) polyethylene membrane or any other flexible sheeting that provides equivalent protection. The soil-gas-retarder resists the vertical flow of radon gas into the slab or other type of floor assembly. Therefore, the membrane must cover the entire floor area of the building, with joints adequately lapped and penetrations tightly sealed. Any tears, rips, or punctures are to be adequately repaired with additional sheeting material.

AF103.4 Entry routes. Potential radon entry routes shall be closed in accordance with Sections AF103.4.1 through AF103.4.10.

❖ This section identifies the various points at which radon may enter a building and specifies the appropriate methods for sealing or otherwise protecting the potential entry routes.

AF103.4.1 Floor openings. Openings around bathtubs, showers, water closets, pipes, wires or other objects that penetrate concrete slabs, or other floor assemblies, shall be filled with a polyurethane caulk or equivalent sealant applied in accordance with the manufacturer's recommendations.

❖ It is typical for a floor slab or other type of floor assembly to be penetrated by underslab or underfloor plumbing, mechanical and electrical components. Polyurethane caulk or an equivalent sealant material must be installed at all penetrations created by the passage of piping, vents, conduit, cable, or other items penetrating the floor. The sealant is to be installed in accordance with the recommendations of the manufacturer.

AF103.4.2 Concrete joints. All control joints, isolation joints, construction joints, and any other joints in concrete slabs or between slabs and foundation walls shall be sealed with a caulk or sealant. Gaps and joints shall be cleared of loose material and filled with polyurethane caulk or other elastomeric sealant applied in accordance with the manufacturer's recommendations.

AF103.4.3 Condensate drains. Condensate drains shall be trapped or routed through nonperforated pipe to daylight.

AF103.4.4 Sumps. Sump pits open to soil or serving as the termination point for subslab or exterior drain tile loops shall be covered with a gasketed or otherwise sealed lid. Sumps used as the suction point in a subslab depressurization system shall have a lid designed to accommodate the vent pipe. Sumps used as a floor drain shall have a lid equipped with a trapped inlet.

❖ A gasketed or sealed lid must be provided on any sump pit that serves as the end point for a subslab or exterior drain tile loop system. Such a lid is also required if the sump pit is open to the soil. The sump lid must be designed to accommodate the vent pipe where the sump is used as the suction point in a subslab decompression system. Where used as a floor drain, the sump pit lid is to be equipped with a trapped inlet.

AF103.4.5 Foundation walls. Hollow block masonry foundation walls shall be constructed with either a continuous course of *solid masonry*, one course of masonry grouted solid, or a solid concrete beam at or above finished ground surface to prevent the passage of air from the interior of the wall into the living space. Where a brick veneer or other masonry ledge is installed, the course immediately below that ledge shall be sealed. Joints, cracks or other openings around all penetrations of both exterior and interior surfaces of masonry block or wood foundation walls below the ground surface shall be filled with polyurethane caulk or equivalent sealant. Penetrations of concrete walls shall be filled.

❖ Where the foundation is made up of hollow masonry units, it is necessary to provide a means to prohibit the flow of air and potential soil gas within the cavities of the block masonry. Several methods are identified, including the use of solid masonry or solid-grouted masonry for a minimum of one course. The solid barrier must be located at or above the finished ground surface to prevent gases that enter the wall cavity from traveling up and into the living spaces. In those situations where a ledge for brick, stone, or other masonry material is provided, the barrier must be located directly below the ledge.

All penetrations, joints (including the joints where foundation walls meet concrete slab-on-grade construction), cracks and other openings that occur below ground level in masonry, concrete, wood and other types of foundation walls are to be filled with polyurethane caulk or a similar type of flexible sealant. The required penetration and opening protection must be provided on both the interior and exterior sides of the foundation walls.

AF103.4.6 Dampproofing. The exterior surfaces of portions of concrete and masonry block walls below the ground surface shall be dampproofed in accordance with Section R406.

❖ Dampproofing of the exterior surfaces of concrete and masonry block walls located below ground level must be done in accordance with the provisions of Section R406. A variety of methods are established for dampproofing concrete and masonry foundations.

