Public Toilet Standard

Apex Park Toilet

Nelly Bay Toilet

Strand Water Park Toilet
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1. Introduction

The Townsville City Council Public Toilet Standard includes:

» Guidelines to providing public toilets (candidate selection for new toilets and the retention or de-commissioning of existing toilets)

» Aspect design standards

» Operational management standards

The Standard is intended as an adjunct to Building Code of Australia, all associated statutory requirements, industry standards along with council’s suite of plans (Community, Corporate, and Operational) and the Townsville City Plan.

The Standard is not intended to take precedence over regulated building requirements.

1.1 Scope of Standard

The Standard applies to public toilets under the control of Townsville City Council located within public open spaces. It excludes toilets in permanently staffed Council buildings, community, recreational and sporting (e.g. pools) centres or facilities.

Aspects of design within the Standard prescribe minimum standards associated with finishes, fittings and operational support (cleaning, security etc.) but are constrained to generic building fabric requirements only. Detail design standards such as structural, civil or otherwise are not within the scope of the Standard.

1.2 Purpose of Standard

The Standard is intended to:

1. Provide guidelines to the provision of public toilets
2. Specify minimum standards relative to aspects of design of public toilets
3. Specify minimum standards relative to operational management of public toilets
4. Inform strategic and tactical asset management planning of public toilets
5. Provide guidance for renewal works on existing toilets

1.3 Objective of Standard

Guide the provision of contemporary toilets that are fit for purpose, appropriately located and that meet the identified needs and defined levels of service within public open spaces through:

» Providing and maintaining a quality network of safe, universally accessible, clean and environmentally responsible public toilets to meet the needs of the community.

» Improving and maintaining local amenity in open spaces and supporting active participation in recreational, social and commercial activity within the city for visitors and residents alike.
Prescribe minimum standards of design and operational management to ensure optimal whole of life planning and deployment is achieved through:

» Standardised design, fixture and fittings allowing for efficient and cost effective procurement.
» Assessment and prioritisation for the development of capital and maintenance work programs.
» Financial feasibility assessments of future capital and operational works to achieve best value

1.4 Responsibility

Infrastructure Services through its Property Management section is responsible for managing public toilets including the planning, scheduling and delivery of reactive and planned maintenance, new and renewal capital works and operational functions such as cleaning and security.

For new toilets, provided through Council funded programs, Property Management will review and approve the planned provision against this standard.

Property Management has responsibility for associated activities such as open space security, CCTV, graffiti management and works closely with council Community Services and Maintenance Services Departments as two key stakeholders that have responsibility for management and delivery of closely associated functions.

Property Management is responsible for the maintenance and deployment of the Public Toilets Standard.
2. Guidelines to Providing Public Toilets

2.1 New and Existing Toilets – General

Councils Town Planning Scheme identifies embellishments, includes public toilets, that apply to open-space and recreational areas throughout Townsville. The provision within the scheme inform decisions to provide new toilets and to retain or decommission (demolish) existing facilities.

Provision of new public toilets shall require the approval of Council and will be in line with City Plan Section 4.4.5 Parks and land for community facilities, in particular table 4.4.5.4 – Standard facilities/embellishments for trunk public parks. Where toilet facilities are currently located or desired to be located outside of the City Plan provisions, recommendation to build or remove a facility will be decided in consultation with Engineering Services and Property Management.

Provision for renewal, upgrade and new facilities must be represented and approved in the council’s ten (10) year capital works plan and be part of the annual budget planning process. Decommissioning and demolition of existing public toilets will also be through resolution of Council which may also be activated through the annual budget processes.

Excluding new toilets to be provided as a result of development application and assessment, Property Management will inform Council of its recommendations to;

» Refurbish an existing asset
» Removal and replacement of asset in existing location
» Removal and replacement of asset in new location
» Complete removal of asset.

Such recommendations will be derived from the deployment of asset management principles and be aligned to the City Plan.

Decisions regarding the addition or removal of this type of public toilet will be made in consultation with all key stakeholders as listed below.

