

Accessibility and ADA: Facility Standards Update

Technical Specifications: Chapters 3 - 7



Today's Agenda

- Chapter 3: Building Blocks
- Chapter 4: Accessible Routes
- Chapter 5: General Site and Building Elements
- Chapter 6: Plumbing Elements and Facilities
- Chapter 7: Communication Elements
- Questions

HIGHLIGHTS

Chapter 3: Building Blocks

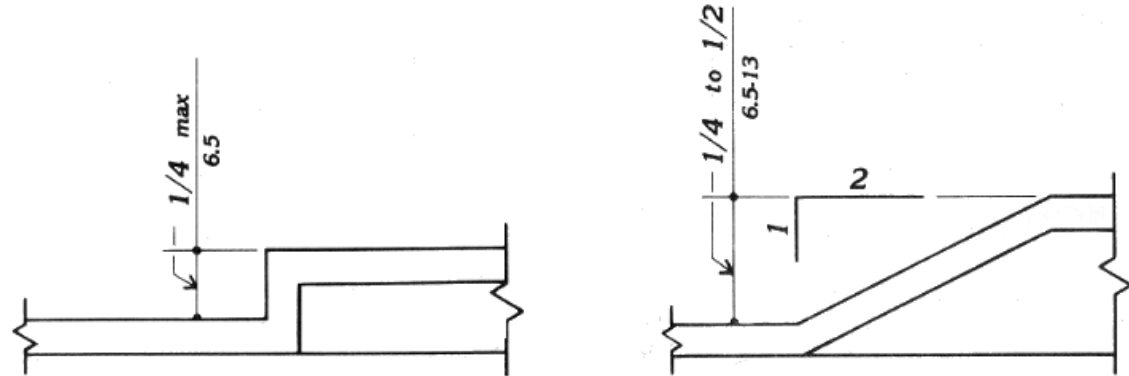


What's in Chapter 3?

- 301 General
- 302 Floor or Ground Surfaces
- 303 Changes in Level
- 304 Turning Space
- 305 Clear Floor or Ground Space
- 306 Knee and Toe Clearance
- 307 Protruding Objects
- 308 Reach Ranges
- 309 Operable Parts

Changes in Level

- **1991:**



- **2010:**

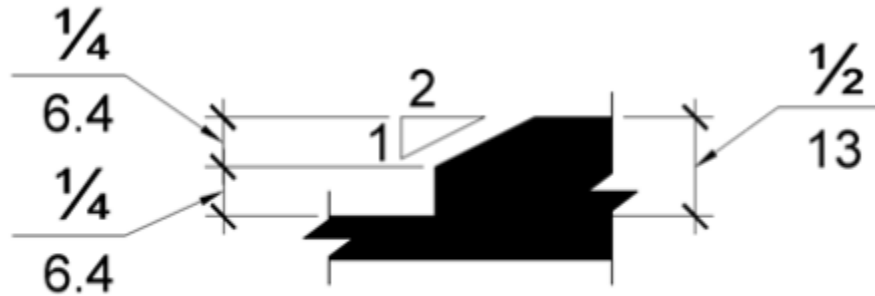
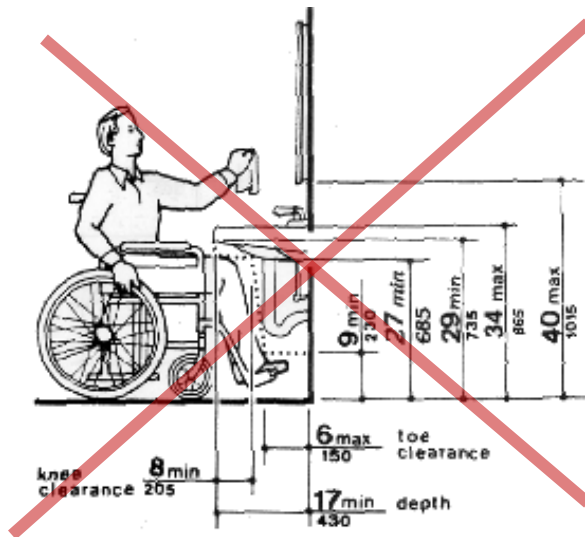


