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CENTRAL LIBRARY
ACCESSIBILITY SURVEY



July, 2007

CITY OF SANTA
BARBARA



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Introduction

This document is an Accessibility Survey report for the **Central Library, located at 40 East Anapamu Street, Santa Barbara, California.** This document has been prepared to evaluate both the site and buildings for compliance with the 1998 Americans with Disabilities Act (ADA) and 2001 California Building Code (CBC) Title-24.

The purpose of this study is to provide an overall accessibility assessment of the facility. This Accessibility survey identifies all areas of non-compliance with, includes a suggested recommendation and a preliminary budgetary cost estimate to eliminate the architectural barriers that prohibit program accessibility.

The ADA Title II Requirements

Title II of the Americans with Disabilities Act requires cities, counties and public entities to make their programs, services and activities accessible and usable by people with disabilities. It also prohibits discrimination in their programs. The final Department of Justice rule for Title II of the ADA, 28 CFR Part 35, "Nondiscrimination on the Basis of Disability in State and Local Government Services" establishes these nondiscriminatory principles";

"Except as otherwise provided in 35.150, no qualified individual with a disability shall, because a public entity's

facilities are inaccessible to or unusable by individuals with disabilities, be excluded from participation in, or be denied the benefits of, the services, programs, or activities of a public entity, or be subjected to discrimination by any public entity. (35.149)"

Title II regulations give government agencies a choice of standards for barrier removal. Either using the Uniform Federal Accessibility Standards (UFAS) or the Americans with Disabilities Act Accessibility Guidelines -1998 (ADAAG) (35.151(c)). The City of Santa Barbara has selected ADAAG standards for their facilities renovations. Since these facilities are located in the State of California, and are recipients of State financial assistance, the California Government Code Sections 11135-11139.5 also applies. The requirements of these laws are almost identical to Section 504 of the Rehabilitation Act of 1973, which applies to recipients of federal financial assistance. The purpose of these laws is to ensure that public entities do not discriminate against qualified individuals with disabilities.

The State of California also requires compliance to the 2001 California Building Code (CBC) Title-24. There are few instances where ADAAG and CBC Title-24 requirements differ and in most instances, the California requirements exceed those in ADAAG. In these cases, where there is a conflict, the standard with most stringent accessibility will apply. The ADA



specifically states that it does not override requirements of other state and local jurisdictions, which may have more strict accessibility regulations.

The ADA also requires the public entities to prepare a Transition Plan if structural modifications are necessary to provide access to programs and services. In addition to evaluating structural barriers, the Transition Plan also requires a schedule for removing physical barriers that limit the participation of disabled individuals into the school programs. The ADA also requires that the Transition Plan reflect public input and validation before its final adoption.

The ADA defines “facilities” as:

“Buildings, structures, sites, complexes, equipment, rolling stock or other conveyances, roads, walks, passageways, parking lots, or other real or personal property” (35.104)

It is not necessary to remove each architectural barrier in every facility if access can be provided in a different yet effective way. The important goal is to provide access when a program is *“viewed in its entirety”*. The concept of “program access” is very important when public entities evaluate their programs. It means looking at all the activities where public participation is provided, and determining if there are barriers to public participation or whether the program is accessible and usable by individuals with disabilities.

As an alternative to removing physical barriers, public entities may choose other administrative and policy solutions such as

relocation of programs or program modifications to obtain overall access. For instance, a public entity may choose to relocate department meetings to an accessible location in lieu of retrofitting the department conference room.

“A public entity shall operate each service, program or activity so that the service, program, or activity, when viewed in its entirety, is readily accessible to and usable by individuals with disabilities.” (35.150 (a))

The Title II regulations required the removal of barriers in government facilities to be completed within three years of January 26, 1992, *“but in any event as expeditiously as possible”*. (53.150 (d))

In addition to the requirement of a Transition Plan, Title II also requires public entities to prepare a programmatic Self-evaluation. The ADA Programmatic Self-evaluation must examine current services, policies, practices and procedures to make sure that they are not discriminatory to individuals with disabilities; the ADA Self-evaluation shall also include an employment Self-evaluation, which is not part of this study. The public entity will have to make the modifications necessary to avoid discriminatory practices on the basis of disability. The ADA Self-evaluation was prepared by the City of Santa Barbara in 1984. A partial Self-evaluation update of specific important policies needed to ensure Gilda Puente-Peters, Architects in a separate report, will prepare program accessibility.



Project Background

The City of Santa Barbara had prepared a Transition Plan and Self-evaluation in 1984 prior to the passage to the Americans with Disabilities Act, to be in compliance with the regulations of section 504 of the Rehabilitation Act. This Transition Plan was updated in 1994 to reflect the requirements of the Americans with Disabilities Act (ADA). The City of Santa Barbara departments have made on-going implementation efforts to remove architectural barriers that impede access to persons with disabilities to the Cities programs, services and activities in a prioritized manner. City of Santa Barbara has established the Access Advisory Committee to Staff (AACS), which has been working through the years with City staff providing input regarding City-wide accessibility issues and prioritization of barrier removal.

The City of Santa Barbara in its efforts to comply with the Americans with Disabilities Act hired Gilda Puente-Peters, Architects (GPPA) in November 2006. GPPA worked with City staff in the preparation of a new ADA Transition Plan as well as a Self-evaluation updates, to reflect current State and Federal accessibility codes and regulations as well as changes made to its facilities over time.

The preparation of detailed disabled accessibility survey reports is the first step towards the preparation of the ADA Transition Plan Update. These detailed reports have been prepared 10 selected priority facilities within the City General Funds facilities. For the remaining General Fund and Enterprise facilities that have public access, a general architectural and programmatic evaluation has been performed. The goal of these general evaluations is to find out the most important barriers to access to City facilities, programs and services by persons with disabilities that need to be removed or mitigated to provide program accessibility, when looking at the City in its entirety.

These two types of evaluations were the base information used by the accessibility consultant GPPA and City's staff to prioritize the barrier removal efforts and to develop a long-term Citywide strategic plans and schedule for prioritized implementation. As required by the ADA, the City of Santa Barbara solicited input in the prioritization process from the disabled community and the general public.

The ADA Transition Plan and Self-evaluation updates are separate reports.



Central Library Accessibility Survey Report:

This Accessibility Survey report includes the evaluation of the immediate public right-of-way adjacent to the **Central Library building**, the site including parking, and three-story building. This is a comprehensive evaluation of the existing conditions in regards to its compliance with the applicable 1998 ADAAG Federal guidelines and the State of California CBC Title-24 accessibility standards. When conflict exists between the two regulations, the most stringent requirement has been applied.

The summary below highlights some of the issues that GPPA found to be non-compliant with current Federal and State regulations applicable at the time of the Accessibility Survey. While this survey information reflects the existing conditions found at the time of the assessment, it is important to remember that many conditions will change over time, due to regular maintenance, alterations and users modifications to the space like placement of furniture or equipment. The purpose of this summary is only to give an overview of the findings. For detailed information on any of these areas, please refer to the complete Accessibility Survey report.

Buildings summary of findings: Buildings included in this Accessibility Survey Report:

The Central Library building is located in the heart of the City of Santa Barbara downtown area. The Central Library building has three stories: the first floor where the main entrance is

located, a second floor and a basement level where another entrance from existing onsite parking is provided for staff.

This report includes only the Central Library Building No. EAP 40.

This building is highly used by the general community to use their library services and programs, as well as to attend public functions, art exhibits and meetings at the Central Library multipurpose room and meeting rooms located on the main floor and the lower floor.

Site Issues:

1. There is a **bus stop** located on Anapamu street that is accessible. The path of travel from this bus stop to the main library accessible entrance provided is accessible and in pretty good condition. There is also a bus stop at Anacapa street with an accessible path of travel around the building to the main entrance. There is an accessible staff entrance to the basement level through a ramp from Anapamu Street and a driveway from Anacapa Street through the Library Ave. and entrance to "Paseo". These two means of entrance to the basement level have several cross slope issues and there is no separation in some areas from vehicles and pedestrians, creating a problem mainly for blind pedestrians. There is a lack of **directional signage** to the accessible entrance needed to facilitate wayfinding.



2. There is a **public parking structure** located at the West side of the Library that serves this building, for accessibility information regarding the Library Garage #7, see general evaluation report. The path of travel from this parking structure to the main accessible entrance is not fully accessible. Both accessible routes are long, either going around to Anacapa and Anapamu streets to the main plaza and entrance, or through a driveway and a plaza that does **not separate pedestrians from vehicular area**, through accessible ramps to the main plaza to the main entrance. The **driveway has steep running slopes needing handrails and landings, as well as a separation from vehicular area for blind pedestrians**, so some type of separation that is detectable by a person with visual impairments is needed. Additional directional signage is needed to direct people to the accessible entrances.
3. There are several **cross slope** issues in the path of travel, sidewalks, driveway and walks.
4. There are some **protruding objects**, protruding tree branches and book return boxes above 27" and below 80" high.
5. **The curb ramps** have several non-compliant issues including some **steep curb ramp and flared sides slopes, no detectable warnings and contrast with the adjacent surfaces**.
6. There are no **tree grates** at trees adjacent to the sidewalk. Grate at lower plaza is not multidirectional.
7. There is **one accessible staff parking stall** at the lower level plaza and two other non-accessible **parking stalls**. The accessible parking stall does not have the required striping, access aisle striped with "NO PARKING" sign, no direct path of travel to the lower level accessible staff entrance provided, forcing persons in a wheelchair to travel behind parked cars other than their own. There are several non-compliance issues that are noted in this survey report.
8. **The stairs** do not have compliant **handrails on both sides and handrail extensions, contrasting color striping not 70% contrast and in some cases uneven risers**.
9. **Gate to exterior stair** does not have the required accessible type of gate hardware.

Building Issues:

1. There is only one public **accessible entrance to the Central Library building**, located at Anapamu street. There is one staff **accessible entrance** from the lower plaza level. The public has access through the elevator to the lower library floor, but there is **no wheelchair**



accessible means of exit for the public in case of emergency when the elevator cannot be used. This is a fire life safety issue that needs to be resolved. There is an interim-exiting route through staff offices at the basement level, but this area gets locked after business hours. The basement has public using the library and exhibit room after business hours.

2. **The elevator provided is too small** and has multiple non-compliances as indicated in the survey report. **The elevator serves the three floors** of the building, but **there is not an accessible route to the upper level public used terrace**, only stairs provided. Rubber pavers at the terrace need repair and are a tripping hazard.
3. **The stairs** do not have compliant 70% **contrasting color striping and in some cases uneven risers**. The handrails do not have compliant extensions, etc.
4. The stairs at the main library area that lead from the main level to the upper level **protrudes below 80" high**, without any protection element for blind pedestrians – overhead obstruction. The ceramic tile below stairs is not slip resistant.
5. **The general accessibility issues** throughout the building interior spaces are inaccessible signage, narrow and heavy doors, inaccessible door hardware, high thresholds at exterior doors, door stops and panic

rods mounted at the lower 10" kick plate area on the push side of the door required to be smooth, loose doormats. Glass doors do not have 10" smooth kick plates. There are floor stops mounted more than 4" away from the wall.

6. There is a lack of **tactile and Braille room identification signs, "EXIT" signs, directional signs to accessible restrooms, building directory** that is recommended at the main lobby to provide information regarding the location of main public areas as well as accessible restrooms, drinking fountains and public telephones.
7. The existing **fire alarm pulls stations** require tight grasping to operate and **fire extinguishers operable mechanisms are mounted too high**. There are **no visual alarms – strobe lights** in the entire building. Some **power outlets are mounted too low and temperature controls mounted too high**.
8. The **service counters** do not have a low section at 34" high for persons with disabilities. Book returns mounted over high counter.
9. The **drinking fountains** do not have an alcove or protective rails lacking a visual warning for persons for persons with visual impairments.



10. **Staff kitchenettes** are not accessible, they do not have the required maneuverable clearance, accessible sink, range and kitchen counters.

11. There are two accessible **Men's and Woman's public restrooms** in the main floor, but have several code deviations. Retrofit of these public restrooms is a high priority since they are widely used by the public and by persons with disabilities in the community. The **children's restrooms** located in the main floor are too small and not accessible. The upper floor **Men's and Women's staff restrooms** are small and totally inaccessible and need to be retrofitted. The lower floor **Men's and Woman's staff restrooms** are not accessible with multiple code non-compliances.

12. The **multipurpose rooms** and **conference rooms** do not have **Assistive Listening Devices and signage** indicating the availability of assistive listening devices.

13. Several of the workstations and tables at the library do **not have the required knee clearance for wheelchair users.**

14. **The library stacks are higher than 54"**, no signage indicating the availability of staff assistance to retrieve books have been provided at the stacks and service counters.

15. **The lower level storage access aisle between file cabinets is too narrow and not compliant.**

16. The **benches** located at the main lobby do not have back and arms.

It is very important to not only provide accessibility features but to maintain them, keeping the path of travel, clearances adjacent to doors and wheelchair maneuverable clearances clear of movable objects and storage items. Educating the staff about the accessibility requirements is very important to maintain the spaces accessible and functional to all users.

Details of the inaccessible features of the facilities are included in the following report.



The Accessibility Survey report cost summary below reflects the probable construction cost estimate without applying the location factor.

Public Right-of-Way:

Preliminary probable construction cost: \$ 45,704

Site:

Preliminary probable construction cost: \$ 246,661

Central Library Main Floor:

Preliminary probable construction cost: \$ 517,420

Central Library Upper Floor:

Preliminary probable construction cost: \$ 131,210

Central Library Lower Floor:

Preliminary probable construction cost: \$ 114,690

TOTAL COST: **\$1,055,685**

SOFT COST: **\$ 369,490**

GRAND TOTAL COST: **\$1,425,175**

The preliminary construction cost estimates summarized above are preliminary budgetary estimates only, meant to give the City of Santa Barbara a tool for budgeting and prioritizing of the Transition Plan.

Location Factor:

In order to address the higher cost of construction, the City decided to use a 1.30 location factor for the calculation for all cost estimates instead the RSMeans Cost Estimate location factor of 1.08 for commercial facilities.

Soft Cost Factor:

The preliminary probable construction cost estimate does not include the soft cost that can be 35% of the construction cost estimate, depending of the project. These estimates can fluctuate significantly depending on the specific design solution, method and timeframe of the mitigation process, phased projects, use of construction managers, bidding climate, etc.



The Accessibility Survey report is an evaluation of the existing facilities, sites and buildings and includes all the non-compliant items in regards to the Federal regulation, the American with Disabilities Act (ADA) and the State requirements, California Building Code Regulation (CBC) Title-24.

The survey report contains the following items:

Item:

Each item is sequentially numbered and relates to the reference drawing in order to be able to locate the barrier.

Location:

This is a description of the site location, for instance parking lot, sidewalk, curb ramp, etc. and in the buildings usually a room number or name that best identifies the location of the item.

Condition/Barrier:

Indicates the nature of the barrier or non-compliant condition.

Requirement:

Indicates the specific code requirements for the particular condition/barrier.

Existing condition:

This is a brief description of the conditions in the field and indicates why the item is not code compliant, for instance a 4.5% cross slope of a sidewalk, when the code requirement is a maximum of 2% or not to exceed 2.5% in 20 LF. Under this field we also will indicate a Photo #, where applicable.

Photo #:

Photo numbers are not sequential, but correspond to the Item number indicated in the reference drawing, which corresponds to the Item number in the report. The photos included in the report illustrate only major architectural barriers or the main type of barriers found during the survey process.

Code Reference:

“ADAAG” indicates the reference to the Federal regulations, Americans with Disabilities Act Accessibility Guidelines, and “T24” the State Code reference to the California Building Code (CBC) Title-24.

Suggested Recommendation:

This “Recommendation” field indicates one of the suggested possible solutions to remove an architectural barrier. It is important to understand that there are several possible solutions to each problem and the final solution can vary depending of the design selected in the implementation phase. Often the nature of the solution is linked to a cost consideration. For instance, in a restroom the design solutions selected may be to provide the minimum “patch and match”



retrofit to achieve access, the least expensive solution, or the public entity may select to do a complete retrofit of the restrooms to address other maintenance of functional problems and to modernize the facility at the same time that the ADA barriers are removed.

Quantity:

This field indicates the number of items or the quantity in different unit types found in the field, in order to determine the budgetary preliminary probable construction cost estimate.

Unit Type:

This field indicates the unit type utilized to determine the budgetary preliminary probable construction cost estimate. The unit types can be by Job, Each, SF square feet, LF lineal feet.

Unit Cost:

This field indicates the unit cost for the unit type indicated, in order to determine the budgetary preliminary probable construction cost estimate.

Total Cost:

This field indicates the total budgetary preliminary probable construction cost estimate. This probable construction cost estimate does not include soft cost, which in a public building construction type can be around 35% to 50% of the construction cost estimate, depending on the implementation methods, location of the project, etc. There are some items

that might be indicated in the report as REF-reference, this means that either there is no cost associated with the barrier removal of the item, or that the cost for the particular item is included as a total job, and the additional item information is for clarification only or to give a more detailed information of why the existing condition is not code compliant. The reference items are also used to indicate hardship conditions, for instance topographical site constraints that prohibit access to a facility, applicable code exceptions and other unreasonable hardship conditions.

The survey report also summarizes the cost of each area within the item number, and also includes a total cost per site and building. If the project is going to be implemented in a phased manner, provisions for additional cost per each additional year shall be added to this probable construction cost estimate. This inflation factor used currently in the Construction is 4.5% and should be calculated as a compounded factor over the expected duration of the project.

PR-Priority:

This field indicates the priority based on hazardous conditions, severity of the barriers and whether the existing condition denies access to programs and services or it constitutes only a minor code deviation.

The prioritization criteria used during the survey process reflects the severity of the barrier as follows:



Priority 1: Hazardous conditions and major barrier to access for buildings and sites. These are barriers that should be removed as soon as possible.

Priority 2: High priority refers to existing conditions that impede accessibility to facilities or sites, denying access to the programs and services offered in the facility to persons with disabilities.

Priority 3: Medium priority refers to specific accessibility barriers within facilities or sites that are usable by persons with disabilities, but the specific elements are not fully code compliant. In these cases removal of the barrier will enhance accessibility.

Priority 4: Low priority, it refers to usable facilities or sites, but with minor code deviations. In existing facilities, usually due to the great need for accessibility improvements, removal of low priority barriers might take a long time to retrofit them since they will have the lower priority.

In some cases these lowest level off priority barriers can be within the construction tolerance range and therefore these barriers may never be removed.

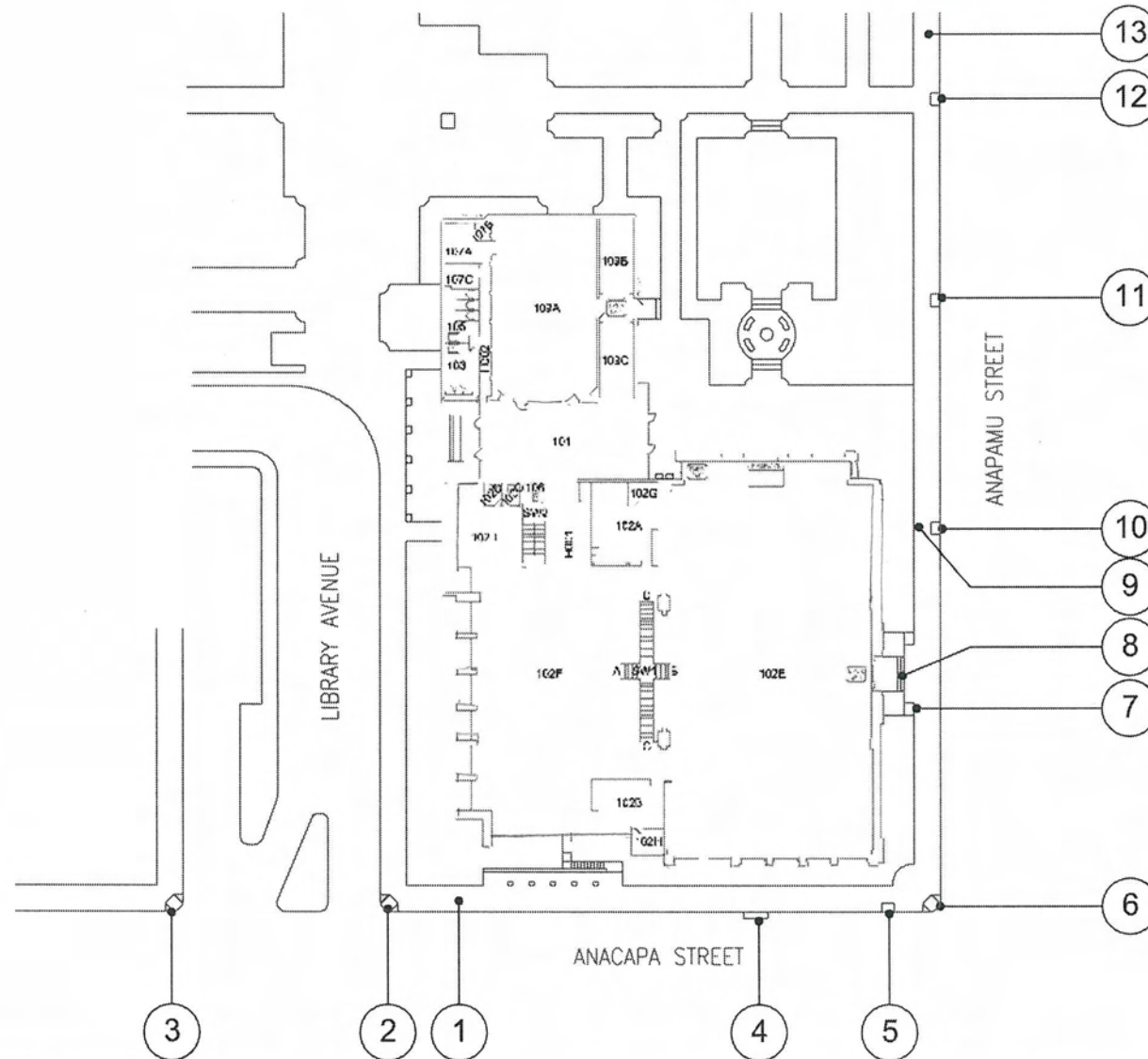
This construction tolerance allowance will have to be evaluated in a case-by-case basis and approved by the agencies that have jurisdiction on the project, or be addressed in a public entity Transition Plan.

