



CITY OF PHILADELPHIA
DEPARTMENT OF LICENSES & INSPECTIONS
Construction Services Division
Municipal Services Building - Concourse Level
1401 John F. Kennedy Boulevard
Philadelphia, Pennsylvania 19102

EZ PERMIT STANDARD

BATHROOM AND KITCHEN ALTERATIONS

For alterations limited to the Bathroom and Kitchen of
an existing One-Family Dwelling.

Revised 7/26 (IRC-2021 / Phila. Plumbing Code-2021)

EZ Permit Standard: Bathroom and Kitchen Alterations

Obtain a plumbing permit for bathroom and kitchen alterations meeting these requirements without the submission of plans or a separate building permit.

Limitations & Conditions

- This standard shall only apply to buildings used solely as a one-family dwelling. It **shall not** apply to two-family, multi-family, or mixed-used buildings.
- Work shall be limited to the **alteration of an existing bathroom or kitchen within the same footprint**.
 - The creation of a new bathroom or kitchen, or extension of an existing bathroom or kitchen is not permitted under this permit.
- The work shall be performed by a Philadelphia **licensed** Plumbing Contractor.
- An existing building, existing means of egress and existing levels of protection **shall not** be altered such that the building becomes less safe than its existing condition.
- Structural alteration or repair is expressly **PROHIBITED** under this permit, with the exception of limited joist reinforcement described in the "Flooring, Ceiling, and Partitions" section on page two of this standard.
- EZ permit process **shall not** be applicable to buildings listed as historic as established by the Philadelphia Historical Commission without prior approval, contact the staff at preservation@phila.gov in the planning stages of your project.
- If the plumbing permit application is filed electronically, the '**EZ Bathroom and Kitchen Remodel**' type of work must be selected.
- Separate permits are required for any **electrical** and/or **fire suppression** work.

Work May Include

- Installation of plumbing fixtures with new branch piping
- Replacement of plumbing fixtures without piping
- Installation/alteration of ductwork and extension/alteration of fuel gas piping
- Installation of dedicated exhaust fan for bathroom(s)
- Removal, replacement or installation of interior, non-bearing wall partitions
- Replacement of plaster or gypsum board on walls or ceilings
- Replacement of subflooring
- Reinforcement and/or leveling of existing sections of bathroom or kitchen floor that may be bowed, sagging or otherwise out of level
- Replacement of doors and windows in existing openings on properties that are NOT on the Philadelphia Registry of Historic Places

Construction Requirements:

All work shall comply with the Philadelphia Plumbing and Residential Codes and any specific requirements of this section.

Plumbing

- Every branch, horizontal soil pipe or waste pipe to which a group of two or more fixtures is to be connected shall have a vent of the same size as the branch
- Where the center of a water closet outlet is not more than 48-in in developed length from the center of 4-in inch vented soil pipe on a vertical line, or through a wye or wye and 1/8 bend on a vented horizontal line, connection of small fixture wastes—not exceeding two that are 1.5-in or less in diameter—to the side of an ideal bend (closet bend) above the center line without an additional vent, or by using no-hub, copper, ABS, or PVC pipe and fittings is acceptable
- S-traps are prohibited except for direct replacement of an existing trap
- Systems utilizing section P-919 shall not be permitted to incorporate any other methods of design contained in other sections of the Philadelphia Plumbing Code
- Shut off valves are required on the fixture supply to each plumbing fixture other than bathtubs and showers



