



HEATED DRIVEWAY

1908 Callaway Dr | Heber City, Utah 84032



New hydronic snowmelt system - completed September 2026

Designed and installed by Radiant Heating Company

2,100 SF

HEATED DRIVEWAY

310,000

BTU/HR LOAD

340,000

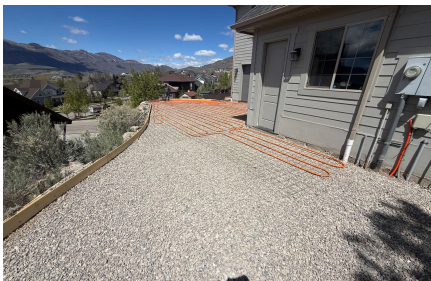
BTU/HR CAPACITY

132

BTU/SF OUTPUT

Designed for serious Utah winter conditions

The installer calculated a 310,000 BTU/hr load for approximately 2,100 square feet of heated driveway. Two boilers provide 340,000 BTU/hr of capacity, delivering approximately 132 BTU per square foot - above the installer's stated 120 BTU/sf residential recommendation.



INSTALLATION PHOTOS - RADIANT TUBING PRIOR TO CONCRETE PLACEMENT



SYSTEM DETAILS + WARRANTY

Installer-provided specifications for the snowmelt system at 1908 Callaway Dr

Snowmelt performance

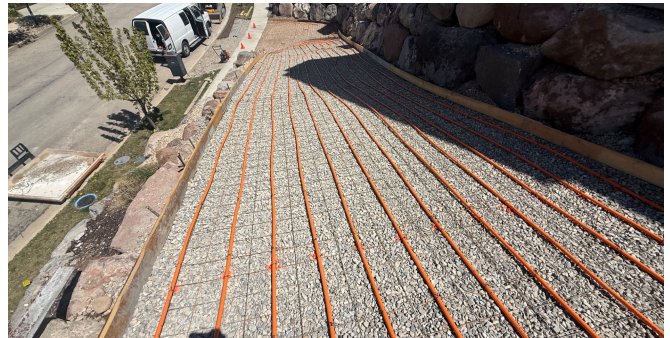
Melting capacity varies with temperature, wind speed and snow density. At approximately 20 F with 10 mph wind, the installer estimates a 4-inch slab can warm about 8 F per hour. Once the driveway rises above freezing, expected snowmelt is approximately 1-2 inches per hour.

Three control methods

- Automatic snow sensor - activates when snowfall is detected.
- Smart switch - compatible with a smart plug for phone control.
- Manual timer - physical timer built into the control board.

Warranty summary

- Radiant Heating Company snowmelt system: 1-year limited warranty, Sep 11, 2026 - Sep 11, 2027.
- Laars FT Boiler: 5-year limited parts warranty; 10-year limited heat exchanger warranty.
- Laars Indirect Fired Water Heater: limited lifetime tank/heat exchanger; 6-year limited parts warranty.
- Roth Radiant Tubing: 25-year limited warranty.
- Snow Sensor: 2-year limited warranty.



BUYER ORIENTATION AVAILABLE

Radiant Heating Company welcomes the purchaser to contact them for a system walkthrough and an infrared-camera demonstration of the snowmelt system in operation.

Tricia Tellez

Radiant Heating Company

385-209-5928

www.radiantheatingco.com