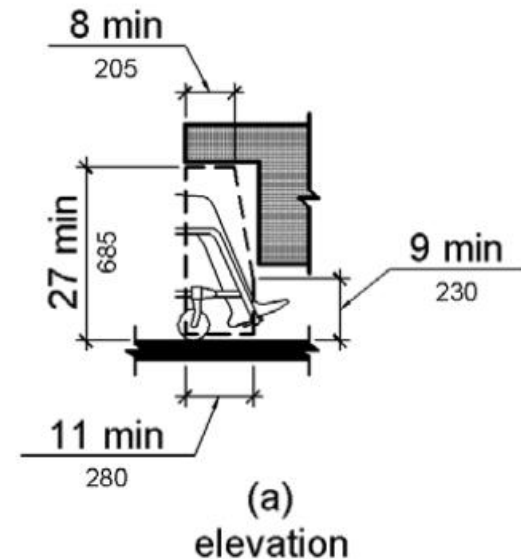
Figure 303.3

Knee Clearance

- **1991:** Knee/toe clearances specified in various sections



- **2010:** All knee/toe clearance requirements refer to “Building Blocks” section 306



Reach Range

- **1991:**
 - Forward approach: high 48" AFF max.; 15" AFF min.
 - Side approach: high 54" AFF max.; low 9" AFF min.
- **2010: Same for forward or side approach**
 - High 48" AFF max.; low 15" AFF min.
- Advisory for children's reach ranges, based on age groups

Forward Reach

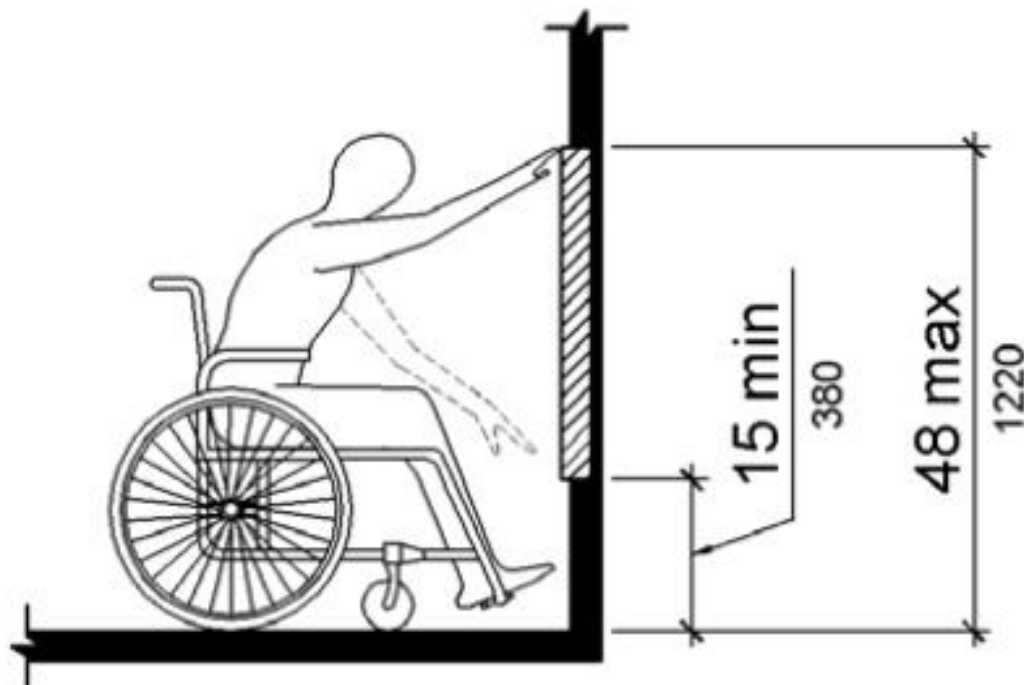


Figure 308.2.1
Unobstructed Forward Reach

HIGHLIGHTS

Chapter 4: Accessible Routes



What's in Chapter 4?

