


BC BUILDING CODE INTERPRETATION COMMITTEE

A joint committee with members representing
AIBC, EGBC, BOABC

File No: 18-0283

INTERPRETATION

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Interpretation Date:	October 17, 2023
Building Code Edition:	BC Building Code 2018, Book II: Plumbing Systems (BCPC) and BC Building Code Book I: General
Subject:	Connection of Condensate Drains to a Drainage System
Keywords:	Condensate Drain, Indirect / Direct Connection,
Building Code Reference(s):	2.4.2.1.(1)(e)(vi), 2.4.2.1.(1)(d) of the BCPC
Question:	<ol style="list-style-type: none">1. Can a condensate drain from a Heat Recovery Ventilator (HRV) unit be directly connected to a sanitary drainage system?2. Can a condensate drain from a condensing boiler be directly connected to a sanitary drainage system?
Interpretation:	<ol style="list-style-type: none">1. No. <p>Clause 2.4.2.1.(1)(d) permits fixtures or appliances that discharge only clear-water waste, such as an HRV unit, to be directly connected to a storm drainage system. However, if the choice was made to connect this drain to a sanitary drainage system, an indirect connection would be required to comply with Subclause 2.4.2.1.(1)(e)(vi).</p>2. No. <p>Subclause 2.4.2.1.(1)(e)(vi) would also require an indirect connection for the drain from a condensing boiler. The condensate from a condensing boiler would not be considered clear-water waste and therefore would not be able to discharge to a storm drainage system.</p>  <hr/> <p>Patrick Shek, P.Eng., CP, FEC, Committee Chair</p>

The views expressed are the consensus of the joint committee with members representing AIBC, EGBC and BOABC, which form the BC Building Code Interpretation Committee. The Building and Safety Standards Branch, Province of BC and the City of Vancouver participate in the committee's proceedings with respect to interpretations of the BC Building Code. The purpose of the committee is to encourage uniform province wide interpretation of the BC Building Code. These views should not be considered as the official interpretation of legislated requirements based on the BC Building Code, as final responsibility for an interpretation rests with the local *Authority Having Jurisdiction*. The views of the joint committee should not be construed as legal advice.