Since this project will be phased, other than the priorities set at the time of the survey, it is critical to also conduct a program accessibility evaluation, in order to determine the physical barriers that need to be removed in order to provide program access. Then a final prioritization and schedule for implementation of the Transition Plan is developed. The process also includes a public and users input regarding the priorities and the most important barriers to be removed. The users of the public facilities programs and services are a source of very valuable input.

Implementation Date: The “IMPL DATE” field in the survey report is to be used during the implementation phase of the project, to monitor the architectural barrier removal progress made over time. City of Santa Barbara staff will enter the date of completion for each item either by hand in the hard copy of the report or in the MSACCESS database.

CENTRAL LIBRARY PUBLIC RIGHT-OF-WAY





14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Central Library PUBLIC RIGHT-OF-WAY Total Cost = \$45,704

1 Curb Ramp

\$6,200

Curb Ramps & Landings

Existing curb ramp with multiple code non-compliances.	Multiple code requirements.	Existing curb ramp has 9.8% running slope, steep flared sides 13% and 14% slope, 4" grooves, no detectable warnings and contrasting color with adjacent surfaces, 36" top landing.	ADAAG: 4.7 T24: 1127B.5	Remove existing curb ramp and provide new curb ramp, with the required slopes, top and bottom landings, 12" grooves, detectable warnings, contrasting color with adjacent surfaces and "No-parking zone" red striping at each side of curb ramp.	1	JOB	\$5,900	\$5,900	2
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Street Crossings/Pedestrian Signals & Islands

Curb ramp, provide marked crossings at street.	Can exclude flair sides.	No pedestrian painted crosswalk.	ADAAG: 4.7.9; Fig 15 (a) (b) T24: 1127B.5.1	Provide new marked crossing, coordinate with Traffic Engineer.	20	LF	\$15	\$300	3
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14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
2 Curb Cut At Island										\$12,100	
Curb Ramps & Landings											
Existing curb ramp with multiple code non-compliances.	Multiple code requirements.	Curb cut at island is 36" wide instead of 48", it has flared sides too steep ranging from 21% to 30%. Top landing has 2.9% slope. There are no detectable warnings and contrasting color with adjacent surfaces.	ADAAG: 4.7 T24: 1127B.5	Remove existing curb ramp and provide new curb ramp, with the required slopes, top and bottom landings, 12" grooves, detectable warnings, contrasting color with adjacent surfaces and "No-parking zone" red striping at each side of curb ramp.	2	JOB	\$5,900	\$11,800	2		
Street Crossings/Pedestrian Signals & Islands											
Curb ramp, provide marked crossings at street.	Can exclude flair sides.	No pedestrian painted crosswalk.	ADAAG: 4.7.9; Fig 15 (a) (b) T24: 1127B.5.1	Provide new marked crossing, coordinate with Traffic Engineer.	20	LF	\$15	\$300	3		

14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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3 Curb Ramp

\$5,900

Curb Ramps & Landings

Existing curb ramp with multiple code non-compliances.	Multiple code requirements.	Existing curb ramp has 10.3% running slope, steep flared sides 11.8% and 17.6% slope, 4" grooves, no detectable warnings and contrasting color with adjacent surfaces, it does not have the required top landing.	ADAAG: 4.7	Remove existing curb ramp and provide new curb ramp, with the required slopes, top and bottom landings, 12" grooves, detectable warnings, contrasting color with adjacent surfaces and "No-parking zone" red striping at each side of curb ramp.	1	JOB	\$5,900	\$5,900	2
T24: 1127B.5									

4 Palm Tree

\$50

Hazards/Protruding Objects

Minimum clear headroom, 80" high above finished floor min. and/or obstacle reduction of clear width of path of travel.	80" clear headroom from floor and/or >36" clearance, (32" permitted for a distance of no more than 24")	Palm tree branch protrudes into the path of travel at 40" high.	ADAAG: 4.4.2; 4.2.1 T24: 1121B.2; 1121B.1	Trim existing tree or vegetation to provide compliant clearance.	1	JOB	\$50	\$50	1
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14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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5 Sidewalk**\$3,444****Walks and Sidewalks**

Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope 3%.		ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	123	SF	\$28	\$3,444	3	
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6 Curb Ramp**\$5,900****Curb Ramps & Landings**

Existing curb ramp with multiple code non- compliances.	Multiple code requirements.	Existing curb ramp has 9.6% running slope, steep flared sides 11.1% and 13.1% slope, 4" grooves, no detectable warnings and contrasting color with adjacent surfaces, gutter has broken pavement, cracked concrete at top landing.	ADAAG: 4.7 T24: 1127B.5	Remove existing curb ramp and provide new curb ramp, with the required slopes, top and bottom landings, 12" grooves, detectable warnings, contrasting color with adjacent surfaces and "No- parking zone" red striping at each side of curb ramp.	1	JOB	\$5,900	\$5,900	2	
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14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
7 Book Return										\$400	
Hazards/Protruding Objects											
Protruding free-standing object mounted on post (Telephones with leading edges 27" to 80" shall nor reduce clear width (48").	12" cantilever from post max.	Book drop handle protrudes 15" into the path of travel at 44" high.	ADAAG: 4.4.1 T24: 1121B.1; Fig 11B-7A	Modify book drop as needed to provide a cane detectable element at 27" high that can be detected by a white cane. (Or relocate to opposite side in such a way that does not protrude into the accessible path of travel)	1	JOB	\$400	\$400	2		
8 Sidewalk										\$2,520	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope 2.6% - 3.1% in front of entrance to exhibits.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	90	SF	\$28	\$2,520	3		
9 Sidewalk										\$2,240	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope 3% - 3.3% adjacent to tree well.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	80	SF	\$28	\$2,240	3		

14-Apr-08

Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
10 Tree Well										\$150	
Walks and Sidewalks											
Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")		There is 1" drop from sidewalk to level of dirt at tree well.	ADAAG: 4.5.2 T24: 1133B.7.4	Maintain tree well dirt or ground cover at the same level of sidewalk. (Alternate solution to provide a tree grate).	1	JOB	\$150	\$150	2	
11 Tree Well										\$150	
Walks and Sidewalks											
Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")		There is 1" drop from sidewalk to level of dirt at tree well.	ADAAG: 4.5.2 T24: 1133B.7.4	Maintain tree well dirt or ground cover at the same level of sidewalk. (Alternate solution to provide a tree grate).	1	JOB	\$150	\$150	2	
12 Tree Well										\$150	
Walks and Sidewalks											
Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")		There is 1" drop from sidewalk to level of dirt at tree well.	ADAAG: 4.5.2 T24: 1133B.7.4	Maintain tree well dirt or ground cover at the same level of sidewalk. (Alternate solution to provide a tree grate).	1	JOB	\$150	\$150	2	

14-Apr-08

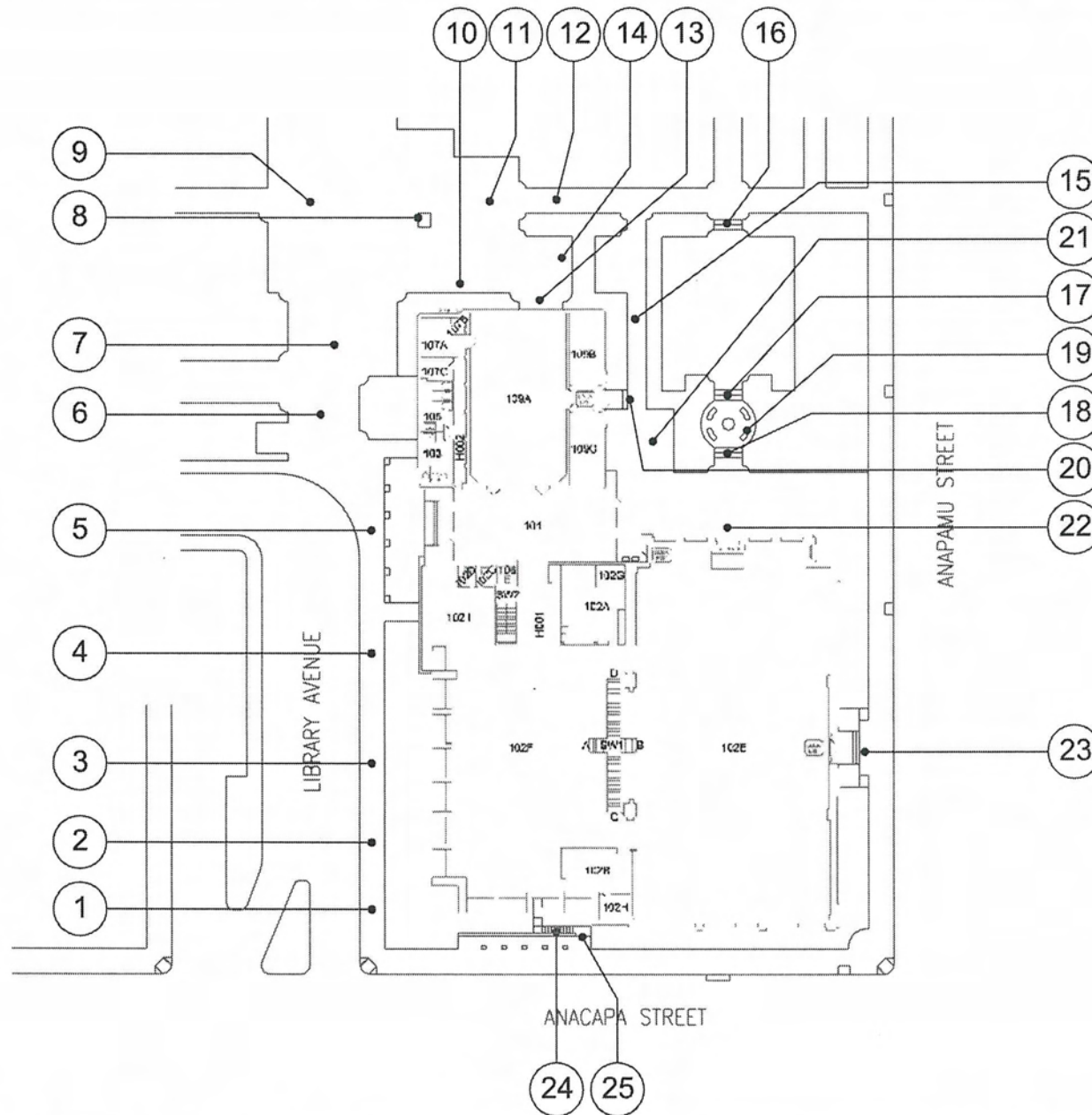
Central Library
PUBLIC RIGHT-OF-WAY



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
13 Sidewalk At Driveway										\$5,600	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope 4% - 4.2%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	200	SF	\$28	\$5,600	3		
14 Curb Ramp										\$900	
Curb Ramps & Landings											
Detectable warnings at existing curb ramps.	Detectable warnings at existing curb ramps. Retrofit required if built before or after the suspension period from 1,994 until July 21 of 2,001.	No detectable warnings provided and contrasting color with adjacent surfaces.	ADAAG: 4.7.2 T24: 1127B.5.8; Fig. 11B-23A	Provide detectable warnings and contrasting color with adjacent surface.	1	JOB	\$900	\$900	2		

CENTRAL LIBRARY SITE





14-Apr-08

Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Central Library SITE Total Cost = \$246,661

1 Walk

\$4,032

Walks and Sidewalks

Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope ranges from 2.6% - 3.1%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	144	SF	\$28	\$4,032	3
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2 Walk

\$100

Walks and Sidewalks

Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")	Pavement dislocation 3/8" drop.	ADAAG: 4.5.2 T24: 1133B.7.4	Grind or repair pavement dislocation to create beveled transition 1:2 max.	5	LF	\$20	\$100	2
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3 Walk

\$1,120

Walks and Sidewalks

Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope ranges from 4.5% - 11.1%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	40	SF	\$28	\$1,120	3
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14-Apr-08

Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
4 Walk										\$8,064	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope ranges from 3% - 3.3%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	288	SF	\$28	\$8,064	3		
5 Walk										\$11,200	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope is greater than 2% and uneven surfaces.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	400	SF	\$28	\$11,200	3		
6 Walk / Driveway										\$8,000	
Walks and Sidewalks											
Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.	Running slope exceeds 5%.	ADAAG: 4.8.1 T24: 1133B.7.3	Provide new handrails and extensions.	32	LF	\$250	\$8,000	2		

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Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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7 Walk / Driveway

\$16,000

Walks and Sidewalks

Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.	Running slope is 6%.	ADAAG: 4.8.1 T24: 1133B.7.3	Provide new handrails and extensions.	64 LF	\$250	\$16,000	2
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8 Grate

\$900

Walks and Sidewalks

Rectangular gratings (walks shall be free of gratings if possible).	1/2" max. grid openings in direction of traffic flow	Existing grate has 1" gaps.	ADAAG: 4.5.4 T24: 1133B.7.2	Provide new grating, with grid openings 1/2" max. in the direction of traffic flow.	6 SF	\$150	\$900	2
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9 Lower Plaza Path of Travel

\$49,000

Walks and Sidewalks

Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope ranges from 3.5% - 3.8%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	2E+ 03 SF	\$28	\$49,000	3
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Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
10 Lower Plaza Walk To Staff Entrance										\$21,300	
Walks and Sidewalks											
Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.		Running slope exceeds 5%, no handrails and extensions provided.	ADAAG: 4.8.1 T24: 1133B.7.3	Provide new handrails and extensions.	50	LF	\$250	\$12,500	2	
Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.		Running slope exceeds 5%, ramp without the required intermediate landings.	ADAAG: 4.8.1 T24: 1133B.7.3	Modify walk as needed to provide the required landings.	400	SF	\$22	\$8,800	3	
11 Lower Plaza Walk To Ramp										\$16,960	
Walks and Sidewalks											
Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.		Running slope ranges from 9.6% - 10.1%.	ADAAG: 4.8.1 T24: 1133B.7.3	Provide new handrails and extensions.	52	LF	\$250	\$13,000	2	

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**Central Library
SITE**



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Slope (if it exceeds 5%, walkway must meet ramp standards).	1:20 (5.0%) max.		Running slope ranges from 9.6% - 10.1%.	ADAAG: 4.8.1 T24: 1133B.7.3	Modify concrete walk as needed to provide compliant slopes of 8.33% maximum.	180	SF	\$22	\$3,960	2	

12 Ramp

\$7,800

Ramps and Exit Facilities

Ramp slope at exit ways or in the accessible path of travel.	Handrails are required at ramps with slopes ranging from 1:12 to 1:20 feet (8.3% gradient max.); 2% cross slope max.	Ramp has handrail at one side only.	ADAAG: 4.8.2 T24: 1133B.5.3; 1133B.5.5.1	Provide handrail at one side and handrail extensions at both sides.	52	LF	\$150	\$7,800	2	
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13 Entrance To Staff Area

\$8,640

Ramps and Exit Facilities

Ramp slope at exit ways or in the accessible path of travel.	Handrails are required at ramps with slopes ranging from 1:12 to 1:20 feet (8.3% gradient max.); 2% cross slope max.	Running slope 10% no handrails provided.	ADAAG: 4.8.2 T24: 1133B.5.3; 1133B.5.5.1	Modify slope not to exceed 8.33% and provide the required ramp handrails and extensions.	1	JOB	\$8,500	\$8,500	3	
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**Central Library
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Walks and Sidewalks

Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")	3/4" pavement dislocation.	ADAAG: 4.5.2 T24: 1133B.7.4	Grind or repair pavement dislocation to create beveled transition 1:2 max.	7	LF	\$20	\$140	1	
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14 Parking
\$825
Parking and Passenger Loading Zones

Total # of accessible spaces.	1-25 spaces, 1 accessible space	No accessible staff parking.	ADAAG: 4.1.2(5) T24: Figure 11B- 18A-C	Provide 1 accessible parking space with required signage including 1 van space.	1	JOB	\$500	\$500	2	
Tow Away sign at entrance to off-street parking facilities.	Yes (CA only)	None.	ADAAG: N.A. T24: 1129B.5	Provide "Tow Away" sign(s) at entrance to off-street parking facilities when altering area.	1	JOB	\$325	\$325	2	

15 Ramp
\$10,500
Ramps and Exit Facilities

Ramp slope at exit ways or in the accessible path of travel.	Handrails are required at ramps with slopes ranging from 1:12 to 1:20 feet (8.3% gradient max.); 2% cross slope max.	Ramp has handrail at one side only.	ADAAG: 4.8.2 T24: 1133B.5.3; 1133B.5.5.1	Provide a wall mounted handrail at one side.	70	LF	\$150	\$10,500	2	
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14-Apr-08

Central Library
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
16 Stair										\$5,680	
Stairs											
Exterior stair with multiple code violations.	Comply with all code requirements.	Stair has uneven risers ranging from 5" to 5 1/2" and uneven treads ranging from 14 1/2" to 16".	ADAAG: 4.9 T24: 1133B.4	Modify stairs as needed to provide even stair risers and treads when altering the area.	1	JOB	\$2,000	\$2,000	2		
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	Non-compliant handrail extensions, handrails mounted at 28 1/2" high.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extensions and modify handrails to be mounted from 34" - 38" high.	2	JOB	\$1,600	\$3,200	2		
Striping for the visually impaired.	Contrasting color strip (2") at all exterior stair nosing. (CA only).	No contrasting color striping provided.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	48	LF	\$10	\$480	1		

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Central Library
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
17 Stair										\$3,960	
Stairs											
Exterior stair with multiple code violations.	Comply with all code requirements.	Stair has uneven risers ranging from 5 3/4" to 6".	ADAAG: 4.9 T24: 1133B.4	Modify stairs as needed to provide even stair risers when altering the area.	1	JOB	\$2,000	\$2,000	2		
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	Non-compliant handrail extensions, handrails mounted at 28 1/2" high.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extensions and modify handrails to be mounted from 34" - 38" high.	1	JOB	\$1,600	\$1,600	2		
Striping for the visually impaired.	Contrasting color strip (2") at all exterior stair nosing. (CA only).	No contrasting color striping provided.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	36	LF	\$10	\$360	1		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
18 Stair										\$3,960	
Stairs											
Exterior stair with multiple code violations.	Comply with all code requirements.	Stair has uneven risers ranging from 5 1/2" to 6 1/2".	ADAAG: 4.9 T24: 1133B.4	Modify stairs as needed to provide even stair risers when altering the area.	1	JOB	\$2,000	\$2,000	2		
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	Non-compliant handrail extensions, handrails mounted at 28 1/2" high.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extensions and modify handrails to be mounted from 34" - 38" high.	1	JOB	\$1,600	\$1,600	2		
Striping for the visually impaired.	Contrasting color strip (2") at all exterior stair nosing. (CA only).	No contrasting color striping provided.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	36	LF	\$10	\$360	1		

14-Apr-08

Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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19 Bench**\$400****Fixed Benches**

Benches with back support.	Back support to be provided that is 42" minimum in length and that extends from a point 2" maximum above the seat to a point 18" minimum above the bench.	No back support and arm provided at benches.	ADAAG: 4.37.2 T24:	Provide a bench with back support and arm.	1	JOB	\$400	\$400	3	
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20 Stair**\$10,000****Stairs**

