



Residential Bathroom Remodel Requirements and Sample Floor Plan

APPROVED _____ DATE _____
BUILDING OFFICIAL _____

DRAWN	BY	DATE
CHECKED	MC	11-5-2013
	MW	11-6-2013

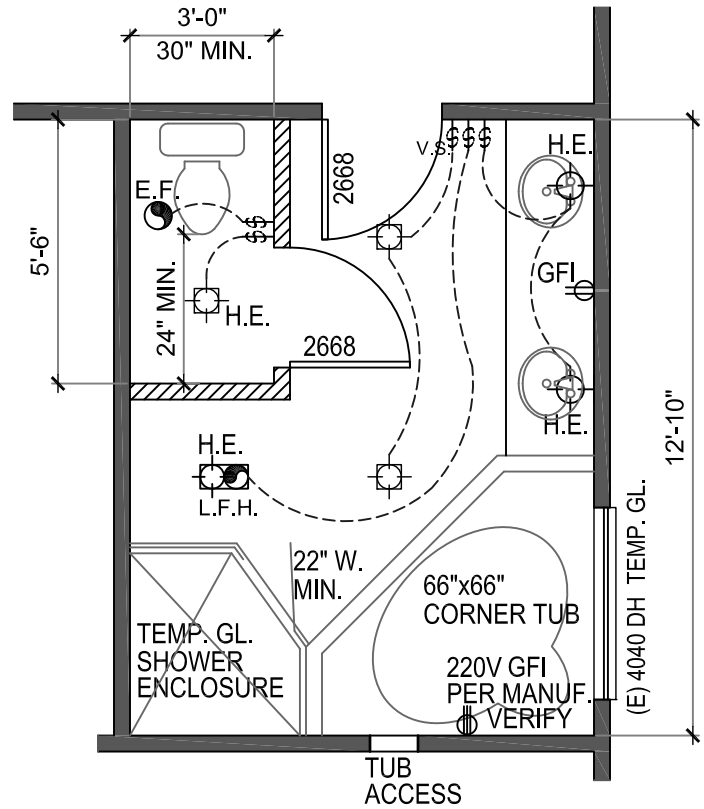
UTILITY SYMBOL LEGEND

POWER:

- STD. DUPLEX RECEPTACLE
- QUAD RECEPTACLE
- GFI GROUND FAULT (G.F.I.) DUPLEX RECEPTACLE
- WP GFI WATERPROOF/ G.F.I. DUPLEX RECEPTACLE
- 220v APPLIANCE RECEPTACLE # INDICATES VOLTAGE
- E.F. EXHAUST FAN
- L.F.H. EXHAUST FAN, LIGHT, & HEAT COMBINATION HIGH EFFICACY LIGHT *HEAT REQUIRES 20A DEDICATED CIRCUIT

LIGHTING:

- ELECTRICAL SWITCH
- V.S. ELECTRICAL SWITCH (VACANCY SENSOR) REQUIRED IF NON HIGH-EFFICACY FIXTURE
- H.E. WALL MOUNTED LIGHT FIXTURE
- H.E. CEILING MOUNTED LIGHT FIXTURE
- H.E. RECESSED/ FLUSH LIGHT FIXTURE 6" U.N.O.
- H.E. HIGH EFFICACY (FLUOR. OR L.E.D.)



FLOOR PLAN LEGEND

WALL TYPE LEGEND:

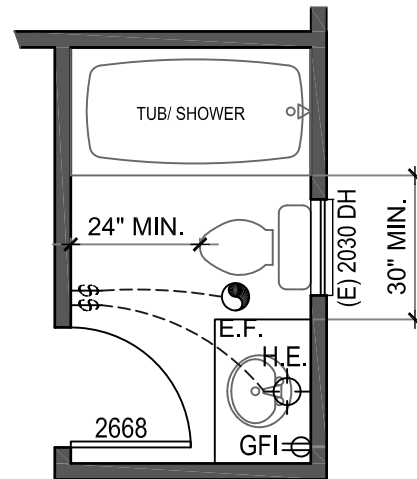
- EXISTING WALL TO BE REMOVED
- EXISTING WALL TO REMAIN
- NEW 2x4 WALL
- NEW 2x6 STUD WALL (PLUMBING)

