Welcome to the
2019 Annual Conference
Educational Sessions
Single-User Toilet Rooms

What is your choice?

The Preview Group, Inc.
Architects providing regulatory solutions...

632 Race Street, Cincinnati, OH 45202
www.preview-group.com
513.621.2109
The Preview Group, Inc.

• The Preview Group is a consulting firm specializing in building regulations and application to building design.

• With over 100 years combined experience:
  • Architecture / Civil engineering
  • Accessibility
  • MEP / Energy / Green codes
  • Fire protection
  • Code development & enforcement
AIA Learning Objectives

• Attendees will review key highlights about the changes that have been made between the 2015, 2018 and 2021 editions of the IBC and IPC, and the reasons for the changes.

• Attendees will review highlights of the changes that affect building occupants and why they were necessary, and the impact on design and review.

• Attendees will better understand who decides to use this new configuration, what are the features to be aware of, what are the differences between single user stalls, multiple single user rooms and single user rooms.

• Upon completion, attendees will have an understanding of the new arrangements that are permitted by these changes.
WHY A CHOICE?
WHY A CHOICE?
WHY A CHOICE?
WHY A CHOICE?

FAMILY
RESTROOM
WHY A CHOICE?

GENDER NEUTRAL RESTROOM
WHY A CHOICE?

INSERT PICTURE OF GREG AND SARAH
WHY A CHOICE?

TOILET FACILITY?
WHY A CHOICE?

TOILET FACILITY?

A room or space that contains

...one water closet and

...one lavatory.
WHY A CHOICE?

TOILET FACILITY?

A room or space that contains not less than one water closet **AND** one lavatory.
WHY A CHOICE?

IS THIS A TOILET FACILITY?
WHY A CHOICE?

IS THIS A TOILET FACILITY?
WHY DO THEY HAVE TO CHOOSE?

INSERT PICTURE OF GREG AND SARAH
SINGLE-USER TOILET LAWS?

MASSACHUSETTS – January 2006
CALIFORNIA – August 2017
OHIO – November 2017
CHICAGO – October 2017
VERMONT – August 2018
WASHINGTON, DC – December 2018
NEW MEXICO – March 2019
WHO MAKES THE DECISION?
WHO MAKES THE DECISION?

THE DESIGN TEAM
[P] 2902.2 Separate facilities. .... separate facilities shall be provided for each sex.
[P] 2902.2 Separate facilities. 
.... for each sex.

EXCEPT:

15 or fewer
M 100 or less.
1109.2.1 Family or assisted-use toilet and bathing rooms.

... shall be provided

A, M and
Recreational facilities
Permitted:
Urinal
[P] 2902.1.2 Single-user toilet facility and bathing room fixtures.
[P] 2902.1.2 Single-user toilet facility and bathing room fixtures.

... shall contribute toward the total number of fixtures
[P] 2902.1.2 Single-user toilet facility and bathing room fixtures.

...Shall contribute toward the total number of fixtures

...for use by either sex.
[P] 2902.2 Separate facilities.
.... separate facilities shall be provided

for each sex.
[P] 2902.2 Separate facilities.

for each sex.

EXCEPT:

15 or fewer
M 100 or less
B 25 or fewer
1109.2.1 Family or assisted-use toilet and bathing rooms. ... shall be provided
A, M and Rec. facilities
Permitted:
Urinal
Child-height wc
Child-height lav
[P] 2902.2 Separate facilities.

.... separate facilities shall be provided

for each sex.
2021 IBC/IPC

P14-18  AS
P15-18  AM
P16-18  AS
2018 IBC/IPC

P14-18  AS

Insert text from 2018 IPC/IBC – 403.1.1
2021 IBC/IPC

P15-18 AM

Insert text from 2018 IPC/IBC – 403.1.2 and 403.2
2021 IBC/IPC

P16-18 AS

Insert text from 2018 IPC/IBC – 403.1.2
2021 IBC/IPC

Credit: Joel Sanders Architect
Architect Magazine – September 30, 2017
8  FIXTURE LAYOUT

Based on 350 person business occupancy or 200 - 240 person educational occupancy

Traditional, separated bathrooms
(per NCBC 2902.2, Table 2902.1, and 2010 ADA)

452 sq. ft. (w/ entry)

2 Wheelchair accessible stalls
2 Accessible sinks
SINGLE USER TOILET ROOMS
(per NCBC 2902.2, Table 2902.1, and 2010 ADA)

50% OF ROOMS ARE ACCESSIBLE PER NCBC 1109.2

338 SQ. FT.

114 SF LESS THAN TRADITIONAL BATHROOM
SINGLE USER TOILET ROOMS
(per NCBC 2902.2, Table 2902.1, and 2010 ADA)

50% OF ROOMS ARE ACCESSIBLE PER NCBC 1109.2

335.5 SQ. FT.
116.5 SF LESS THAN TRADITIONAL BATHROOM
2021 IBC/IPC
ALL GENDER RESTROOM

Anyone can use this restroom, regardless of gender identity or expression

ALL GENDER RESTROOM
WHY A CHOICE?

INSERT PICTURE OF GREG AND SARAH
Questions?
Thank You For Attending

Session: Gender Neutral Bathrooms