



edge
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washrooms

Tel: 0116 332 1175 Web - www.edgewashrooms.co.uk Email - info@edgewashrooms.co.uk

A SUMMARY OF YOUR OBLIGATIONS TO WASHROOM DESIGN



Building Regulations Part M 2004
Disability Discrimination Act 1995



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YOUR OBLIGATIONS

The 2004 edition of Building regulation Part M was amended to take into account the recommendations of the Disability Discrimination Act 1995. As the specifier it is your responsibility to ensure compliance with these new regulations and to take into account your clients obligations to work towards the new Disability Act guidelines. The following is a summary guide to the matters relating to Washrooms and in particular toilet cubicles.

COLOUR CONTRAST

In an effort to aid partially sighted people navigate the internal areas of a building, AD(M) makes provision for visual contrast between the following elements found within washrooms :

- Door faces and/or frames & walls
- Sanitary fittings including Grab rails and walls
- Ironmongery and door faces
- Floor and walls

Each colour / texture will have its own Light Reflectance Value—LRV which will be a value of between 0 and 100.

Black = 0 and represents total light absorption
White = 100 and represents total light reflectance.

In order that two adjoining surfaces identified by AD(M) meet the requirement of Colour contrast, they must have a difference of 30 points between their LRV values. However the simple calculation of LRVs is not the only condition that should be taken into consideration.

For instance, the type of artificial light source, the placement of mirrors, the size of the room in question, all play an important part in setting out a compliant colour scheme.

For further information please refer to :

'Colour, contrast and Perception Design guide for internal built environments'
Available from Reading University 0118 931 6734

'Technical update No 3/June 2005—Ironmongery, Visually impaired people and LRVs—Research results' - Available from the The Guild of Architectural Ironmongers - www.gai.co.uk



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TOILET CUBICLE DESIGN PROVISIONS

DOOR FURNITURE

With relevance to toilet cubicles this states that internal door furniture will satisfy M3 if :

AD(M) 3.10 paragraph d - where fitted with a latch, the door furniture can be operated with one hand using a closed fist.

The 'closed fist' refers to a test by an able bodied person to replicate the lack of dexterity that may be experienced by persons with a physical disability such as arthritis. If you can not easily open the latch using a closed fist, then it will not be compliant.

AD(M) 5.4 paragraph d : WC compartment doors, are fitted with light action privacy bolts so that they can be operated by people with limited dexterity and, if required to self close, can be opened using a force no greater than 20N.

Whereas 3.10 (d) deals with the method by which a latch is operated, this section extends on this by stating that as well as being of a suitable method, the effort required is such that it doesn't hinder the operation, i.e. is 'light action'

It also states that the force required to physically open the door, if it is a type that falls closed, is less than 20N.

