

RADON MITIGATION



Section AF103.6 Passive subslab depressurization system.

In basements or slab-on-grade buildings, the following components of a passive subslab depressurization system shall be installed during construction.

A minimum 3-inch diameter 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 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 above the surface of the roof in a location at least 10 feet away from any window or other opening into the conditioned spaces of the building that is less than 2 feet below the exhaust point, and 10 feet from any window or other opening in adjoining or adjacent buildings.

Section 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.

Crawl spaces shall be provided with vents to the exterior of the building. The minimum net area of ventilation opening shall not be less than 1 square foot for each 150 square feet of under-floor space area, unless the ground surface is covered by a Class I vapor retarder material. When a Class I vapor retarder material is used, the minimum net area of ventilation openings shall not be less than 1 square foot for each 1,500 square feet of under-floor space area. One such ventilating opening shall be within 3 feet of each corner of the building.

A plumbing tee or other approved connection shall be inserted horizontally beneath the sheeting and connected to a 3-or-4-inch diameter fitting with a vertical vent pipe installed through the sheeting. The vent pipe shall be extended up through the building floors, and terminate at least 12-inches above the roof in a location at least 10 feet away from any window or other opening into the conditioned spaces of the building that is less than 2 feet below the exhaust point, and 10 feet from any window or other opening in adjoining or adjacent buildings.