



**Living In Place
Institute™**

Idea Home – Bathroom Features

Area	Issue	Reason	Supplied By	Installed By
All baths	L-shaped grab bars to the side of the toilet, and grab bars behind the toilet (except in the basement bath)	To assist someone who is transferring from and to a wheelchair or walker, or someone who needs a bit of assistance in getting off of the toilet	Seachrome	
All baths	Strong toilet paper holder	Toilet paper holder is capable of 250 pounds of force	Seachrome	
All baths	Dimmers switches for lights	To better control light illumination in the bathrooms	Swidget	
All baths	Occupancy sensing light switches	To automatically turn on lights when entering some of the bathrooms	Swidget	

Area	Issue	Reason	Supplied By	Installed By
All baths	Bath vent fans, either turned on when there is an elevated level of moisture, or by motion, and turned off when the moisture sensed is below a predetermined humidity level or by time	To minimize damage that moisture can cause, or to remove various smells from the areas	Panasonic / Swidget	
All baths	Grab bars inside and outside shower	To help minimize slips and falls in shower and bathing areas	Seachrome	
All baths	Toilet with seat set at 18 inches (~46 centimeters)	Easy transfer from a wheelchair to the toilet, and is easier for everyone else to get off of the toilet	TOTO Toilets	Marathon Mechanical
All baths	Bidet seat with remote control	To control all functions (water temperature, seat temperature, air drying temperature, position, oscillation, pulsation, and water pressure) using a remote control, and these can be programmed how two people prefer to use the bidet	TOTO Toilets	Marathon Mechanical
All baths	Remote flush capability	The toilet can be flushed via the bidet seat remote	TOTO Toilets	

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All baths	Bidet seat	Bidet seats use substantially less toilet paper, are more comfortable for someone who has challenges with hemorrhoids, lesions, etc., people who have difficulty doing appropriate toileting hygiene, and these have shown a lower incident rate of urinary tract infections	TOTO Toilets	
All baths	Blocking	Blocking installed prior to drywalling to allow placement of grab bars, combination grab / towel bars, toilet paper holders, wall-mounted bathing seat (in the basement) and other key equipment solidly into the walls		
All full baths	Grab bar and towel rail combination	Grab bar is on the top with the towel rail underneath, which helps prevent towels being grasped in a fall	Seachrome	
Primary Bath	Steam shower	To help minimize dry skin in the Colorado climate, but also to help with nasal issues	Steamist	Marathon Mechanical

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Primary Bath	Steam shower pivoting glass vent panel	To allow the steam shower to dry, there is a glass awning panel that pivots to allow moisture to easily escape		
Primary Bath	Steam shower aromatherapy	To help clear sinus passages	Steamist	Marathon Mechanical
Primary Bath	Heated shower floor and sitting bench	To make the floor and bench have a luxury feel, but also to minimize unusual sensations when walking or sitting on cool surfaces, especially for someone who may have peripheral neuropathy	SunTouch	
Primary Bath	Curbless shower and linear drain	There is no threshold to trip or fall over with a curbless shower and a linear drain slopes only in one direction, versus a center drain which slopes in multiple directions, making it easier for a roll-in wheelchair to get out of the shower	QuickDrain	Marathon Mechanical
Primary Bath	Oversized Shower - 72 inches (~1.8 meters) wide and 48 inches (~1.2 meter long)	This size makes it easy for a roll-in shower wheelchair to easily turn around		

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Primary Bath	Shower Door 28 inches (~70 cm) wide	Most roll-in shower wheelchairs are ≤24 inches (~60 cm) wide. Door opening of this size will make it easy for someone to roll into the shower		
Primary Bath	Shower Bench 18 inches (~46 cm) high and 48 inches (~1.2 meters) wide	This is about the same height as the roll-in wheelchair, making it easy to transfer onto the bench		
Primary Bath	Multiple water features under smart control	There is a rain head, side shower sprays and a detachable shower wand that are all controlled via a touch panel or via voice	Brizo	
Primary Bath	Thermostatic controlled water	Allows precise temperature of delivered water to various water devices, minimizing scalding or burns due to hot water	Brizo	
Primary Bath	Vent fan immediately outside steam shower	To capture as much water vapor as possible when the shower door is open	Panasonic	Four Seasons Heating
Primary Bath	Vent fan controlled by humidity sensor	To sense when the vent fan should turn on and off	Swidget	
Primary Bath	Different heights of vanities	To address the different heights of people using the primary bath vanities	Tharp Cabinetry	Tharp Cabinetry

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Primary Bath	Lower vanity has slide-in pocket doors	When the cabinet doors open, they can be slid back into the cabinet and to allow for a wheelchair or a sitting chair to be under the sink.	Tharp Cabinetry	
Primary Bath	Lever faucets	Easier for a person who may have limited hand control (e.g., essential tremors or Parkinson's disease) to turn the water on and off and control the temperature. They are also more sanitary as the dirty part of the hand will push up the lever and the clean part of the hand will push it down	Brizo	Marathon Mechanical
Primary Bath	See through fireplace	Fireplace is included not only for ambiance but also to help heat up the bathroom area for someone who has a difficult time with body temperature modulation		Rio Grande Company
Primary Bath	Extensive drawer and cabinet organization equipment	To better organize and find bathroom items	Rev-A-Shelf	Tharp Cabinetry
Primary Bath	Warming pads on soaking tub	To keep the bathtub water at a desired temperature while bathing		Marathon Mechanical

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Primary Bath	Vent fan controlled by occupancy sensor	Fan automatically turns on when someone enters the room and then turns off after a predetermined time after they leave the room	Swidget	
Primary Bath	Storage area inside water closet	Easy access from inside the water closet to get access to toilet paper, towels, etc.		
Primary Bath	Luxury vinyl planking	Planks have a dynamic coefficient of friction (DCOF) ≥ 0.6 , comparable with ADA requirements	Evoke	
Primary Bath	Luxury vinyl planking	Planks have a very low thermal coefficient of heat conduction, thus making them less likely to cause a person with peripheral neuropathy from having an adverse sensation with their feet on cool floors	Evoke	
Primary Bath	Undercounter sinks with drain at the rear	This positions the drains as far back as possible to make it easy to sit under the sink area	TOTO Toilets	
Primary Bath & Powder Room	Larger than normal powder room	Allows for >60 inch (1.5 meters) turning diameter for a wheelchair		

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Primary Bath & Powder Room	Wall mounted toilet	Without an exposed tank, this opens up more space in the bathroom for a wheelchair to turn in the room	TOTO Toilets	Marathon Mechanical
Primary Bath & Powder Room	Wall mounted toilet	By being suspended off of the floor, the area under the toilet is easily cleaned, making it more sanitary	TOTO Toilets	Marathon Mechanical
Primary Bath & Powder Room	Vent fan inside water closet	To be able exhaust stale air in the water closet	Panasonic	Four Seasons Heating
Primary Bath & Powder Room	Sink P-traps located parallel to the wall	This gives more space for the wheelchair to move under the sink		Marathon Mechanical
Powder Room	Roll-under sink	Sink bottom is located at 27 inches (~70 cm) above the floor, making it easy to roll under it		
Powder Room	Tiltable mirror	Allows anyone to pivot the mirror to allows someone to see themselves		
Powder Room	Bathroom fan	Fan turns on via the occupancy light switch	Panasonic	