

March 4, 2008

TO: All Concerned

FROM: Jay Mundy, CIPE, CPD
Plumbing/Mechanical Inspections Supervisor

SUBJECT: LAUNDRY ROOM DRAINS

Section 411.2 of the 2006 UPC requires floor drains in “Laundry rooms in commercial buildings”. This Section is not clear regarding buildings or parts of buildings used specifically as a *commercial* laundry facility. Nonetheless it is presumed that the intent would be to include all facilities utilized for machine washing of clothes or other materials.

QUESTION:

The specific question asked was “may a trough drain located behind the machine(s) be utilized as an alternative to the floor drain required by Section 411.2?”

ANSWER:

Yes, with stipulations. The laundry room floor is to be sloped no less than 1% per foot toward the trough drain, and there may be no curbing or protrusions that would interfere with water flowing into the trough drain. Also, the drain body in the bottom of the trough must be visible and accessible. As is always the case the trough drain surface shall be “constructed of dense, durable, non-absorbent materials and shall have smooth, impervious surfaces, free from unnecessary concealed fouling surfaces”. A trough drain, although not specifically addressed in Section 411.2, would be considered a laundry room alternative that is equivalent to one or more floor drains.