



KITCHEN PLUMBING ADVICE FROM THE EXPERTS

A kitchen revamp is the ideal time to update your plumbing. Having your water points in the correct place and being able to accommodate the new gadgets that are now available, is vital to ensure your renovation truly adds to the value of your home. We asked CP&B (Cape Plumbing & Bathroom Supplies) what plumbing advice they would give consumers who are planning a kitchen revamp.

You need to have good communication between your plumber and kitchen designer from the very beginning. Your water point plan not only needs to give thought to what you need and can afford now, but also to what you might like in the future ... like when you can afford that new fringe with an ice maker, or a hydro tap. Make provision now rather than later for all possible needs and additions you may want over the next 5 years. Not only will it be less invasive when the time comes, but more importantly it will be more affordable as well.

All your plumbing work should be complete by the time the kitchen company comes to site. Having a plumbing plan showing all water points and the routing of the pipes (both supply and waste) will make things a lot easier for the kitchen installation teams, who need to drill into the walls to fix cupboard carcasses in place. If you are laying new pipes or upgrading old ones, then try and ensure your pipe runs vertically as this format encounters fewer issues with other trades. Do not take the shortest route from one point to another, as this is bound to get drilled into on a Sunday afternoon by your handy husband.

Try use copper pipe as much as possible, if budget allows, as it offers the best flowrate compared to the new multi-layered piping systems. This will be appreciated by the user when it does not take 2 days to fill the sink.

Sometimes electricity and water points have to go hand in hand. Consider an electrical point at your kitchen sink, this allows for an instant hot water system to be fitted with ease. A water and plug point should also go hand in hand at your fridge area so you have the facility for a fridge that supplies water and ice.



Due thought should be given to your choice of sink mixer. Most people under estimate the cost of a decent quality mixer. You want to look at products that have a good guarantee and easy access to spares, should it need maintenance at any point. If selecting a retractable sink mixer (a mixer with a pull out spray), there needs to be an open void below to allow the hose to move up and down freely; while a practical wall mounted sink mixer, frees up a lot of space around your sink.

Your choice of sink is also very important to the practicality and aesthetics of your kitchen. On a stone or solid surface, an underslung sink is always popular as it creates a feeling of space in the kitchen. It is vital that these are correctly installed with the assistance of the stone or surface fabricator, as only certain adhesives are strong enough to secure the sink in place correctly. If the wrong adhesive is used (such as silicone or epoxy), there is every chance the sink will come loose causing water damage to your kitchen.

If you select a traditional drop in sink, and you have wooden or post-form tops, it is advised to mount the mixer on the platform in the sink. Make sure the mixer is fitted with a wide "washer" to ensure stability. However, if the sink is dropped into a stone surface it would be better to mount the mixer through the stone as this makes for a far firmer mount. If you are adding a waste disposal system to your sink, make sure that you use as few bends as possible and the pipe is cleared of its burrs from when it was cut. The pipe needs as little obstruction as possible to effectively remove the waste.

At the dishwasher and wash machine points it is always best to mount the stop taps above the counter for ease of isolation, in the event of a burst pipe, and for isolating when going away for long periods. Although this might not be the most attractive option it is the most practical and by working with your kitchen designer and plumber, you



under the counter which will prevent smells from wafting into the kitchen. It will also ensure the flush fitting of the appliance improving the aesthetics of the kitchen. Consider installing a floor drain under your wash machine and dishwasher as a fail-safe. This could save you from a massive insurance claim for when a water supply hose bursts, which is a common occurrence.

Storage space is always paramount in a kitchen. Make use of space saving traps under the sink. These run to the back of the cupboard beneath the sink rather than directly under the sink. This not only frees up space, but also moves all the inevitable piping out of harm's way, thus minimizing carcass damaging leaks.

Most importantly, ensure you use a qualified and registered plumber. You will need proof that all your plumbing work and installations have been done by a qualified person for your insurance. If you cut corners and try to do the work yourself, or let an unregistered person do them, you may find yourself with no insurance if there is a leak. Remember, water is a kitchen's biggest enemy. Exposure to water or excessive moisture will destroy the structural integrity and the aesthetics of your kitchen, so don't make the mistake of putting price first and your plumbing second.

With thanks to Dan Forsyth of CP&B for his assistance with this article.



will find a way to make this fit with your aesthetic.

If you can, we would advise you fit a recessed waste trap into the wall for your washing machine and dishwasher, this allows the unit to be pushed deeper