2.2 Stakeholders

Key stakeholders directly involved are identified below:

<table>
<thead>
<tr>
<th>Stakeholder Group</th>
<th>Role or Involvement</th>
</tr>
</thead>
<tbody>
<tr>
<td>Internal</td>
<td></td>
</tr>
<tr>
<td>Maintenance Services</td>
<td>Toilet Blocks are predominately located in council parks that are managed by Maintenance Services. Should be consulted with regards to maintenance impacts of the design and location of new assets. Provide a range of horticultural services to the facility.</td>
</tr>
<tr>
<td>Engineering Services</td>
<td>Asset owner and/or custodian of council controlled public open space. Responsible for the planning and design of public open space. Will assist to make decisions or provide guidelines with regards to supply of toilets in line with the provisions of the City Plan.</td>
</tr>
<tr>
<td>Corporate Governance</td>
<td>Responsible for insurance of Council assets.</td>
</tr>
<tr>
<td>Council</td>
<td>Owner of the asset, with Councillors representing the residents and setting.</td>
</tr>
</tbody>
</table>
strategic direction as per the Corporate and Operational Plans.

<table>
<thead>
<tr>
<th>Property Management</th>
<th>As Council’s designated custodian of property assets, responsible for the overall management of the assets from planning, design, maintenance, capital works and ensuring the levels of service required are realised from the assets.</th>
</tr>
</thead>
<tbody>
<tr>
<td>Community Services</td>
<td>Liaison between sporting and community groups to identify needs of the community for public toilets.</td>
</tr>
<tr>
<td>Supply Services</td>
<td>Manage stock requirements for procurement of fixtures and fittings as identified in these standards.</td>
</tr>
<tr>
<td>External</td>
<td></td>
</tr>
<tr>
<td>Community User Groups</td>
<td>Involved in the use of the buildings or surrounding facilities.</td>
</tr>
<tr>
<td>Contractors and Maintenance Personal</td>
<td>To provide the required / agreed maintenance services and construction for assets.</td>
</tr>
<tr>
<td>Council’s Insurer</td>
<td>Insurance and risk management issues.</td>
</tr>
<tr>
<td>Public</td>
<td>Involved in the use of the buildings or surrounding facilities.</td>
</tr>
<tr>
<td>Utility Agencies</td>
<td>Provision of utility services to the facility e.g. gas and electricity.</td>
</tr>
</tbody>
</table>

2.3 Configuration (New toilets)

Public toilets are to be configured per the following guidance.

» Design complements the usage and environment of the surrounding site and includes CPTED principles.

» Wash basin areas open and in visible proximity to the toilet cubicles. Open or semi open external walls are to be considered and may include features such as slatted walls and use of perforated or expanded galvanised screens.

» An accessible toilet for people with disabilities will be provided in each new public toilet with appropriate access space to and within the toilet. These circulation spaces along with installation of all fittings are to comply with AS1428.1. Ambulant accessible facilities will also be provided where required by BCA and AS1428.1.

» Urinals will not be incorporated into the design, unless approved otherwise.

» Design will incorporate and place emphasis on natural ventilation and light. Breezeway sections above and below toilet doors and walls are acceptable.

» Toilets will be of a “stable” design with unisex cubicle doors opening to the front common area of the building with a communal wash basin area. The design will incorporate a service duct to minimise the risk of vandalism, provide secure storage space and greater maintenance access.

» Showers will be considered on a site by site basis at locations on the foreshore or where other activities are provided that would require shower facilities. In high profile areas consideration can be given to enclosed shower/change rooms built onto toilet. However, in most cases a shower will be attached to the external side of a building with a concrete slab allowing for sufficient drainage. Where appropriate, consideration can be given to freestanding shower facilities.
» Baby change facilities will not be provided in public toilets unless approved otherwise due primarily to the high level of vandalism that occurs to change facilities.

» The roof slope will face north where feasible.

» Fixture and fitting will be kept to the minimum requirements.

» Where practicable, concrete slab for the Public toilets will be raised a minimum of 300mm above surrounding parkland with cross falls to meet standards and accessibility requirements.

