



# CITY OF OCEANSIDE

Building Division  
300 N Coast Highway  
Oceanside, CA 92054  
760-435-3950  
[www.ci.oceanside.ca.us](http://www.ci.oceanside.ca.us)

I.B. 115

2022 California Residential Code

*Effective Date*  
1/1/2023-12/31/2025

## Residential Bathroom Remodel Checklist

### Informational Bulletin

Bathroom remodels that consist of alterations to the wall, floor, or roof framing, or to door and window openings require a plan submittal (see Plan Submittal Requirements Handout). A plan submittal is not required for Single Family Bathroom Remodels that are limited to the replacement of plumbing, mechanical, and electrical fixtures/conductors. The relocation of fixtures will require a plan submittal.

All residential remodels shall comply with the following applicable codes:

2022 California Residential Code  
2022 California Plumbing Code  
2022 California Energy Code

2022 California Electrical Code  
2022 California Mechanical Code  
2022 California Green Building Standards

### Checklist for Bathroom Remodels

#### ELECTRICAL

- At least one receptacle outlet shall be installed in bathroom within 3'-0" from basin. At least one 20-ampere branch circuit shall be provided to supply bathroom receptacle outlet(s). **Bathroom receptacles shall have GFCI protection.** [CEC 210.52(D), 210.11(C)(3) & 210.8(A)(1)]
- Light fixture(s) in shower enclosure area shall be listed for damp areas or listed for wet locations. [CEC 410.10(D)]
- All new luminaires shall be high efficacy; either listed by source type **or** by being JA8 certified and labeled.
- A minimum of one luminaire shall be installed in each bathroom controlled by a vacancy sensor.
- Exhaust fans shall be switched separately from lighting system. [CEnC 150.0]
- Luminaires recessed into ceilings must meet all of the requirements for: insulation contact (IC) labeling; air leakage; sealing; maintenance; and socket and light source as described in § 150.0. Only JA8-2016-E, JA8-2019-E, or JA8-2022-E

certified and marked light source, rated for elevated temperature, must be installed by final inspection.

- For occupancies with a horizontal rated separation (floor/ceiling assembly), the recessed fixtures shall be protected to the rating of the separation (1 hour) or be listed to the required protection.

#### MECHANICAL

- Bath and toilet rooms shall have an exhaust rate of 50 cfm intermittent or 20cfm continuous. [CMC Table 403.7]
- Each bathroom, or room containing a bathtub, shower, or tub shower combination, shall be mechanically ventilated. [CMC 402.5, CalGreen 4.506]
- Bath and toilet room windows shall not be less than 3 square feet, one-half of which must be operable. [CRC R303.3]
- A bath exhaust fan, with back draft damper and humidity control, is required regardless of the presence of a window (room containing a



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bathtub, shower, spa or other similar source of moisture). [CRC R303.3]

Exhaust must vent to outdoor in an approved duct. Terminate the outlet a minimum of 3 feet from an opening or property line. [CMC 502.2.1]

Mechanical and gravity outdoor air intake openings shall be located a minimum of 10 feet from any plumbing vents and such opening shall be located a minimum of 3 feet from openings into the building.

Fan and duct openings (environmental air ducts) shall terminate at least three (3) feet from property lines or openings into the building with back draft damper. [CMC 502.2.1]

Plumbing vents within ten (10) feet of operable skylights shall extend a minimum of three (3) feet above such openings. [CPC 906.2]

## PLUMBING

Bathrooms shall have a minimum ceiling height of 6 feet 8 inches. [CRC R305.1].

When additional water closets (toilets) are installed, a maximum of 5 water closets are allowed on a 3" waste line.[CPC Table 703.2]

Provide safety glazing in walls enclosing tubs/showers where the bottom exposed edge of the glazing is less than 60" above a standing surface and drain inlet. [CRC R308.4.5]

Showers and tub shower combinations shall be provided with individual control valves of the pressure balance, thermostatic, or combination pressure balance and thermostatic types that provide scald and thermal shock protection. [CPC 408.3]

Bathtub and shower floors, walls above bathtubs with a showerhead, and shower compartments shall be finished with a nonabsorbent surface (e.g., ceramic tile or

fiberglass) over a moisture resistant underlayment (e.g., cement, fiber cement, or glass mat gypsum backer) extending to a height of not less than 6 feet above the drain inlet. Water-resistant gypsum backing board shall not be used over a vapor retarder in shower or bathtub compartments. [R702.3.8, R307.2]

Control valves and showerheads shall be located on the sidewall of shower compartments, arranged so that the showerhead does not discharge directly at the entrance to the compartment so that the bather can adjust the valves prior to stepping into the shower spray. [CPC 408.9]

A minimum 12"x12" access panel is required when a slip joint p-trap waste & overflow is provided. [CPC 402.10]

Site built shower stalls shall be water tested before close-in. [CPC 408.7.5].

The hot water control shall be installed on the left side of lavatory faucet. [CPC 417.5]

Residential lavatory faucets shall not have a flow rate of greater than 1.2 gpm and Kitchen faucets 1.8 gpm at 60 psi. [CPC 407.2.1]

Water closets shall have an average consumption of not more than 1.28 gallons of water per flush for both single and dual flush toilets effective July 1, 2011. [CPC 411.2]

Showerheads shall have a maximum flow rate of 1.8 gpm at 80 psi. [CPC 408.2]

Water closets shall not be set closer than 15" from its center to any side wall or obstruction and 30" from center to center of any similar fixture. Provide 24" minimum clear space in front of fixture. [CPC 402.5]

When provided with a threshold, in no case shall any shower receptor threshold be less than two (2) inches or exceeding nine (9) inches in



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depth when measured from the top of the threshold to the top of the drain. [CPC 408.5]

The finished floor slope at shower receptor is min. ¼” and max. ½” per foot. [CPC 408.5]

New shower compartments shall have a finished interior of 1,024 square inches (7.1 square feet) and shall be capable of encompassing a 30-inch circle. The clearance shall be maintained up to 70 inches of height above shower drain. Shower door to be tempered, and provide a min 22” clear unobstructed opening. [CPC 408.6]

Whirlpool (Spa) bathtubs shall have a readily accessible access panel [CPC 409.6]. The Circulation pump shall be located above the crown weir of the trap [CPC 409.6]. The pump and the circulation piping shall be self-draining to minimize water retention in accordance with standards referenced in Table 14-1. [CPC 409.6]

## SMOKE & CARBON MONOXIDE ALARMS

Smoke alarms shall be installed in the following areas: [R314]

- 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.

Smoke alarms shall be interconnected hard-wired with battery backup.”

Battery-powered smoke alarms are permitted in existing buildings where no construction is taking place.

Approved carbon monoxide alarms shall be

installed in the following areas: [R315.1]

- a. Outside of each separate sleeping area in the immediate vicinity of the bedrooms
- b. On every level of a dwelling unit including basements

Carbon monoxide alarms shall be interconnected hard-wired with battery backup.”

Battery-operated carbon monoxide alarms are permitted in existing dwelling units where no construction is taking place.