



Renton Regional Fire Authority

Guidelines for Permanent Closure of Underground Residential Heating Oil Tanks

REFERENCES:

International Fire Code
Washington Fire Code Amendments
International Mechanical Code
Washington State Department of Ecology Guidelines

DEFINITIONS:

Underground Residential Heating Oil Tank (URHOT): An underground tank and associated piping designed to supply fuel oil for residential heating. See reference material for other definitions.

IMPACT:

Underground tanks out of service for one year or more must be removed or abandoned in place.

GUIDELINES:

An International Fire Code Permit and payment of the associated permit fee are required to remove or abandon in place an underground residential heating oil tank (URHOT).

Completed application (please include both pages) and the required documentation per the guidelines below may be emailed to permits@rentonrfa.org. Once the submittal is accepted, a payment portal link will be provided. Alternatively, the completed application, required documentation, and permit fee may be submitted in person at Fire Station 14, 1900 Lind Avenue SW in Renton. Permit counter is open Monday-Friday, 7:30 a.m. to 4:00 p.m. Closed on holidays. Permits are valid for six (6) months after issuance.

The submittal package must contain an 8.5" x 11" not-to-scale plan view sketch of the URHOT that includes:

- A. The location of the tank and piping relative to the property lines.
- B. Tank size in gallons.
- C. The last known contents of the tank.
- D. Building locations.
- E. Address of the property.
- F. Name of the property owner.
- G. Day and night contact phone for the property owner.
- H. Date and a signature of the person who made the sketch.

Note: Any history of tank or piping leakage must be declared at the time of application.

The owner may remove the tank from the ground or abandon the tank in place. It is recommended that all tanks be removed from the ground since removal ensures that ground contamination is not present. Owners who abandon a tank in place may be required by future buyers, lenders, or real estate officials to later remove the tank that has been abandoned. Tanks located in Aquifer Zone 1 are recommended to be removed. A state licensed contractor or company is recommended to either abandon or remove the tank and to provide certification.



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Removing the Tank

Caution: If the tank is near a building or other structure, abandonment in place is recommended.

When removing a tank from the ground, the following requirements apply:

1. Contents of the tank must be removed.
2. The tank must be rinsed clean.
3. Waste from cleaning must be disposed of properly.
4. All piping must be capped.
5. Inert the tank prior to removing (use dry ice).
6. Remove the tank.
7. Deliver the tank to an approved site and retain a receipt.
8. Look and smell for the presence of fuel or waste in the soil.
9. If contamination is suspected, secure the site and contact the Washington State Department of Ecology.
10. Fill the hole with clean fill material.
11. For your own records, photograph the process.

Abandoning the Tank

It is not recommended that an owner abandon their tank in place without assistance of an underground tank contractor licensed by the International Code Council or the State of Washington to decommission tanks.

To abandon a tank in place, the following guidelines shall be followed:

Caution: Tanks suspected of leaking shall be removed from the ground rather than abandoned in place. Soil remediation may be required by the Washington State Department of Ecology.

1. Contents of the tank must be removed.
2. The tank must be rinsed clean.
3. Waste from cleaning must be disposed of properly.
4. All piping must be capped.
5. Only approved fill materials shall be used: an inert solid material, such as cement slurry or foam.
6. Cap all openings to the tank, including piping.

Questions regarding these Guidelines should be directed to:

**Renton Regional Fire Authority
425-276-9580**