- 401 General
- 402 Accessible Routes
- 403 Walking Surfaces
- 404 Doors, Doorways, and Gates
- 405 Ramps
- 406 Curb Ramps
- 407 Elevators
- 408 Limited Use / Limited Application Elevators (LULAs)
- 409 Private Residence Elevators
- 410 Platform Lifts



Routes on Sites

- New exceptions for accessible routes from site arrival points and within sites where the only means of access is *by vehicle*
 - Separate pedestrian routes not required
 - Where parking or passenger loading zones provided, accessibility required, of course

Routes between Stories



- New exceptions related to certain multi-story buildings
 - Two-story *public* building, one story with occupant load of 5 or fewer people and no public use space
 - Detention/correctional facilities, residential facilities, and multi-story accessible transient lodging guest rooms: route not required to stories not containing or *servicing* spaces required to be accessible
 - Air traffic control tower cabs and floor below
- Exceptions are for the routes *to* the stories only, not for the spaces or elements *on* the stories



Routes between Spaces and Elements



- New and revised exceptions
 - “Adaptability” allowed for raised courtroom *employee* stations (judge’s benches, court reporter’s stations, etc.)
 - NOT for raised *public* areas (jury boxes, witness stands, attorney areas, etc.)
 - Accessible route to press boxes, except ...
 - Located in bleachers, points of entry at one level, aggregate area of all press boxes in facility 500 square feet maximum
 - Free-standing, elevated above grade 12 feet minimum, aggregate area of all press boxes in facility 500 square feet maximum



Routes in Employee Work Areas



- Common use circulation paths in employee work areas must be accessible except ...
 - Located within areas that are less than 1000 square feet and defined by permanently installed partitions, counters, casework, or furnishings
 - Located within areas that are an integral component of work area equipment
 - Located within exterior areas that are fully exposed to the weather



Accessible Entrances

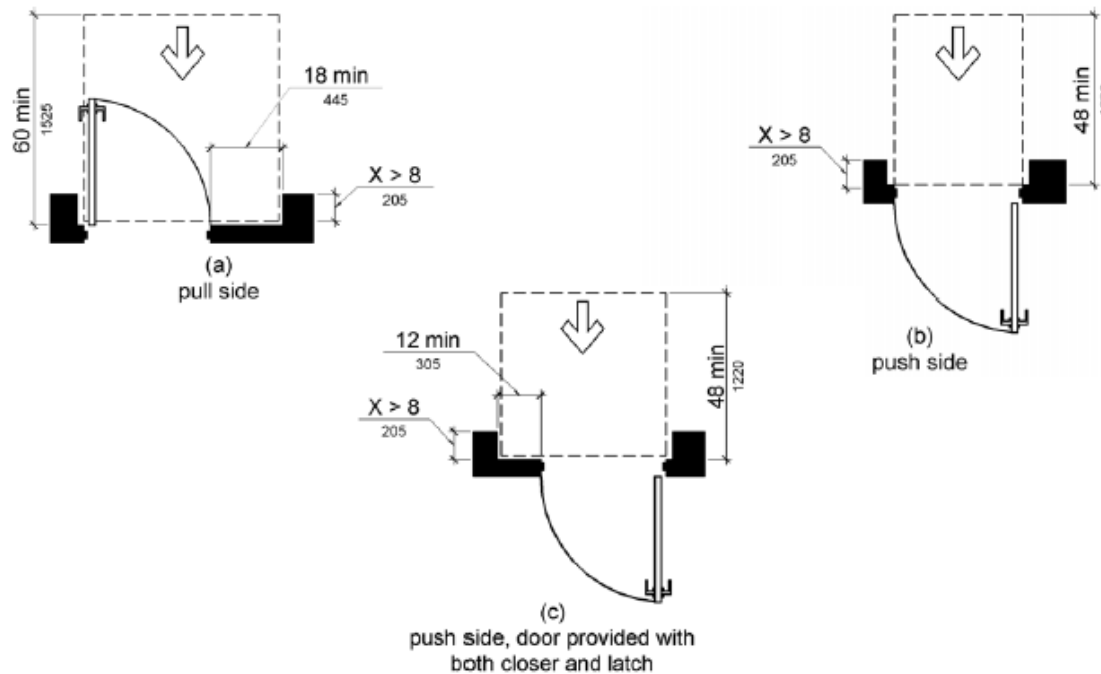


- **1991:** 50% of public entrances, and ...
 - Relationship to number of exits required by local codes
 - At least one on ground floor
- If direct connection from parking garage, *at least one* accessible
- **2010:** 60% of public entrances
 - *No* relationship to exits required by local codes
 - *No* requirement for ground floor entrance
- If direct connection from parking structure, *all* accessible