Exterior stair with multiple code violations.	Comply with all code requirements.	Stair has uneven risers ranging from 5" to 6", non compliant handrail extensions, sloped bottom landing, no level area provided at bottom 2 steps.	ADAAG: 4.9 T24: 1133B.4	Modify bottom landing area and stairs as needed to provide even stair risers and compliant handrail extensions when altering the area.	1	JOB	\$10,000	\$10,000	2	
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14-Apr-08

**Central Library
SITE**


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
21 Upper Plaza										\$22,000	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope greater than 2% and running slope 9.3%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify the plaza to provide an accessible path of travel to the ramp and stairs that access the multipurpose room. Provide a new compliant ramp with the required handrails and extensions.	1	JOB	\$22,000	\$22,000	2		
22 Entrance Walk										\$5,600	
Walks and Sidewalks											
Cross slope.	<2%, (2.5% not to exceed 20')	Cross slope 4.8%.	ADAAG: 4.3.7 T24: 1133B.7.1.3	Modify walk/sidewalk/pedestrian way to provide compliant cross slope.	200	SF	\$28	\$5,600	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
23 Stairs										\$3,480	
Signage											
Directional sign to accessible facilities or elements.	Directional sign must be mounted where visible, readable, contrasting color, and include a directional arrow and the International Symbol of Accessibility. If text is included, it needs to be brief, consistent and familiar in terminology.	No directional signage to accessible entrance.	ADAAG: 4.1.2(7); 4.30 T24: 1117B.5.1; 1117B.5.2	Provide a sign with a directional arrow pointing to accessible facilities or elements and the International Symbol of Accessibility.	1	JOB	\$120	\$120	2		
Stairs											
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	Non-compliant handrail and extensions	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrails and extensions .	1	JOB	\$3,000	\$3,000	2		
Striping for the visually impaired.	Contrasting color strip (2") at all exterior stair nosing. (CA only).	No contrasting color striping provided.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	36	LF	\$10	\$360	1		

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Central Library
SITE



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
24 Stairs										\$27,020	
Exterior Routes of Travel											
Accessible route to building entrances & exterior ground level exits.	Yes		No direct accessible public exit route from basement level.	ADAAG: 4.3.2 T24: 1118A.1, 1127B.1.2	Provide an accessible ramp to the opposite side of exterior stair, to the street level.	1	JOB	\$25,000	\$25,000	2	
Stairs											
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	Handrail mounted 2 1/2" from the wall and non-compliant extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Remount existing handrails and provide the required handrail extensions .	1	JOB	\$1,500	\$1,500	2	
Striping for the visually impaired.		Contrasting color strip (2") at all exterior stair nosing. (CA only).	No contrasting color striping provided.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	52	LF	\$10	\$520	1	

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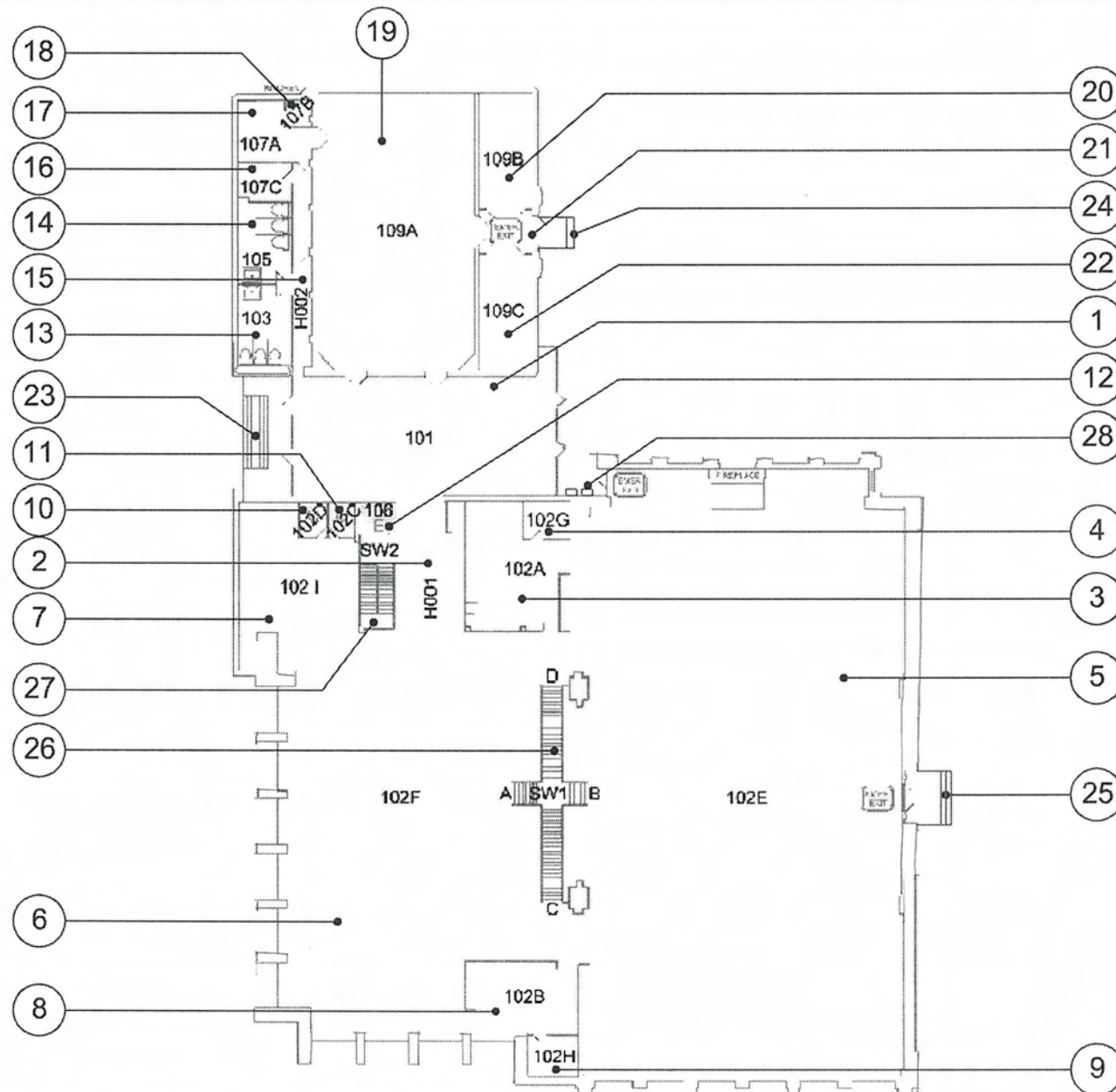
**Central Library
SITE**



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
25 Gate										\$120	
Signage											
Directional sign to accessible facilities or elements.		Directional sign must be mounted where visible, readable, contrasting color, and include a directional arrow and the International Symbol of Accessibility. If text is included, it needs to be brief, consistent and familiar in terminology.	No directional signage to accessible entrance.	ADAAG: 4.1.2(7); 4.30 T24: 1117B.5.1; 1117B.5.2	Provide a sign with a directional arrow pointing to accessible facilities or elements and the International Symbol of Accessibility.	1	JOB	\$120	\$120	2	

**CENTRAL LIBRARY
FIRST FLOOR**







Building - Photo # 1

There is no International Symbol of Accessibility indicating the accessible door. Automatic door was not working at the time of the survey. There is no Tactile and Braille entrance identification sign. Glass doors do not have the required 10" smooth kick plate area.



Building - Photo # 2

Benches provided do not have back support and arm.



Building - Photo # 3

Fire alarm pull station requires tight grasping to operate and dual action, one to open the cover and another to trigger the alarm.



Building - Photo # 4

Drinking fountain does not have compliant knee clearance for wheelchair users, spout is mounted too high. Drinking fountain is not located in an alcove or protected by rails or wing walls, and is not high/low.



Building - Photo # 5

Fire extinguisher operable mechanism requires tight grasping to operate and is mounted too high. There is not the required wheelchair use 30"x48" in front of the fire extinguisher.



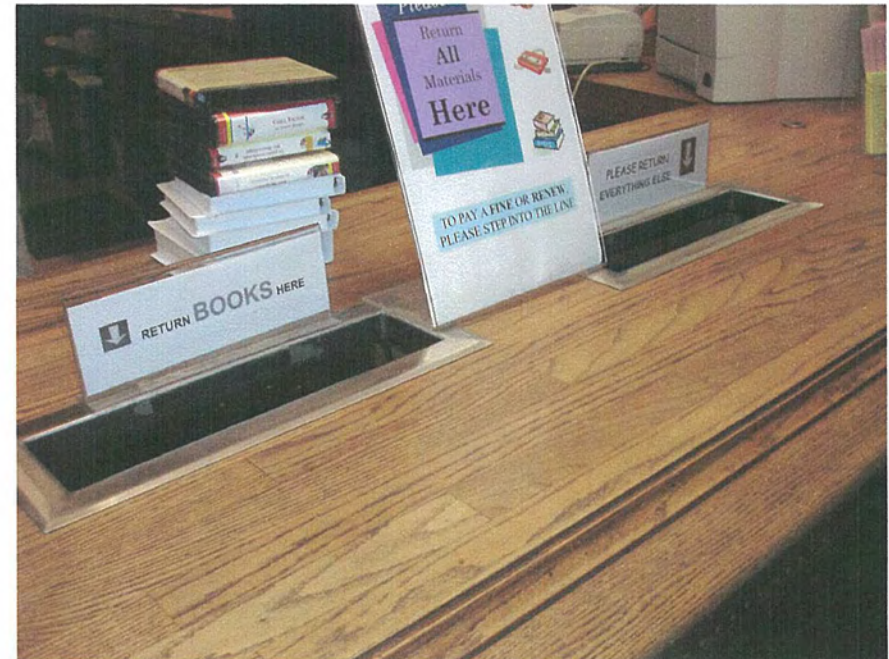
Building - Photo # 6

Check-in counter is too high 41" and does not have a low section of 34" maximum height by 36" minimum width, for wheelchair users.



Building - Photo # 7

Checkout counter is too high 41" and does not have a low section of 34" maximum height by 36" wide minimum for wheelchair users. Crowd control ropes are not detectable by a white cane.



Building - Photo # 8

Book return mounted on check-out counter is too high 41" and does not have a low section of 34" maximum height by 36" wide minimum for wheelchair users



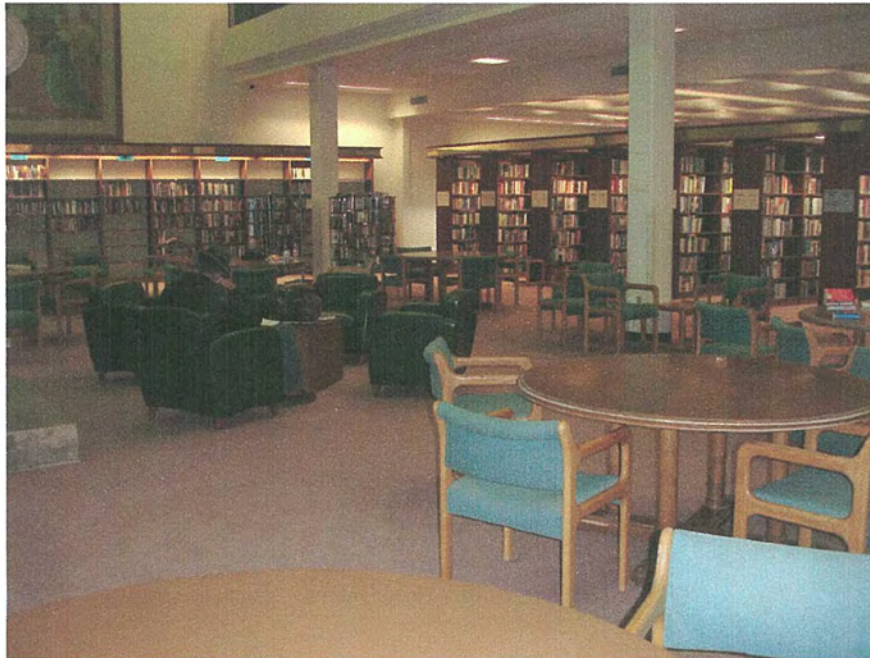
Building - Photo # 9

Light switches are mounted too high, ranging from 50" to 55" high.



Building - Photo # 10

Book stacks high shelves range from 64" to 74" high. There is not a sign indicating that there are attendants available to assist retrieving books upon request.



Building - Photo # 11

Reading tables does not have the required knee clearance due to the leg configuration.



Building - Photo # 12

Reading tables does not have the required knee clearance due to the leg configuration. 17" deep by 30" wide clear required.



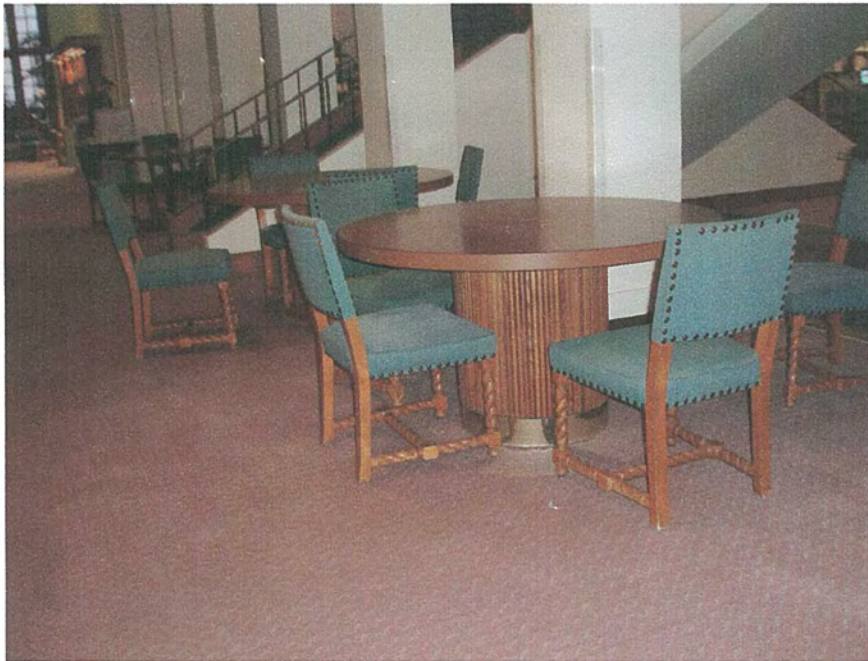
Building - Photo # 13

There is no Tactile and Braille "EXIT" identification sign. Glass doors do not have the required 10" smooth kick plate area. Fire extinguisher operable mechanism is mounted too high.



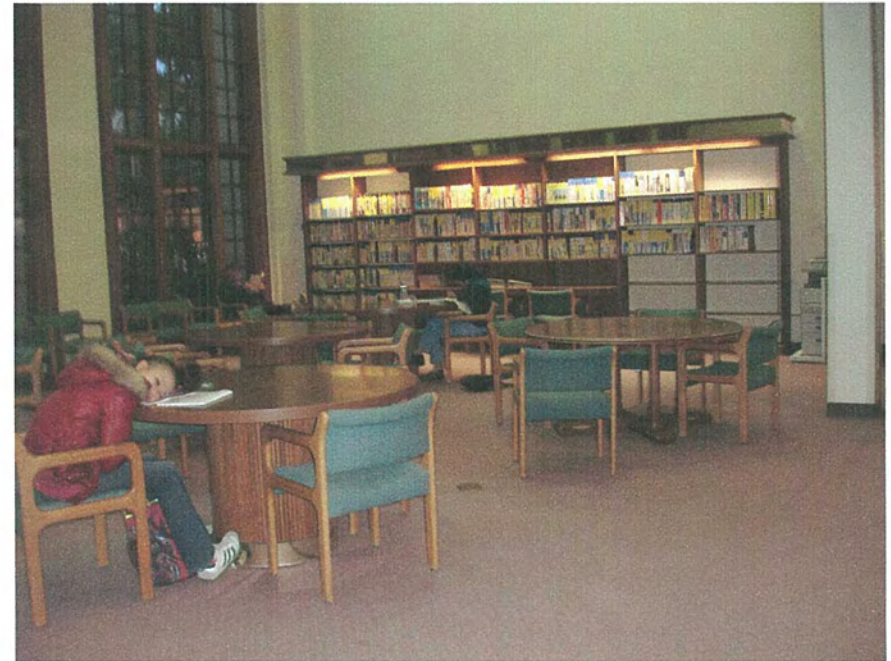
Building - Photo # 14

Fire alarm pull station requires tight grasping to operate and double action. There is no Tactile and Braille "Emergency EXIT" sign and directional sign to accessible exit. Fire extinguisher is mounted too high.



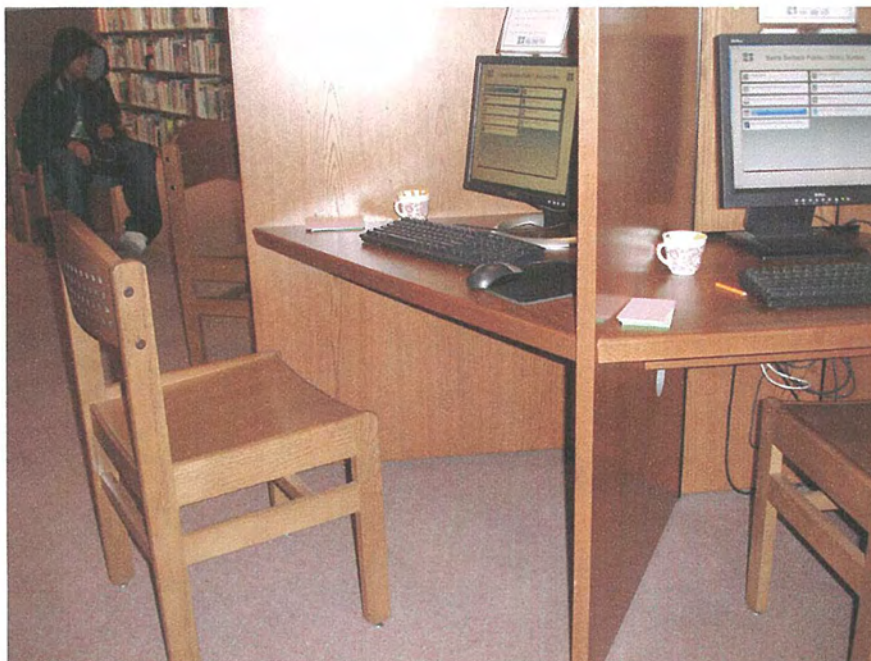
Building - Photo # 15

Reading tables does not have the required knee clearance due to the leg configuration. 17" deep by 30" wide clear required – 16" deep provided.



Building - Photo # 16

Reading tables does not have the required knee clearance due to the leg configuration. 17" deep by 30" wide clear required – 16" deep provided. There are no strobe lights.



Building - Photo # 17

Computer tables do not have the required knee clearance due to the support configuration and 25" high instead of 27" minimum.



Building - Photo # 18

Underside of the stairs below 80" high does not have a cane detectable area for blind pedestrians at the floor level or within 27" high maximum.



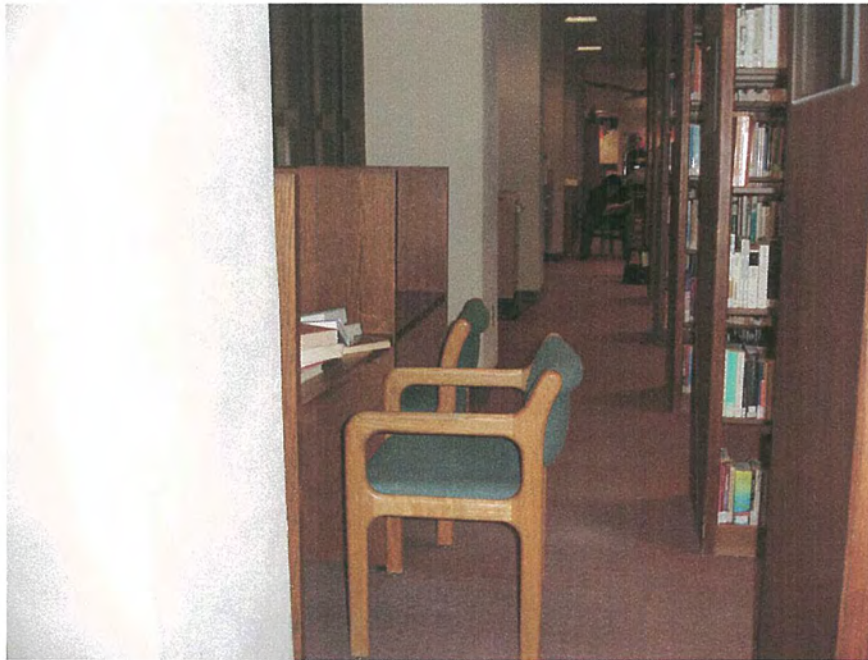
Building - Photo # 19

Ceramic tile flooring is not slip resistant.



