

Bathroom Remodel Checklist

Site Plan

1. Provide a complete plot plan showing: Lot dimensions / yard setbacks / street name(s) / north arrow / existing building(s) to remain / distance between buildings / location of private sewage disposal system including expansion areas / utilities / easements / _____.

Design Requirements (Bathroom)

2. Bathrooms shall have a ceiling height of no less than 6-ft. 8-in. at the center of the front clearance are for fixtures.
3. Glazing at _____ is located at a hazardous location and shall be tempered.
4. Bathrooms, water closet, compartments and other similar rooms shall be provided with minimum glazing area of 3-SF, one half of which is openable. The glazed areas are not required where artificial light and a mechanical ventilation of 50-CFM intermittent or 25-CFM continuous ventilation are provided.
5. Dimension on the plans the 30-in. clear width for water closets and 24-in. clearance in front of water closet for _____ bathroom.
6. Bathtub and shower floors, walls above bathtubs with a showerhead, and shower compartments shall be finished with a nonabsorbent surface extending to a height of not less than 6 feet above the floor.
7. Shower doors shall swing out. Net area of a shower receptor shall be not less than 1024 sq in. of floor area, and encompass 30-in. diameter circle.

Design Requirements (Adjoining Rooms)

8. In every bedroom and basement, provide one openable escape window meeting all of the following:
 - a. A net clear opening area of not less than 5.7-SF.
 - b. A minimum clear height of 24-in.
 - c. A minimum clear width of 20-in.
 - d. The bottom of the clear opening
9. Show location(s) of interconnected hard-wired "SMOKE ALARM" with battery backup in the following:
 - a. In each sleeping room.
 - b. Outside of each separate sleeping area in the immediate vicinity of the bedrooms
 - c. On each additional story of the dwelling, including basements and habitable attics, but not including crawl spaces and uninhabitable attics.
 - d. Provide a note: "SMOKE ALARM shall be interconnected hard-wired with battery backup."
 - e. Battery smoke alarm permitted in existing buildings where no construction is taking place.
10. For buildings with fuel-burning appliances and/or attached garages, provide an approved carbon monoxide alarm at:
 - a. Outside of each separate sleeping area in the immediate vicinity of the bedrooms
 - b. On every level of a dwelling unit including basements
 - c. Provide a note: "CARBON MONOXIDE ALARM shall be interconnected hard-wired with battery backup."
 - d. Battery carbon monoxide alarm is permitted in existing dwelling

Mechanical/Electrical/Plumbing

11. The building shall have water closets (toilets), which use no more than 1.6 gallons per flush.
12. All showers and tub-showers shall have a pressure balance, thermostatic mixing valve, or a combination pressure balance/thermostatic mixing type valve.
13. All new, replacement and existing water heaters shall be strapped to the wall in two places. One in the upper 1/3 of the tank and one in the lower 1/3 of the tank. The lower point shall be a minimum of 4-in. above the controls.