Doors

- Revised specifications for maneuvering clearances
- Clarification of “recessed” doors



Elevators

- New provisions for standard elevators, destination-oriented elevators, and existing elevators
- New sections for limited-use/limited application (LULA) elevators, and residential elevators

LULAs



- Limited Use/Limited Application (LULA) elevators can be used ...
 - Wherever full passenger elevators are *not* required
 - Wherever platform lifts are allowed
 - Within multi-story residential dwelling units



HIGHLIGHTS

Chapter 5: General Site and Building Elements



What's in Chapter 5?

- 501 General
- 502 Parking Spaces
- 503 Passenger Loading Zones
- 504 Stairways
- 505 Handrails

Accessible Parking



- New Exemption:
 - Spaces used exclusively for buses, trucks, other delivery vehicles, law enforcement vehicles, or vehicular impound are not required to include accessible spaces *as long as public-access lots have accessible passenger loading zones*



Valet Parking



- **1991:**
 - Exception for valet parking facilities; accessible spaces not required
- **2010:**
 - NO exception for valet parking facilities; accessible spaces required



Van-Accessible Parking

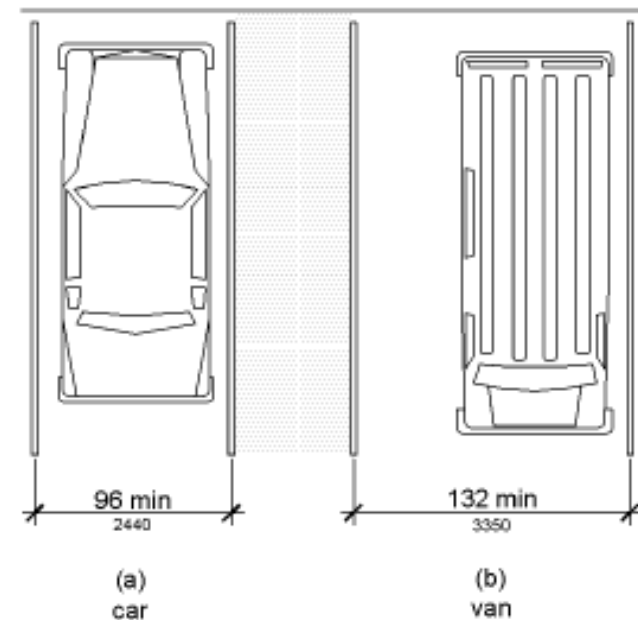
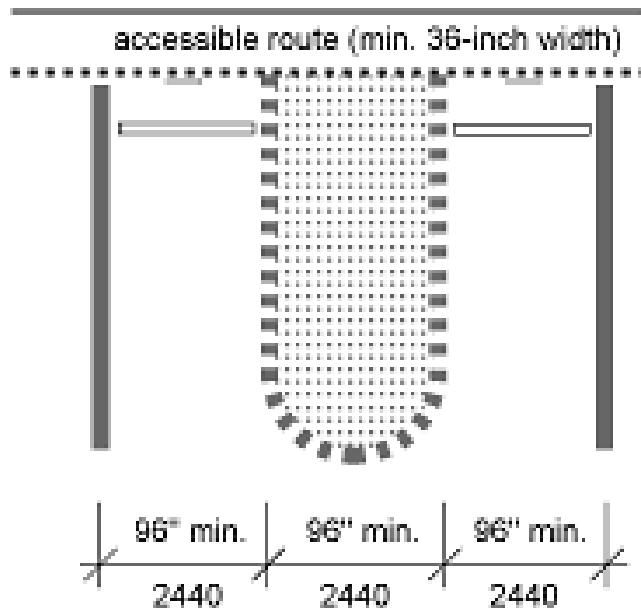