Building - Photo # 20

Path of travel between file cabinets and movable carts is 34" wide instead of 36" minimum.



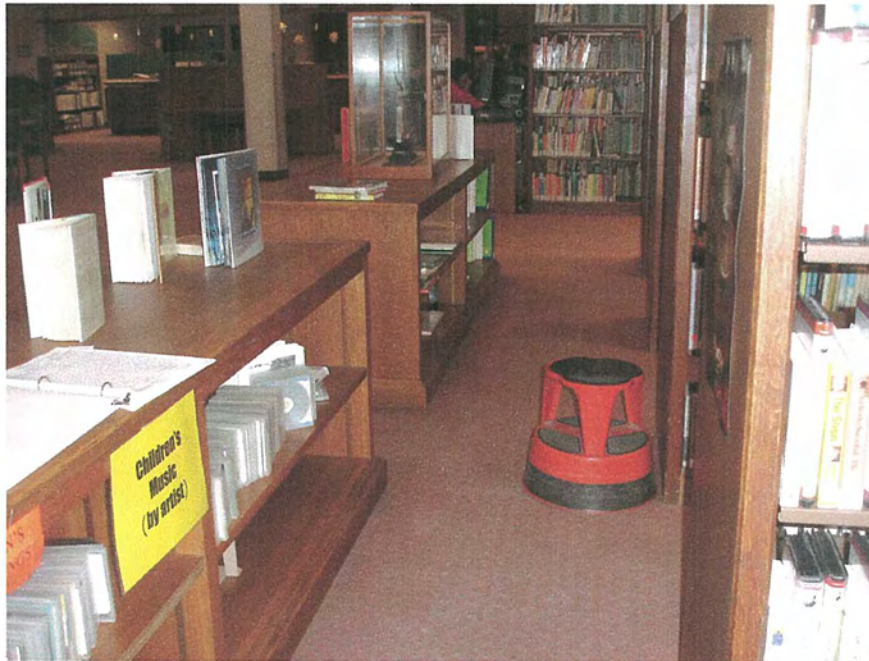
Building - Photo # 21

Path of travel between book stacks, chair and built-in reading carrels is 24" wide instead of 36" minimum.



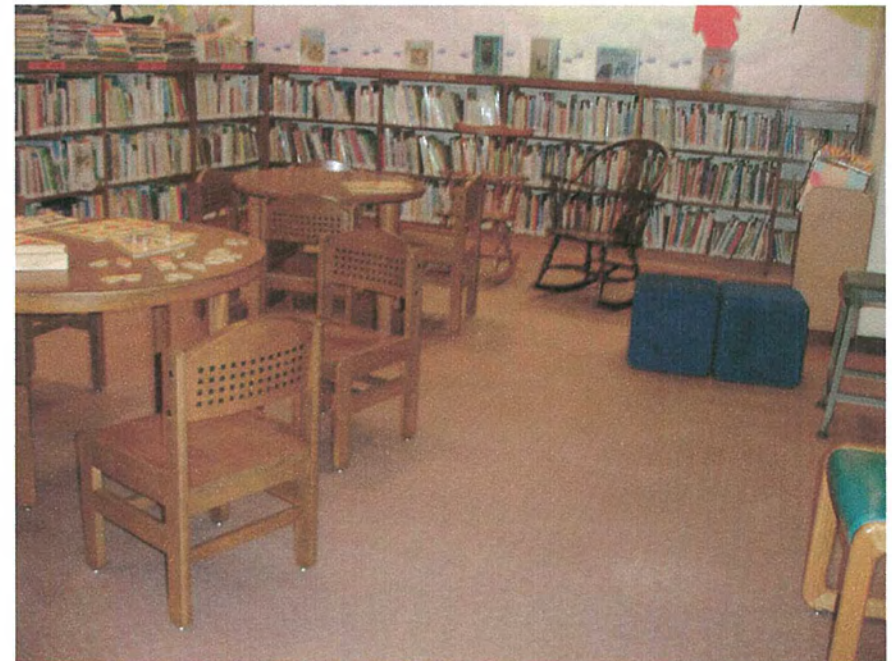
Building - Photo # 22

There is no identification international symbol of accessibility at reading carrels.



Building - Photo # 23

Path of travel between book stacks and children's music bookcases is 32" wide instead of 36" minimum.



Building - Photo # 24

Children reading tables do not have the required wheelchair clearance 20" wide between legs.



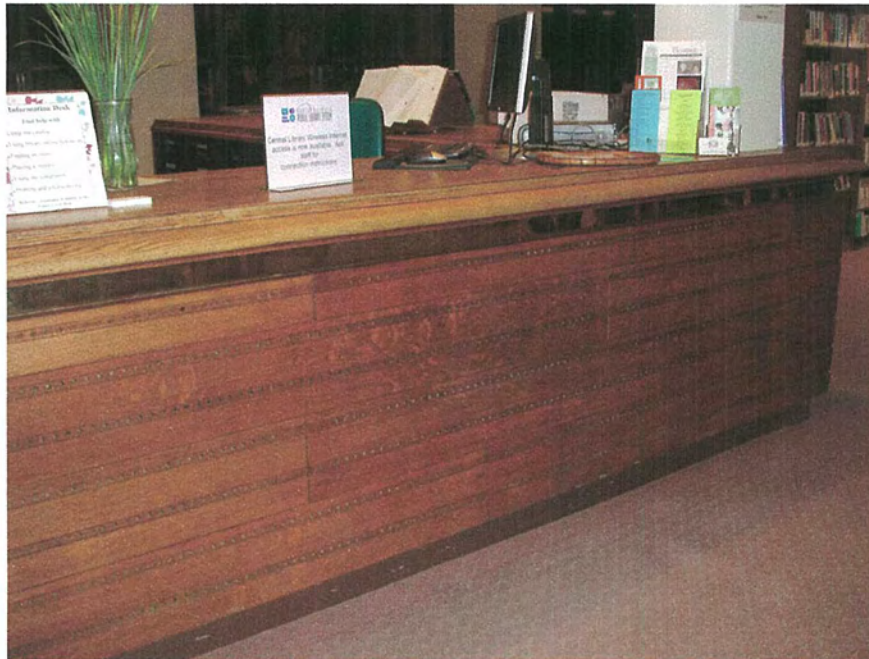
Building - Photo # 25

Drinking fountain does not have the required alcove and wheelchair maneuverable clearance.



Building - Photo # 26

Drinking fountain is not high/low and located in an alcove. There is a narrow path of travel to it and no wheelchair maneuverable clearance.



Building - Photo # 27

Information center counter is too high 41" and does not have a low section of 34" maximum height for wheelchair users.



Building - Photo # 28

Girls tactile and Braille room identification sign is mounted on the door instead of adjacent to the latch side of the door.



Building - Photo # 29

Boys and girls restrooms are inaccessible, too small without wheelchair maneuverable clearance, grab bars, strobe lights.



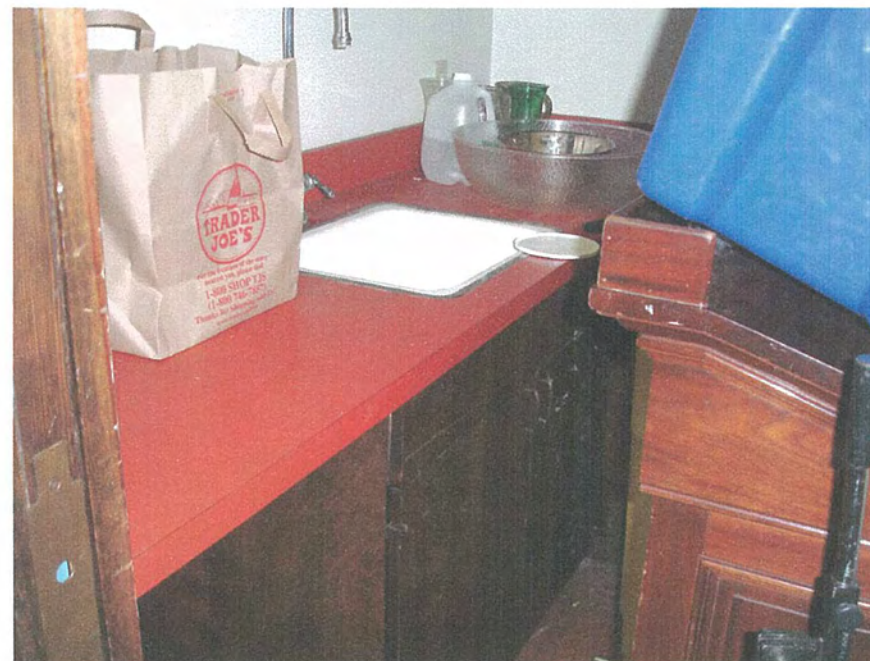
Building - Photo # 30

Girls tactile and Braille room identification sign is mounted on the door instead of adjacent to the latch side of the door. Door hardware requires tight grasping and twisting of the wrist to operate.



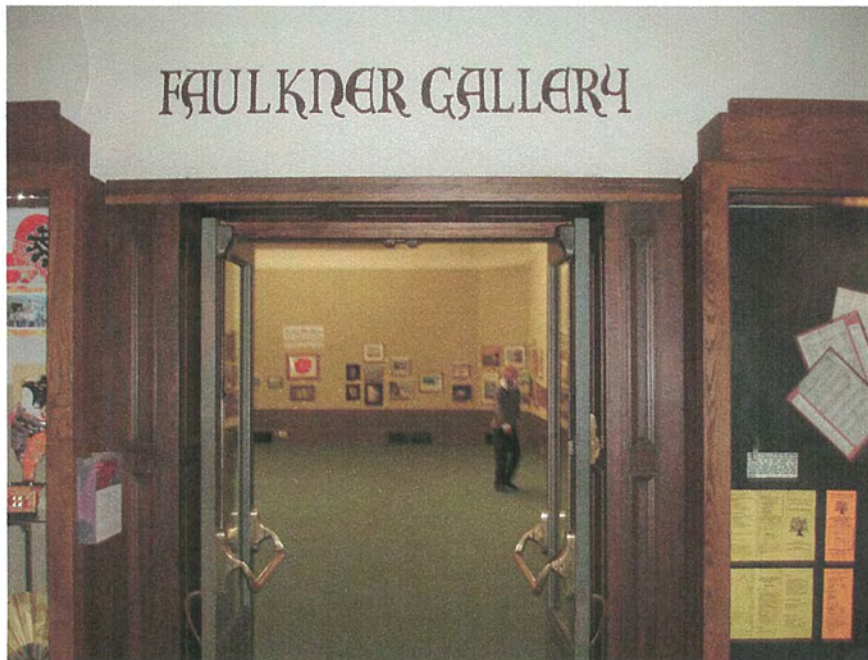
Building - Photo # 31

Doorknobs require tight grasping and twisting of the wrist to operate. There is no Tactile and Braille entrance identification sign.



Building - Photo # 32

Kitchen sink does not have knee clearance and wheelchair maneuverable clearance to access sink. Stored items also block its use.



Building - Photo # 33

Each door leaf has 16" clear opening. Panic bar protrudes 5" into the path of travel – maximum protrusion allowed by code above 27" is 4". There is no tactile and Braille room identification sign.



Building - Photo # 34

Elevator call buttons are not fully illuminated and flush with the adjacent panel instead of projecting from it not to require pinching to operate.



Building - Photo # 35

There are no hallway lanterns mounted at 72" minimum above finish floor.



Building - Photo # 36

Handrail is 3 ½" wide and mounted too high at 38" instead of 31" to 33" maximum.



Building - Photo # 37

Car control buttons are recessed and not fully illuminated. Emergency buttons are mounted at 46" high instead of the 35" maximum required by code. Emergency telephone does not have a compliant opening hardware and is mounted too high.



Building - Photo # 38

Room identification sign has Federal Braille instead of California Contracted Grade 2 Braille.



Building - Photo # 39

Vanity knee clearance is 26 ½" instead of 29" at the front and the top of counter 36 ¾" high instead of 34" maximum.



Building - Photo # 40

Water closet compartment is too narrow – 45" wide instead of 60". Flush valve is located at the narrow side. Water closet is located 25" from the wall to the centerline of fixture instead of 18" maximum.



Building - Photo # 41

Surface mounted grill protrudes into the 10" kick plate area required to be smooth.



Building - Photo # 42

Room identification sign has Federal Braille instead of California Contracted Grade 2 Braille.



Building - Photo # 43

Vanity knee clearance is 26 ½" instead of 29" at the front and the top of counter 36 ¾" high instead of 34" maximum.



Building - Photo # 44

Men's water closet compartment is too narrow – 41" wide instead of 60". Water closet is located 19" from the wall to the centerline of fixture instead of 18" maximum. There is no back grab bar; seat cover dispenser is mounted too high.



Building - Photo # 45

Compartment door does not have accessible type of hardware that does not require tight grasping, pinching or twisting of the wrist to operate and U-pulls on both sides of door.



Building - Photo # 46

Panic bar protrudes 5" into the path of travel – maximum protrusion allowed by code above 27" is 4".



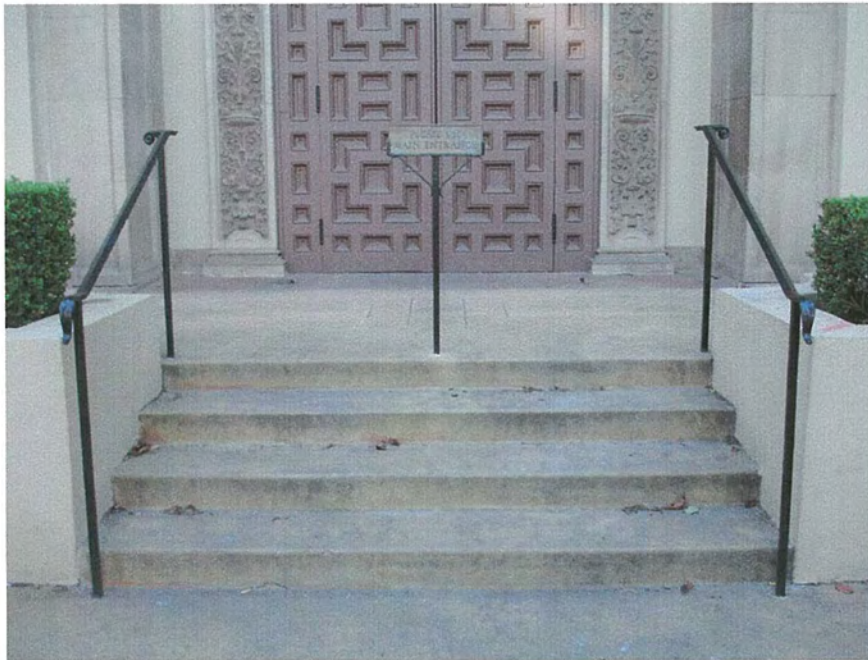
Building - Photo # 47

The glass doors have 5" bottom kick plate instead of the required 10" smooth kick plate. There is no tactile and Braille room identification sign.



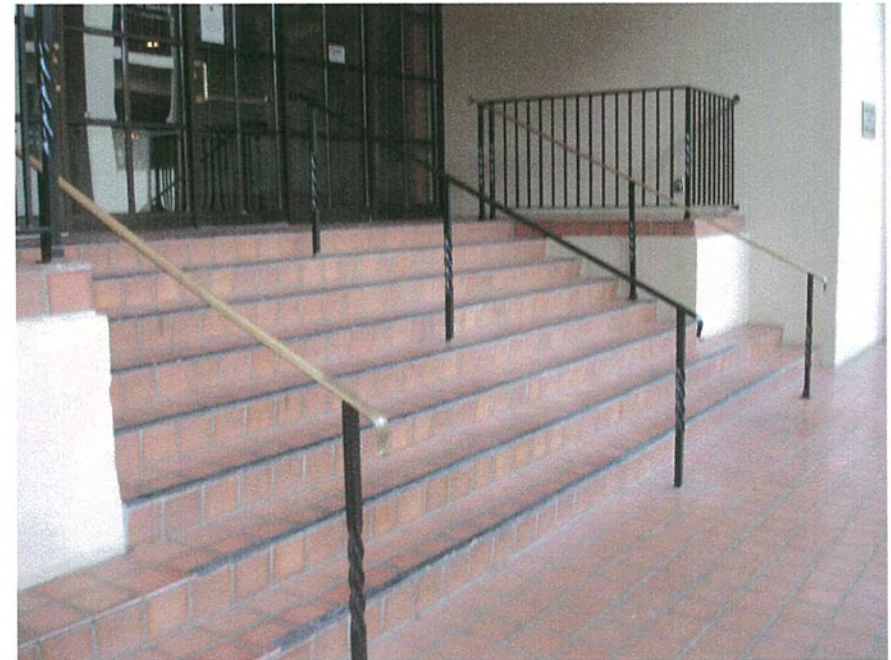
Building - Photo # 48

Stair has uneven treads and no contrasting color striping. Handrails do not have the required top and bottom extensions.



Building - Photo # 49

Stair has uneven treads and no contrasting color striping. Handrails do not have the required top and bottom extensions. There is not a directional sign with an ISA International Symbol of Accessibility and an arrow indication the direction to the accessible entrance.



Building - Photo # 50

Stairs do not have the required 2" contrasting color striping. Handrails do not have the required top and bottom extensions. Guardrail height is 37" instead of the required 42" minimum.



Building - Photo # 51

Telephone has fading hearing amplification sign. There is no outlet for personal TTY systems as well as public TTY telephone.

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Central Library MAIN FLOOR Total Cost = \$517,420

1 Lobby 101

\$7,275

Fixed Benches

Benches with back support.	Back support to be provided that is 42" minimum in length and that extends from a point 2" maximum above the seat to a point 18" minimum above the bench.	No back support and arm at benches. Photo #: 2	ADAAG: 4.37.2 T24:	Provide 1 bench with back support and arm.	1 JOB	\$400	\$400	3
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Drinking Fountains

Drinking Fountain space requirements at wall and post mounted units.	Drinking Fountain minimum dept 18" knee space 27" high, 8" deep, toe clearance 9" high & 17" high-17" dept from edge of fountain, 30" wide x 48" clear space in front of drinking fountain. The bubbler outlet orifice shall be 36" high max., 6" deep from the edge, spout 4" high. Operating system within 6" from the front not to exceed 5 lbf.	Drinking fountain is not high/low and does not have alcove or protective rails. Photo #: 4	ADAAG: 4.15.5(1) T24: 1507.3.1	Provide protective rails at existing drinking fountain. Add a high drinking fountain when altering the area.	1 JOB	\$3,500	\$3,500	2
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Doors											
Surface doormats.		Must be anchored to prevent interference with wheelchair traffic.	Loose doormat.	ADAAG: 4.5.3 T24: 1133B.1.1.1.3;Fig. 11B-25	Anchor doormat to floor or remove it.	4	JOB	\$100	\$400	2	
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 10 lbs., door sweep 4 secs., back check 0 secs. - South side.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 12 lbs., door sweep 5 secs., back check 0 secs. - North side.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 18 lbs., door sweep 7 secs., back check 0 secs. - South side.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 10 lbs., door sweep 6 secs., back check 0 secs. - North side.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Bottom Kick plate-door stop.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Door stop mounted at kick plate area.	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Remove door stop when altering area. Provide wall mounted door stop.	4	JOB	\$40	\$160	2		
Power-assisted doors, opening force.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Automatic door out of order at the time of the survey. Photo #: 1	ADAAG: 4.13.10 & 11 T24: 1133B.2.5	Maintain automatic door in working condition.	1	JOB	\$300	\$300	2		
Electrical, Alarms											
Fire alarm pull station controls and operating systems.	Unit shall be able to be activated with a closed fist or flalled hand, with a maximum force of 5 lbs. without requiring pinching, twisting or grasping.	Fire alarm pull not accessible type - requires tight grasping to operate, mounted at 53" high. Photo #: 3	ADAAG: 4.27.4 T24: 1117B.6.4	Provide a new fire alarm pull station with compliant operating mechanism, mounted at an accessible height when modernizing the facility.	1	JOB	\$225	\$225	2		