An example of acceptable configuration for a public toilet is displayed in Appendix 1. The example toilets have been designed to current Building Code of Australia (BCA) requirements.

Designers should exercise discretion and creativity when designing to suit site specific requirements, required cubicle numbers, site provisions/restrictions and location (e.g. foreshore v non foreshore).

2.4 Location and Proximity

Public toilets are to be clearly visible and easily accessible to all users. The principles of Crime Prevention through Environmental Design (CPTED) must be incorporated when designing public toilets.

Setting

Toilet location will be chosen to avoid loitering opportunities. Seating, notice boards and public telephones will not be located near toilet facilities. Finding the most appropriate location of public toilets is important to ensure maximum use of the facility and for personal safety. Public toilets should only be located where the following criteria can be met:

» Highest traffic and highest pedestrian volume.

» Opposite or adjacent to a building that provides the opportunity for casual surveillance.

» Highly visible from all or most directions.

» Close as practical to streets, footpaths and car parking areas.

Access

Public toilets should be accessible to able bodied users and people with disabilities. New public toilets are to be designed in accordance with disability guidelines relating to parking and access requirements. Refer to Standards AS2890 and AS1428 for the standards and legislative requirements relating to parking and access for people with disabilities.

The entrance to the toilet cubicles is to be a highly visible area. The entrance will also face or be oriented towards the most publicly used space whether it be a playground, picnic area, sports field or car park.

There must be a sealed, continuous accessible path of travel, a minimum of 1.5 metres wide to provide access for people with disabilities and parents with prams/strollers. Footpaths are to meet BCA and AS1428 disability guidelines.

Steps and ramps are to be avoided. Compliant ramps may be used where steep gradients do not permit access.
**Car parking**

Public toilets should be within close proximity to car parks where appropriate. It is recognised that this may not be possible in parks and recreation areas. It is recommended that at least one car park for a person with disabilities is provided close to a public toilet block in accordance with Australian Standard AS1428. A hardstand for service personnel including cleaners is required.

**Vegetation**

Public toilets will not be located near thick vegetation or large trees that may restrict visibility of the toilets or cause problems such as root invasion.

The surrounding landscape will be designed in accordance with the Crime Prevention through Environmental Design (CPTED) guidelines. Shrubs and garden bed species will be selected or maintained to a maximum height of 700mm. Garden beds will not be built against the building.

Design decisions regarding surrounding vegetation and landscaping will be made in consultation with the relevant stakeholders to determine the best design approach and impact on any future grounds maintenance.

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**3. Aspect Design Standards**

The design standards are for use in the design of new public toilets and should be drawn upon to make decisions on the treatment of future renewal work on existing toilets.

Section 3.1 below prescribes the minimum aspects required. Section 3.2 prescribes the minimum standards regarding fixtures and fittings within Public toilets.

Exceptions to these standards may be considered where necessary and approval must be obtained from the Manager of Property Management.

**3.1 Inclusions and Exclusions**

The building is to comply with the Building Code of Australia and CPTED principles. Public Amenities must utilise design and materials that minimise vandalism, maintenance and long term operating costs.

**Access**

Car parking for cleaners and service personnel in close proximity to the building is essential.

**Baby change tables**

Baby Change Tables will not be provided in public toilets as a result of potential vandalism. Further, baby change facilities do not fit in the design of “Stable” style toilets.

**Ceiling**

Ceilings will not be included in future design.

**Concrete Surround, Pathways and Landscaping**
A concrete offset will be provided around the entire building envelope to extend past the roof line and be a minimum of 300mm wide.

Garden beds are not to be built against the buildings. Surrounding landscaping will follow CPTED guidelines.

A concrete landing will be provided to allow sufficient access to cubicles, basins and showers (if applicable). Landing will comply with AS1428. A 1.5m path of continuous accessible path of travel must be provided to the toilets from the primary points of access (e.g. car park or recreation node)

**Doors**

Cubicle doors are to be of solid core construction, stainless encasement can be used were vandalism is a problem. Door closers will be fitted where required to prevent damage to doors due to prevailing winds. Doors will have a total of 3 hinges, 2 at the top for strength. External doors will be outwards opening and wide enough to comply with BCA and AS1428 requirements. All doors are to be 100mm minimum above floor level.