AF103.4.7 Air-handling units. Air-handling units in crawl spaces shall be sealed to prevent air from being drawn into the unit.

Exception: Units with gasketed seams or units that are otherwise sealed by the manufacturer to prevent leakage.

❖ Unless sealed by the manufacturer or provided with gasketed seams to prevent leakage, air-conditioning systems located in crawl spaces must be field-sealed to eliminate the potential for air and gas to be drawn into the unit and distributed throughout the building.

AF103.4.8 Ducts. Ductwork passing through or beneath a slab shall be of seamless material unless the air-handling system is designed to maintain continuous positive pressure within such ducting. Joints in such ductwork shall be sealed to prevent air leakage.

Ductwork located in crawl spaces shall have seams and joints sealed by closure systems in accordance with Section M1601.4.1.

❖ Where ductwork passes through or is installed beneath a concrete floor slab, the ducts must be free of seams that may allow air and gas to enter the duct system. Seams are only permitted where it can be demonstrated that the air-handling equipment will maintain continuous positive pressure within the ducting. In such situations, the seams must be sealed to eliminate any air leakage.

The provision allows ductwork passing through a crawl space to have seams and joints, provided they are sealed by one of the methods prescribed in Section M106.4.1. This will allow the use of fibrous glass and seamed metal ducts and field-fabricated ductwork.

AF103.4.9 Crawl space floors. Openings around all penetrations through floors above crawl spaces shall be caulked or otherwise filled to prevent air leakage.

AF103.4.10 Crawl space access. Access doors and other openings or penetrations between *basements* and adjoining crawl spaces shall be closed, gasketed or otherwise filled to prevent air leakage.

❖ The provisions of Section R408.4 mandate a minimum of one 18-inch by 24-inch (457 mm by 610 mm) opening to access a crawl space. Section M1305.1.4 addresses access to under-floor mechanical equipment. Where such openings or any other access points to the crawl space are provided, the doors or panels must be closed and gasketed to create an airtight separation.

AF103.5 Passive submembrane depressurization system. In buildings with crawl space foundations, the following components of a passive submembrane depressurization system shall be installed during construction.

Exception: Buildings in which an *approved* mechanical crawl space ventilation system or other equivalent system is installed.

AF103.5.1 Ventilation. Crawl spaces shall be provided with vents to the exterior of the building. The minimum net area of ventilation openings shall comply with Section R408.1.

AF103.5.2 Soil-gas-retarder. The soil in crawl spaces shall be covered with a continuous layer of minimum 6-mil (0.15 mm) polyethylene soil-gas-retarder. The ground cover shall be lapped not less than 12 inches (305 mm) at joints and shall extend to all foundation walls enclosing the crawl space area.

❖ An acceptable sheeting material must be installed on top of the gas-permeable base layer to serve as a soil-gas-retarder. In accordance with the requirements of the definition of "Soil-gas-retarder" in Section AF102.1, the material is to be a minimum 6-mil (0.15 mm) polyethylene membrane or any other flexible sheeting that provides equivalent protection. The soil-gas-retarder resists the vertical flow of radon gas into the slab or other type of floor assembly. Therefore, the membrane must cover the entire floor area of the building, with joints adequately lapped and penetrations tightly sealed. Any tears, rips, or punctures are to be adequately repaired with additional sheeting material.

AF103.5.3 Vent pipe. A plumbing tee or other *approved* connection shall be inserted horizontally beneath the sheeting and connected to a 3- or 4-inch-diameter (76 or 102 mm) fitting with a vertical vent pipe installed through the sheeting. The vent pipe shall be extended up through the building floors, and terminate not less than 12 inches (305 mm) above the roof in a location not less than 10 feet (3048 mm) away from any window or other opening into the *conditioned spaces* of the building that is less than 2 feet (610 mm) below the exhaust point, and 10 feet (3048 mm) from any window or other opening in adjoining or adjacent buildings.