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	
Signage											
Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	2	JOB	\$120	\$240	2	
Braille entrance/exit sign.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No tactile/Braille entrance signs at both sides of lobby doors.	ADAAG: 4.1.2(7) (c); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile Braille entrance/exit signage.	4	JOB	\$100	\$400	3	
Facilities and elements required to be identified as accessible.		Provide the international symbol of accessibility.	No ISA sign at accessible entrance. Photo #: 1	ADAAG: 4.30.7 T24: 1117B.5.1	Provide sign with the international symbol of accessibility to identify the accessible facility or element.	1	JOB	\$50	\$50	1	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
2 Library Controlled Area - H001										\$2,020	
Doors											
Surface doormats.	Must be anchored to prevent interference with wheelchair traffic.	Loose doormat.	ADAAG: 4.5.3 T24: 1133B.1.1.1.3;Fig. 11B-25	Anchor doormat to floor or remove it.	2	JOB	\$100	\$200	2		
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher has a 3/4" U-pull that requires tight grasping to operate, mounted at 55" high. There is not the required maneuverable clearance 30"x48" in front of fire extinguisher. Photo #: 5	ADAAG: 4.13.9 T24: 1133B.2.5.1	Lower fire extinguisher, provide an accessible type of hardware and relocate rail in front of it to provide the required wheelchair maneuverable clearance.	1	JOB	\$500	\$500	2		
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Signage

Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2	
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3 Check - In And Out Area - 102A**\$12,760****Doors**

Surface doormats.		Must be anchored to prevent interference with wheelchair traffic.	Loose doormat. Photo #: 9	ADAAG: 4.5.3 T24: 1133B.1.1.1.3;Fig. 11B-25	Anchor doormat to floor or remove it.	2	JOB	\$100	\$200	2	
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Electrical, Alarms

Electric switch or control mounting height, intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating and ventilating equipment.		The center of the grip of the operating handle of controls or switches 48" high above floor to center line of control.	Switch mounted at 55" and 50" high.	ADAAG: 4.2.5; 4.2.6 T24: Article 380-8 (c) C.E.C.Chapter 3	Relocate light switch or control to accessible height when modernizing the facility.	2	JOB	\$280	\$560	4	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		
Library											
Open stacks.	54"high max. or provide attendant if exceeds 54" high. (CA only.)	No sign at attendant desk entrance, indicating the availability of attendants to retrieve books from high bookshelves.	ADAAG: T24: 1106B.4.3	Provide attendant and Braille signage indicating attendants availability.	1	JOB	\$100	\$100	1		
Signage											
Sign to provide direction to or information about facilities and or building functional spaces missing or non-compliant.	Informational sign must be mounted where visible, readable, contrasting color, when also directional in nature, include a directional arrow and the International Symbol of Accessibility. If text is included, it needs to be brief, consistent and familiar in terminology.	No Assistive Listening availability sign at main counter.	ADAAG: T24: 1117B.5	Provide Assistive Listening sign with the hearing loss pictogram.	1	JOB	\$200	\$200	1		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Work Surfaces											
Service counter stand-up service, height.		Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 41" high. - Check out. Photo #: 7	ADAAG: 7.2 T24: 1122B.4	Remodel counter to provide an accessible section when altering the area.	1	JOB	\$3,500	\$3,500	2	
Service counter stand-up service, height.		Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 44" high. - Book return. Photo #: 8	ADAAG: 7.2 T24: 1122B.4	Remodel counter to provide an accessible section when altering the area.	1	JOB	\$3,500	\$3,500	2	
Service counter stand-up service, height.		Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 41" high. - Check in. Photo #: 6	ADAAG: 7.2 T24: 1122B.4	Remodel counter to provide an accessible section when altering the area.	1	JOB	\$3,500	\$3,500	2	

4 Office - 102G
\$490
Doors

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2	
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**Central Library
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Signage

Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	
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5 Library Area - 102E**\$14,685****Classrooms**

Non-fixed desks or study benches.	Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Computer desk does not have the required knee clearance. - 25" high. Photo #: 17	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	4	
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Doors

Door stop floor mounted at door landings area is a tripping hazard.	Door stops can be floor mounted only if mounted within 4" from wall.	Floor stop 27" from wall at North emergency exit.	ADAAG: 4.13.6 T24: 1133B.2.4.2	Relocate door stop floor mounted within 4" from wall maximum.	2	JOB	\$100	\$200	1	
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Central Library
MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 24 lbs., door sweep 4 secs., back check 0 secs. Door does not latch.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 16 lbs., door sweep 10 secs., back check 1 secs. at North exit door.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 16 lbs., door sweep 5 secs., back check 1 secs. at North exit door.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 60" high. Photo #: 13	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 50" high.	ADAAG: 4.13.9	T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2	
		Photo #: 14									
Door threshold height exceeds 1/2" including bevel section.	Change in level between 1/4" and 1/2" shall be beveled with a slope no greater than 1 unit vertical to 2 units horizontal. Change in level greater than 1/2" shall be accomplished by means of a ramp.	3/4" threshold at South West exit door.	ADAAG: 4.13.8	T24: 1133B.2.4.1	Remodel area to provide compliant door landing and threshold.	1	JOB	\$280	\$280	3	
Door threshold height exceeds 1/2" including bevel section.	Change in level between 1/4" and 1/2" shall be beveled with a slope no greater than 1 unit vertical to 2 units horizontal. Change in level greater than 1/2" shall be accomplished by means of a ramp.	7/8" threshold at North exit doors.	ADAAG: 4.13.8	T24: 1133B.2.4.1	Remodel area to provide compliant door landing and threshold.	50	SF	\$25	\$1,250	2	
Bottom Kick plate.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Glass door has a 5" kick plate area.	ADAAG:	T24: 1133B.2.6; Fig. 11B-29	Provide kick plate on push side of door when altering area.	1	JOB	\$100	\$100	2	
		Photo #: 13									

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Bottom Kick plate - panic rod.		10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Double doors have a panic rod that protrudes into the kick plate area. Photo #: 14	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide panic rod kick plate cover on push side of door when altering area.	2	JOB	\$300	\$600	2	
Electrical, Alarms											
Fire alarm pull station controls and operating systems.		Unit shall be able to be activated with a closed fist or flalled hand, with a maximum force of 5 lbs. without requiring pinching, twisting or grasping.	Fire alarm pull not accessible type, mounted at 52" high. Photo #: 14	ADAAG: 4.27.4 T24: 1117B.6.4	Provide a new fire alarm pull station with compliant operating mechanism, mounted at an accessible height when modernizing the facility.	1	JOB	\$225	\$225	2	
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	6	JOB	\$1,200	\$7,200	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Library											
Open stacks.		54"high max. or provide attendant if exceeds 54" high. (CA only.)	Book stacks range from 64" to 74" high. No sign at high book shelves area indicating the availability of attendant at front counter to help retrieve books.	ADAAG: T24: 1106B.4.3	Provide attendant and Braille signage indicating attendants availability.	2	JOB	\$100	\$200	1	
Study carrels or work tables.		28" to 34"high max., 36" wide min. and 27" high knee clearance.	Computer area has 6 built-in stations without the required knee clearance, 25" high.	ADAAG: 8.3 T24: 1122B.4	Provide accessible study carrels or work tables, include ISA sign.	1	JOB	\$500	\$500	2	
Study carrels or work tables.		28" to 34"high max., 36" wide min. and 27" high knee clearance.	Tables at two different areas do not have the required knee clearance. 17" deep and 30" wide. Photo #: 15, 16	ADAAG: 8.3 T24: 1122B.4	Provide accessible study carrels or work tables, include ISA sign.	2	JOB	\$500	\$1,000	4	



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Study carrels or work tables.	28" to 34"high max., 36" wide min. and 27" high knee clearance.	Tables at two different areas do not have the require knee clearance. 17" deep and 30" wide. Photo #: 11, 12	ADAAG: 8.3 T24: 1122B.4	Provide accessible study carrels or work tables, include ISA sign.	2	JOB	\$500	\$1,000	4		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided. Photo #: 10, 11	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	4	JOB	\$120	\$480	2		
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		
Facilities and elements required to be identified as accessible.	Provide the international symbol of accessibility.	No ISA sign at accessible tables	ADAAG: 4.30.7 T24: 1117B.5.1	Provide sign with the international symbol of accessibility to identify the accessible facility or element.	5	JOB	\$50	\$250	4		

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MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
6 Library Area - 102F										\$26,390	
Classrooms											
Non-fixed desks or study benches.	Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Computer area has 6 built-in stations without the required knee clearance, 25" high. Photo #: 17	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	2	JOB	\$500	\$1,000	4		
Non-fixed desks or study benches.	Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Tables near central stairs does not have the required knee clearance.	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3		
Non-fixed desks or study benches.	Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Children's reading cubicles do not have the required knee clearance - 27" wide x 25" high, without ISA identification sign. Photo #: 22	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Non-fixed desks or study benches.		Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Children's fiction Spanish area table does not have the required knee clearance.	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3	
Non-fixed desks or study benches.		Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Children's 3 reading tables do not have the required knee clearance - 22" wide.	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3	
Non-fixed desks or study benches.		Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Children's audio book table does not have the required knee clearance.	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Non-fixed desks or study benches.		Minimum one accessible non-fixed table, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Tables do not have the required knee clearance. - 26" high.	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3	
Doors											
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.		Fire extinguisher does not have compliant hardware, mounted at 48" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2	
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.		No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Hazards/Protruding Objects										
Minimum clear headroom, 80" high above finished floor min.	Cane detectable barrier within 27" from floor.	Slanted portion of stair below 80" high do not have protective rail and bottom guide rail. Photo #: 18	ADAAG: 4.4.2 T24: 1121B.2	Provide cane-detectable railing within 27 inches above the finish floor to indicate area of low clearance.	56 LF	\$250	\$14,000	1		
Library										
Open stacks.	54"high max. or provide attendant if exceeds 54" high. (CA only.)	Book stacks range 72" high. No sign at high book shelves area indicating the availability of attendant at front counter to help retrieve books.	ADAAG: T24: 1106B.4.3	Provide attendant and Braille signage indicating attendants availability.	1 JOB	\$100	\$100	1		
Access aisles width at work stations, open offices with low partitions	Single loaded access aisles and clear access point to all employee work areas must be 36" wide minimum. Double loaded access aisles at work stations shall be 44" wide minimum.	Passage between children's music records and stacks is 32" wide. Photo #: 23	ADAAG: ADAAG 4.1.6(2) T24: CBC 1105B.3.2	Relocate bookcase to provide 36" clear passage. Maintain clear paths of travel without obstructions.	1 JOB	\$50	\$50	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Access aisles width at work stations, open offices with low partitions	Single loaded access aisles and clear access point to all employee work areas must be 36" wide minimum. Double loaded access aisles at work stations shall be 44" wide minimum.	Passage at Spanish books area is 30 1/2" - 33" wide.	ADAAG: ADAAG 4.1.6(2) T24: CBC 1105B.3.2	Relocate bookcase to provide 36" clear passage.	1	JOB	\$50	\$50	2		
Access aisles width at work stations, open offices with low partitions	Single loaded access aisles and clear access point to all employee work areas must be 36" wide minimum. Double loaded access aisles at work stations shall be 44" wide minimum.	Passage between movable cart and file cabinets is 34" wide. Photo #: 20	ADAAG: ADAAG 4.1.6(2) T24: CBC 1105B.3.2	Relocate movable cart to provide 36" clear passage. Maintain clear paths of travel without obstructions.	1	JOB	\$50	\$50	2		
Access aisles width at work stations, open offices with low partitions	Single loaded access aisles and clear access point to all employee work areas must be 36" wide minimum. Double loaded access aisles at work stations shall be 44" wide minimum.	Passage between book stacks and desk chair is 24" wide. Photo #: 21	ADAAG: ADAAG 4.1.6(2) T24: CBC 1105B.3.2	Relocate desks and chairs to provide 36" clear passage. Maintain clear paths of travel without obstructions.	1	JOB	\$200	\$200	2		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	2	JOB	\$120	\$240	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Facilities and elements required to be identified as accessible.	Provide the international symbol of accessibility.		No ISA sign at accessible tables.	ADAAG: 4.30.7	Provide sign with the international symbol of accessibility to identify the accessible facility or element.	5	JOB	\$50	\$250	4	
				T24: 1117B.5.1							

Walks and Sidewalks

Surface stable, firm, slip resistant.	Surfaces with >6% gradient shall be slip resistant	Tiles under central stairs are not slip resistant. Photo #: 18, 19	ADAAG: 4.5.1 T24: 1133B.7.1.2	Provide a slip resistant surface.	200	SF	\$30	\$6,000	1	
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7 Children's Library
\$6,200
Classrooms

Non-fixed desks or study benches.	Minimum one accessible non-fixed table, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Tables do not have the require knee clearance - 24 1/2" high. Photo #: 24	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Drinking Fountains											
Elementary Drinking Fountain mounting space requirements at wall and post mounted units.	Elementary Drinking fountain bubbler outlet orifice height shall be 32" max. mounted less than 17"-19" deep.	Drinking fountain does not have the required knee clearance - 16" high, bubbler 25" high. No alcove and turn around maneuverable clearance. Photo #: 25, 26	ADAAG: 4.15.5(1) & Fig.27(a) T24: 1507.3.1; CBC Table 15-A	Provide new accessible hi and low drinking fountain with wing walls.	1	JOB	\$4,200	\$4,200	2		
Doors											
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 60" high. Photo #: 25	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Signage											
Facilities and elements required to be identified as accessible.	Provide the international symbol of accessibility.	No ISA sign at accessible tables.	ADAAG: 4.30.7 T24: 1117B.5.1	Provide sign with the international symbol of accessibility to identify the accessible facility or element.	1	JOB	\$50	\$50	4		

8 Information Center - 102B
\$4,700
Electrical, Alarms

Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		
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Work Surfaces

Service counter stand-up service, height.	Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 41" high. Photo #: 27	ADAAG: 7.2 T24: 1122B.4	Lower the counter.	1	JOB	\$3,500	\$3,500	2		
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
9 Office - 102H										\$590	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Thermostat control mounted at 63 1/2" high.	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	4		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
10 Girl's Restroom - 102D										\$38,440	
Doors											
Door opening width measured between face of door & opposite stop.	32" clear opening width when 90° open.	Door width 27".		ADAAG: 4.13.5 T24: 1133B.3.1.1.1; 1133B.2.3 Fig. 11B-33	Enlarge opening and replace door and door frame.	1	JOB	\$3,500	\$3,500	1	
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.		ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2	
Bottom Kick plate.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Bottom kick plate has a 9" grill.		ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide a new kick plate cover.	1	JOB	\$250	\$250	3	
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.		ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Sanitary Facilities											
Single accommodation restroom.	Multiple compliance violations.	Single occupancy girls restroom is too small and not accessible, it does not have grab bars, strobe lights, flush valve on the narrow side. Photo #: 29	ADAAG: 4.22 T24: 1115B.7.2	Enlarge restroom to be accessible when altering the area. Interim solution to provide directional signage to adult accessible restrooms.	70	SF	\$470	\$32,900	3		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		
Women's, Men's, Unisex door restrooms signs.	Women's circle 1/4" thick, 12" in diameter. Men's equilateral triangle 1/4" thick, edges 12" long & vertex upward. Unisex 1/4" thick superimposed on & within circle 1/4" thick 12" diameter.	No circle sign at restroom door. Tactile sign mounted at door instead of adjacent to it at the strike side. Photo #: 28	ADAAG: T24: 1115B.5	Provide the required restroom signage at 60" on center AFF, contrasting in color from door.	1	JOB	\$100	\$100	1		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
11 Boy's Restroom - 102C										\$33,350	
Doors											
Bottom Kick plate.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Bottom kick plate has a 9" grill.	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide a new kick plate cover.	1	JOB	\$250	\$250	3		
Sanitary Facilities											
Single accommodation restroom.	Multiple compliance violations.	Single occupancy girls restroom is too small and not accessible, it does not have grab bars, strobe lights, flush valve on the narrow side. Photo #: 29	ADAAG: 4.22 T24: 1115B.7.2	Enlarge restroom to be accessible when altering the area. Interim solution to provide directional signage to adult accessible restrooms.	70	SF	\$470	\$32,900	3		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Women's, Men's, Unisex door restrooms signs.		Women's circle 1/4" thick, 12" in diameter. Men's equilateral triangle 1/4" thick, edges 12" long & vertex upward. Unisex 1/4" thick superimposed on & within circle 1/4" thick 12" diameter.	No triangular sign at restroom door. Tactile sign mounted at door instead of adjacent to it at the strike side. Photo #: 30	ADAAG: T24: 1115B.5	Provide the required restroom signage at 60" on center AFF, contrasting in color from door.	1	JOB	\$100	\$100	1	

12 Elevator - 106

\$7,100

Elevators and Lifts

Hall call buttons do not illuminate correctly.	As elevator car passes or stops at a floor served by the elevators, the corresponding numerals do not illuminate.	Elevator control buttons do not fully illuminate and are flushed with the adjacent surface instead of surface mounted. Photo #: 34	ADAAG: ADAAG 4.10.13* T24:	Repair existing controls.	1	JOB	\$750	\$750	2	
Communication system higher than 48".	When provided, the highest operable part of a two-way communication system exceeds a maximum of 48" (1220 mm) from the floor of the car.	Emergency telephone is located at 42" high, it does not have opening hardware that does not require tight grasping to operate. Handset cord is not 27" long, 7" only. No visual communication system provided.	ADAAG: ADAAG 4.10.14* T24:	Relocate existing telephone and provide a compliant hardware. Provide also a visual communication system.	1	JOB	\$0	\$0	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Elevator control panel buttons.		Control buttons to have tactile, Braille or raised symbols, letters and numerals. Floor buttons shall have visual indicators to show when each call is registered.	Elevator control buttons are recessed and do not have California Contracted Grade 2 Braille.	ADAAG: 4.10.12(1); 4.10.12(2); Fig 23(a) T24: 3003.4.7b	Replace control buttons and signs with the required Braille type.	1	JOB	\$1,000	\$1,000	3	
Hall lanterns not provided at hoistway.		Elevator hall lanterns provide no visible and audible signal at each hoistway entrance to indicate which car is answering a call.	No hall lanterns provided. Photo #: 35	ADAAG: ADAAG 4.10.4 T24: 3003.4.15a	Provide compliant hall lanterns.	3	JOB	\$1,150	\$3,450	2	
Elevator door jamb/hoistway marking.		All floors shall have floor numbers on entrance jambs with California Contracted Grade 2 Braille and raised numbers 2" high, mounted at 60" high above floor. Exiting floor shall have a 2" raised star adjacent to floor number.	Star pictogram at door jamb sign is 1 1/4" high instead of the required 2". Braille is not California Contracted Grade 2. Signs provided at one side only.	ADAAG: 4.10.5; 4.30.4 T24: 3003.4.16a	Replace signs by compliant signage and add signs at one side of door jambs that are missing.	6	JOB	\$200	\$1,200	2	
Elevator handrail.		Provide a handrail on one wall minimum.	Handrail has 3 1/2" dimension instead of 1 1/2" and is mounted at 32" high. Photo #: 36	ADAAG: T24: 5103 (d.1) 7.	Replace the back handrail with a handrail mounted at 32" high and 1 1/2" diameter.	1	JOB	\$700	\$700	3	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Elevator floor space not min. 68" wide x 51" deep.	Elevator with a door located to one side providing a 36" (915 mm) minimum clear width, the elevator car floor space is not a minimum of 68" (1730 mm) width by 51 inches (1291 mm) depth measured from the back wall to the control panel.	Elevator cab is 70 1/2" x 48", not the required dimensions but is usable.	ADAAG: ADAAG 4.1.3.(5)*; 4.10.9; Fig. 22(a) T24: 3003.4.7.b	Consult with disability community regarding usability of elevator and file an unreasonable hardship to enlarge existing elevator.	REF.		\$0			2	

