

K N O W T H E C O D E S

**14 KEY
CODE ISSUES
FOR THE
ACCESSIBLE
BATHROOM**

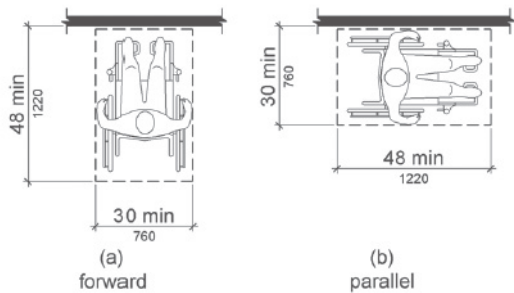


CODE + ACCESSIBILITY

Adhering to ADA, ANSI A, ANSI B and California Title 24 has the added benefit of creating an accessible home. *This is a summary key **ADA specifications** that impact Accessibility. These should not be viewed or used as building code.*

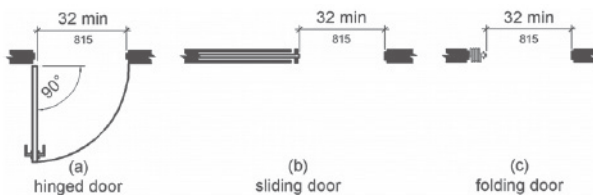
1 ENTRYWAY APPROACH

The clear floor or ground space shall be 30 inches minimum by 48 inches minimum. Clear floor or ground space shall be positioned for either forward or parallel approach to an element (**ADA 305.3 Size, ADA 305.5 Position**).



2 BATHROOM DOORWAY

The most common form of entry is a door that swings into the room. This is still an alternative if there is ample room to maneuver a wheelchair while entering and exiting the bathroom (see description of *clear space*, item no. 5 in this article). A better alternative is a pocket door, which has no space consideration. For a swinging door, the door frame should be 36 inches wide so, when open at 90 degrees, there is 32 inches of clear space (**ADA 404.2.3 Clear Width**).



3 DOORWAY THRESHOLDS

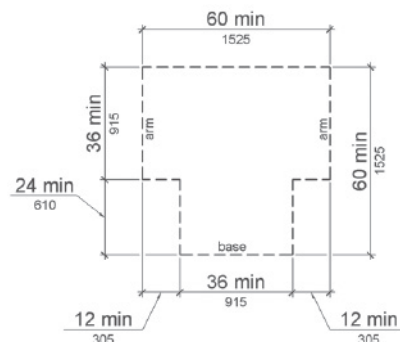
If possible, doorway thresholds should be avoided. However, if an existing or altered threshold is used, it should be no more than 3/4 inch in height and beveled at a grade no steeper than 1:2 (inches) (**ADA 404.2.5 Thresholds/Exception**).

4 BATHROOM DOOR

The bathroom door itself should be able to open with a maximum of 5 lbs. pressure and not require tight grasping, pinching, or twisting of the wrist (**ADA 309.4 Operation**). Its handle should be mounted between 34 and 48 inches above the finished floor (**ADA 404.2.7 Door and Gate Hardware**).

5 CLEAR SPACE

The space required within the bathroom for wheelchair or otherwise restricted maneuvering—is defined as a 60 inch square space that allows a full 180 degree turn free of any interruption by bathroom fixtures, partitions, or open doors or drawers. Alternately, clear space can be configured for a T-shaped space, as shown here (**ADA 304 Turning Space**).



6 FIXTURES

Fixtures throughout the bathroom should be usable by the left or right hand with equal ease. Lever-style door handles and faucets should be used because they are much easier to operate by a person with limited strength or dexterity (**ADA 309 Operable Part, ADA 604.9.5 Flush Controls**).

7 SINKS

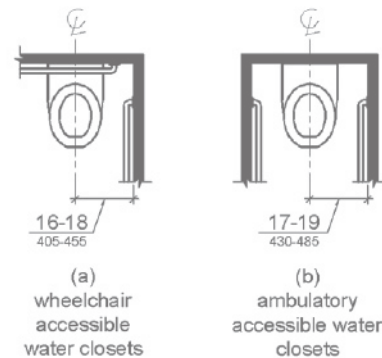
Wall mounted sinks provide the most access for persons using wheelchairs. The height of the sink *and any related plumbing features underneath the sink* should allow a minimum 8 inch knee clearance from the bottom of the sink and 6 inch toe clearance from the wall. The maximum height of the sink should be no more than 34 inches, and the maximum height of the faucet levers should be no more than 40 inches, from the finished floor. A protective panel should be installed to protect knees and legs from being burned or otherwise injured from contact with plumbing beneath the sink. By paying attention to design and construction, the panel can be made to consume as little space as possible and be pleasing to the eye as well (**ADA 306, ADA 606**).