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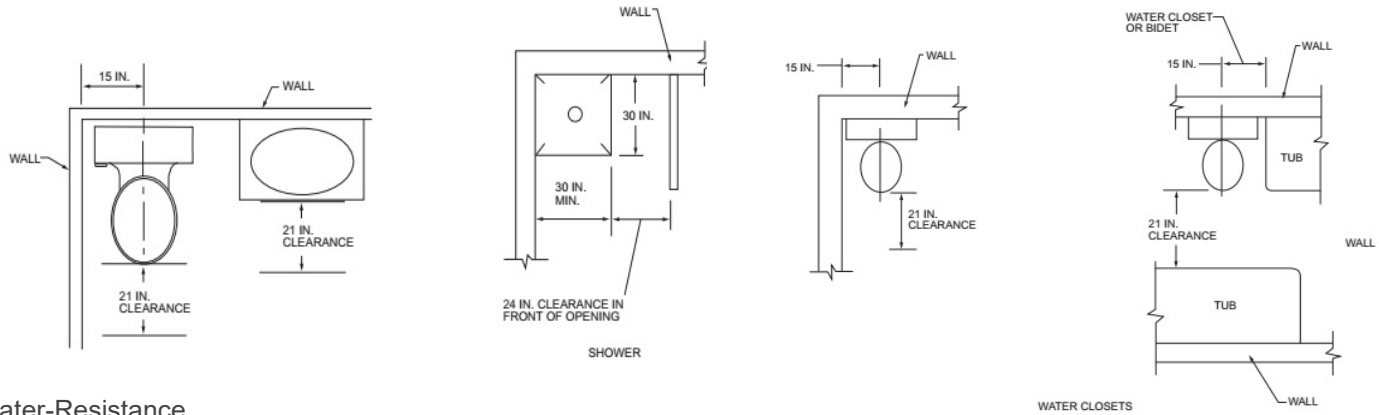
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Fixture Placement

- Minimum fixture clearance must meet the requirements of Figure R307.1, below:



Water-Resistance

- Bathtub and shower floors and walls above bathtubs with installed shower heads and in shower compartments shall be finished with a nonabsorbent surface to a height of not less than 6' above the floor
- Water-resistant gypsum backer board used as the base or backer for adhesive application of ceramic tile or other required non-absorbent finish material shall conform to ASTM C1178, C1278, or C1396
 - Water-resistant gypsum backer board shall be permitted on ceilings

Light and Ventilation

- Kitchens must have a minimum glazed window area of 8% of the floor area with an openable area to the outdoors that is a minimum of 4% of the floor area
 - Exception: the glazed areas do not need to be openable to the outdoors where the opening is not required by Section R310 and a local exhaust system is installed in accordance with Section M1505
- Bathrooms must have a minimum glazed window area of 3 sq. ft., 1/2 of which shall be openable to the outdoors
 - Exception: the glazed areas shall not be required where artificial light and a local exhaust system are provided.
- Exhaust air from bathrooms shall not be recirculated within the residence or circulated to another dwelling unit
- Exhaust fans shall provide the minimum required airflow in accordance with ANSI/AMCA 210 and ANSI/ASHRAE 51

Flooring, Ceilings and Partitions

- Gypsum wall board installed on a non-masonry exterior wall, in areas that are not directly exposed to weather or to water, shall be Type X with a minimum thickness of 5/8-in
 - Installed in perpendicular orientation to the framing
 - 6-in maximum spacing for nails or screws
- Framing for non-load bearing walls must be at least 2" nominal thickness with the following maximum laterally unsupported heights and spacing:
 - 2x4's – 14' height, 24" spacing
 - 2x6's – 20' height, 24" spacing
- Subflooring shall not be less than utility grade lumber, No.4 common grade boards, or wood structural panels
- Subflooring shall be perpendicular to the joist with the following thickness:
 - 5/8" when existing joist spacing is less than or equal to 16" O.C.
 - 11/16" when existing joist spacing is greater than 16" O.C. and less than or equal to 24" O.C.
- Floor joists shall be sistered with a minimum of 2 x 6 nominal size lumber, glued and fastened with 3" coarse thread screws
- Minimum clear ceiling height of 7' for all rooms must be maintained
- Kitchens shall maintain a minimum clear passageway of not less than 3' between counter fronts and appliances and/or counter fronts and walls



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To Be Completed by Registered Master Plumber:

PLUMBING FIXTURES TO BE INSTALLED IN PERMITTED AREA ONLY

TYPE	NUMBER
Kitchen Sink	
Lavatory (Hand-washing Sink)	
Shower/Tub	
Water Closet (Flush Toilet)	
Other (Include in Description of Work)	
TOTAL	

Property Address: _____

Registered Master Plumber (RMP) Name: _____ RMP Licenses No: _____

RMP Signature: _____