DOOR/ WINDOW CALLOUTS:

- SIZE: **3640**
 INDICATES HEIGHT (4'-0")
 INDICATES WIDTH (3'-6")

TYPE:

- | | |
|--------------------------|----------------------|
| SL - SLIDING | CS - CASEMENT |
| DH - DOUBLE HUNG | AWN - AWNING |
| SH - SINGLE HUNG | FX - FIXED PANE |
| FR. DR. - FRENCH DOOR | G.B. - GLASS BLOCK |
| TEMP. GL. - TEMPERED GL. | GL. - GLASS/ GLAZING |
| OBSC. GL. - OBSCURED GL. | S.C. - SOLID CORE |



SAMPLE FLOOR PLANS

1/4"=1'-0"

*** CHECK WITH THE PLANNING DIVISION FOR WINDOW REPLACEMENT REQUIREMENTS

SEE REVERSE FOR NOTES AND SPECIFICATIONS



CITY OF WHITTIER BUILDING AND SAFETY DEPARTMENT

PLAN NO.

11

Bathroom Remodel Requirements

SHEET 2 OF 3

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INTRODUCTION

BATHROOM RENOVATIONS GENERALLY REQUIRE A BUILDING PERMIT. THE FOLLOWING INFORMATION CAN BE USED AS A GUIDELINE FOR THE BATHROOM REQUIREMENTS. BATHROOM RENOVATIONS REQUIRE COMPLIANCE WITH THE:

- 2010 CALIFORNIA RESIDENTIAL CODE (CRC);
- 2010 CALIFORNIA PLUMBING CODE (CPC);
- 2010 CALIFORNIA MECHANICAL CODE (CMC);
- 2010 CALIFORNIA ELECTRIC CODE (CEC);
- 2008 CALIFORNIA ENERGY EFFICIENCY STANDARDS (CEES);
- 2010 CALIFORNIA GREEN BUILDING STANDARDS (CGBS);
- AND THE CITY OF WHITTIER MUNICIPAL CODES AND ORDINANCES.

A BATHROOM RENOVATION MAY INCLUDE THE REMOVAL AND/OR RELOCATION OF VANITY CABINETS, TOILET, SINKS, TUB, SHOWERS, REPLACEMENT/CHANGES TO THE LIGHTING OR REMOVAL & REPLACEMENT OF THE WALL BOARD.

THE REPLACEMENT OF THE TOWEL BARS, MIRRORS, PAINT AND FLOOR COVERINGS, WHERE NO OTHER WORK IS INCLUDED IS CONSIDERED MAINTENANCE OR DECORATIVE AND NO PERMIT IS REQUIRED FOR THESE ITEMS.

THE CITY OF WHITTIER REQUIRES, AT A MINIMUM, A FLOOR PLAN DEPICTING THE LAYOUT OF THE ALTERATION/RENOVATION.

THE FOLLOWING DETAILS THE MINIMUM REQUIREMENTS OF THE BATHROOM ELECTRICAL, MECHANICAL AND PLUMBING SYSTEMS AND MAY BE ATTACHED TO YOUR PLAN AS GENERAL COMPLIANCE NOTES:

BUILDING

- WALL COVERINGS IN SHOWERS AND TUBS WITH SHOWERHEADS SHALL BE CEMENT PLASTER, TILE, OR EQUAL, TO A POINT 6' (72") ABOVE DRAIN.
- ENCLOSURES MUST BE APPROVED SAFETY GLAZING AND DOORS (22" MIN. WIDTH) MUST SWING OUT OF SHOWERS.
- WINDOWS IN ENCLOSURES SHALL BE LABELED SAFETY GLAZING WHEN LESS THAN 60" ABOVE THE DRAIN. CRC SEC. R307.2

