

ELECTRICAL SYSTEM

TROUBLESHOOTING GUIDE

COMMON PROBLEMS	POSSIBLE CAUSE	SOLUTIONS
OUTLET NOT WORKING	BREAKER TRIPPED	RESET BREAKER*
GARAGE DOOR OPENER NOT WORKING	BREAKER TRIPPED WIRING ISSUE (NOT DONE BY LEC)	RESET BREAKER* CALL GARAGE DOOR INSTALLER
RECESS LIGHTING RANDOMLY TURNS OFF	BULB WATTAGE TOO HIGH INSULATION COVERING THE CAN	REPLACE WITH A LOWER WATTAGE BULB CALL LEC
LIGHTS DIMMING	AIR CONDITIONER STARTING TURNING ON AN APPLIANCE (including irons and vacuums)	NORMAL NORMAL
LIGHTS NOT WORKING	FAULTY BULB BREAKER TRIPPED	REPLACE BULB RESET BREAKER*
POWER LOSS TO A PORTION OF THE HOUSE	POWER COMPANY IF NOT THE POWER COMPANY	CALL POWER COMPANY CALL LEC
SMOKE / CARBON MONOXIDE DETECTORS SOUNDING OR CHIRPING	LOW BATTERY LOSS OF POWER BREAKER TRIPPED EXCESS DUST BUILD-UP SMALL INSECTS	REPLACE BATTERY^ SHOULD STOP WHEN POWER RETURNS RESET BREAKER* VACUUM CLEAN APPLY INSECT SPRAY AND CLEAN
DISHWASHER NOT WORKING	NOT PLUGGED IN BREAKER TRIPPED	PLUG IN RESET BREAKER*
DISPOSAL NOT WORKING	NOT PLUGGED IN RESET BUTTON TRIPPED BREAKER TRIPPED	PLUG IN PRESS RESET BUTTON ON DISPOSAL RESET BREAKER*
RED LIGHT ON BREAKER STAYS ON	COSMETIC FIRMWARE ISSUE	NORMAL
RING CAMERA NOT WORKING	RING APP SETUP INCORRECTLY	CALL RING
HVAC ISN'T WORKING	THERE IS POWER TO THERMOSTAT IF THERE IS NO POWER TO THE THERMOSTAT	CALL HVAC COMPANY CALL LEC

*RESETTING BREAKERS

All of the breakers are located in your panel box, either in the garage or outside your home.

To Reset: First, ensure that everything on the circuit is unplugged and all switches are in the off position. Then switch the breaker to the off position and then flip back to the on position.

If the breaker continues to trip: Please call us and we can schedule an appointment to assist you!

^SMOKE & CARBON MONOXIDE DETECTORS

To replace the battery: After opening the door located on either the front or side of the unit, remove battery and replace. If the battery is located in the back of the unit, turn detector counter-clockwise and remove. Unplug the power plug and replace battery.

If chirping continues: Once removing the battery and power plug, hold the test button until sound stops. Then replace battery and reinstall.

NEED ADDITIONAL SUPPORT?

CALL: 864.334.5471 • LANEHART.COM

KITCHEN ISLAND RECEPTACLE CHANGES



864.334.5471



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WHAT'S CHANGED?

As of the **2023 National Electric Code (NEC)** update that is now being put into effect:

Kitchen island and peninsula receptacle outlets are no longer mandatory.

Previously, outlets were required based on countertop size. Now, installation is optional – but with some important provisions.

WHY THIS CHANGE?

Safety First!

The **NEC** made this change after reviewing data showing injuries caused by cords hanging from low receptacles, especially affection children and pets.

Removing the requirement for outlets below countertops prevents dangerous tip-overs of hot appliances like coffee makers and toasters.

SO WHATS REQUIRED NOW?

Even though receptacles are optional, builders must still provide a pathway (conduit or cable) for future outlet installation. This makes it easier and less invasive to add one later, should you choose to do so.

CAN I STILL HAVE AN OUTLET ON MY ISLAND?

Absolutely! You have two safe, code-compliant options:

1. Install outlets above the countertop (within 20 inches).
2. Install flush receptacle assemblies within the countertop surface (UL-listed for the purpose).

Not allowed anymore: Outlets installed on the cabinet face below the countertop.

REASSURANCE FOR HOMEOWNERS

We understand this may feel like a step back in convenience – but the new code now favors safety and flexibility!

- Improved safety for children, pets, and all family members.
- Future-proofing built in – wiring pathways allow outlets to be added later.
- Cleaner island designs are now possible without unsightly cords or outlets!

QUESTIONS OR CONCERNS?

Your builder or licensed electrician can walk you through your options and help you make the best decision for your lifestyle and kitchen layout.

****This flyer is based on the 2023 NEC. Always check with your local building department for specific adoption timelines and amendments****

GFCI BREAKERS AND APPLIANCE COMPATIBILITY

WHY IS YOUR NEW DRYER OR RANGE TRIPPING A GFCI BREAKER?

New electrical codes require GFCI protection for many 240-volt appliances, like dryers and ranges. While this improves safety, it may cause unexpected tripping of the breaker.

Many appliances are factory-configured for older 3-wire setups with a neutral-to-ground bond inside. This configuration creates a conflict with modern 4-wire GFCI-protected systems and causes the breaker to trip.

This is a known and common issue during transitions to modern code-compliant systems!

WHAT YOU SHOULD DO!

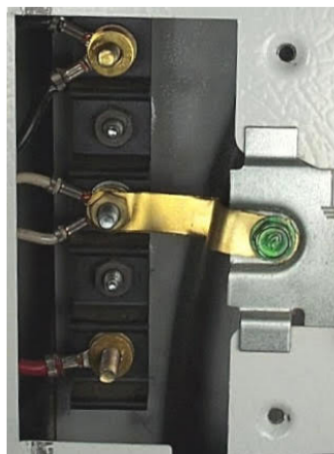
Do **NOT** attempt to modify your appliance.

Please contact a qualified appliance technician to evaluate and adjust the appliance wiring safely and correctly. Ensuring correct configuration is critical for proper operation and code compliance. Manufacturers or a licensed professional can guide the next steps safely.

GFCI BREAKER EXAMPLE:



FACTORY BONDED NEUTRAL TO GROUND EXAMPLE:



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