**Electricity Connection**

Electrical sub-meters are to be provided to identify toilet usage from irrigation, park or street lighting. All cabling in public areas is to be in conduits where concealment is not possible.

**Equitable access**

Mobility, ambulant and wheelchair access must be considered. Cubicles, fitting and fixtures that conform to AS1428 must be provided to comply with standards and legislative requirements under the *Disability Discrimination Act 1992*. This must include all continuous accessible paths of travel required to and within the toilet, including around fixtures, fittings and doorway accesses. Accessible part of travel from car parks and bus stops are also to be considered.

**Floor**

Preference will be given to concrete floors with a stencil finish with tile-like appearance or coloured concrete with light broom finish. Tiles will not be used.

Floor colour will be dark enough to hide dirt and grime without reducing visibility but remain light and reflective. Floor finish must be resilient, easy to repair and maintain and be slip resistant to Australian Standards AS3661.2 AS4586 and AS4663

Floors will slope slightly towards the door to reduce water pooling where appropriate. Consideration will be given to appropriate drainage from toilets, taking the surrounding environment into account.

**Foundations**

Buildings will be slab on ground construction. Where proximity to large tree/s is unavoidable, root barriers will be installed on sites where there is risk of root penetration from surrounding trees. Termite barriers must be installed.

**Lighting**
Lighting will be sourced naturally through appropriate building design, utilising natural sources of light including, translucent sheeting, light coloured and reflective internal surfaces, gaps under doors, grills and palings below the roofline.

Where natural lighting does not provide sufficient light it is recommend that solar powered sensor lighting is used. Artificial lights, where required, will be mounted high, be vandal resistant, and be consistent with Australian Standards AS1158 and AS1680. Blue (ultraviolet light) is not acceptable as it does not meet lux lighting level requirements.

Day/Night sensors, motion detectors or on/off timers will be used were lighting is required after dark to reduce electricity costs and minimise light disturbance to surrounding residences.

External lighting of the toilets is to be a minimum of P3 lighting to illuminate the surrounds of the building.

**Mirrors**

Due to high vandalism issues mirrors will not be provided in public toilets, except where required by Australian Standard AS1428.1

**Paint and Colour Scheme**

Paint used will be durable and sun tolerable. Wet areas (showers) should be wet sealed prior to painting with epoxy paint.

In general public toilets will be painted with the same colour scheme, however, it is recognised that some facilities will be painted according to the colour scheme of the precinct where they are located, e.g. the Strand.

Property Management Workshop has a list of all current approved colour schemes. These colour schemes should be maintained where possible.

An artistic approach may be taken to sites that are of high profile; however they must maintain the same colour scheme. Changes to the approved colour scheme and painted wall murals may be permissible at the discretion of the Manager of Property Management in consultation with key stakeholders.

**Privacy Screens**

Timber will not be used. Alternative low maintenance products like composite wood or aluminium are acceptable.

**Roof**

The roof will be constructed with steel members with Colorbond or Zincalume sheeting and flashing. Higher grade roofing products such as and Colorbond Ultra steel will be used on assets that are in areas by the sea.

Roof design and pitch should also be considered (e.g. northerly aspect, loading) to ensure that solar power can be utilised, either now or in the future. The roof will be designed so gutters are not required and a generous overhang will be required to protect cubicles entries from weather. Roof shape should be designed taking into consideration the surrounding environment, in particular the roof lines of surrounding buildings if applicable.
Gaps between the roof and wall can provide light and ventilation. The roof will also provide shelter from the direction of prevailing weather.

**Sewerage**

Public toilets will be positioned to enable gravity flow to sewerage infrastructure. Where levels are insufficient to readily connect to sewer, other design options are to be investigated (eg pump well and rising main). In non-sewered areas, any on-site waste water system must not exceed 21 equivalent person design capacity.