- **1991:**
 - Van-accessible: one of every **eight** accessible spaces
- **2010:**
 - Van-accessible: one of every **six**, or fraction of six, accessible spaces



Van-Accessible Parking Configuration

- **1991:** Van-accessible space has wider *aisle*
- **2010:** Wider *space* instead of wider *aisle* for van spaces



Access Aisles

- Must be marked to discourage parking in them
- Angled van-accessible parking space access aisles must be on passenger side

Parking: Signs



- New exemptions
 - Signs not required on sites with four or fewer total parking spaces (including accessible spaces)
 - Signs not required for residential facilities where parking spaces are assigned to specific dwelling units



Passenger Loading Zones



- At least one accessible passenger loading zone still required at medical care facilities, but **no longer** required to be “*protected from the weather by canopy or roof overhang*”
- New requirement for accessible passenger loading zone at vehicle drop-off and pick-up areas at mechanical access parking garages



HIGHLIGHTS

Chapter 6: Plumbing Elements and Facilities



What's in Chapter 6?

- 601 General
- 602 Drinking Fountains
- 603 Toilet and Bathing Rooms
- 604 Water Closets and Toilet Compartments
- 605 Urinals
- 606 Lavatories and Sinks
- 607 Shower Compartments
- 608 Grab Bars
- 609 Seats
- 610 Washing Machines and Clothes Dryers
- 611 Saunas and Steam Rooms

Drinking Fountains

- **1991:**

- Parallel approach allowed for certain wheelchair-accessible units



- **2010:**

- Forward approach, centered on unit, and knee and toe clearances required for all wheelchair-accessible units
 - Exception for children's units
- New specification for spout height for "high" fountains (for standing people):
 - 38" – 43" above floor

Toilets, Toilet Rooms, and Toilet Compartments



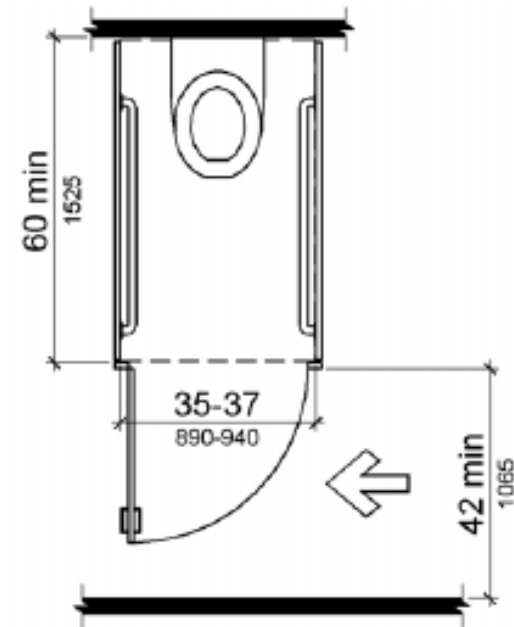
- New Exceptions
 - 50% (rather than all) of “clustered” single-user toilet rooms must be accessible
 - Still 5% for clustered *portable* single-user toilet or bathing units
 - Toilet rooms in critical or intensive care patient sleeping rooms in medical facilities are NOT required to be accessible