ELECTRICAL

- PROVIDE A 20 AMP GFCI PROTECTED ELECTRICAL OUTLET WITHIN 36" OF THE OUTSIDE EDGE OF EACH BATHROOM SINK BASIN. OUTLET SHALL BE LOCATED ON A WALL OR PARTITION THAT IS ADJACENT TO THE BASIN OR INSTALLED ON THE SIDE OR FACE OF THE BASIN CABINET NOT MORE THAN 12" BELOW THE COUNTERTOP.
- RECEPTACLES SHALL BE LISTED AS TAMPER-RESISTANT.
- A MINIMUM OF (1) 20 AMP CIRCUIT IS REQUIRED FOR BATH ROOMS. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. THIS CIRCUIT MAY SERVE MORE THAN ONE BATHROOM. CEC 210.52D
- NO PENDANT LIGHT FIXTURES IN ZONE 3' AWAY AND 8' ABOVE THE BATHTUB OR SHOWER.
- LUMINAIRES LOCATED WITHIN THE ACTUAL OUTSIDE DIMENSIONS OF THE TUB OR SHOWER, UP TO 8 FEET VERTICALLY FROM THE TOP OF THE BATHTUB RIM OR SHOWER THRESHOLD, SHALL BE MARKED AS SUITABLE FOR DAMP LOCATIONS, PROVIDED WITH A SOLID LENS AND BE GFCI PROTECTED.
- BATHROOM LIGHTING SHALL BE HIGH EFFICACY LUMINARIES (40 LUMENS PER WATT) OR CONTROLLED BY A VACANCY SENSOR CERTIFIED TO COMPLY WITH SEC 119(D) CEES. THIS IS A MANUAL ON, AUTO OFF DEVICE. AUTOMATIC ON OR DEVICES WITH AN OVERRIDE SWITCH POSITION ARE NOT APPROVED. HIGH EFFICACY, INCANDESCENT LIGHTING OR FANS ARE REQUIRED TO BE SWITCHED SEPARATELY.
- RECESSED LUMINARIES INSTALLED IN AN INSULATED CEILING SHALL BE IC RATED (ZERO CLEARANCE) AND AT RATED (AIR TIGHT) AND SHALL BE SEALED AND/OR GASKETED BETWEEN CEILING AND HOUSING. FOR OCCUPANCIES WITH A HORIZONTAL (FLOOR/CEILING ASSEMBLY) RATED SEPARATION, THE RECESSED FIXTURES SHALL BE PROTECTED TO THE RATING OF THE SEPARATION (1 HOUR) OR BE LISTED FOR THE REQUIRED PROTECTION. THIS GENERALLY APPLIES TO RESIDENTIAL CONDOMINIUM CONSTRUCTION WHERE UNITS ARE ABOVE OR BELOW OTHER UNITS.



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MECHANICAL

- A BATH EXHAUST FAN W/ BACK DRAFT DAMPER IS REQUIRED REGARDLESS OF THE PRESENCE OF A WINDOW. EXHAUST MUST VENT TO OUTDOORS IN AN APPROVED DUCT. TERMINATE THE OUTLET A MINIMUM OF 3' FROM AN OPENING OR PROPERTY LINE. CMC 504.5 A MINIMUM RATE OF 50 CFM IS REQUIRED. FAN SHALL MEET ASHRA STANDARD 62.2. A MAXIMUM OF 3 SONE RATING IS REQUIRED. 2008 CEES
- FANS SHALL BE ENERGY STAR COMPLIANT. CGBS 4.506.1.1
- UNLESS THE BATHROOM EXHAUST FAN IS PART OF THE WHOLE HOUSE VENTILATION SYSTEM, FANS MUST BE CONTROLLED BY A HUMIDISTAT WHICH SHALL BE READILY ACCESSIBLE. HUMIDISTAT CONTROLS SHALL BE CAPABLE OF ADJUSTMENT BETWEEN A RELATIVE HUMIDITY RANGE OF 50 TO 80 PERCENT. FOR THE PURPOSE OF THIS SECTION, A BATHROOM IS A ROOM THAT CONTAINS A BATHTUB, SHOWER, OR TUB/SHOWER COMBINATION. CGBS 4.506.1.2