For options other than gravity sewer a design report prepared by a Registered Professional Engineer Queensland (RPEQ) will be provided to Property Management. The design report must demonstrate technical specifications together with whole-of-life analysis including financial forecasts, risk management and preventative maintenance.

Notwithstanding the requirements of the National Plumbing Code, additional inspection openings to ground, where possible, will be provided to facilitate easy inspection and clearing of blockages.

**Signage**

Toilet cubicle signage will be clearly identified by use of international symbols for gender, unisex, ambulant and accessible toilet. Information will also be provided in Braille.

Opening and closing times will be provided along with the council's contact number for reporting maintenance problems. Signs will be protected to resist graffiti and damage, and should enable easy cleaning in the case of graffiti.

Signage will need to satisfy Council's Graphic Standards Manual in regard to any branding.

**Soap and hand drying**

Soap and hand drying facilities will not be provided in public toilets as a result of potential vandalism and safety risk. Soap spillage on floors is a slip hazard.

**Urinals**

Urinals will not be incorporated into the new design (except in a Drink Safe Precinct). The retention of urinals in cases of renewal will be decided on a case by case basis. Trough urinals will not be installed.

**Ventilation**

Gaps between roof and wall and floor and wall will be part of the toilet design where possible to provide natural air ventilation. Ventilation gaps will comply, as a minimum, with the BCA, preference is for 10% of floor area to be ventilated.

**Walls**

Walls will be of fully core filled concrete block construction with a smooth render finish providing flat surfaces that can be easily painted over. Wall thickness is to be minimum 200mm.

Walls should provide a gap between the top of the walls and roof for natural ventilation and lighting. The need to provide a permeable screen to the area between the top of the walls and roof should be decided on a site by site basis.
Tiles will only be used for splashbacks and showers where fixtures and fittings do not provide adequate protection.

The walls must provide privacy inside cubicles.

**Waste Disposal Points**

Black water dump points for travellers will only be provided at designated camping areas. The Manager of Property Management will approve installation at sites in consultation with key stakeholders.

**Water Connection**

Water connection will be run underground from meter to service duct. Sub-meters are to be provided to separate toilet usage to other services such as irrigation, etc. Inside the service duct, pipe work will be exposed allowing for easy maintenance access. All pipework to toilets and basins in public space will be concealed.

**Windows**

Windows will not be required with the new design allowing for sufficient natural lighting.

### 3.2 Fixtures and Fittings Standard

All fixtures and fittings are to be robust and vandal resistant and should be common throughout public toilet facilities to provide cost effective and easy replacement.

**Cisterns**

Either direct flush valves or cisterns can be installed to suit site requirements. Flushing mechanisms are to be dual flushing and concealed in the service duct. Stop taps are to be fitted to isolate each toilet. Robust, vandal resistant dual flush buttons should be easily reachable to able bodied users and people with disabilities and meet BCA requirements. Suitable products include RBA concealed hydraulic dual flush valve (RBA3001-160) or similar.

**Clothes hanging devices**

Clothes hanging devices will be installed in each cubicle in compliance with AS1428.1. Acceptable products includes RBA B212 coat hook with bumber or similar.

**Drinking facilities**

Drinking fountains, where provided, will be vandal resistant, wall mounted stainless steel style and meet AS1428.1 standards; for example Stoddart drinking fountain metro (Model SPPL.DF.M.WM).

**Door closers**

Door closers will be stainless steel and fitted so doors open outwards. Closers will comply with AS1428.1. Acceptable products include Lockwood 7726 series.

**Door locks**

Locks will be provided for privacy and denote usage, it will also be lockable from the outside for maintenance purposes. Locks will comply with AS1428.1. Suitable locks include Lockwood 930 series lever handles.
Grab rails
Grab rails will be installed in ambulant and accessible toilets. Fittings will be heavy duty and made of stainless steel. Installation will be in accordance with AS1428 and BCA requirements.

Hand basins
Hand basins will be stainless steel, wall hung, basins with no visible piping or fixings. Tap ware is to be incorporated in basin design with no protruding taps or spouts. Operating button should be time regulated to conserve water. Troughs can be considered for areas with high use. Acceptable products include Stoddart’s Wash Basin Security Round Type 2 (Model SPPL.WB.SR2.WM.x.y).

