

Considerations in the provision of 'Space to Change' wheelchair accessible toilets

Building Regulations Approved Document M 2013/15

BS8300: 2009

Design of buildings and their approaches
to meet the needs of disabled people

Code of Practice –

(Accessible station design for disabled people 2010

Accessible sports facilities 2011

Accessible stadia supplementary guidance 2015)

Equality Act 2010

Department of Health

Health Building Note 00-02: Sanitary Spaces



One in 6
of the British population
is registered disabled.
1.5m of those use a wheelchair.

One in 10
people have either bladder
or bowel incontinence...

We also have:

- 1.5million people with a learning disability
- 1.2million people living with stroke
- up to 100,000 amputees
- 30,000 children with cerebral palsy
- 13,000 people with acquired brain injuries
- 100,000 people with multiple sclerosis
- 350,000 people with a neural disease that means they need help with daily life
- 75,000 people affected by spina bifida

57% of disabled people have a mobility impairment*

Disabled people make up 30% of NHS users, and those with a long-term health impairment account for 70% of NHS expenditure.*

Many of these children and adults need the help of a carer, particularly to go to the toilet.

A person empties their bladder and/or bowel every 2-3 hours. Therefore, if away from home, access to a toilet will be needed.

In the worst case – yet most likely – scenario, the person could end up having to lie on the floor to be changed. They have to lie on a potentially dirty floor. They and their carer face risk of injury having to manoeuvre without the support/ help of a hoist.



'Desirable' under Building Regulations Approved Document M 2013 and BS8300:2009 is the inclusion of a Changing Places toilet IN ADDITION TO other wheelchair-accessible toilet facilities. Under the above guidance, this should be at least 12m² and include more equipment, notably an adult-sized changing bench and hoist.

However, practicalities dictate the space and/or financial constraints of a Changing Places mean it is not always feasible.

Space to Change toilet facilities bridge the gap between Document M wheelchair-accessible toilets and Changing Places. They enhance the existing unisex wheelchair accessible toilet provision to also incorporate an adult-sized changing bench and hoist.

This document covers the considerations and legal requirements for a Space to Change accessible toilet for disabled visitors.

(*Papworth Trust disability in the UK report)

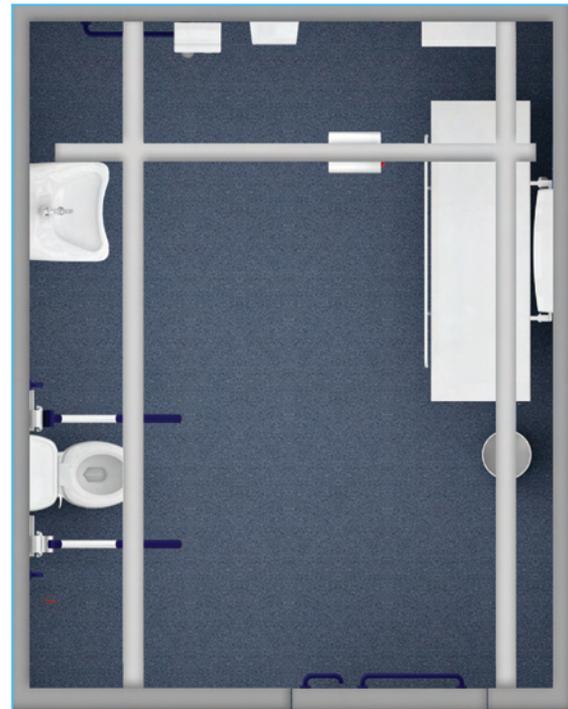
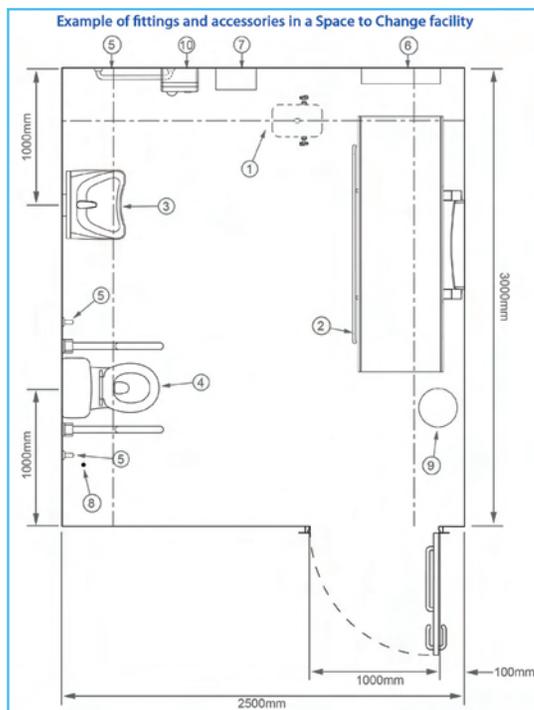


Building Regulations Approved Document M 2015

Toilet accommodation needs to be suitable, not only for disabled people, but for all people who use the building. For disabled people, suitable toilet accommodation may take the form of a specially designed cubicle in separate-sex toilet washrooms, or a self-contained unisex toilet. For wheelchair users in particular a self-contained unisex toilet is always the preferred option. In large building developments, an enlarged unisex toilet incorporating an adult changing table **is** desirable.