13 Women's Restroom - 103

\$150,000

Doors

Interior doors strike side clearance at pull side hinge approach.	Strike side clearance 36" min.	4" interior strike push side clearance to wall.	ADAAG: 4.13.6 Fig. 25 T24: 1133B.2.4.2; Fig 11B-26A (b)	Provide automatic door opener.	REF.		\$0			2	
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 9 lbs., door sweep 4 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	REF.		\$0			2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.		REF.	\$0		2	
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.		REF.	\$0		2	
Sanitary Facilities											
Restroom lavatory knee clearance.	29" high, x 8" deep x 30" wide min.		Sink does not have the required knee clearance - 26 3/4" high. Photo #: 39	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.		REF.	\$0		2	
Water closet distance to adjacent wall.	Locate water closet 18" from centerline of fixture to adjacent wall.		25" from centerline of water closet to wall. Photo #: 40	ADAAG: 4.17.3 T24: 1115B.7.2	Relocate plumbing, patch and match walls as required and provide new accessible water closet.		REF.	\$0		2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Water Closet flush valves.		Controls for flush valves shall be mounted on the wide side of toilet areas no more than 44" (1120 mm) AFF.	Flush valve located at the narrow side of water closet. Photo #: 40	ADAAG: 4.16.5 T24: N/A	Remount flush valve at wide side of the closet.		REF.	\$0		2	
Water closet seat height.		Water closet seat height 17" to 19".	Water closet seat 13 1/2" high. Photo #: 40	ADAAG: 4.16.3 T24: 1502 C.P.C.	Provide new accessible water closet with compliant seat height.		REF.	\$0		2	
Toilet stall hardware.		Toilet stall doors shall have accessible door hardware at both sides of door.	No U-pull inside compartment door.	ADAAG: 4.17.5 T24: 1115B.7.1.4	Provide accessible stall door hardware on interior and exterior.		REF.	\$0		2	
Adult: Toilet stall grab bars.		Grab bars shall be mounted at height 33" to centerline. Back grab bar 36" min. located 6" from side wal. Side grab bar shall extend 24" in front of water closet or 54" from back wall.	Back grab bar 33" long. Photo #: 40	ADAAG: 4.17.6; 4.17.4; Figs. 29 and 30 T24: CBC 1115.8.1	Relocate grab bar.		REF.	\$0		4	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Toilet stall doors.		Toilet stall doors shall be self-closing, T-24.	Stall door not self-closing.	ADAAG: 4.17.5 T24: 1115B.8.1	Provide self-closing mechanism on stall door.		REF.	\$0		2	
Adult: Coat hook.		Coat hook not within accessible reach range.	Coat hook mounted at 59" high.	ADAAG: 4.2.5 T24: (1110B.1.7)	Provide new coat hook mounted at 48" high.		REF.	\$0		2	
Multiple accommodation restroom.		Multiple compliance violations.	No entrance vestibule maneuvering clearance due to trash can in front of door. - 29" wide. Photo #: 38	ADAAG: 4.22 T24: 1115B.7.1	Relocate trash can.		REF.	\$0		2	
Signage											
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	Sign has regular Braille instead of Contracted Grade 2 Braille. (Mounted on door). Photo #: 38	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.		REF.	\$0		3	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Sanitary Facilities

Multiple accommodation restroom.	Multiple compliance violations.	Restroom has multiple non-compliances. Water closet compartment is not large enough, 45" wide instead of the required 60" wide. 39 1/2" path of travel to accessible stall instead of 44" min. See other items as a reference.	Photo #: 40	ADAAG: 4.22 T24: 1115B.7.1	Remodel restroom as required to be accessible to persons with disabilities. This restrooms are highly used by the community.	1	JOB	\$150,000	\$150,000	1	
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14 Men's Restroom - 105
\$150,000
Doors

Interior doors strike side clearance at pull side hinge approach.	Strike side clearance 36" min.	3" interior strike push side clearance to wall.	ADAAG: 4.13.6 Fig. 25 T24: 1133B.2.4.2; Fig 11B-26A (b)	Provide automatic door opener.	REF.	\$0				2	
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 7 lbs., door sweep 3 secs., back check 2 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	REF.	\$0				2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Bottom Kick plate.		10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Grill located at 9" high within kick plate area required to be smooth. Photo #: 41	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide kick plate on push side of door when altering area.		REF.	\$0		3	
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.		REF.	\$0		2	
Sanitary Facilities											
Restroom lavatory knee clearance.		29" high, x 8" deep x 30" wide min.	Sink does not have the required knee clearance - 27" high. Photo #: 43	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.		REF.	\$0		2	
Water closet distance to adjacent wall.		Locate water closet 18" from centerline of fixture to adjacent wall.	19" from centerline of water closet to wall. Photo #: 44	ADAAG: 4.17.3 T24: 1115B.7.2	Relocate plumbing, patch and match walls as required and provide new accessible water closet.		REF.	\$0		2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Water closet seat height.	Water closet seat height 17" to 19".	Water closet seat height 17" to 19".	Water closet seat 13 3/4" high. Photo #: 44	ADAAG: 4.16.3 T24: 1502 C.P.C.	Provide new accessible water closet with compliant seat height.		REF.	\$0		2	
Adult: Toilet stall grab bars.	Grab bars shall be mounted at height 33" to centerline. Back grab bar 36" min. located 6" from side wal. Side grab bar shall extend 24" in front of water closet or 54" from back wall.	Grab bars shall be mounted at height 33" to centerline. Back grab bar 36" min. located 6" from side wal. Side grab bar shall extend 24" in front of water closet or 54" from back wall.	No back grab. Photo #: 44	ADAAG: 4.17.6; 4.17.4; Figs. 29 and 30 T24: CBC 1115.8.1	Provide compliant grab bars.		REF.	\$0		4	
Toilet stall doors.	Toilet stall doors shall be self-closing, T-24.	Toilet stall doors shall be self-closing, T-24.	Stall door not self-closing.	ADAAG: 4.17.5 T24: 1115B.8.1	Provide self-closing mechanism on stall door.		REF.	\$0		2	
Toilet stall hardware.	Toilet stall doors shall have accessible door hardware at both sides of door.	Toilet stall doors shall have accessible door hardware at both sides of door.	No U-pull outside door. Photo #: 45	ADAAG: 4.17.5 T24: 1115B.7.1.4	Provide accessible stall door hardware on interior and exterior.		REF.	\$0		2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Multiple accommodation restroom.	Multiple compliance violations.		Restroom has multiple non-compliances. Water closet compartment is not large enough, 41" wide instead of the required 60" wide. See other items as a reference. Photo #: 44	ADAAG: 4.22 T24: 1115B.7.1	Remodel restroom as required to be accessible to persons with disabilities. This restrooms are highly used by the community.	1	JOB	\$150,000	\$150,000	1	

Signage

Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	Sign has regular Braille instead of Contracted Grade 2 Braille. (Mounted on door). Photo #: 42	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	REF.	\$0				3	
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15 Corridor - H002
\$1,450
Doors

Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 48" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250		2	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Electrical, Alarms

Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	
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16 Janitor - Office And Corridor - 107C**\$1,470****Doors**

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	3	JOB	\$390	\$1,170	2	
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Signage

Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	3	JOB	\$100	\$300	3	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
17 Storage - Public Access - 107A										\$1,130	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type. Photo #: 31	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	2	JOB	\$390	\$780	2		
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 58" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None. Photo #: 31	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
18 Kitchen - 107B									\$18,100	
Reach Ranges										
Space allowance/reach ranges, wheelchair turning space.	60" diameter required for a wheelchair to make a 180 degree turn. Or a T-shape space see Fig. 3 (b)	There is no turn wheelchair around space at the kitchen, circulation width is 29 1/2" wide.	ADAAG: 4.2.3 Fig. 3 (a) or Fig. 3 (b) T24:	Remodel kitchen as needed to be accessible when altering the area.	40 SF.	\$400	\$16,000	3		
Sanitary Facilities										
Restroom lavatory knee clearance.	29" high, x 8" deep x 30" wide min.	Sink does not have the required knee clearance - 36 1/4" high. Photo #: 32	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.	1 JOB	\$2,000	\$2,000	2		
Signage										
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1 JOB	\$100	\$100	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
19 Multipurpose - 109A										\$9,890	
Assistive Technology											
Portable Assistive Listening Devices.	Provide assistive listening system for meeting rooms, concert and lecture halls, playhouses, movie theaters, assembly areas, that accommodate less than 50 persons.	None.	ADAAG: 4.1.3 (19) (b) T24: 1104B.2	Provide portable assistive listening system with signage indicating availability to the public.	1	JOB	\$1,500	\$1,500	2		
Doors											
Door opening width measured between face of door & opposite stop.	32" clear opening width when 90° open.	Door width 21" clear at each leaf of pair of doors. 16" clear between push bar and other door in the closed position. Photo #: 33, 46	ADAAG: 4.13.5 T24: 1133B.3.1.1.1; 1133B.2.3 Fig. 11B- 33	Provide directional sign to new wider door at other main entrance pair of doors to multipurpose room.	1	JOB	\$120	\$120	1		
Door opening width measured between face of door & opposite stop.	32" clear opening width when 90° open.	Wood door clear width 26" each leaf at pair of doors. Door towards emergency exit and conference rooms.	ADAAG: 4.13.5 T24: 1133B.3.1.1.1; 1133B.2.3 Fig. 11B- 33	Provide automatic door operator.	1	JOB	\$5,000	\$5,000	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 2 lbs., door sweep 0 secs., back check 0 secs. Door does not close.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 7 lbs., door sweep 2 secs., back check 0 secs. Wood doors towards conference rooms.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
Door closers, pressure to open interior or exterior doors.		5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 9 lbs., door sweep 3 secs., back check 1 secs. Wood doors towards conference rooms.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 9 lbs., door sweep 1 secs., back check 0 secs. Door slams.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 5 lbs., door sweep 1 secs., back check 2 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 7 lbs., door sweep 2 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher hardware requires tight grasping to operate, mounted at 48" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Electrical, Alarms											
Electric switch or control mounting height, intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating and ventilating equipment.	The center of the grip of the operating handle of controls or switches 48" high above floor to center line of control.	Switch mounted at 54" and 50" high.	ADAAG: 4.2.5; 4.2.6 T24: Article 380-8 (c) C.E.C.Chapter 3	Relocate light switch or control to accessible height when modernizing the facility.	2	JOB	\$280	\$560	4		
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	3	JOB	\$120	\$360	2		
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None. Photo #: 33	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	3	JOB	\$100	\$300	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
20 Conference Room - 109B										\$1,900	
Assembly Areas											
Assembly Areas, Assistive Listening System Signage	Signage showing assistive listening system necessary at entrance to area in which system is to be used.	None.	ADAAG: 4.30.7(4) T24: 1104B.2	Provide Assistive Listening System sign indicating the location where to obtain the system. Can share the portable system from the multipurpose room.	1	JOB	\$120	\$120	2		
Doors											
Door opening hardware, location.	30" to 44" above floor.	Deadbolt mounted at 51" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Remount hardware at accessible height.	1	JOB	\$100	\$100	3		
Bottom Kick plate.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	5" bottom kick plate at glass door. Photo #: 47	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide kick plate on push side of door when altering area.	1	JOB	\$100	\$100	3		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 9" high.	ADAAG: 4.27.3 T24: 210- 7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	
Signage											
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

21 Emergency Exit
\$720
Doors

Door stop floor mounted at door landings area is a tripping hazard.	Door stops can be floor mounted only if mounted within 4" from wall.	Floor stop 27" from wall.	ADAAG: 4.13.6 T24: 1133B.2.4.2	Relocate door stop floor mounted within 4" from wall maximum.	2	JOB	\$100	\$200	1	
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 16 lbs., door sweep 5 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 17 lbs., door sweep 4 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2		
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None at either side of door to multipurpose room.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	2	JOB	\$100	\$200	3		

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Central Library
MAIN FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
22 Conference Room - 109C										\$1,900	
Assembly Areas											
Assembly Areas, Assistive Listening System Signage	Signage showing assistive listening system necessary at entrance to area in which system is to be used.	None.	ADAAG: 4.30.7(4) T24: 1104B.2	Provide Assistive Listening System sign indicating the location where to obtain the system. Can share the portable system from the multipurpose room.	1	JOB	\$120	\$120	2		
Doors											
Door opening hardware, location.	30" to 44" above floor.	Deadbolt mounted at 51" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Remount hardware at accessible height.	1	JOB	\$100	\$100	3		
Bottom Kick plate.	10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	5" bottom kick plate at glass door. Photo #: 47	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Provide kick plate on push side of door when altering area.	1	JOB	\$100	\$100	3		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 9" high.	ADAAG: 4.27.3 T24: 210- 7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		

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Central Library
MAIN FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	
Signage											
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

23 Stairs
\$16,500
Handrails/Guardrails

Guardrails are required if vertical drop exceeds 30" in height.	Guardrail required height 42" min. Space between intermediate rails or ornamental pattern shall not exceed 4", or a sphere 4" in diameter can not pass thru.	Guardrail is mounted at 37" high.	ADAAG: T24: 1133B.5.7.2, 1133B.5.7.4	Modify handrail as needed and remount at 42" high.	1	JOB	\$1,500	\$1,500	4	
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14-Apr-08

Central Library
MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Stairs											
Handrail mounting height.	34" - 38" above nosing tread.		Stair handrails at single step is mounted at 33" high without the required top and bottom extensions and the required level area.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Modify existing handrails to be mounted at 34" high minimum and with the required top and bottom extensions. Modify landing area to have a 2% slope maximum.	1	JOB	\$5,000	\$5,000	2	
Handrail mounting height.	34" - 38" above nosing tread.		Stair has 3 handrails that are mounted at 31" high without the required top and bottom extensions. Handrail does not continue to block access to the sides of two steps leading to dead end - can be confusing for blind pedestrians. Photo #: 50	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Modify existing handrails to be mounted at 34" high minimum and with the required top and bottom extensions. Extend handrail in front of two steps at each side, to block access to dead end area.	40	LF	\$250	\$10,000	2	

24 Stairs - Multipurpose

Stairs											
Exterior stair with multiple code violations.	Comply with all code requirements.		Stair has uneven risers and non-compliant handrails. Photo #: 48	ADAAG: 4.9 T24: 1133B.4	See site item 20 and 21 for solution and cost.	REF.		\$0		2	

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Central Library
MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
25 Stairs - Library										\$2,160	
Stairs											
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions at two handrails. Photo #: 49	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	6	LF	\$300	\$1,800	2	
Striping for the visually impaired.		Contrasting color strip (2") at all exterior stair nosing. (CA only).	None. Photo #: 49	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping for visually impaired at all exterior stair treads when area is altered.	36	LF	\$10	\$360	1	

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Central Library
MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
26 SW1 Run A									\$4,360	
Stairs										
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	12 LF	\$300	\$3,600	2	
Handrail mounting height.	34" - 38" above nosing tread.		Handrails mounted at 32 1/2" high.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Remount handrails at 34" high minimum.	1 JOB	\$600	\$600	3	
Striping for the visually impaired.		Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	16 LF	\$10	\$160	1	

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Central Library
MAIN FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
27 SW2 Stairs To Basement										\$3,140	
Stairs											
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	8	LF	\$300	\$2,400	2	
Handrail mounting height.	34" - 38" above nosing tread.		Handrails mounted at 32 1/2" high.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Remount handrails at 34" high minimum.	1	JOB	\$600	\$600	3	
Striping for the visually impaired.		Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	14	LF	\$10	\$140	1	

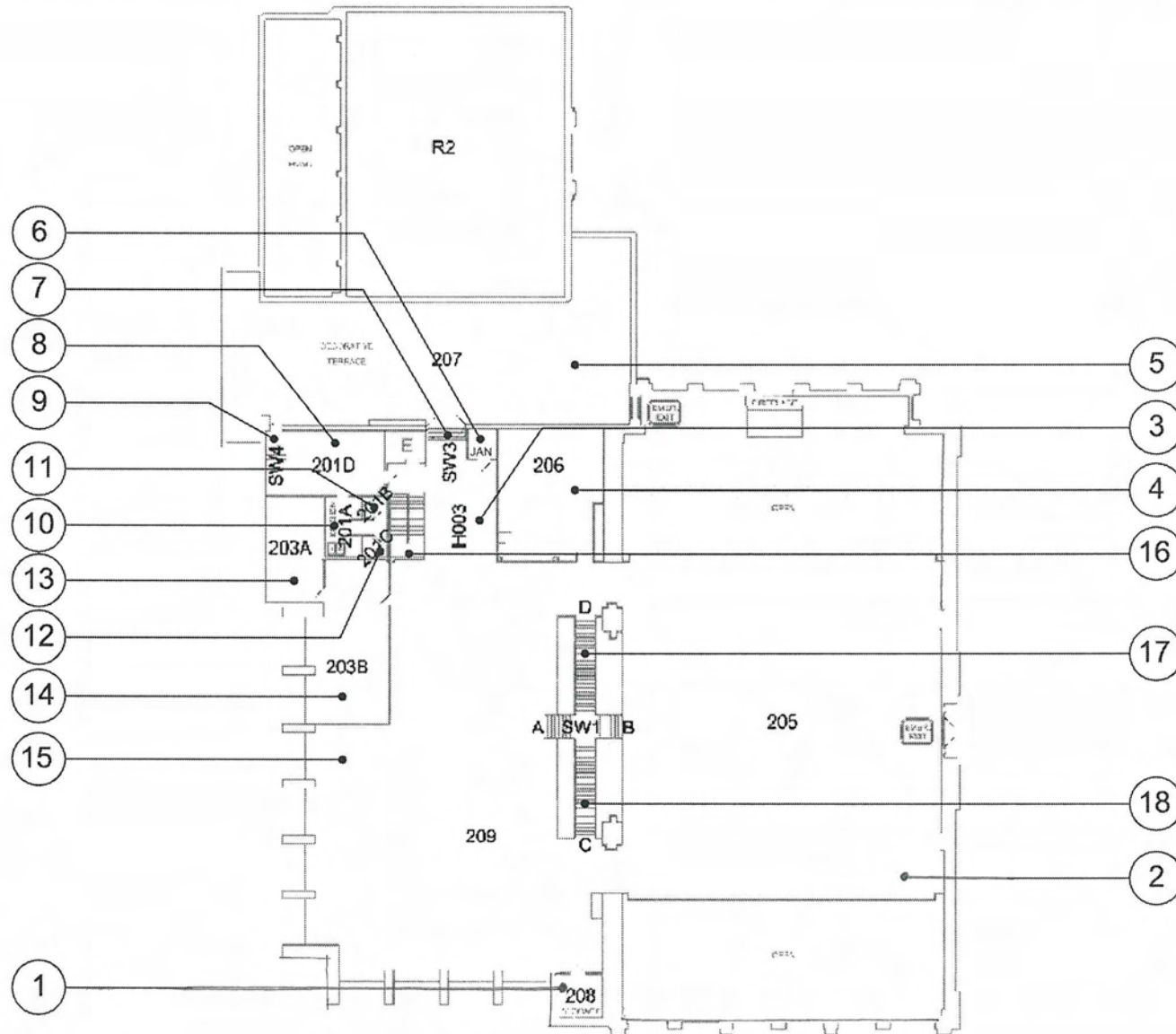
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Central Library
MAIN FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
28 Telephones									\$700	
Electrical, Alarms										
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	No Electrical outlet and shelf provided - for use of personal TTY's. Photo #: 51	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Provide a new electrical outlet.	1	JOB	\$700	\$700	3	
Telephones										
Telephone volume control.	The telephones with volume control shall be hearing aid compatible. Amplification from 12 dbA min. to 18 dbA max. above normal. If an automatic reset is provided then 18 dbA may be exceeded.	Telephone volume control sign is faded. Photo #: 51	ADAAG: 4.31.5 (1) (2) T24: 1117B.2.8	Contact the telephone company to replace volume control sign.	REF.		\$200		3	

**CENTRAL LIBRARY
SECOND FLOOR**







Building - Photo # 1

Drinking fountain is not located in an alcove and is not high/low. Bubbler is too high 41" instead of 36" maximum. Door hardware is not accessible type.



Building - Photo # 2

Service counter does not have a low section 34" maximum height – 41" high counter. Path of travel is 32" wide at one side and 34" at the other side instead of 36" minimum.



Building - Photo # 3

Terrace is not wheelchair accessible. A new ramp or wheelchair lift needs to be installed.



Building - Photo # 4

Terrace rubber pavers have more than 1" gap, becoming a tripping hazard.



Building - Photo # 5

Stairs do not have contrasting color striping. Handrails do not have the required extensions. Terrace is not wheelchair accessible.



Building - Photo # 6

There is not a tactile and Braille "EXIT" sign and entrance sign.



Building - Photo # 7

Stairs do not have contrasting color striping. Handrails do not have the required extensions.



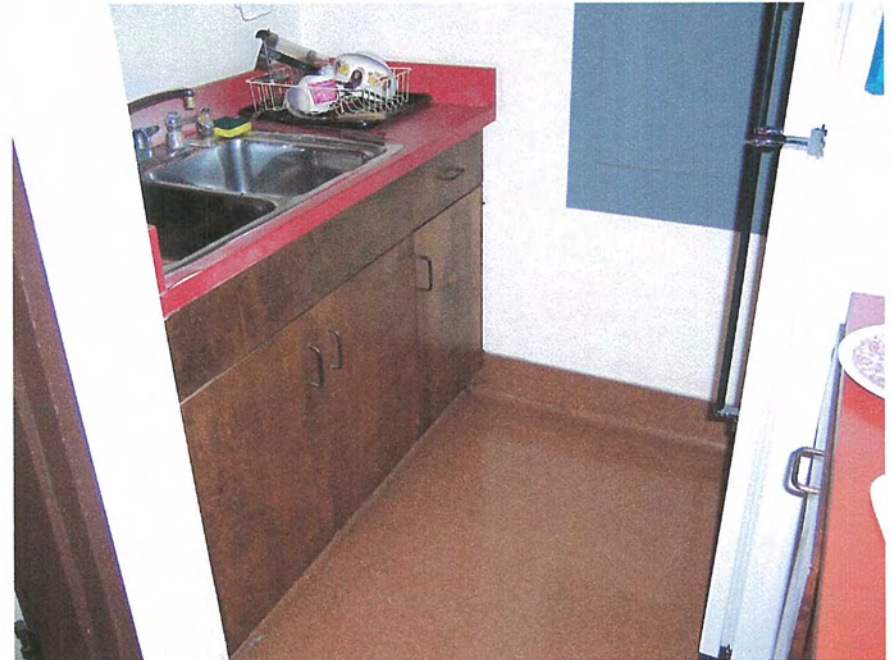
Building - Photo # 8

Stairs do not have contrasting color striping. Handrails do not have the required extensions. Fire extinguisher U-pull requires grasping to operate.