Hand basins must be installed in compliance with BCA and AS1428.1 requirements.

Lights
Light fixtures must be vandal resistant and on timers or sensors; e.g. Vandalite commander bulkhead light). Yellow or White bulbs will be used.

Mirrors
Where fitted to comply with AS1428.1 will be frameless, polished stainless steel; e.g. RBA B1556-DIS frameless stainless steel mirror.

Pans
Toilet pans are to be of stainless steel vandal resistant construction with an integrated moulded toilet seat. Pans to be used in ambulant and disable toilets must meet BCA and AS1428.1 requirements. Acceptable product is RBA, SS WC Pan, Model RBA8851.

Sanitary and waste disposal bins
Sanitary Bins will only be provided in accessible toilets to comply with BCA. Sanitary and waste disposal bins will not be provided in standard toilets as a result of potential vandalism and theft.

Sharps disposal bins
Sharps disposal bins will be considered on a site by site basis as deemed necessary. Maintenance of sharps containers will be managed by council’s sanitation contractors.

Shelf
A shelf will be provided in accessible toilet cubicles to comply with BCA and AS1428.1; for example RBA stainless steel shelf (B295-x-14).

Showers
Shower fittings will be robust and vandal proof with minimal protruding parts (e.g. RBA conical shower rose RBA8519-102). Operating buttons will be timed to conserve water (e.g. RBA self-closing tap valve RBA1055).

Toilet roll holders
Toilet roll holders must be robust, lockable and secured well. They will be stainless steel with the ability to hold 255mm diameter jumbo toilet rolls. Alternative single roll toilet roll
holders can be used in accessible toilets where the circulation space prevents the use of jumbo roll holders. Suitable products include RBA (B2890) Jumbo Toilet Roll Holders or RBA (B685-Series) Single Roll Holder.

**Urinal**

If a urinal is to remain after renewal works they will be the individual stainless steel wall mounted style, troughs will not be installed. Flushing mechanism will be automatic to prevent uric acid build up. Suitable product includes RBA Flushing Urinal, Model RBA8820-100.

### 4. Operational Management Standards

#### 4.1 Cleaning

Public toilets will be kept in a clean, tidy and hygienic state through planned and reactive maintenance activities.

Cleaning of public toilets will be managed by Property Management under contract. Levels of service and service standard are defined in contract. Service outcomes for cleaning of public toilets are:

<table>
<thead>
<tr>
<th>Item</th>
<th>Service outcome</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Toilet and Bathroom Fixtures</strong></td>
<td>Porcelain and plastic surfaces are free from smudges, smears, soil, stains, dust, body fats, soap build-up and mineral deposits and other marks.</td>
</tr>
<tr>
<td>(Includes, bowls including seats, stalls, sanitary bins, dispensers, urinals, sinks, strainers &amp; grates, showers, baths, wash basins, taps, piping, taps handles, vanity units, shower curtains and shower/bath rails)</td>
<td>Metal surfaces, shower screens and mirrors are free from streaks, dust, soil, smudges, soap build-up and oxide deposits and other marks.</td>
</tr>
<tr>
<td></td>
<td>All fixtures are disinfected.</td>
</tr>
<tr>
<td></td>
<td>Splashbacks, wall tiles and wall fixtures (including soap and cream dispenser and towel holders) are free of soil, dust, grit and smudges/streaks, mould, soap build-up and mineral deposits and other marks.</td>
</tr>
<tr>
<td></td>
<td>Shower curtains/screens/recess and bath mats are free from stains, smudges, smears, odours, mould and body fats.</td>
</tr>
<tr>
<td></td>
<td>Plumbing fixtures are free of smudges, soil, dust, soap build-up and mineral deposits and other marks.</td>
</tr>
<tr>
<td></td>
<td>Polished surfaces are of a uniform lustre.</td>
</tr>
<tr>
<td></td>
<td>The area smells fresh.</td>
</tr>
<tr>
<td></td>
<td>Waterless urinals are cleaned and treated as per specific requirements.</td>
</tr>
<tr>
<td></td>
<td>Room deodorisers are clean and functional.</td>
</tr>
</tbody>
</table>
Sharps management is managed by Property Management under a separate contract for sanitation. Sharps containers will be installed and serviced in location where a specific need is identified.

