



If the appliance serves rooms beyond the one it sits in, mark it permanently: unique identification and the area served, on the unit and in the schedule.

Original Masterbuild PE packet from Daily Code Talk on 2024 IMC 304.12. Confirm the adopted edition. This is not a controls design and not a zoning map. A rooftop unit that cools three tenant suites with no ID and no area-served note is the inspection comment after the ceiling is closed.

What to mark

☐ **On the unit and in the schedule. One without the other is half a mark.**

Unique ID plus area served. The tag on the cabinet has to match the mechanical schedule. A Sharpie on the filter door that does not match M-601 is not 304.12.

☐ **It applies when the appliance serves areas beyond the room it sits in.**

A water heater that only serves the room it sits in is not this section. A rooftop unit, a closet air handler, or a boiler that feeds other floors is. Write the floors or suites. "Building" is not an area served.

☐ **The load file, the schedule, and the tag have to tell the same story.**

IMC 312 wants a recognized load method. 304.12 wants the installed unit to name what it actually serves. If the schedule tons do not match the load file, that is a different comment — and a different packet.

The fail we see first

Four identical RTUs, no tags, tenant on the third floor has no cooling, and the inspector asking which unit serves which. Relabel under a TCO is more expensive than a schedule note.

What to send

Whether the unit serves more than the room it sits in, the schedule if you have it, and how the unit is tagged in the field.

Send the comments. Not the County guideline.

Folio (does it start with 30?), process or UP number, and the comments PDF. Masterbuild will say which row is actually open.

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Masterbuild provides engineering services under a written scope. Nothing in this packet is a load calculation, a controls sequence, or a representation about passing. Confirm adopted IMC 304.12. This is not legal advice.