

# Toilet

Definition: A plumbing fixture to receive and dispose of human waste using water as a conveyance method.

Name toilet, urinal  
Variants:

Most porcelain, plastic, metal  
Common  
Materials:

Most tank, bowl, lid, seat, flush handle, drain, drain lines, supply valve  
Common  
Components:

## Location and Inspection of Toilet

Abilities or Knowledge Needed:	- Visual acuity for location & inspection - Mobility for access to all areas of the property - Understanding of item's components
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Tools for Location & Inspection	Useful:	inspection mirror
	Required:	none

Common Locations:	Unit/Inside:	bathrooms
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How to Locate:	Visual Observation:	look in bathrooms in all dwelling units and inside areas
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Possible Deficiencies:	Deficiency 1:	Toilet missing
	Deficiency 2:	Toilet does not flush, discharge, fill, and shut off
	Deficiency 3:	Toilet seat is broken, loose, or missing

## Deficiency 1: Toilet is missing

Rationale:	Maintenance:	Indicates maintenance staff is not identifying deficiencies or responding to self-generated or complaint-driven work orders.
	Health and Safety:	Limits ability to safely dispose of human waste. Increases probability of unsanitary conditions that may adversely impact the health of the resident. If sewer line is not capped there is an increased potential for sewage backflow and allows for sewer gas (methane) to directly flow into the unit, exposing residents to harmful gases and bacteria.
Health and Safety	<b>Severe:</b>	<b>This is a life-threatening or severe health and safety issue requiring a 24-hour repair, correction, or act of abatement.</b>
How to Inspect:	Visual Observation:	Look in every dwelling unit to verify that at least one operational toilet is present.
	<b>Please Note:</b>	<b>If there are additional locations for toilets but they are not installed in unfinished spaces, the sewer line and supply valves must be properly capped to prevent exposure to sewer gas and leaks. Restrooms with toilets that have been converted into use as another room (for example, a storage room) need not have the toilet removed.</b>
Record deficiency if:	toilet is missing or there is not at least one operational toilet in the dwelling unit.	

**Deficiency 2: Toilet does not flush, discharge, fill, and shut off**

Rationale:	Maintenance:	Indicates maintenance staff is not identifying deficiencies or responding to self-generated or complaint-driven work orders.
	Health and Safety:	Limits ability to safely dispose of human waste. Increases probability of unsanitary conditions that may adversely impact the health of the resident.
	Operability:	Prevents proper use of toilet.

Health and Safety	<b>Severe:</b>	<b>This is a life-threatening or severe health and safety issue requiring a 24-hour repair, correction, or act of abatement.</b>
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How to Inspect:	Action:	Engage the flushing mechanism of the toilet.
	Visual Observation:	Look to see if water drains from the bowl. Look to see if water refills the bowl.
	Audio Observation:	Listen that water has stopped running once the bowl is refilled

Record deficiency if:	toilet does not flush, discharge, fill, and shut off.
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## Deficiency 3: Toilet seat is broken, loose, or missing

Rationale: Maintenance: Indicates maintenance staff is not identifying deficiencies or responding to self-generated or complaint-driven work orders.

Health and Safety: Increases potential for a resident to fall off the toilet and injure themselves

Health and Safety N/A: This is a non-health and safety issue and should be corrected, remedied, or abated in accordance to the POA's established maintenance plans and/or program requirements.

How to Inspect: Visual Observation: Look to see if the toilet seat is present. Look for any cracks in the toilet seat that separate it into separate pieces. Look for any missing bolts that secure the seat to the bowl.

Action: Grab edge of toilet seat and apply moderate pressure left and right.

Record deficiency if: toilet seat is broken, loose, or missing.