4.2 Security

Security at public toilets is managed by Property Management with levels of service and service standard defined in the Facilities Security Standard – Provision of Security Services for Council Facilities and Events.

Security at public toilets is undertaken as part of security patrols within public spaces and is aimed at providing a level of control relative to the occurrence of:

- Sexual activity and loitering
- Vandalism
- Drug-taking, storage and dealing
- Accommodation by itinerants

4.3 Vegetation Management

Vegetation and landscaping surrounding public toilets is to be managed in accordance with these standards. Vegetation and landscaping management will incorporate CPTED guidelines.

The level of vegetation and irrigation immediately adjacent to toilet blocks will be determined in consultation with key stakeholders (Property Management, Engineering Services and Maintenance Service)

A policy of minimisation of landscaped areas adjacent to toilets may include future removal of existing garden beds, plants, shrubs and possibly trees.
Appendix 1 – Toilet Block Design Example

- Plumbing and other services concealed in service duct
- Unisex toilets with doors opening out
- External hand basins
- North facing elevation with natural ventilation
Appendix 2 – Design Check List

A - Toilet Configuration

» Are showers required? If provided, are they design in line with standard?
» Are baby change facilities to be provided?
» Are there urinals in the design?
» Are toilets unisex “stable” style.
» Are toilets required to be raised 300mm above surrounding parkland
» Are there sufficient cubicles are provided?
» Can the roof be designed to face north?
» Does the design incorporate a service duct?
» Does the design complement usage and the surrounding site?
» Is there sufficient natural ventilation and light?
» Is the washbasin area open, visible and in close proximity to the cubicles?

B - Location and Proximity

» Building is visible from all or most directions.
» Building is not located near thick vegetation or large trees.
» Building is located near highest traffic and pedestrian volume.
» Building located near existing facilities.
» Building is close as practical to streets, footpaths and car parking areas.
» Entrance faces towards the most publicly used space.
» Sealed footpath, a minimum of 1.5meters wide for access.
» Seating, notice boards, public telephones etc. are not located near facilities.
» Surrounding landscape is in accordance with CPTED.
C - Toilet design

- All pipework is underground or concealed.
- All cabling is in conduits where concealment is not possible.
- All fixtures and fittings are in accordance with section 3.2 of standards.
- A concrete offset is provided around the entire building envelop.
- A 1.5m wide continuous path of free travel is provided to and around the facility.
- Building will be connected with own water meter.
- Building position enables gravity flow to sewerage or REPQ design provided.
- Building will be connected with own electrical meter.
- Building is a slab on ground construction.
- Doors are solid core.
- Doors have 3 hinges.
- Doors are outwards opening.
- Doors are minimum 100mm above floor level.
- Floor finish is concrete with stencil finish.
- Floors slope towards the doors.
- Floor colour is dark enough to hide dirt and grime, but still light and reflective.
- Garden beds are not against the building
- Lights are high mounted vandal resistant and on timers/sensors.
- Paint colours are in accordance with approved colour scheme.
- Roof is constructed with steel members and Colorbond or Zincalume sheeting.
- Roof designed without gutters.
- Roof shape, lines and direction take into account surrounding buildings.
- Roof provides sufficient shelter from prevailing weather.
- Signage is in line with standards and identifies unisex, accessible and ambulant usage.
- Signage provided for toilet name, hours of operations and contact details.
- Soap and Hand drying facilities are not included.
- Termite barriers will be installed
- The design does not include a ceiling.
- The design does not include windows
- Walls are fully core filled concrete block, 200mm thickness.
- Walls are generally flat and provide gaps between wall and roof.
- Walls provide adequate privacy
- Where required, root barriers will be installed.
- Where required, door closers are fitted.