PLUMBING

- PROVIDE TEMPERED GLASS AT TUB/SHOWER DOORS AND AT WINDOWS LESS THAN 60" FROM TUB/SHOWER DRAIN
- SHOWER AND TUB/SHOWER CONTROL VALVES SHALL BE PRESSURE BALANCING / THERMOSTATIC PER CPC 418.0
- MULTIPLE SHOWERHEADS SERVING ONE SHOWER, THE COMBINED FLOW RATE OF ALL THE SHOWERHEADS SHALL NOT EXCEED THE MAXIMUM FLOW RATE SPECIFIED IN THE 20% REDUCTION COLUMN CONTAINED IN CGBS TABLE 4.303.2 OR THE SHOWER SHALL BE DESIGNED TO ALLOW ONE SHOWERHEAD TO BE IN OPERATION AT A TIME.
- FIXTURES SHALL MEET THE FOLLOWING MAXIMUM FLOW RATES:
 - WATER CLOSETS = 1.6 GPF
 - SHOWER HEADS = 2.5 GPM
 - SINK FAUCETS = 2.5 GPM.
- MINIMUM SHOWER SIZE IS 1024 SQUARE INCHES (30" CIRCLE) CPC 411.7
- SITE BUILT SHOWER STALLS SHALL COMPLY WITH CPC 411.8
- STALL SHOWER DOOR TO OPEN OUT AND HAVE A MINIMUM OF 22" WIDE OPENING. CPC 411.6
- TOILET AND/OR BIDET REQUIRE A TOTAL MINIMUM 30" CLEAR SPACE, 15" FROM THE CENTER OF THE FIXTURE TO THE WALL, AND A MINIMUM OF 24" CLEAR SPACE IN FRONT OF THE FIXTURE. CPC 407.6
- WHEN ADDITIONAL WATER CLOSETS (TOILETS) ARE INSTALLED, A MAXIMUM OF 3 WATER CLOSETS ARE ALLOWED ON A 3" WASTE LINE.
- THE HOT WATER VALVE SHALL BE INSTALLED ON THE LEFT SIDE. CPC 415.0
- A MINIMUM 12" X 12" ACCESS PANEL IS REQUIRED WHEN A SLIP JOINT P-TRAP WASTE & OVERFLOW IS PROVIDED.

WHIRLPOOL/SPA

- WHIRLPOOL (SPA) BATHTUBS SHALL HAVE A READILY ACCESSIBLE ACCESS PANEL. CPC414.1.
- THE CIRCULATION PUMP SHALL BE LOCATED ABOVE THE CROWN WEIR OF THE TRAP. CPC414.2.
- THE PUMP AND THE CIRCULATION PIPING SHALL BE SELF-DRAINING TO MINIMIZE WATER RETENTION. CPC414.3.
- SUCTION FITTINGS ON WHIRLPOOL BATHTUBS SHALL COMPLY WITH THE LISTED STANDARDS. CPC414.4
- THE MAXIMUM HOT WATER TEMPERATURE DISCHARGING FROM THE BATHTUB FILLER IS LIMITED TO 120° BY A DEVICE THAT CONFORMS TO ASSE 1070 OR CSA B125.3. THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A CONTROL FOR MEETING THIS PROVISION.
- ACCESSIBLE DISCONNECTS AND GFCI PROTECTION IS REQUIRED FOR THE WHIRLPOOL (SPA) PUMP, AERATOR AND HEATER. CEC 210.8

BIDETS

- THE WATER SUPPLY SHALL BE PROTECTED WITH AN AIR GAP OR VACUUM BREAKER. CPC603.2.
- THE MAXIMUM HOT WATER TEMPERATURE DISCHARGING FROM A BIDET IS LIMITED TO 110° BY A DEVICE THAT CONFORMS TO ASSE 1070 OR CSA B125.3. THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A CONTROL FOR MEETING THIS PROVISION.