Ambulatory-Accessible Compartments

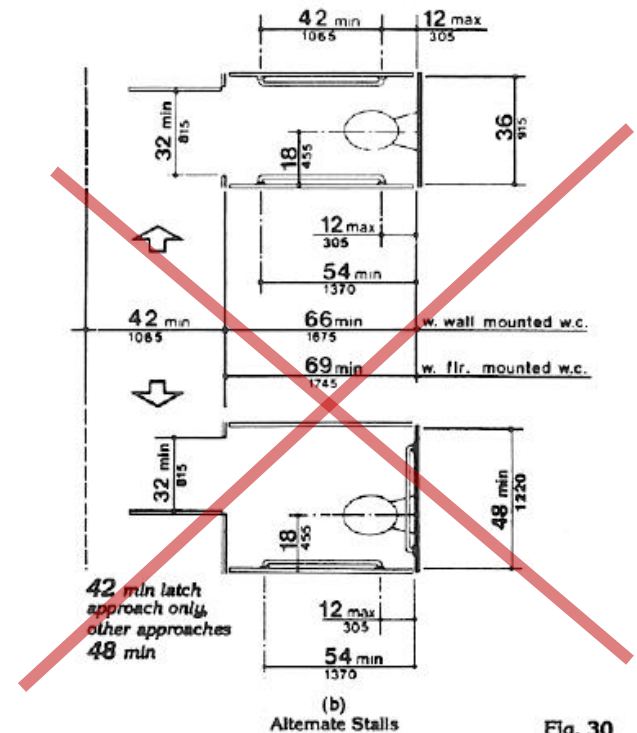


- Still required where there are six or more toilet compartments provided, or where there are total of six or more **toilets and urinals combined**



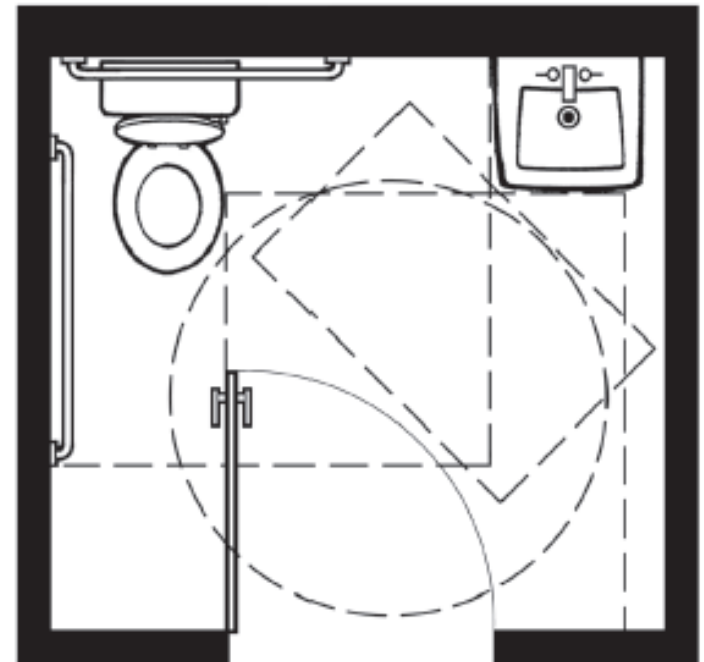
Alterations

- NO MORE “alternate” toilet stalls specified for instances of technical infeasibility; all alterations must comply “to the maximum extent feasible”



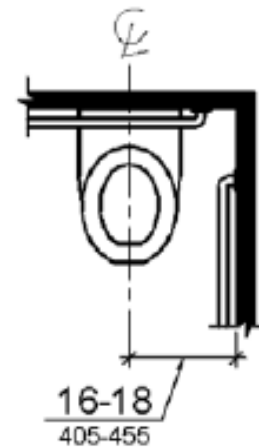
Swinging Doors

- New exception
 - Doors may swing over fixture clearances in single-user toilet rooms if clear floor space (at least 30" X 48") is available beyond the arc

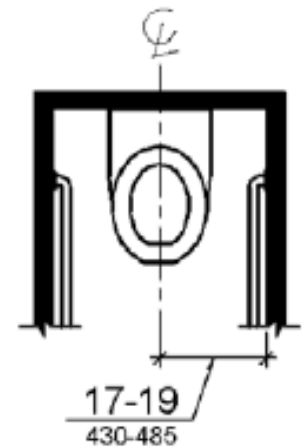


Toilets: Centerline

- Standard: 16" – 18"
- Ambulatory: 17" – 19"