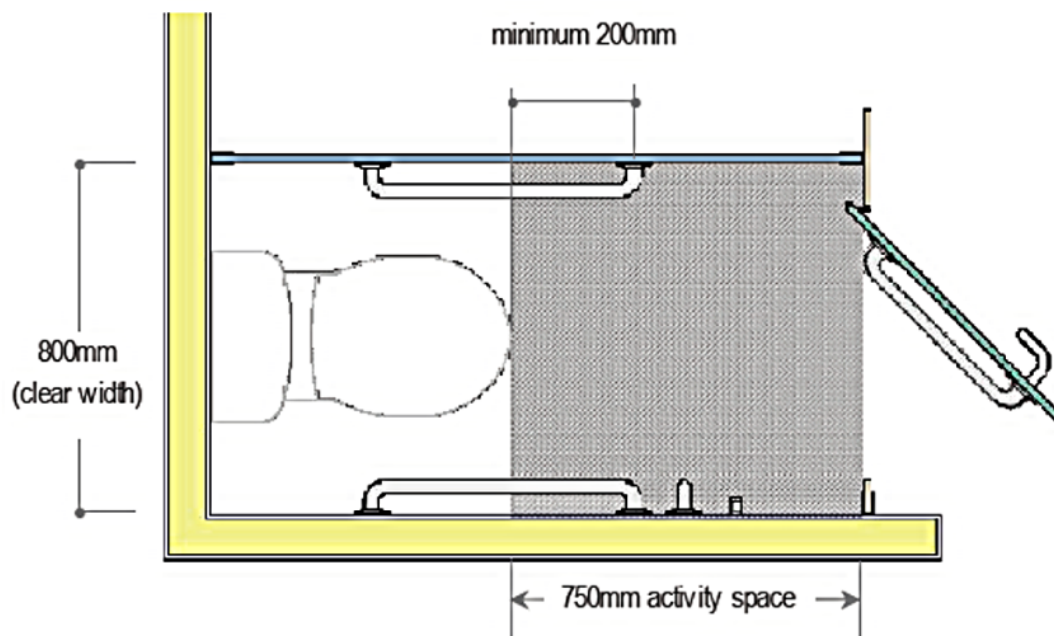


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AMBULANT CUBICLES

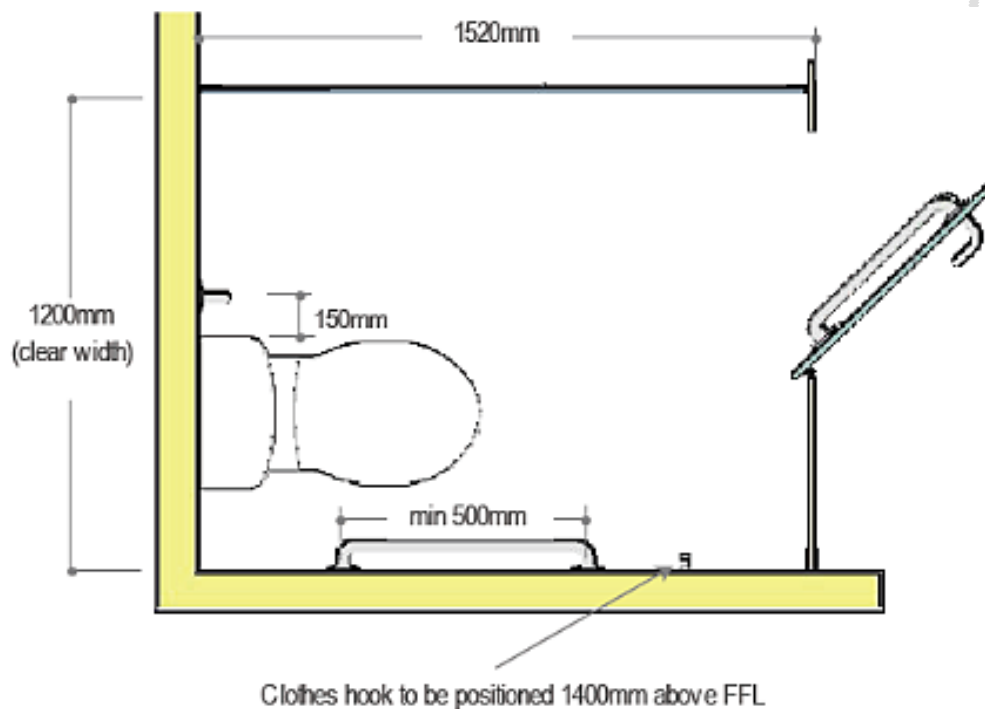
AD(M) 5.7 paragraph c : At least one WC cubicle is provided in separate – sex toilet accommodation for use by ambulant disabled people



If there is only one cubicle in a unisex toilet area then this must be an Ambulant type.

ENLARGED CUBICLES

AD(M) 5.7 paragraph d where there are 4 or more WC cubicles in a separate sex toilet accommodation, one of these is an enlarged cubicle for use by people who need extra space, in addition to any provision under 5.7(c)



