GOVERNMENT OF WESTERN AUSTRALIA
Department of Local Government, Industry Regulation and Safety
Building and Energy

Technical Note

Technical Advice Line 1300 360 897
www.lgirs.wa.gov.au/building-and-energy

Inspection shaft, gully and trap risers

This technical note provides advice on the correct configuration of vertical risers used for inspection purposes as well as risers from gully and fixture traps. This is a requirement of the Plumbing Code of Australia's deemed-to-satisfy provisions listed in AS/NZS 3500.2025, part 2: Sanitary plumbing and drainage.

Inspection shaft risers

An inspection shaft shall be provided at the downstream end of a main drain, located wholly within the property served and at or near the point of connection to the main sewer. The branch from the junction in the main drain shall extend vertically upwards to form a shaft in as specified in AS/NZS 3500.2:2025, clause 4.4.2.1(d). This means the shaft cannot be bent or offset with fittings that will prevent inspection of the junction forming the connection of the main drain to the shaft.

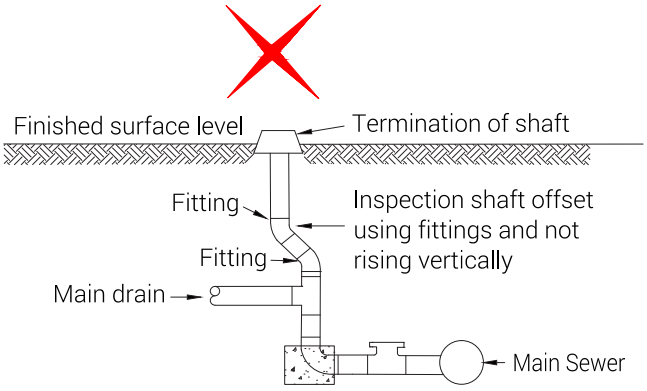


Diagram 1: Non-compliant inspection shaft riser

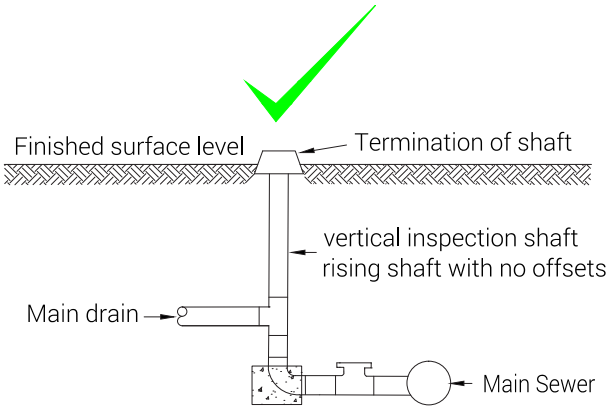


Diagram 2: Compliant inspection shaft riser

Risers on disconnector and floor waste gullies

The conditions that apply to inspection shafts also apply to risers from overflow relief gullies, disconnector gullies and floor waste gullies. They shall extend vertically to the finished surface level without bends creating offsets and have sufficient annular space above and around the grate to enable both inspection of the water seal and to allow easy maintenance of the gully trap.

AS/NZS 3500.2:2025, clause 4.6.6.5(b)(ii) requires disconnector gully risers to be readily accessible for inspection and maintenance. As per figure 4.6.6.5(b), 600 mm minimum clearance is required above the top of the riser to enable necessary inspections and maintenance to be performed. The same principle applies to floor waste gully risers although a minimum vertical clearance of 450 mm is recommended.

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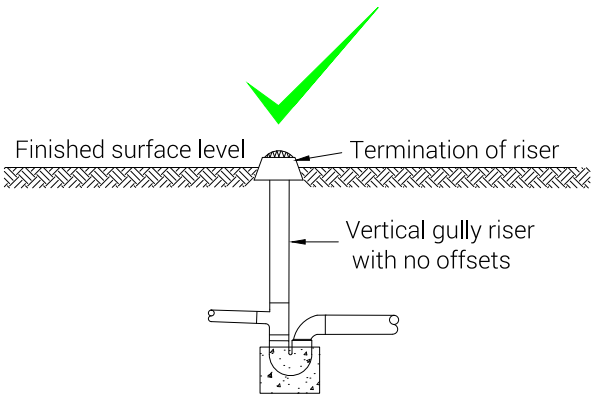