In large building complexes, such as retail parks and large sports centres, there should be one wheelchair-accessible unisex toilet capable of including an adult changing table.

Space to Change typical layout



Key / Specification

- ① **Ceiling Hoist and track (CP XY I).**
Provide and install 2.5m x 3m powered X-Y system with manual traverse and powered lift/lowering. Provide 13amp switched fused spur for hoist at ceiling height. Fixing method to be determined by supplier/manufacturer.
Supplier: Total Hygiene Ltd.
- ② **Height adjustable adult-sized changing bench (CP CB 3-8).**
Provide and install 1800mmx 700mm Height adjustable changing table c/w with safety rail Model Number R8403. Allow for connection to flush mounted 10amp spur as per manufacturers instructions.
Supplier: Total Hygiene Ltd.
- ③ **Wash Basin (CP WBB I-6).**
- ④ **WC (CP WCLL 1).**
- ⑤ **Vertical / Horizontal grab rail (CP GR I).**
- ⑥ **Wide paper roll dispenser for use on the changing bench (CP PD I).**
- ⑦ **Paper towel dispenser.**
- ⑧ **Alarm pull cord.**
- ⑨ **Waste disposal bin.**
- ⑩ **Manually operated hand-dryer.**

BS8300:2009 Design of Buildings and their Approaches to Meet the Needs of Disabled People – Code of Practice

The Standard sets down good practice for accessible building design in premises to which the public have access. It also applies to existing buildings being a basis, where practicable, for their improvement. The Standard applies to transport and industrial buildings including rail, road, sea and air travel buildings, administrative and commercial, health & welfare, recreation including sports, religious, educational and multi-occupancy residential buildings. It is the reference point for sector-specific codes of practice, including those for train stations, sports facilities and stadia (Accessible Stadia Supplementary Guidance 2015, Accessible Sports Facilities 2010, Accessible Train Station Design 2011).

BS8300:2009 advises that disabled people should be able to find and use suitable toilet accommodation no less easily than non-disabled people. The time taken to reach a toilet is an essential element to be taken into account in its siting.

Where space is limited, e.g. in small business premises, the provision of a single accessible unisex peninsular WC for assisted use caters for all needs, and should be sited as close as possible to the entrance and/or waiting area of a building.

As well as being accessible to people in wheelchairs, a well-designed toilet must be easy to use for a wide range of other people, including those who cannot bend, those with limited strength, impaired balance, impaired vision and those who make involuntary movements.

Where there is only one WC available in a building, it should be of unisex accessible corner design. The minimum clear overall dimensions of a unisex accessible corner WC compartment should allow the hand rinse basin to be used both from a wheelchair and while a person is seated on the WC, and should allow space for somebody to assist the disabled person.

Equality Act 2010

The Equality Act 2010 replaces the Disability Discrimination Act. Under it, service providers are required to make reasonable changes – including to the built environment – where a disabled customer or potential customer would otherwise be at a substantial disadvantage; previously, such changes were only required if it would have been impossible or unreasonably difficult for the person to access or use the service. The Equality Act requires that service providers must think ahead and take steps to address barriers that impede disabled people, and those barriers should be addressed before a disabled person experiences difficulties.

A House of Lords Select Committee report into the Act found that many restaurants, pubs and clubs are difficult to access, with many not providing basic facilities such as a disabled toilet.

