

**Oregon
Interpretive Ruling No. 93-76
LABOR CAMPS**

Requested By: PPPI MANUAL REVIEW COMMITTEE

QUESTION

Does Chapter 12 of the Structural Specialty code require toilet facilities in each dwelling unit in a labor camp?

APPLICABLE CODE SECTIONS

1993 Oregon Structural Specialty Code (OSSC), Definitions in Chapter 4:

DWELLING UNIT is any building or portion thereof which contains living facilities, including provisions for sleeping, eating, cooking and sanitation, as required by this code, for not more than one family, or a congregate residence for 10 or less persons.

GUEST is any person hiring or occupying a room for living or sleeping purposes.

GUEST ROOM is any room or rooms used or intended to be used by a guest for sleeping purposes. Every 100 square feet of superficial floor area in a dormitory shall be considered to be a guest room.

HOTEL is any building containing six or more guest rooms intended or designed to be used, or which are used, rented or hired out to be occupied, or which are occupied for sleeping purposes by guests.

LODGING HOUSE is any building or portion thereof containing not more than five guest rooms where rent is paid in money, goods, labor or otherwise.

Section 504 (c) states, in part:

When a new building is to be erected on the same property as an existing building, the location of the assumed property line with relation to the existing building shall be such that the exterior wall and opening protection of the existing building meet the criteria as set forth in Table No. 5-A and Pan IV.

EXCEPTION: Two or more buildings on the same property may be considered as portions of one building if the aggregate area of such buildings is within the limits specified in Section 505 for a single building.

When the buildings so considered house different occupancies or are of different types of construction, the area shall be that allowed for the most restricted occupancy or construction.

Section 1205(b) states, in part:

" the minimum number of sanitary fixtures shall be as set forth in Table No.5-E."

Table No. 5-E states, in part:

R-I Employees	Same as Group B, Divisions 1,3 and 4 Occupancies			Tubs or showers in the same number as required water closets.
Hotels, motels, dorms, convents and monasteries	1-10	1	1	
	11-25	2	1	
	Each additional 25	1	1	
Apartments and condominiums	One water closet, lavatory, kitchen sink and tub or shower per dwelling unit			

BACKGROUND

Labor camps are often built with cabins and a central cooking and bathing facility.

FINDINGS

This interpretation is authorized by ORS 455.060, Rulings on Acceptability of Materials, Designs or Methods of Construction and Attorney General's Opinion OP-5208 issued October 1, 1981, which advised the statute permits authoritative interpretations of existing code requirements.

DISCUSSION AND CONCLUSION

in either R-1 or R-3 Occupancies, each dwelling unit must then be self-contained with its own toilet, shower, kitchen sink, etc. Living units for workers may be considered as "guest rooms" as defined in Section 408, and the camp classified as an R-1 Occupancy in Chapter 12 and (lodging facilities) in Table 5- E. Even when the guest rooms are individual cabins, the complex may be considered "one building." [See Section 504 (c) Exception.] It follows then that community toilet, shower and cooking facilities may be part of "the building" per Chapter 12, without being contained in each guest room.

To be a dwelling unit there must be private toilets in each unit. Lodging facilities may have community toilets, showers and cooking facilities serving a number of guest rooms.

Interpretive Ruling 93-76 replaces PPPI-4012.

(signed November 17.1993)
John Talbott, Chairman
Structural Code Advisory Board

The recommendations and findings of the Structural Code Advisory Board are accepted and the conclusions are adopted.

(signed November 19. 1993)
Gary J. Wicks, Administrator
Building Codes Division