Diagram 3: Compliant disconnector gully

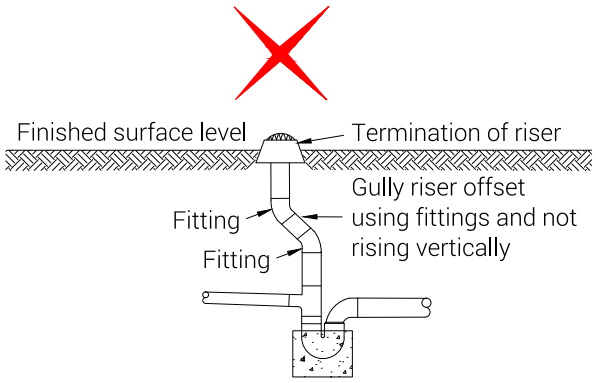


Diagram 4: Non-compliant disconnector gully

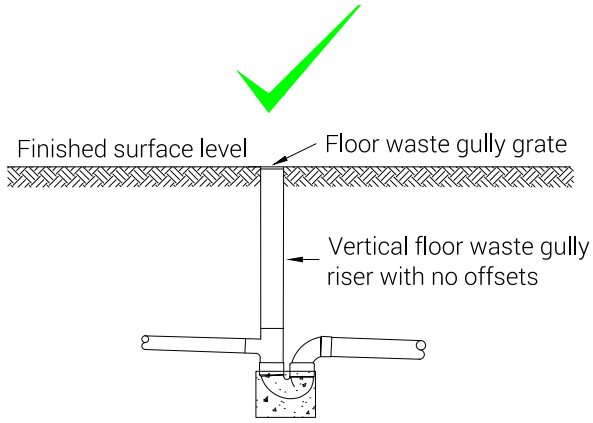


Diagram 5: Non-compliant floor waste gully

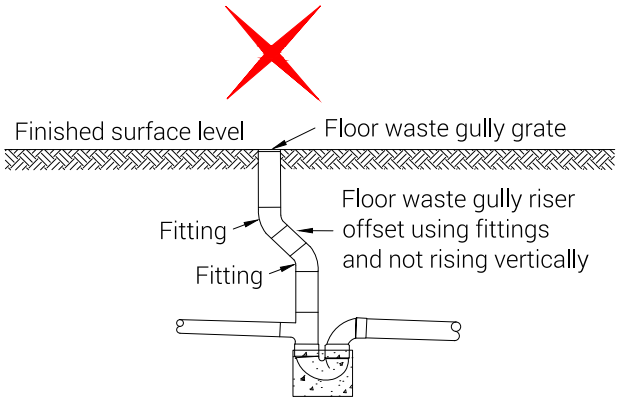


Diagram 6: Non-compliant floor waste gully

Fixture traps and risers

The conditions that apply to risers on overflow relief, disconnector and floor waste gullies also apply to risers from fixture traps that are not accessible. AS/NZS 3500.2:2025, clause 6.5.1 is subject to a WA variation in the Plumbing Code of Australia, schedule 11. The variation means baths with inaccessible traps may be connected direct to drain or to a disconnector gully and adds conditions for fixture traps in these locations.

Fixture traps that are inaccessible must not have offsets in their riser (be directly below the fixture outlet) or a trap size that is greater than the diameter of the outlet for the fixture or appliance that the trap serves. This allows the full water seal to be viewed for cleaning, inspection and maintenance to remove odour producing build up.

Self-sealing devices and traps with loose coupling nuts, that are not accessible, must not be installed in the ground or concrete. Information about solvent welded traps can be found in the Building and Energy technical note 'Miscellaneous technical note A'.

All other fixture traps must be installed in accessible locations.

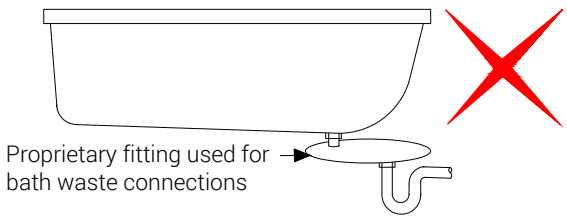


Diagram 7: Inaccessible trap with offset in riser

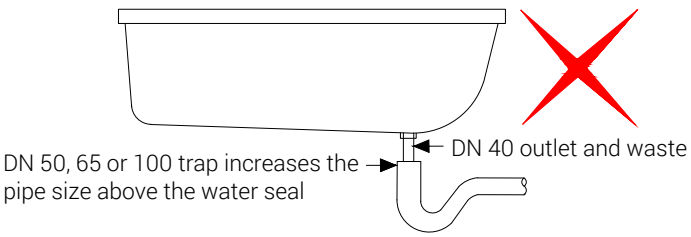


Diagram 8: Inaccessible trap increased in size under bath

Termination of inspection shaft and gully risers

The minimum height between the top of a disconnector or overflow gully riser, or the invert of the overflow pipe from an overflow relief gully, and the finished surface level shall be 75 mm, except where the gully riser is located in a path, paved area or hardstand such as asphalt or concrete where it shall be finished at a level so as to prevent the ingress of stormwater and not cause a trip hazard.

AS/NZS 3500.2:2025, clause 4.4.2.1 requires inspection shaft risers to terminate at or near ground or finished surface level with a removable air tight inspection cap of the same diameter as the shaft or riser. The method and materials used to achieve compliance with all parts of clause 4.4.2.1 will depend on the location of the shaft as shown in the diagrams and photos below.