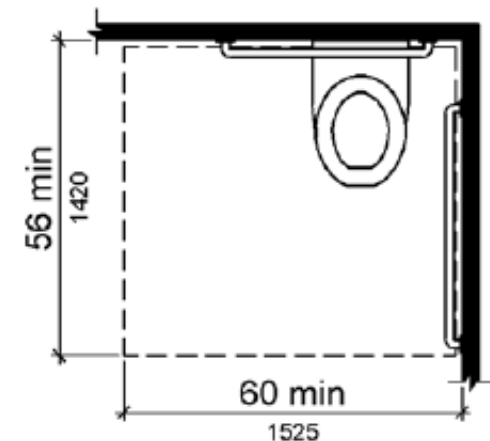
(a)
wheelchair
accessible
water closets



(b)
ambulatory
accessible water
closets

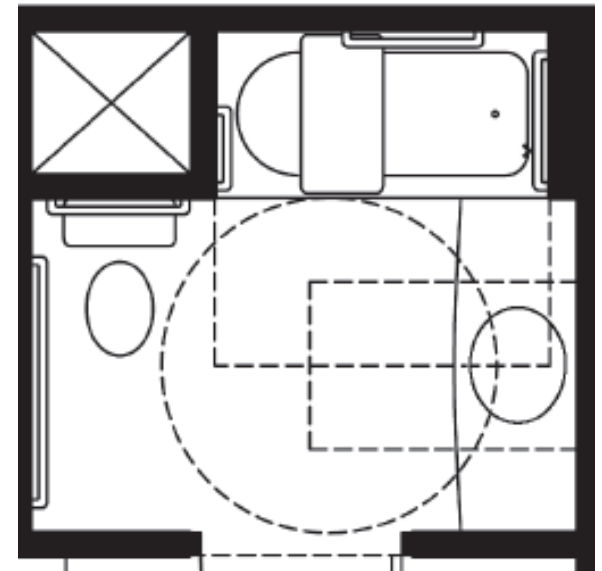
Toilets: CFS

- Clear floor space in standard wheelchair-accessible compartment or single-user room allows side approach
 - Exception for residential dwelling units



Toilets: Rear Grab Bar

- New exception allows 24" rear wall grab bar where wall space is limited by adjacent recessed fixture

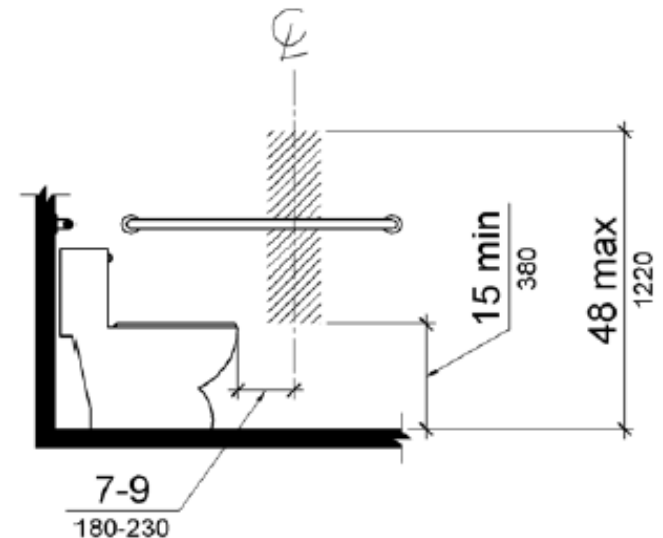


Toilets: Paper Dispensers

- **1991:**
 - Requirements not specified in text; shown in figures
 - 36" max. from rear wall to front of dispenser
 - 19" min. above floor to centerline of dispenser
- **2010:**
 - 7" – 9" in front of toilet to centerline of dispenser (no relation to rear wall)
 - Height of paper outlet 15" - 48" above floor

Where's the Paper?

- **CAUTION:** Not all area indicated by shading is available for location of toilet paper dispenser outlet **if dispenser projects from wall**: must maintain clearances required for use of grab bar (12" min. above and 1 ½" min. below bar)



HIGHLIGHTS

Chapter 7: Communication Elements and Features



What's in Chapter 7?