8 MIRRORS

Mirrors located above sinks or countertops should be mounted with the bottom of the reflecting edge no more than 40 inches above the finished floor and, if not mounted above a sink or countertop, no more than 35 inches above the finished floor. If wall space allows, a full length mirror is a simple solution (**ADA 603.3 Mirrors**).

9 TOILET COMPARTMENT

In instances where toilet compartments are needed, there must still be adequate space for transfer from and back to a wheelchair. Again, a 60 inch square space is required for this purpose. In addition, the toilet centerline must be offset from the center of the back wall 16-18 inches to allow ease of transfer on and off the toilet (**ADA 604.2 Location, ADA 604.3.1 Size**).



10 TOILET

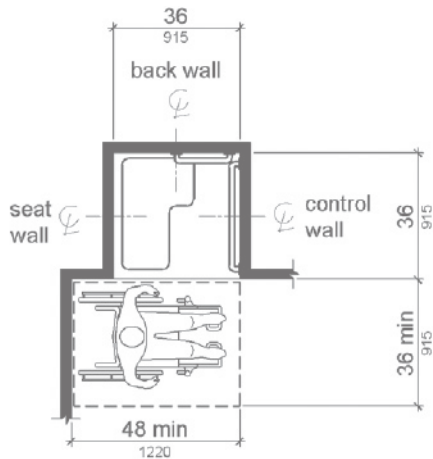
The toilet should have a height of 17-19 inches from the finished floor to the top of the seat. The bowl should be undercut construction and flushing controls should be located on the open side of the toilet (**ADA 604.4 Seats, ADA 604.6 Flush Controls**).

11 GRAB BARS

The number of grab bars necessary to assist movement vary depending on the bathroom space. In general, grab bars are needed at toilets, showers, and bathtubs, and there are ADA compliant specifications for each (**ADA 609**). Bestbath® is able to provide a wide variety of [grab bar solutions](#) for the modern accessible bathroom, including grab bar compliant shower and bathtub solutions. To help, Bestbath shower walls feature integral wood backing, allowing [grab bar installation](#) wherever needed.

12 TRANSFER SHOWERS

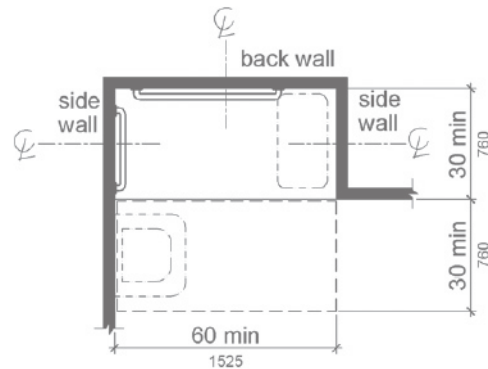
Transfer showers must be at least 36 inches square and contain a fixed or folding shower seat 17-19 inches above the finished floor. Minimum clear floor space outside a transfer shower should be 48 inches wide by 36 inches deep to accommodate positioning of a wheelchair for safe transfer. A **curbed shower threshold** may be used if it's no more than 1/2 inch in height and beveled for ease of access. The shower should be installed on the side wall opposite the seat, 38 inches minimum and 48 inches maximum above the shower floor, and be located on the control wall 15 inches maximum from the centerline of the seat toward the shower opening (**ADA 608.2.1 Transfer Type Shower Compartment, ADA 608.5 Controls, ADA 610.3 Shower Compartment Seats**).



Note: inside finished dimensions measured at the center points of opposing sides

seat wall. A hand-held shower is required but an adjustable hand-held shower is the preferred option (**ADA 608.2.2 Standard Roll-In Type Shower Compartments, ADA 608.5.2 Standard Roll-In Type Shower Compartments**).

Bestbath provides many [ADA-compliant shower configurations](#) ready for installation.

