

TOILET ROOMS - GENERAL

1. GENERAL

1.01 This section outlines suggestions for the general treatment and finishes of toilet rooms and the factors to be considered in their planning in telephone buildings.

1.02 The practice is reissued and the text generally revised to provide additional recommendations for lighting, treatment of walls and floors and the ventilation of toilet rooms.

1.03 Variations from the recommendations may be required by local ordinances, or may be necessary in large headquarters buildings or small offices in outlying areas, where special conditions are not unusual.

1.04 Typical toilet room layouts including mounting heights of the fixtures and various toilet room accessories are outlined in B.S.P. Section H24.510, Toilet Room Fixture Spacings. The requirements for the various fixtures and accessories based upon the number of persons assigned to their use, are covered in B.S.P. Section H24.520, Number of Fixtures Required in Toilet Rooms. Suggestions as to types of plumbing fixtures and fittings are described in B.S.P. Section H34.150, Plumbing Fixtures in Toilet Rooms and House Service Closets.

2. LOCATION

2.01 Toilet rooms are generally located as far as practicable, in or adjoining the core or the stair area of the building. In addition to the desirability of this location from the standpoint of accessibility for building personnel, it is generally considered a location which will offer a minimum of interference with future equipment growth.

2.02 Locations opening directly into equipment areas, or where equipment aisles are used as passageways to toilets, are avoided where practicable, to reduce the exposure of the equipment to lint and dirt.

2.03 It is considered advisable not to locate toilet rooms above equipment space or where a leak in the piping or fixture overflow may result in damage to the equipment. The arrangement of toilet rooms one above another, where feasible, provides the most economical and practical method of plumbing, and with toilets on successive floors the probability of damage

from leaking water is reduced. Where it is necessary to locate toilet rooms above equipment space the floor area is treated as outlined in Part 3.

2.04 Where men's and women's toilet rooms are adjacent on the same floor, the entrances are located as remote from each other as practicable to afford maximum privacy.

3. WATERPROOFING

3.01 The floors of toilet rooms above equipment areas, and in other locations where it is considered advisable, are made watertight to minimize the hazard of overflow or leaks. In general, applied waterproofing compounds are not recommended for this purpose because of the possibility of cracks developing in the floor slab. Experience indicates that the application of a continuous rustless metal pan directly to the structural floor slab provides a more satisfactory waterproofing treatment. Pans are constructed of sheet lead, soft sheet copper or like material, and are extended over the entire area of the toilet room floor including adjacent piping space.

3.02 Floor drains installed in toilet rooms with waterproofed floors are preferably discharged into a service sink or similar open receptacle to avoid the problem of dry traps and the possible backflow from the sewerage system. To minimize the possible accident hazard and for appearance, it is considered advisable to locate floor drains out of the general path of travel.

3.03 In toilet rooms where the provision of floor drains is not practicable, consideration is given to the use of exterior wall scuppers.

4. WATER SUPPLY CONTROL

4.01 To provide for emergency and maintenance conditions water supply branches to each toilet room are equipped with shut-off valves located in an accessible place and suitably designated. In larger toilet rooms it is considered advisable to provide shut-off valves within or adjacent to the immediate area and readily accessible in emergency and for maintenance.

5. VENTILATION

5.01 The requirements for the ventilation of toilet rooms are usually determined by local or state ordinances and the procedures recommended in this section are for the general consideration of the problem.

5.02 Natural ventilation, through windows opening to outside air, is generally provided for toilet rooms in smaller buildings and in other buildings where adequate window area is available. However, the ventilation of toilet rooms involves the process of exhausting air in addition to air supply, and under conditions of limited ventilating area, undesirable window location and in cold climates, natural ventilation is not entirely satisfactory.

5.03 For toilet room windows opening to the outside and where uniform appearance is a factor, it is suggested that consideration be given to the use of fine mesh inside screens rather than obscure glass.

5.04 Skylights are considered equivalent to a window for ventilation purposes when provided with fixed or movable louvers with openings of the net openable area required of the window.

5.05 Mechanical exhaust systems are generally provided for toilet rooms where ventilation by natural means is not practicable. For larger toilet rooms and where appearance is controlling, duct systems are installed with the vent stack extended through the roof. Toilet ventilating systems are entirely independent of other building ventilating systems. Low speed window exhaust fans are also considered for toilet rooms where acceptable. Louver openings in walls or doors for positive draft in connection with mechanical exhaust systems are not generally desirable and are often prohibited under local ordinance.

6. LIGHTING

6.01 Sufficient illumination is provided for easy visibility of all parts of the toilet room including the compartment area. With the provision of adequate ceiling lighting and planned light distribution, supplemental lighting, as for example at mirrors and wash basin areas, is not generally required.

6.02 For toilet rooms having outside windows, the lighting requirements are determined with consideration of the amount of daylight provided, particularly in buildings where the toilet room is used only during daylight hours.

6.03 In smaller toilet rooms having high ceilings it is considered desirable to have the lighting fixtures at a level which permits ready maintenance. The lowered light source also tends to reduce the high ceiling effect in these locations. Wall mounted fixtures, if otherwise acceptable, are recommended to avoid the use of the long pendants of ceiling hung fixtures.