- 701 General
- 702 Fire Alarm Systems
- 703 Signs
- 704 Telephones
- 705 Detectable Warnings
- 706 Assistive Listening Systems
- 707 Automatic Teller Machines and Fare Machines
- 708 Two-Way Communications Systems



Fire Alarm Systems

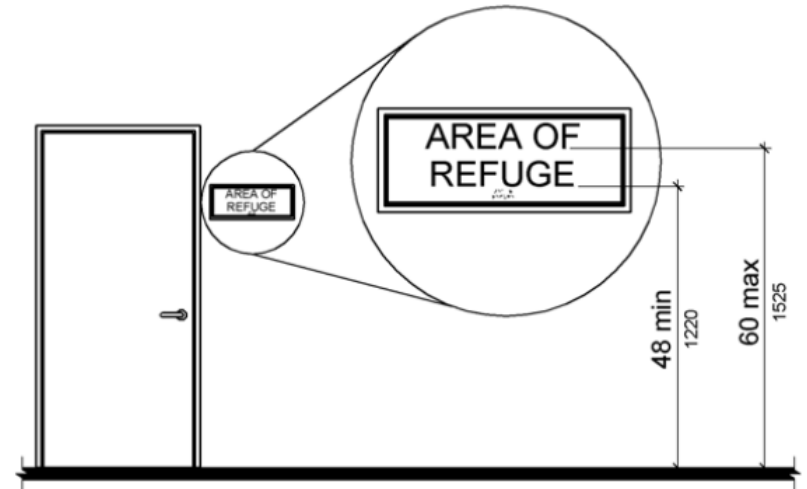
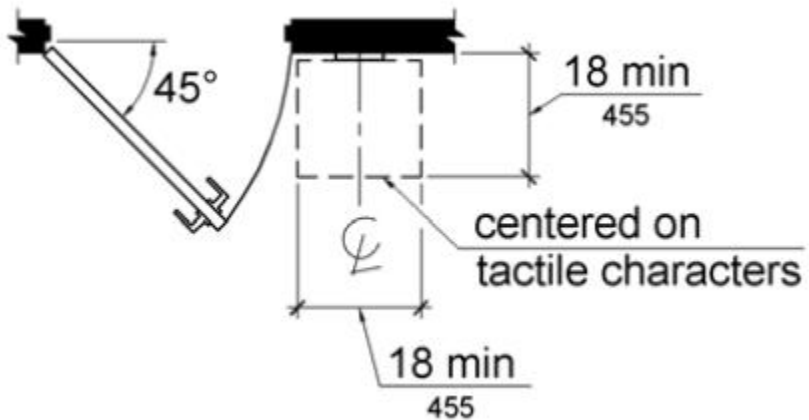
- Employee work areas with audible alarm coverage: wiring system must be designed to facilitate future integration of visible alarm devices
- Visible alarms not required in existing facilities unless existing alarm system upgraded or replaced, or new system installed

Fire Alarms

- Standards reference model code (NFPA 1999 or 2002) to a great extent (which allows some visible alarms to be mounted on ceilings), *but ...*
 - Both audible and visible alarms must be **permanently** installed (yes, in communication-accessible hotel rooms, too!)
 - Sound level of audible alarms not to exceed 110 dB

Signs

- Location of tactile signs



Detectable Warnings



- **1991:**

- Curb ramps
- Hazardous vehicular areas
- Reflecting pools
- Transit platforms

- **2010:**

- **Rail platforms only**

... but don't forget DOT's rule for transportation facilities!



Assistive Listening Systems



- **1991:**
- Permanent systems in assembly areas where audible communication is integral and with
 - Occupant load of at least 50 people, OR audio-amplification, AND
 - Fixed seating
- **2010:**
- Systems provided in assembly areas where audible communication is integral and with
 - Audio-amplification
 - Courtrooms



Assistive Listening System Receivers



- **1991:**
- Receivers: 4% of total seating capacity
- **2010:**
- Receivers: table (4% in small facilities, fewer in larger facilities)
 - 25% HAC unless entire area looped
 - Can scope combined seating in multiple assembly areas in one building under common management if receivers can be used with all systems



Questions?



Contact Us

- **Mid-Atlantic ADA Center**
 - **1-800-949-4232 V/TTY**
 - **www.adainfo.org**