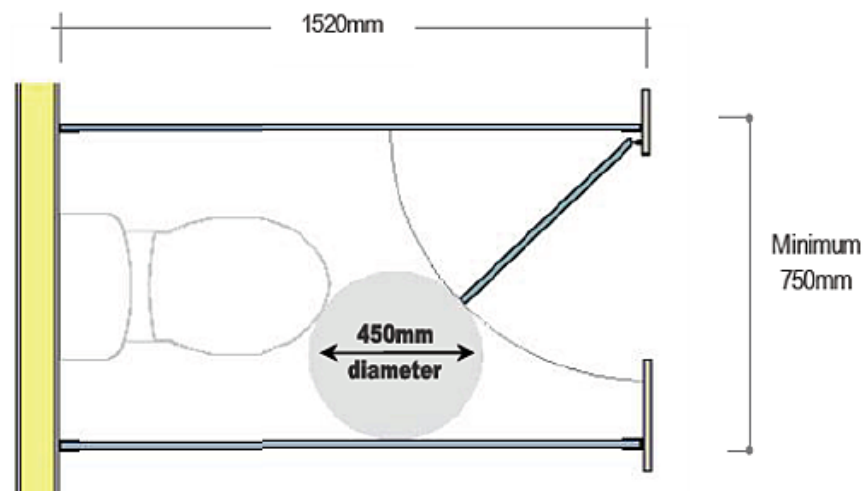
If there are more than 3 cubicles in a single sex washroom area then in addition to an 'Ambulant' cubicle, an 'Enlarged cubicle must also be provided.

STANDARD CUBICLES

AD(M) 5.3 : “cubicles should be capable of being opened if a person has collapsed against them while inside the cubicle”

All cubicles must also have a light action indicator bolt as described previously which can be operated from the outside in the event of an emergency.

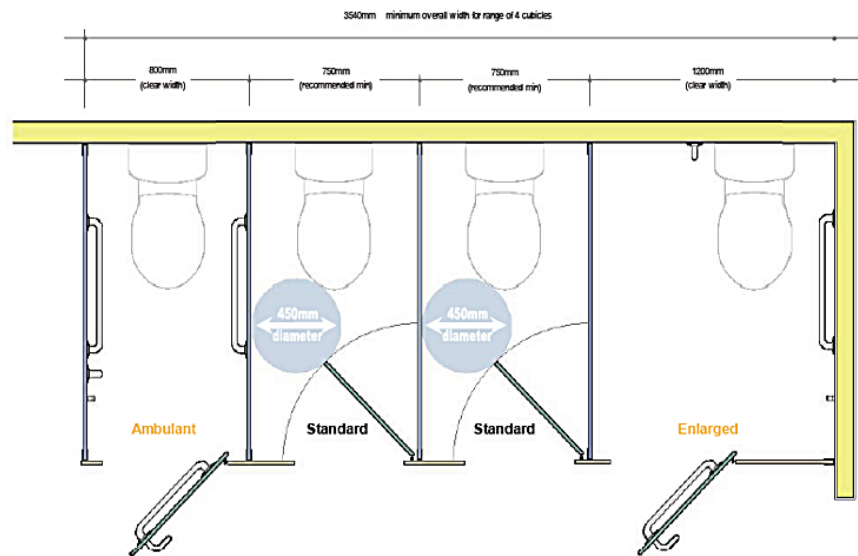
AD(M) 5.14 paragraph a The swing of any inward opening doors to standard WC compartments is such that a 450mm diameter manoeuvring space is maintained between the swing of the door, the WC pan and the side wall of the compartment.



To achieve the minimum 450mm manoeuvring space an overall cubicle depth of 1520mm is recommended. In instances where room layout does not permit this and outward opening doors are not an option, pilaster & door sizes can usually be adjusted to maintain the required Activity space.

In these instances setting out information can normally be provided on receipt of full WC pan information and room dimensions.

EXAMPLE CUBICLE LAYOUT



Disclaimer

The responsibility for washroom installation and compliance with current building regulations lies with the project manager, e.g. architect, site manager. This document has been carefully prepared and where relevant quotes the individual AD(M) clauses and our interpretation of same. Edge Design Washrooms Ltd accept no responsibility for inaccuracies or omissions in this document

We strongly recommend further reading on this subject and welcome any feedback.

Further reading

- The Building Regulations 2000
- Access to and use of Buildings approved Document M—2004 edition Published by 'The Stationary Office'
- Colour, Contrast & Perception—Project Rainbow Design guidance for Internal Built Environments Published by Reading University