AF103.6 Passive subslab depressurization system. In *basement* or slab-on-grade buildings, the following components of a passive subslab depressurization system shall be installed during construction.

AF103.6.1 Vent pipe. A minimum 3-inch-diameter (76 mm) ABS, PVC or equivalent gas-tight pipe shall be embedded vertically into the subslab aggregate or other permeable material before the slab is cast. A "T" fitting or equivalent method shall be used to ensure that the pipe opening remains within the subslab permeable material. Alternatively, the 3-inch (76 mm) pipe shall be inserted directly into an interior perimeter drain tile loop or through a sealed sump cover where the sump is exposed to the subslab aggregate or connected to it through a drainage system.

The pipe shall be extended up through the building floors, and terminate at least 12 inches (305 mm) above the surface of the roof in a location at least 10 feet (3048 mm) away from any window or other opening into the *conditioned spaces* of the building that is less than 2 feet (610 mm) below the exhaust point, and 10 feet (3048 mm) from any window or other opening in adjoining or adjacent buildings.

AF103.6.2 Multiple vent pipes. In buildings where interior footings or other barriers separate the subslab aggregate or other gas-permeable material, each area shall be fitted with an individual vent pipe. Vent pipes shall connect to a single vent that terminates above the roof or each individual vent pipe shall terminate separately above the roof.

❖ An individual vent pipe is required for each unique under-slab area that defines a separate gas-permeable layer, such as those spaces separated by interior footings. The vent pipes may terminate individually above the roof or may be connected to a single vent. Also see the definition for "Gas-permeable layer" in Section AF102.1 and its commentary.

AF103.7 Vent pipe drainage. Components of the radon vent pipe system shall be installed to provide positive drainage to the ground beneath the slab or soil-gas-retarder.

❖ The manner of installation of a radon vent pipe system must be such that positive drainage is created to the ground beneath the floor slab or soil-gas-retarder.

AF103.8 Vent pipe accessibility. Radon vent pipes shall be accessible for future fan installation through an *attic* or other area outside the *habitable space*.

Exception: The radon vent pipe need not be accessible in an *attic* space where an *approved* roof-top electrical supply is provided for future use.

AF103.9 Vent pipe identification. Exposed and visible interior radon vent pipes shall be identified with not less than one *label* on each floor and in accessible *attics*. The *label* shall read: "Radon Reduction System."

❖ Interior vent pipes installed as a portion of the radon venting system must be adequately identified to reduce the potential for improper use or modification of the venting system. The identification is required for every floor level and in all accessible attics where the radon vents are exposed and visible. At a minimum, the identification label must state: "Radon Reduction System."

AF103.10 Combination foundations. Combination *basement*/crawl space or slab-on-grade/crawl space foundations shall have separate radon vent pipes installed in each type of foundation area. Each radon vent pipe shall terminate above the roof or shall be connected to a single vent that terminates above the roof.

❖ Where the design of the structure combines a basement with a crawl space foundation, or a slab-on-grade floor with a crawl space foundation, separate radon vent pipes are to be provided for each individual type of foundation system. The vent piping must extend above the roof, either as individual vent terminations or as a single vent termination connected to the multiple vents.

AF103.11 Building depressurization. Joints in air ducts and plenums in un*conditioned spaces* shall meet the requirements of Section M1601. Thermal envelope air infiltration requirements shall comply with the energy conservation provisions in Chapter 11. Fireblocking shall meet the requirements contained in Section R302.11.

AF103.12 Power source. To provide for future installation of an active submembrane or subslab depressurization system, an electrical circuit terminated in an *approved* box shall be installed during construction in the *attic* or other anticipated location of vent pipe fans. An electrical supply shall also be accessible in anticipated locations of system failure alarms.

❖ It is possible that a passive depressurization system will be converted to an active system at some future time. In anticipation of such an occurrence, an electrical circuit must be provided to an approved box. The box should be located in the attic or other location that provides access to the vent pipe fans and an access opening to the location must be provided. This section provides specific minimum dimensions for the access opening. An additional electrical supply must be provided at the anticipated future locations of system failure alarms.