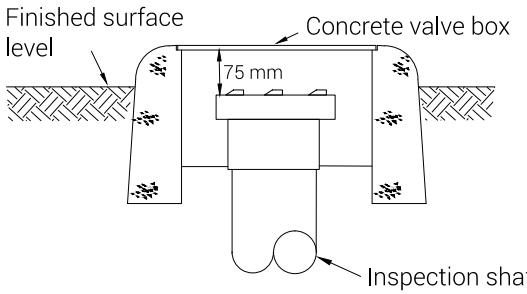


Diagram 9: Inspection shaft riser termination within valve box in non-traffic areas

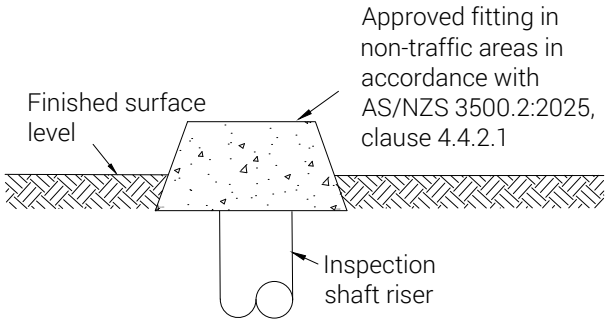
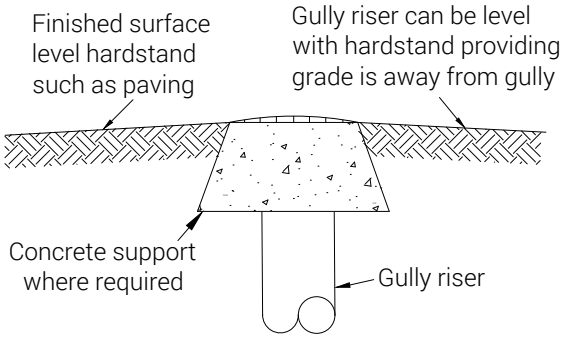


Diagram 10: Gully riser termination using an approved fitting in non-traffic areas and gardens



AS/NZS 3500.2:2025, clause 4.6.6.7

Diagram 11: Gully riser termination in paved non-traffic areas

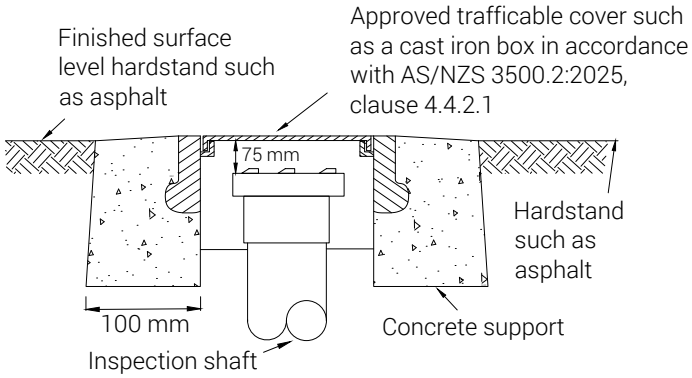


Diagram 12: Inspection shaft riser termination in areas subject to vehicular traffic

The photos below show compliant and non-compliant installations of inspection shaft risers in paved and non-paved areas.



Photo 1: Non compliant unprotected PVC-U riser terminations in non-traffic areas or gardens



Photo 2: Compliant concrete protection of PVC-U riser terminations in non-traffic areas or gardens



Photo 3: Non-compliant unprotected UPVC-U riser terminations in unpaved areas or gardens

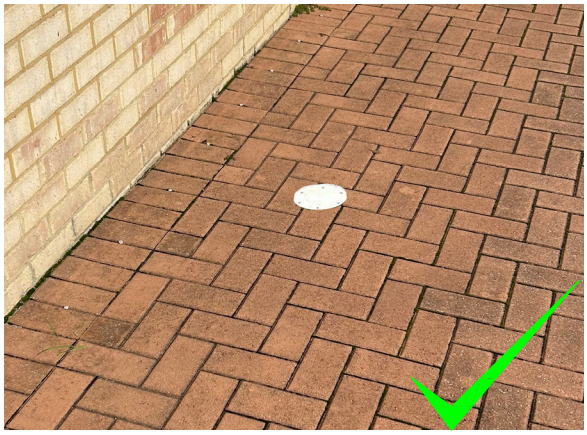


Photo 4: Compliant PVC-U riser termination in paved hardstand areas not subject to vehicular traffic



Photo 5: Non-compliant unprotected PVC-U riser terminations in areas subject to vehicular traffic



Photo 6: Compliant protection of UPVC-U riser terminations with cast iron boxes in paved areas subject to vehicular traffic

Notes

The technical note series is issued by Building and Energy to assist the plumbing industry to comply with the Plumbers Licensing and Plumbing Standards Regulations 2000 (the Regulations) applicable to plumbing work in Western Australia (WA).

Each technical note is to be read in conjunction with Part 6 of the Regulations that currently adopt the Plumbing Code of Australia (PCA) as the standards that apply to the carrying out of plumbing work in WA. The PCA contains specific deemed to satisfy provisions and applies AS/NZS 3500:2025, parts 1, 2 and 4 to plumbing work. PCA, schedule 11 applies variations to certain matters to suit the state's building approach and other local conditions.

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