Building - Photo # 9

Stairs do not have contrasting color striping. Handrails do not have the required extensions.



Building - Photo # 10

*Non-accessible sink – no knee clearance provided.
Path of travel 42" wide without a 60" turn around space.*



Building - Photo # 11

Stored items block the knee clearance provided at microwave.



Building - Photo # 12

Range controls mounted as high as 64" above finish floor.



Building - Photo # 13

Restroom is too small and not wheelchair accessible, it does not have the required maneuverable clearances, grab bars, strobe lights. Sink does not have the required knee clearance; mirror is mounted too high.



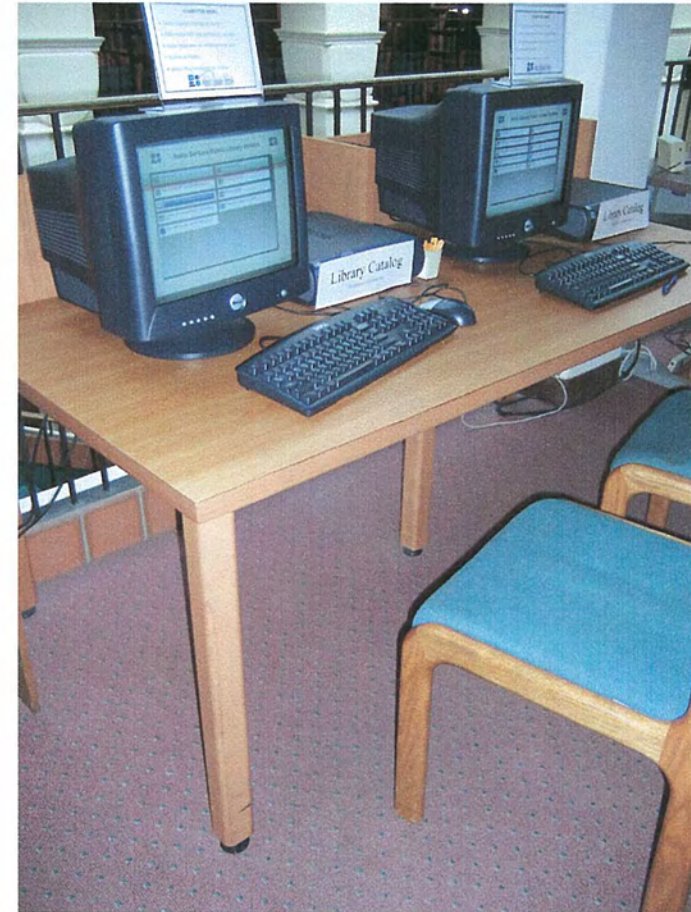
Building - Photo # 14

Restroom is too small and not wheelchair accessible, it does not have the required maneuverable clearances, grab bars, strobe lights. Feminine towel receptacle is mounted too high.



Building - Photo # 15

Thermostat control is located at 72" high behind table.



Building - Photo # 16

*Library catalog table has 26 ½" high knee clearance –
27" minimum required.*



Building - Photo # 17

Do not use the term "handicapped" at reading machine table.



Building - Photo # 18

Internet station has 25" high knee clearance, instead of the 27" minimum required by code.

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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Central Library UPPER FLOOR Total Cost = \$131,210

1 Storage - 208

\$490

Doors

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2
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Signage

Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3
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2 Library Stacks - 205

\$8,940

Doors

Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 64" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	2	JOB	\$250	\$500	2
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**Central Library
UPPER FLOOR**


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	6	JOB	\$1,200	\$7,200	2	
Handrails/Guardrails											
Guardrails are required if vertical drop exceeds 30" in height.		Guardrail required height 42" min. Space between intermediate rails or ornamental pattern shall not exceed 4", or a sphere 4" in diameter can not pass thru.	Guardrail located at the East end is mounted at 41" high.	ADAAG: T24: 1133B.5.7.2, 1133B.5.7.4	Modify guardrail cap to raise 1" to required height.	1	JOB	\$1,000	\$1,000	4	
Signage											
Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT ROUTE" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	2	JOB	\$120	\$240	2	

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Central Library
UPPER FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
3 Hallway - H003										\$4,200	
Drinking Fountains											
Kindergarten Drinking Fountain space requirements at wall and post mounted units.	Kindergarten Drinking Fountain minimum dept 18" knee space 22" high, 8" deep, toe clearance 9" high & 17" high-17" dept from edge of fountain, 30" wide x 48"clear space in front of drinking fountain. The bubbler outlet orifice shall be 30" high max., 6" deep from the edge, spout 4" high. Operating system within 6" from the front not to exceed 5 lbf.	Drinking fountain has the bubbler mounted at 41" high. It does not have an alcove or protective rails. There is no low accessible drinking fountain. Photo #: 1	ADAAG: 4.15.5(1) T24: 1507.3.; CBC Table 15-A	Add a low accessible drinking fountain and provide protective rails at either side of drinking fountains.	1	JOB	\$4,200	\$4,200	2		
4 Reference Desk - 206										\$3,780	
Electrical, Alarms											
Electric switch or control mounting height, intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating and ventilating equipment.	The center of the grip of the operating handle of controls or switches 48" high above floor to center line of control.	Switch mounted at 51" high.	ADAAG: 4.2.5; 4.2.6 T24: Article 380-8 (c) C.E.C.Chapter 3	Relocate light switch or control to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Library

Wheelchair pinch-point passage.	Minimum clear width of 32" (815 mm) as passage for single wheelchair at a point (24" long max.) not provided.	29" wide passage at several places due to the location of book carts.	ADAAG: ADAAG 4.2.1*; Figs. 1, 24(e) T24:	Maintain a clear 36" wide path of travel, relocate carts and movable furniture as needed.	REF.		\$0			2	
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Work Surfaces

Service counter stand-up service, height.	Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 41" high. Photo #: 2	ADAAG: 7.2 T24: 1122B.4	Lower the counter 36" wide section.	1	JOB	\$3,500	\$3,500		2	
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5 Terrace - 207**\$20,210****Doors**

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Deadbolt requires tight grasping and twisting to operate.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Replace deadbolt with accessible type.	1	JOB	\$390	\$390		3	
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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Exterior Routes of Travel											
Accessible Route of Travel withing facilities.	Provide an accessible path of travel within buildings.	There is no accessible path of travel to terrace. Photo #: 3	ADAAG: 4.3.2 T24: 1114B.1.2	Provide a wheelchair lift to provide wheelchair access to terrace.	1	JOB	\$18,000	\$18,000	2		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT ROUTE" sign provided. Photo #: 6	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2		
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None at both sides of door. Photo #: 5	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	4	JOB	\$100	\$400	3		
Walks and Sidewalks											
Pavement dislocations.	Beveled edge 1:2 max. (between 1/4" and 1/2")	Plywood ramp to door has more than 1/4" vertical changes in level.	ADAAG: 4.5.2 T24: 1133B.7.4	Provide flairs and ease edges as needed to comply with the path of travel requirements.	1	JOB	\$300	\$300	2		

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**Central Library
UPPER FLOOR**


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Smooth surface, no irregular surfaces or gaps.	Gaps no more than 1/2" in the direction of travel.	Terrace rubber pavers have more than 1" gap joints, becoming a tripping hazard. Photo #: 4	ADAAG: 4.5.2 T24: 1133B7.1	Maintain rubber pavers and surface condition smooth with tight joints.	1	JOB	\$1,000	\$1,000	1		
6 Janitor										\$490	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

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UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
7 SWS Stairs To Terrace										\$3,610	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher hardware requires tight grasping to operate. Photo #: 8	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Stairs											
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions at two handrails. Photo #: 7, 8	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	10	LF	\$300	\$3,000	2		
Striping for the visually impaired.	Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None. Photo #: 7, 8	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	22	LF	\$10	\$220	1		

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UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
8 Staff Room - 201D										\$1,340	
Doors											
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 7 lbs., door sweep 5 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2		
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Pull hardware also has a thumb latch, which requires tight grasping to operate.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher hardware requires tight grasping to operate, mounted at 47 1/2" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		

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Central Library
UPPER FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Drink and snack vending machine controls located at 59" high. Passage to vending machine 28" wide.	ADAAG: 4.2.5 T24: 1118B.5	Modify vending machine and mounting height of operating mechanisms. Relocate obstacle to provide 36" wide passage to vending machine.	1	JOB	\$500	\$500	2		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

9 SW4 Interior - Stairs To Terrace
\$4,100
Handrails/Guardrails

Guardrails are required if vertical drop exceeds 30" in height.	Guardrail required height 42" min. Space between intermediate rails or ornamental pattern shall not exceed 4", or a sphere 4" in diameter can not pass thru.	Guardrail mounted at 39 1/2" high. Photo #: 9	ADAAG: T24: 1133B.5.7.2, 1133B.5.7.4	Provide accessible guardrail, as required.	4	LF	\$250	\$1,000	3		
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Central Library
UPPER FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Stairs											
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions at two handrails.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	10	LF	\$300	\$3,000	2	
Striping for the visually impaired.		Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	10	LF	\$10	\$100	1	

10 Staff Kitchen - 201A
\$27,800
Reach Ranges

Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Highest range control is mounted at 64" high. Photo #: 12	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	3	
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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Space allowance/reach ranges, wheelchair turning space.	60" diameter required for a wheelchair to make a 180 degree turn. Or a T-shape space see Fig. 3 (b)		There is no turn wheelchair around space at the kitchen, circulation width is 36" wide and 30' in front of refrigerator. This is an employee area only.	ADAAG: 4.2.3 Fig. 3 (a) or Fig. 3 (b) T24:	Remodel kitchen as needed to be accessible when altering the area, or to provide an employment accommodation.	63	SF.	\$400	\$25,200	4	
Sanitary Facilities											
Restroom lavatory knee clearance.	29" high, x 8" deep x 30" wide min.		Sink does not have the required knee clearance - cabinet below 7" deep sink. Photo #: 10	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.	1	JOB	\$2,000	\$2,000	2	
Work Surfaces											
Service counter stand-up service, height.	Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.		Counter mounted at 36" high. There is a counter with knee clearance where the microwave is located. Photo #: 11	ADAAG: 7.2 T24: 1122B.4	Lower the counter to 34" high and relocate microwave.	1	JOB	\$500	\$500	2	

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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
11 Men's Restroom - 201B										\$33,410	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Sanitary Facilities											
Single accommodation restroom.	Multiple compliance violations.	Restroom is too small without wheelchair maneuverable clearance, door width 21". There are no grab bars, strobe lights, compliant fixtures and accessories. Photo #: 13	ADAAG: 4.22 T24: 1115B.7.2	Remodel area using the space of both men's and woman's restroom to provide a unisex accessible restroom when altering the area.	70	SF	\$470	\$32,900	3		
Signage											
Directional sign to accessible restrooms.	Directional sign must be mounted where visible, readable, contrasting color, and include a directional arrow and the International Symbol of Accessibility. If text is included, it needs to be brief, consistent and familiar in terminology.	None.	ADAAG: 4.1.2(7)(d); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Until area is altered and remodeled provide a directional signage to accessible restrooms.	1	JOB	\$120	\$120	2		

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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
12 Women's Restroom - 201C										\$510	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Sanitary Facilities											
Single accommodation restroom.	Multiple compliance violations.	Restroom is too small without wheelchair maneuverable clearance, door width 21". There are no grab bars, strobe lights, compliant fixtures and accessories. Photo #: 14	ADAAG: 4.22 T24: 1115B.7.2	Remodel area using the space of both men's and woman's restroom to provide a unisex accessible restroom when altering the area. For cost, see men's restroom.	REF.		\$0		3		
Signage											
Directional sign to accessible restrooms.	Directional sign must be mounted where visible, readable, contrasting color, and include a directional arrow and the International Symbol of Accessibility. If text is included, it needs to be brief, consistent and familiar in terminology.	None.	ADAAG: 4.1.2(7)(d); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Until area is altered and remodeled provide a directional signage to accessible restrooms.	1	JOB	\$120	\$120	2		

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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
13 Office - 203A										\$870	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 14" high.	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Thermostat control is mounted at 61" high, behind table. Photo #: 15	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	4		

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**Central Library
UPPER FLOOR**


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Signage

Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	
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14 Office - 203**\$1,790****Doors**

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2	
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Electrical, Alarms

Electric switch or control mounting height, intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating and ventilating equipment.	The center of the grip of the operating handle of controls or switches 48" high above floor to center line of control.	Switch mounted at 48" high, not accessible due to file cabinet.	ADAAG: 4.2.5; 4.2.6 T24: Article 380-8 (c) C.E.C.Chapter 3	Relocate file cabinet.	REF.	\$0			4	
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Central Library
UPPER FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	None at open office.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	3	
Reach Ranges											
Forward approach reach range to objects or controls.		Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Thermostat control is mounted at 72" high, behind table.	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	4	
Signage											
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

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Central Library
UPPER FLOOR


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
15 Library Stacks - 209										\$10,770	
Classrooms											
Fixed desks, lab benches.		Minimum one accessible fixed desk/study bench or 5% of all desks/study benches.Height shall be between 28" to 34" and have knee clearance.	Table does not have the require knee clearance. - 16" deep.	ADAAG: ADAAG 4.32.3; Fig. 45 T24: CBC 1106B.3	Provide minimum one accessible desk/study bench or 5% of all desks/study benches to be made accessible.	1	JOB	\$1,250	\$1,250	3	
Electrical, Alarms											
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	7	JOB	\$1,200	\$8,400	2	
Library											
Study carrels or work tables.		28" to 34"high max., 36" wide min. and 27" high knee clearance.	Library catalog has 26 1/2" knee clear. Photo #: 16	ADAAG: 8.3 T24: 1122B.4	Provide accessible study carrels or work tables, include ISA sign.	1	JOB	\$500	\$500	4	

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**Central Library
UPPER FLOOR**


ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Study carrels or work tables.	28" to 34"high max., 36" wide min. and 27" high knee clearance.	Internet station has 25" knee clear counter top and low shelf 20" high. Photo #: 18	ADAAG: 8.3 T24: 1122B.4	Modify workstation to provide the required knee clearance.	1	JOB	\$500	\$500	4		
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Fire extinguisher mounted at 61" high.	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	2		
Signage											
Existing sign refers to "Handicapped" or uses a similar out-dated term.	Use the term "Accessible" "ACC." or "Disabled Access(ibility)" D.A. instead of "Handicapped"	Reading machine uses the term "Handicapped" Photo #: 17	ADAAG: T24: Appendix B to 28 CFR 35 and CA vehicle code 22511.9	Modify sign as needed to use the required language.	1	JOB	\$20	\$20	3		

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Central Library
UPPER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
16 SW2 Stairs From Main To Upper Level									\$4,340	
Stairs										
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	10 LF	\$300	\$3,000	2	
Handrail mounting height.	34" - 38" above nosing tread.		Handrails mounted at 32 1/2" high.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Remount handrails at 34" high minimum.	1 JOB	\$1,200	\$1,200	3	
Striping for the visually impaired.		Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	14 LF	\$10	\$140	1	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
17 SW1 Run D Stairs										\$2,280	
Stairs											
Handrail extensions.		Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	6	LF	\$300	\$1,800	2	
Handrail mounting height.	34" - 38" above nosing tread.		Handrails mounted at 32 1/2" high.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Remount handrails at 34" high minimum.	1	JOB	\$400	\$400	3	
Striping for the visually impaired.		Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	8	LF	\$10	\$80	1	

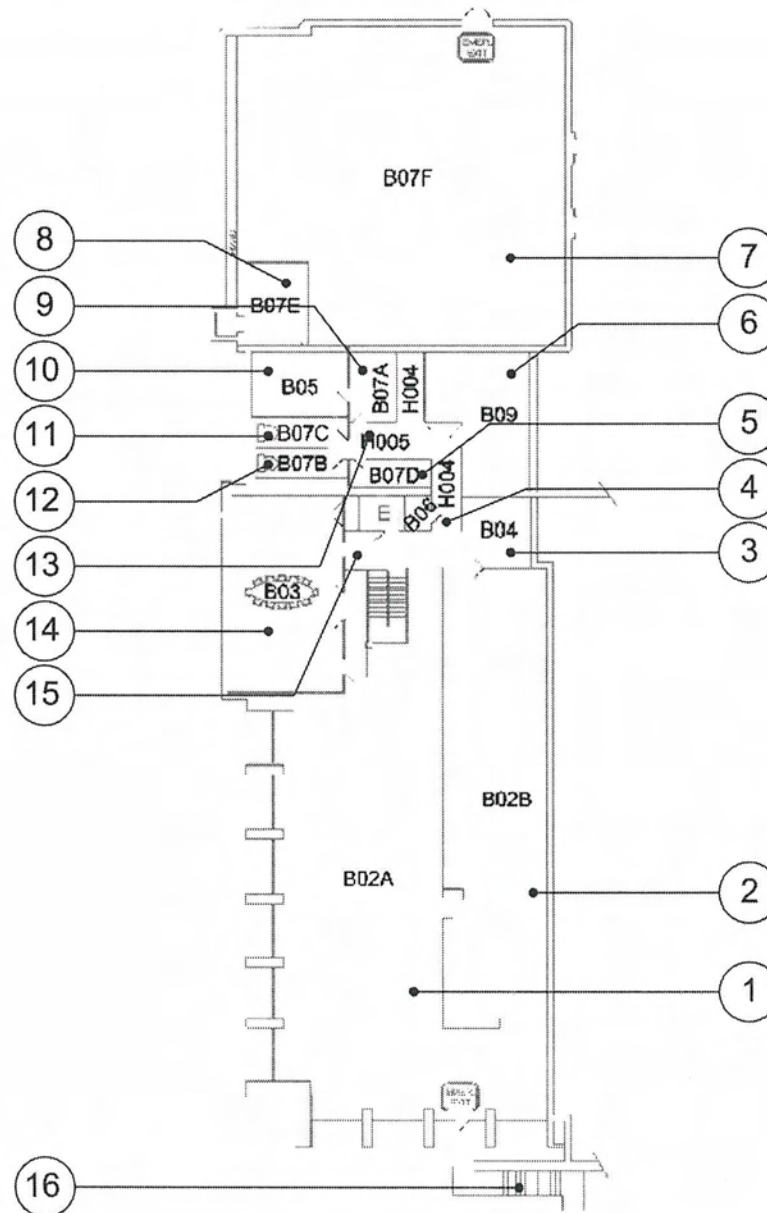
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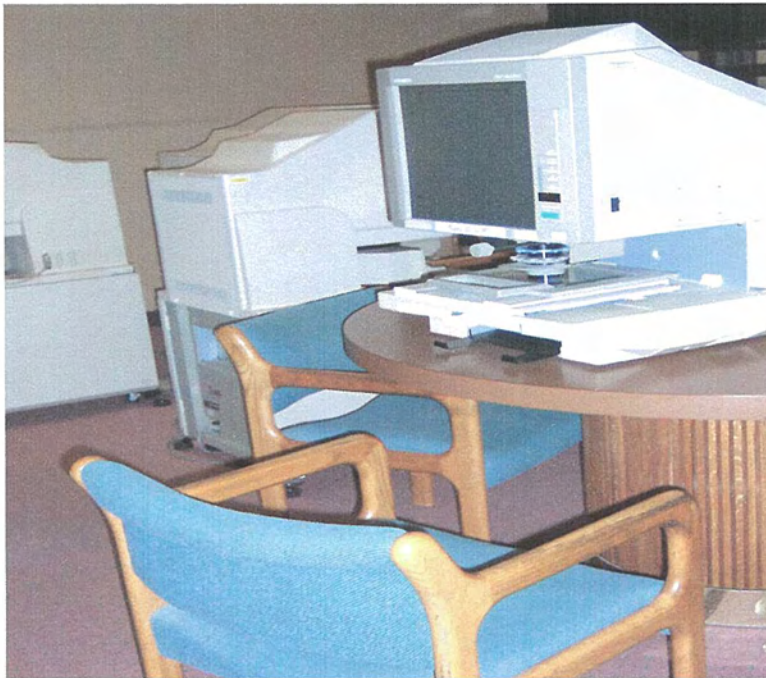
Central Library
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
18 SW1 Run C										\$2,280	
Stairs											
Handrail mounting height.	34" - 38" above nosing tread.	Handrails mounted at 32 1/2" high.	ADAAG: 4.9.4 (5) T24: 1133.B.4.2.1	Remount handrails at 34" high minimum.	1	JOB	\$400	\$400	3		
Handrail extensions.	Stair handrails shall project 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, shall be rounded or returned to floor, wall or post. Inner stair/ramp rails shall be continuous and need not extend out into the landing. Not continuous handrails shall extend at least 12" beyond the top & bottom of ramp.	No top and bottom handrail extensions.	ADAAG: 4.8.5 (2) Fig. 17 & 4.9.4 (2) T24: 1133B.4.2.2 & 1133B.4.2.4	Provide new handrail extension.	6	LF	\$300	\$1,800	2		
Striping for the visually impaired.	Contrasting color strip (2") at top and bottom of interior stair nosing. (CA only). Recommended at all stairs.	None.	ADAAG: 4.9.5 (Reserved) T24: 1133B.4.4	Provide 2" contrasting color striping at top and bottom interior stair treads when altering area. Recommended at all stairs.	8	LF	\$10	\$80	1		

CENTRAL LIBRARY LOWER FLOOR







Building - Photo # 1

Microfiche reader sits on a table that does not have the required knee clearance, 16" deep clearance.



