



Virginia Housing Development Authority Minimum Cabinet Requirements

To insure durability while also recognizing the needs of different developments, VHDA has designated two cabinet options: TYPE ONE CABINETS and TYPE TWO CABINETS. The construction of all new kitchen and bathroom vanity cabinets is to meet or exceed the minimum cabinet requirements for one of these designations. These minimum requirements are to be incorporated into project specifications for cabinets. Also, cabinets are to comply with the requirements of the American National Standard Institute (*ANSI*) and the Kitchen Cabinet Manufacturers' Association (*KCMA*). VHDA's minimum cabinet requirements shall also be followed for all new and adaptive reuse developments receiving tax credits irrespective of financing by VHDA.

TYPE ONE CABINETS ARE REQUIRED ON SITES WITH PROJECT BASED RENTAL SUBSIDIES FOR FAMILIES, SECTION 8, RURAL DEVELOPMENT, SECTION 236, AND SITES DESIGNATED BY THE DEVELOPMENT OFFICER:

- ❑ **FACE FRAMES:** solid wood, minimum dimensions $\frac{3}{4}$ inch by $1\frac{1}{2}$ inch.
- ❑ **END PANELS, TOPS, and BOTTOMS:** plywood, minimum thickness $\frac{1}{2}$ inch. Tops and bottoms to be dadoed, glued, and stapled into sides and face frames.
- ❑ **BACKS:** plywood minimum thickness $\frac{1}{4}$ inches, dadoed or rabbeted, glued and stapled into end panels.
- ❑ **SHELVES:** solid wood or plywood. Adjustable shelves, minimum thickness $\frac{5}{8}$ inch. Fixed shelves, minimum thickness $\frac{1}{2}$ inch. Edge banding is required on plywood.
- ❑ **DOORS and DRAWER FRONTS:** solid wood or plywood, minimum thickness $\frac{5}{8}$ inch. Panels in "frame and panel" doors, minimum thickness $\frac{1}{4}$ inch.
- ❑ **DRAWER BOXES:** solid wood or plywood, minimum thickness $\frac{1}{2}$ inch. Sides dadoed, rabbeted, or dovetailed to receive the front and back members of the drawer box. No butt joints will be accepted.
- ❑ **DRAWER BOTTOMS:** plywood, minimum thickness $\frac{1}{4}$ inch. Bottoms dadoed and glued into drawer box.
- ❑ **DRAWER GUIDES:** side mounted steel rails.

TYPE TWO CABINETS ARE REQUIRED FOR ELDERLY, CONVENTIONAL, AND NON-SUBSIDIZED HOUSING

- ❑ **FACE FRAMES:** solid wood, minimum dimensions $\frac{3}{4}$ inch by $1\frac{1}{2}$ inch.
- ❑ **END PANELS, TOPS, and BOTTOMS:** plywood, particleboard or medium-density fiberboard, minimum thickness $\frac{1}{2}$ inch. Tops and bottoms to be dadoed, glued, and stapled into sides and face frames. Exception: All kitchen sink base bottoms and bathroom vanity sink bottoms to be plywood.
- ❑ **BACKS:** plywood or hardboard, minimum thickness $\frac{1}{8}$ inch. Particleboard, or medium-density fiberboard, minimum thickness $\frac{3}{8}$ inch. Backs to be dadoed or rabbeted, glued and stapled into end panels.
- ❑ **SHELVES:** solid wood, plywood, particleboard, or medium-density fiberboard. Adjustable shelves, minimum thickness $\frac{5}{8}$ inch. Fixed shelves, minimum thickness $\frac{1}{2}$ inch. Edge banding required except on solid wood.
- ❑ **DOORS and DRAWER FRONTS:** solid wood, plywood, or composite materials with laminate finishes on all sides. Minimum thickness $\frac{5}{8}$ inch. Plywood panels in "frame and panel" doors, minimum thickness $\frac{1}{8}$ inch.
- ❑ **DRAWER BOXES:** solid wood or plywood. Minimum thickness $\frac{1}{2}$ inch. Sides to be dadoed, rabbeted, or dovetailed to receive the front and back members of the drawer box. No butt joints will be accepted.
- ❑ **DRAWER BOTTOMS:** plywood, minimum thickness $\frac{1}{4}$ inch. Bottoms dadoed and glued into drawer box.
- ❑ **DRAWER GUIDES:** side mounted steel rails.

* Plastic laminate counter tops are to be post formed or have back splashes that are attached to the counter tops.

** All cabinets to be factory / manufacturer assembled. ***Sidewall splashes required.

***Before purchasing cabinets, submit VHDA's cabinet review form and manufacturer's specification sheets to VHDA's Architectural and Engineering Department for review. Written acceptance using VHDA's cabinet review form is required for each site. If requested, a cabinet sample is to be provided at the job site for physical inspection and acceptance. Provide two weeks for the review process.**

*Cabinet review forms are available in the loan application package, on our web site at www.vhda.com, or from Carol Hurdle: (804) 343-5738.

*Compliance with above minimum requirements shall be necessary for VHDA's acceptance. However, VHDA reserves the right not to accept any cabinet that complies with such minimum requirements and to require compliance with such additional requirements and conditions as VHDA shall determine to be appropriate.