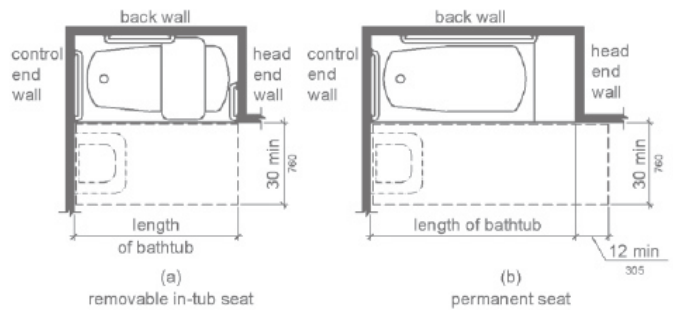


Note: inside finished dimensions measured at the center points of opposing sides

14 BATHTUBS

Bathtubs should be at least 30 inches wide and be provided with a permanent or removable seat at the head-end of the tub. A shower spray unit with a hose a minimum 59 inches long should be installed for use as both a fixed-position shower head and as a hand-held shower. Bathtub grab bar considerations vary depending on the type of bathtub being used (**ADA 607 Bathtub**).

Bestbath offers a number of [ADA-compliant bathtub options](#) for installation.



13 ROLL-IN SHOWERS

Roll-in showers must be at least 60 inches wide and 30 inches deep. Recommended water-containment controls include **trench drains** and rubber t-shaped flexible dams such as Bestbath's **WaterStopper**. In standard roll-in type shower compartments, the controls, faucets, and shower spray unit shall be located above a grab bar sharing the same wall, but no higher than 48 inches above the shower floor. Where a **seat** is provided, the controls, faucets, and shower spray unit shall be installed on the back wall adjacent to the seat wall and should be located 27 inches maximum from the

CALIFORNIA ADA COMPLIANCE

California is widely recognized as the state with the most stringent building codes for accessibility design. Bestbath's **ADA code-compliant showers and accessories** follow California's building code requirements. A link to California's building code, and code information for all states, can be found at www.buildingsguide.com/blog/resources-building-codes-state.

A PRIMER ON WHERE BUILDING STANDARDS & CODES COME FROM

Several organizations create design and construction standards for reasons of safety and accessibility. The standards are sometimes identical, but differences do exist.



**THE AMERICAN
INSTITUTE
OF ARCHITECTS**



**ICC INTERNATIONAL
CODE
COUNCIL®**



American National Standards Institute

■ **ADA** The Americans with Disabilities Act was updated in 2010 to include standards for accessible design and, though ADA standards do not apply to private sector housing, they have become a widely accepted source for accessibility best practices.

■ **AIA & ICC** The American Institute of Architects (AIA) advocates and supports the development and adoption of the International Code Council's (ICC) model code—the International Building Code (IBC). However, the ICC, not the AIA, actually creates the standards.

■ **ANSI** The American National Standards Institute (ANSI) also creates building standards.

■ **COOPERATION BETWEEN ORGANIZATIONS** To help avoid the creation of competing building standards, the ICC and ANSI have worked in tandem to create two separate, but very similar, sets of standards, often referred to as ICC/ANSI A117.1¹. Additionally, though they may differ in terms of scoping and technical issues, they are generally more up to date than ADA standards.

■ **STATE & LOCAL BUILDING CODES** Ultimately, ICC/ANSI A.117.1 standards are adopted by state and local governments, becoming building codes. In the process, they may be modified to accommodate regional or local considerations, such as climate, construction practices, or environmental resources.

■ **WHERE THE BUCK STOPS** For the most part, code enforcement is the responsibility of local government building officials who review design plans, inspect construction work and issue building and occupancy permits. Establishing a good working relationship with local officials is the best way to ensure a project is planned and completed without costly delays and revisions.

About Bestbath

Bestbath became a world-leading manufacturer of bathing products by focusing on being first in product quality and first in creating products for people of all abilities.

Our products — from walk-in tubs to traditional shower inserts — are designed to be useful, beautiful, and easily modified as individuals' needs and abilities change. We work closely with architects, commercial project developers, and homeowners to ensure our designs provide the function and value needed today and for many years to come.



BESTBATH PRODUCTS ARE MADE IN THE USA
and come with a 30-year limited warranty so you can
relax knowing you're covered now and in the future.

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