7. VESTIBULES AND STALLS

7.01 Toilet rooms having more than one toilet are provided with entrance vestibules to screen the interior from view, except where the room layout or location does not require a screened entrance. A women's toilet accessible from adjoining lounge or locker room, or a men's toilet in the basement or opening directly into a room occupied only by men, do not require vestibule entrances.

7.02 Where not required to be ceiling high the vestibule partition is generally of the same material as the toilet stalls. The partition is preferably not less than six feet high and two feet wider than the entrance door where space permits.

7.03 Stall partitions of marble are generally considered for use in larger buildings where special treatment is desired. In addition to their pleasing appearance, they provide a permanent partition which is readily maintained.

7.04 Flush type metal stall partitions with baked enamel or porcelain finishes have also proven satisfactory and are used where the cost of marble does not appear to be justified.

7.05 Wood type stalls are suggested for use in leased quarters and in smaller toilet rooms where acceptable.

Doors

7.06 Toilet stall doors and doors in stall height vestibule partitions are usually flush type and of wood or metal. Wood doors are generally used with marble or wood stalls and metal stall and vestibule partitions are equipped with metal doors.

7.07 Where it is considered desirable, vision openings are provided in vestibule doors.

Hardware

7.08 Hardware for toilet rooms is generally of chromium plated cast bronze. For toilet rooms in small offices or leased quarters, less

expensive hardware of chromium plated wrought bronze is considered satisfactory.

7.09 Toilet stall doors are equipped with coil spring or gravity hinges arranged to hold the door open when the stall is unoccupied. More reliable operation is obtained where two spring hinges are used with each door rather than a single spring hinge and a pivot hinge. A combination coat hook and rubber tipped bumper, and a latch are normally provided on the stall side of each door.

7.10 Vestibule doors are equipped with coil springs or gravity hinges arranged to return the door to the closed position. Push plates and pull handles are provided as required.

7.11 Service sink stall doors are equipped with coil spring or gravity hinges arranged to return the door to the closed position. Pull handles are provided and where locking is required cylinder locks are generally used.

8. TOILET ROOM FINISHES

Walls and Wainscot

8.01 Walls are generally finished with plaster above a vitreous tile, ceramic glazed tile or marble wainscot, stall partition high. An alternate wainscot height of 4'-0" to 4'-6" permits the installation of mirrors and towel dispensers directly on the cap without scribing the wainscot. Projecting caps are not recommended and all free edges of the wainscot should be rounded.

8.02 Where a toilet room is designed for future extension, consideration is given to omission of wainscot treatment of the wall to be removed. In toilet rooms which due to the building layout are considerably larger than necessary for the number of fixtures required, the wainscot treatment is limited to the general area of the fixtures.

8.03 An alternative treatment for toilet room walls is the use of structural hollow clay tile partitions having a glazed surface finish. This treatment provides an easily maintained permanent surface finish from floor to ceiling. The use of structural tile is considered for appropriate locations and where the relative cost is not inconsistent with plastered walls and tile wainscot. Additional information in regard to color and surface quality

ranges is outlined B.S.P. H32.378, Interior Finish of Rooms in Central Office Buildings.

8.04 In smaller buildings in outlying areas where the unit cost of tile or marble may be relatively high, wainscot is generally provided only at the rear of wash basins and urinals.

8.05 The walls of rooms having one toilet are plastered and a vitreous tile or ceramic glazed tile wainscot is generally provided, particularly on walls adjacent to wash basins and urinals. Alternate wainscot finishes of materials used in domestic installations are not considered sufficiently impervious for easy maintenance and permanence.

Ceilings

8.06 In general, toilet room ceiling finishes are similar to the finish of equipment room ceilings in central office buildings. The ceiling structure is formed to provide reasonably smooth exposed concrete surfaces which are painted.

8.07 In the arrangement of toilet rooms one above another the exposed piping at the ceiling is covered with insulation as required and both covered and uncovered piping is painted with the ceiling.

Floors and Base

8.08 Toilet room floors are generally level with adjacent floors to eliminate tripping hazard, for convenience and to permit the passage of mop trucks where used. This condition may be obtained normally by using wall type fixtures or by exposing waste piping on the ceiling below where one toilet room is above another or over the basement.

8.09 Unglazed tile of highly vitreous composition and terrazzo are generally used for floor finishes. Terrazzo surfaces have a tendency toward staining and pitting and are not as readily repaired as the tile surfaces. Traffic marks are more apparent on extremely light finishes and the extremely dark shades of terrazzo tend to change color in traffic lanes.

8.10 In general, bases are of the same material as the floor finish. Where glazed structural tile walls are used, base units of the same material in a darker shade are considered.

SECTION H24.501

8.11 Tile or marble plinths are suggested for door openings trimmed with wood.

8.12 A non-slip rustless metal door saddle is provided at each toilet room door. Where marble is used for the toilet stalls or wainscot, door saddles of the same material are considered.

8.13 Floors of rooms having one toilet should be as non-absorptive as practicable consistent with the cost justifiable under the conditions. Asphalt tile or linoleum, with rubber base are generally satisfactory. Asphalt tile is suggested for toilet rooms on ground floors as being less impervious to moisture from the ground. Wood or concrete are not considered sufficiently impervious from a sanitation standpoint.