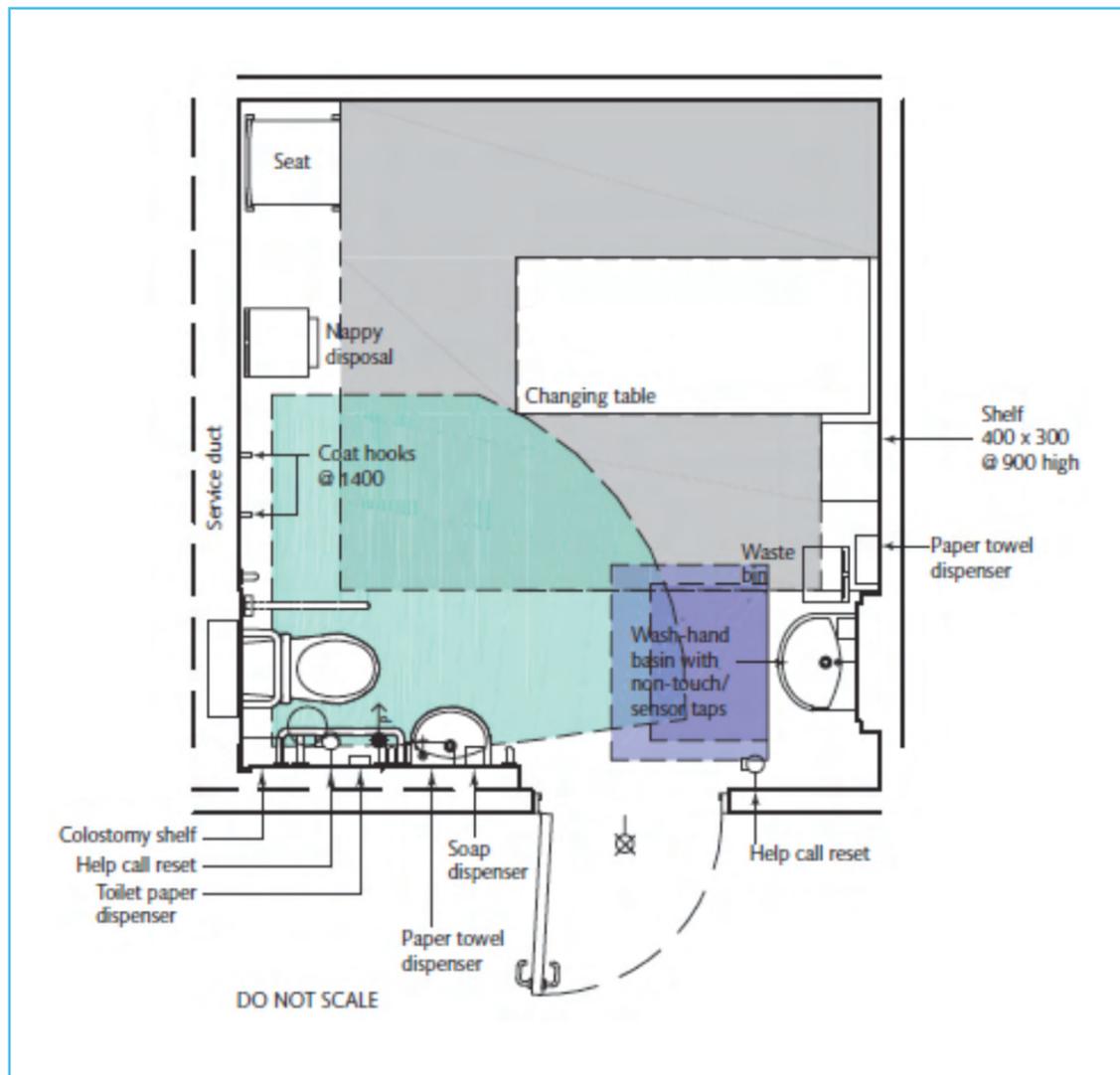
JDWetherspoon is the leading pub chain to excel in its accessible toilet provision.



Department of Health Health Building Note 00-02: Sanitary Spaces

The Department of Health's own guidance addresses an either/or situation—need to use a changing table (WC-assisted), or need for a hoist (changing room with toilet), but does not include any guidance for both in the same room... a hoist takes up no extra space.

Space requirements for changing room with toilet: double-sided access to changing table



The Clos-o-Mat solution

Clos-o-Mat is the UK's largest and longest-established specialist supplier of disabled toileting equipment. It is unique in offering, in-house, full design advice, supply, installation, commissioning and maintenance.

Clos-o-Mat is Britain's leading supplier of disabled toileting solutions. It is the only company in its sector which manufactures wash & dry toilets – the brand-leading the Clos-o-Mat Palma Vita and Lima Lift – in the UK.

The company also supplies the full ambit of accessible toileting, washroom, hygiene and changing room equipment, including shower equipment, hoists, height adjustable fixtures and fittings.

Clos-o-Mat is unique in also having, in-house, expert project management services.

Clos-o-Mat is already expert in the provision of disabled toilets, hygiene rooms and Changing Places toilets to healthcare industry, having completed successful projects at, among others, MASH (Multi-Agency Specialist Hub) Suites in Kent, Finchley Memorial Hospital and Leighton Hospital.

Clos-o-Mat has been instrumental in helping campaigners develop Space to Change, bringing to bear its experience in the design, supply and installation of away from home toilets in a range of settings.



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