Building - Photo # 2

There is no tactile/Braille "EXIT" sign. Glass door has a 5" smooth kick plate instead of the required 10" kick plate.



Building - Photo # 3

Counter is 42" high and does not have a 34" maximum height section, 36" wide for wheelchair users.



Building - Photo # 4

Counter is 42" high and does not have a 34" maximum height section, 36" wide for wheelchair users. Fire extinguisher operable mechanism is mounted at 59" high, above counter.



Building - Photo # 5

Path of travel between is too narrow and file cabinets not accessible - 29" wide.



Building - Photo # 6

Built-in cubicles do not have the required knee clearance – 24 ½" under desktop.



Building - Photo # 7

Ramp slope too steep, 9.6% instead of the maximum allowed 8.33%. Handrail mounted 2 ¼" from the wall and does not have the compliant extensions. Doorknob requires tight grasping to operate.



Building - Photo # 8

Door threshold not compliant 2" high. There is no tactile and Braille "EXIT" sign. Glass door does not have a compliant 10" smooth kick plate.



Building - Photo # 9

Door threshold not compliant 2" high instead of the required ½" maximum if beveled.



Building - Photo # 10

Path of travel between stacks and columns range from 27" to 31" wide.



Building - Photo # 11

Sink does not have the required knee clearance. Paper towel and soap dispensers are mounted too high.



Building - Photo # 12

Narrow stall is not code compliant, it does not have the required wheelchair maneuverable clearance, grab bars.



Building - Photo # 13

*Restroom is not accessible, vestibule too small;
sink does not have pipe insulation. Paper towel
dispenser is mounted too high.*



Building - Photo # 14

*Water closet compartments are not code
compliant, they do not have the required
wheelchair maneuverable clearance, grab bars.
Paper towel dispenser is mounted too high.*



Building - Photo # 15

Restroom is not accessible, vestibule is too small, and sink does not have pipe insulation. Paper towel dispenser is mounted too high.



Building - Photo # 16

Ramp does not have the required wheel guides. Handrail does not have the required extensions



Building - Photo # 17

Handrails are mounted 2 ½" from the wall instead of the required 1 ½".



Building - Photo # 18

Sink does not have the required knee clearance.



Building - Photo # 19

Sink does not have the required knee clearance.



Building - Photo # 20

Drinking fountain does not have the required alcove or protective rails. The bubbler is mounted too high at 42" instead of the required 36" high.

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Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Central Library LOWER FLOOR Total Cost = \$114,690

1 Library Stacks - B02A

\$1,855

Doors

Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 7 lbs., door sweep 4secs., back check 0 secs. - North side.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 13 lbs., door sweep 3secs., back check 0 secs. - Exit door towards stairs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type at emergency exit.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2

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LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door threshold height exceeds 1/2" including bevel section.		Change in level between 1/4" and 1/2" shall be beveled with a slope no greater than 1 unit vertical to 2 units horizontal. Change in level greater than 1/2" shall be accomplished by means of a ramp.	3/4" door threshold at exit towards stairs.	ADAAG: 4.13.8 T24: 1133B.2.4.1	Provide new threshold. Modify landing as required to insure code compliance.	1	JOB	\$280	\$280	3	
Bottom Kick plate-door stop.		10" high min. smooth, uninterrupted surface at push side of doors on accessible route. (CA only). Except for automatic & sliding doors.	Door stop at kick plate area.	ADAAG: T24: 1133B.2.6; Fig. 11B-29	Remove door stop when altering area. Provide wall mounted door stop.	1	JOB	\$40	\$40	3	
Electrical, Alarms											
Fire alarm pull station controls and operating systems.		Unit shall be able to be activated with a closed fist or flalled hand, with a maximum force of 5 lbs. without requiring pinching, twisting or grasping.	Fire alarm pull not accessible type, mounted at 52" high.	ADAAG: 4.27.4 T24: 1117B.6.4	Provide a new fire alarm pull station with compliant operating mechanism, mounted at an accessible height when modernizing the facility.	1	JOB	\$225	\$225	2	
Library											
Study carrels or work tables.		28" to 34" high max., 36" wide min. and 27" high knee clearance.	Microfiche reader has 16 1/2" deep knee clear, instead of the required 19" deep. Photo #: 1	ADAAG: 8.3 T24: 1122B.4	Provide accessible study carrels or work tables, include ISA sign.	1	JOB	\$500	\$500	4	

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Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Reach Ranges

Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Thermostat control is mounted at 61" high, behind table.	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	4
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Signage

Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided. Photo #: 2	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2
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2 Reception Counter - B02B**\$4,700****Corridor**

Corridor width, occupant load of 10 people or more.	Corridor minimum clear width shall be 44" wide.	Corridor double loaded with file cabinets has 29" wide clearance. Photo #: 5	ADAAG: 4.3.3 T24: 3305 (b) 1	Relocate file cabinets to provide the required clearance. Provide assistance until area is remodeled.	1	JOB	\$400	\$400	4
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Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Doors											
Door opening width measured between face of door & opposite stop.	32" clear opening width when 90° open.	Gate at counter 30 1/2" wide.	ADAAG: 4.13.5 T24: 1133B.3.1.1.1; 1133B.2.3 Fig. 11B-33	Relocate gate and provide off-set hinge to provide 32" clear space.	1	JOB	\$300	\$300	3		
Door opening width measured between face of door & opposite stop.	32" clear opening width when 90° open.	Gate to room B04 has 30 1/2" wide double acting gate with no latch.	ADAAG: 4.13.5 T24: 1133B.3.1.1.1; 1133B.2.3 Fig. 11B-33	Relocate gate and provide off-set hinge to provide 32" clear space.	1	JOB	\$300	\$300	3		
Surface doormats.	Must be anchored to prevent interference with wheelchair traffic.	Loose doormats.	ADAAG: 4.5.3 T24: 1133B.1.1.1.3;Fig. 11B-25	Anchor doormat to floor or remove it.	1	JOB	\$100	\$100	2		
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Fire extinguisher bracket at 59" high, above counter. Photo #: 4	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Work Surfaces

Service counter stand-up service, height.	Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 42" high. Photo #: 3	ADAAG: 7.2 T24: 1122B.4	Lower the counter.	1	JOB	\$3,500	\$3,500	2
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3 Typewriting Area And Copier - B04**\$500****Classrooms**

Non-fixed desks or study benches.	Minimum one accessible non-fixed tabled, desk/study bench or 5% of all desks/study benches. Height shall be between 28" to 34" and have knee clearance. 24" knee clearance recommended for elementary school age.	Desk does not have the require knee clearance. - 24 1/4" high. Photo #: 6	ADAAG: N/A T24: CBC 1106.B3 DSA School Modernization Policy 98-02.3	When modernizing, provide minimum one accessible desk/study bench or 5% of all desks/study benches made accessible.	1	JOB	\$500	\$500	3
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
4 Hallway - H004										\$7,800	
Ramps and Exit Facilities											
Ramp slope at exit ways or in the accessible path of travel.	Handrails are required at ramps with slopes ranging from 1:12 to 1:20 feet (8.3% gradient max.); 2% cross slope max.	Ramp slope up to 9.6% running slope. handrail provided at 32 1/2" high,. 2 1/4" from the wall, without the required extensions. Handrail not continuous at door.	Photo #: 7	ADAAG: 4.8.2 T24: 1133B.5.3; 1133B.5.5.1	Provide required handrails at existing ramp.	26	LF	\$300	\$7,800	3	
5 Electrical Room - B07D										\$490	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.		ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2	
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.		ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
6 Storage B09										\$2,470	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 13" high.	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		
Emergency warning systems when facility has a fire alarm system.	Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Library											
Stacks minimum aisle access width.		Minimum clear aisle width of 36" (815 mm).	Dead end access aisle has 21" - 30" wide.	ADAAG: ADAAG 4.2.1*; Figs. 1, 24(e) T24: CBC 1106B.4(3)	Relocate stacks to provide minimum clear width.	1	JOB	\$500	\$500	3	
Signage											
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

7 Employee Workroom - B07F

\$6,875

Doors

Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 12 lbs., door sweep 5 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
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Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware, mounted at 54 1/2" high.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		
Door threshold height exceeds 1/2" including bevel section.	Change in level between 1/4" and 1/2" shall be beveled with a slope no greater than 1 unit vertical to 2 units horizontal. Change in level greater than 1/2" shall be accomplished by means of a ramp.	2" threshold. Photo #: 9	ADAAG: 4.13.8 T24: 1133B.2.4.1	Remodel area to provide compliant door landing and threshold.	100	SF	\$25	\$2,500	1		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 13" high.	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		
Fire alarm pull station controls and operating systems.	Unit shall be able to be activated with a closed fist or flalled hand, with a maximum force of 5 lbs. without requiring pinching, twisting or grasping.	Fire alarm pull not accessible type, mounted at 51 1/2" high.	ADAAG: 4.27.4 T24: 1117B.6.4	Provide a new fire alarm pull station with compliant operating mechanism, mounted at an accessible height when modernizing the facility.	1	JOB	\$225	\$225	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Library											
Stacks minimum aisle access width.	Minimum clear aisle width of 36" (815 mm).	Path of travel width between stacks & column is 27" - 31" wide. Photo #: 10	ADAAG: ADAAG 4.2.1*; Figs. 1, 24(e) T24: CBC 1106B.4(3)	Relocate movable stacks to provide the minimum required width..	1	JOB	\$500	\$500	3		
Reach Ranges											
Forward approach reach range to objects or controls.	Mounting height 48" or less than 15" high, when clear space allows only forward approach.	Thermostat control is mounted at 61" high, behind table.	ADAAG: 4.2.5 T24: 1118B.5	Relocate object or modify equipment mounting height to be within forward reach range.	1	JOB	\$100	\$100	4		
Sanitary Facilities											
Restroom lavatory knee clearance.	29" high, x 8" deep x 30" wide min.	Sink does not have the required knee clearance - 36" high and 7" deep. Photo #: 11	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.	1	JOB	\$2,000	\$2,000	2		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Adult: Sanitary facilities dispensers and accessories.		Accessories shall be mounted 40" from floor to highest operating slot or control: towels, soap, sanitary napkins, seat covers, waste receptacles etc.	Soap dispenser accessible type, mounted at 44" high.	ADAAG: 4.27 T24: 1115.B.9.2	Adjust height.	1	JOB	\$350	\$350	2	
Adult: Sanitary facilities dispensers and accessories.		Accessories shall be mounted 40" from floor to highest operating slot or control: towels, soap, sanitary napkins, seat covers, waste receptacles etc.	Paper towel dispenser not accessible type, mounted at 48" high.	ADAAG: 4.27 T24: 1115.B.9.2	Lower accessible restroom accessories.	1	JOB	\$350	\$350	2	
Signage											
Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT" sign provided. Photo #: 8	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2	
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
8 Office - B07E										\$770	
Doors											
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 13" high.	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		
Signage											
Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3		

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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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9 Janitor - B07A

\$490

Doors

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2
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Signage

Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3
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10 Telephone And Security - B05

\$490

Doors

Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	1	JOB	\$390	\$390	2
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Signage

Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	
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11 Men's Staff Restroom - B07C**\$34,200****Sanitary Facilities**

Multiple accommodation restroom.	Multiple compliance violations.	Entrance vestibule too small, 37" wheelchair maneuverable clearance in front of door, narrow not accessible stall, non compliant grab bars, strobe light, accessories mounted too high non-accessible fixtures. Photo #: 12, 13		ADAAG: 4.22 T24: 1115B.7.1	Remodel area as required to provide multiple accommodation accessible restroom including minimum of one accessible stall, lavatory and one urinal at Men's restroom.	85	SF	\$400	\$34,000	2	
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Signage

Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Women's, Men's, Unisex door restrooms signs.		Women's circle 1/4" thick, 12" in diameter. Men's equilateral triangle 1/4" thick, edges 12" long & vertex upward. Unisex 1/4" thick superimposed on & within circle 1/4" thick 12" diameter.	None.	ADAAG: T24: 1115B.5	Provide the required restroom signage at 60" on center AFF, contrasting in color from door.	1	JOB	\$100	\$100	3	

12 Women's Staff Restroom - B07B

\$34,200

Sanitary Facilities

Multiple accommodation restroom.	Multiple compliance violations.	Entrance vestibule too small, 37" wheelchair maneuverable clearance in front of door, narrow not accessible stall, non compliant grab bars, strobe light, accessories mounted too high non-accessible fixtures. Photo #: 14, 15	ADAAG: 4.22 T24: 1115B.7.1	Remodel area as required to provide multiple accommodation accessible restroom including minimum of one accessible stall, lavatory and one urinal at Men's restroom.	85	SF	\$400	\$34,000	3	
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Signage

Permanent room & space signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Women's, Men's, Unisex door restrooms signs.		Women's circle 1/4" thick, 12" in diameter. Men's equilateral triangle 1/4" thick, edges 12" long & vertex upward. Unisex 1/4" thick superimposed on & within circle 1/4" thick 12" diameter.	None.	ADAAG: T24: 1115B.5	Provide the required restroom signage at 60" on center AFF, contrasting in color from door.	1	JOB	\$100	\$100	3	

13 Hallway - H005**\$5,320****Doors**

Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 5 lbs., door sweep 3 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	1	JOB	\$100	\$100	2	
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Ramps and Exit Facilities

Ramp slope at exit ways or in the accessible path of travel.	Handrails are required at ramps with slopes ranging from 1:12 to 1:20 feet (8.3% gradient max.); 2% cross slope max.	Ramp slope 9.4%, handrail mounted at 32" high, 2 1/4" from the wall, no handrail extensions. No wheel guide provided at top level adjacent to ramp. Photo #: 16, 17	ADAAG: 4.8.2 T24: 1133B.5.3; 1133B.5.5.1	Modify ramp slope to be 8.33% maximum, remount handrails at the required height and provide handrail extensions and wheel guide	1	JOB	\$5,000	\$5,000	3	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Signage											
Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT ROUTE" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	1	JOB	\$120	\$120	2	
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	1	JOB	\$100	\$100	3	

14 Meeting Room - B03

\$9,840

Assembly Areas

Assembly Areas, Assistive Listening System Signage		Signage showing assistive listening system necessary at entrance to area in which system is to be used.	No Assistive Listening System sign. Multipurpose Assistive Listening System can be shared with this meeting room.	ADAAG: 4.30.7(4) T24: 1104B.2	Provide compliant signage for assistive listening system at entrance to usage area.	1	JOB	\$120	\$120	2	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Doors											
Interior doors strike side clearance at pull side front approach.	Strike side clearance 18" min.	2" doors strike clearance at pull side, due to the location of magazine rack.	ADAAG: 4.13.6 Fig. 25 (c) T24: 1133B.2.4.2; Fig 11B-26A (a)	Relocate magazine rack.	1	JOB	\$50	\$50	2		
Door closers, pressure to open interior or exterior doors.	5 lbs. max. effort to open, closing time 3 seconds from 70 degree position and door stops 3" before latch, or provide automatic door openers.	Door force to open 5 lbs., door sweep 5 secs., back check 0 secs.	ADAAG: 4.13.10 & 11 T24: 1133B.2.5 & 1133B.2.5.1	Adjust existing door closer.	2	JOB	\$100	\$200	2		
Door opening hardware, type.	Lever type, panic bars, push-pull or other operable hardware with single effort without requiring tight grasping.	Hardware not accessible type.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide lever type or other accessible hardware, mounted between 36" to 44" high.	5	JOB	\$390	\$1,950	2		
Electrical, Alarms											
Electrical outlets and communication system receptacles mounting height.	No less than 15" high and no more than 48" above floor to center line of receptacle.	Electrical outlet mounted at 12" high.	ADAAG: 4.27.3 T24: 210-7(g)C.E.C. Chapter 2	Relocate electrical outlet or communication system receptacle to accessible height when modernizing the facility.	1	JOB	\$280	\$280	4		



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Emergency warning systems when facility has a fire alarm system.		Audible and visual signal (strobe lights) required at restrooms, meeting rooms, hallways, lobbies and any other type of common use area.	No strobe light.	ADAAG: 4.1.3(14); 4.28.1 through 3 T24: 1114B.2.4	Provide audible and visual alarm signals connected to the existing fire alarm system.	1	JOB	\$1,200	\$1,200	2	

Hazards/Protruding Objects

Protruding objects 4" max. from wall into path of travel.	Protruding objects with leading edges between 27" & 80" above finished floor may protrude 4" max. from wall into path of travel.	Telephone projects 5" into the path of travel.	ADAAG: 4.4.1 T24: 1121B.1; Fig 11B-7A	Remove, relocate protruding object or provide cane detectable rail or edge between 27" and 80" above finish floor. Patch existing surface as needed.	1	JOB	\$100	\$100	2	
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Sanitary Facilities

Restroom lavatory knee clearance.	29" high, x 8" deep x 30" wide min.	Sink does not have the required knee clearance - 7" deep. Folding door encroaches 15" into the clear 30"x48" space provided in front of sink. Photo #: 18, 19	ADAAG: 4.19.2 T24: 1115B.9.1 Table 1115-1	Provide a new accessible lavatory with the required knee clearance.	1	JOB	\$2,000	\$2,000	2	
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ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
Signage											
Fire exit signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT ROUTE" sign provided.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	2	JOB	\$120	\$240	2	
Permanent room & space signs.		Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	None.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.9; 1117B.5.6	Provide the required tactile permanent room signage.	2	JOB	\$100	\$200	3	
Work Surfaces											
Service counter stand-up service, height.		Accessible section 36" wide min., 36" high max. California requirement 28"-34" high max.	Counter mounted at 36" high.	ADAAG: 7.2 T24: 1122B.4	Lower the counter.	1	JOB	\$3,500	\$3,500	2	

14-Apr-08

Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY	UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
15 Elevator Lobby										\$4,690	
Drinking Fountains											
Drinking Fountain space requirements at wall and post mounted units.	Drinking Fountain minimum dept 18" knee space 27" high, 8" deep, toe clearance 9" high & 17" high-17" dept from edge of fountain, 30" wide x 48"clear space in front of drinking fountain. The bubbler outlet orifice shall be 36" high max., 6" deep from the edge, spout 4" high. Operating system within 6" from the front not to exceed 5 lbf.	No high/low drinking fountain, bubbler 43", no low accessible fountain, no alcove or protective rails provided. Photo #: 20	ADAAG: 4.15.5(1) T24: 1507.3.1	Provide new accessible high and low drinking fountains.	1	JOB	\$4,200	\$4,200	2		
Doors											
Door opening hardware, pull side-type.	U-shaped pulls or other operable hardware with single effort without requiring tight grasping.	Fire extinguisher does not have compliant hardware.	ADAAG: 4.13.9 T24: 1133B.2.5.1	Provide U-shaped pulls or other accessible hardware, mounted between 30" to 44" high.	1	JOB	\$250	\$250	2		
Signage											
Fire exit signs.	Raised letters & Braille, on wall adjacent to latch side of door, 60" above floor, contrasting color, no obstacles within 3" of sign.	No fire "EXIT ROUTE" sign provided, to interim exit route through office areas.	ADAAG: 4.1.2(7); 4.30.4 & 4.40.5 T24: 1117B.5.3; 1117B.5.4	Provide tactile and Braille fire exit signage.	2	JOB	\$120	\$240	2		

14-Apr-08

Central Library
LOWER FLOOR



ITEM/ LOCATION	CONDITION BARRIER	REQUIREMENT	EXISTING CONDITION	CODE REFERENCE	SUGGESTED RECOMMENDATION	QTY UNIT TYPE	UNIT COST	TOTAL COST	PR	IMPL DATE
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Total Project Cost : **\$1,055,685**