

570-11311

OFFICE LEASE**768 PLEASANT VALLEY ROAD**
MENTAL HEALTH FACILITY

THIS LEASE (this "Lease") is made as of April 24th, 2013 (the "Effective Date"), by and between Steven & Laura Abel Nevada Family Trust Dated 10/29/2009 ("Lessor") and the County of El Dorado ("Lessee"), a political subdivision of the State of California, upon the following terms and conditions:

SECTION 1: BASIC LEASE PROVISIONS.

These Basic Lease Provisions set forth the basic terms of this Lease. In the event of any inconsistency between the terms set forth in these Provisions and any other provision of this Lease, the Basic Lease Provisions shall prevail.

1.1	<u>Lessee:</u>	<u>Name:</u> EL DORADO COUNTY <u>Address for Notices:</u> Chief Administrative Office Attention: Facilities Manager 330 Fair Lane Placerville CA 95667
1.2	<u>Lessor:</u>	<u>Name:</u> Steven & Laura Abel Nevada Family Trust Dated 10/29/2009 <u>Address for Notices:</u> PO Box 1774 Diamond Springs, CA 95619
1.3	<u>Premises:</u>	Office building consisting approximately <u>13,770</u> rentable square feet of area and ninety (90) parking stalls. The Premises are more fully described in <u>Exhibit A</u> , attached hereto and made a part hereof by reference.
1.4	<u>Property:</u>	The property contains that certain multi-story office building ("Building") where the Premises are located and the surrounding parking areas, located at 768 Pleasant Valley Road, Diamond Springs California.
1.5	<u>Term:</u>	Ten (10) Years and Five (5) months from Commencement Date, plus any additional period in calendar year 2013 where Lessor provides free rent. <u>Commencement Date:</u> The date of Lessor's delivery of the Premises to Lessee with the Tenant Improvements Substantially Completed, which date is anticipated to be <u>August 1st, 2013</u> . <u>Option to Extend:</u> Two (2) 5-year options, as more specifically described in <u>Section 4</u> .
1.6	<u>Rent:</u>	<u>Monthly Rent</u> <u>Monthly PSF Rent, Modified Gross</u> \$18,589.50 \$1.35

		One month free rent per year for the first five (5) years of the Lease. In addition, Lessor to provide free rent for the remainder of calendar year 2013. Rent shall increase by \$0.05 per rentable square foot on an annual basis during the Term. Rent increases shall be effective on the first day of the month following completion of twelve (12) consecutive months of paid rent.
1.7	<u>Security Deposit:</u>	None.
1.8	<u>Permitted Use:</u>	General office space use, including government operations or uses related thereto.
1.9	<u>Definitions:</u>	All capitalized terms used in this Lease shall have the meanings specified in this Section 1 or in Section 42 or in any Addendum to this Lease.
1.10	<u>Exhibits:</u>	The following Exhibits are attached to this Lease and incorporated herein by this reference: Exhibit A: Premises Exhibit A-1: Bus Stop Preliminary Site Exhibit B: Tenant Improvement Work Exhibit B-1: Space plan (Part 1) from DesignTech Dated January 7 th , 2013 and specification list (Part 2) Exhibit B-2: Tenant Improvement Construction Schedule Exhibit C: Termination Fee Schedule Exhibit D: ADA Compliance Report Exhibit E: Rules and Regulations
1.11	<u>Addendum:</u>	Attached: ☐ Yes ☒ No

SECTION 2: PREMISES AND COMMON AREAS

2.1 **Premises.** Lessor hereby leases the Premises to Lessee and Lessee hereby leases from Lessor the Premises, as outlined on the floor plan in **Exhibit A**, attached hereto and incorporated herein by reference. The Premises shall include the Tenant Improvement Work specified in **Exhibit B and Exhibit B-1 and all work identified and specified in Exhibit D**, attached hereto and incorporated herein by reference.

2.2 The rentable and usable square feet of the Premises are subject to verification within thirty (30) days of the Commencement Date by Lessee's architect/space planner. The term "**rentable square feet**" as used in this Lease will be the area of the Premises as determined in accordance with the Building Owners and Management Association Method for Measuring Floor Area in Office Buildings, ANSI Z65.1-2010 (the "**BOMA Standard**"). In the event that Lessee's architect/space planner determines that the amounts thereof shall be different from those set forth in this Lease, Lessee shall give Lessor written notice thereof within five (5) days of the expiration of such 30-day period. If Lessor disagrees with Lessee's architect/space planner determination, Lessor's architect shall meet with Lessee's architect/space planner within five (5) business days after receiving Lessee's architect's/space planner's determination. If Lessor's architect and Lessee's architect/space planner are unable to reach agreement upon the rentable and usable square footage of the Premises within ten (10) business days after the matter is referred to them, the parties shall appoint an independent architect to measure the space and in such event, such architect's determination shall be binding upon the parties. The fees and expenses of the independent architect shall be shared equally by the parties. If the rentable square feet are modified, all amounts, percentages and figures appearing or referred

to in this Lease based upon such incorrect amount (including, without limitation, the amount of the Rent and Lessee's Proportionate Share) shall be modified retroactively to the Commencement Date in accordance with such determination. Once such determination is agreed upon or otherwise determined, it will be confirmed in writing by the parties and shall not be subject to adjustment, during either the Term or any extensions thereof, unless Lessee leases additional space.

2.3 Common Areas. Lessee shall have the nonexclusive right to use the Common Areas, subject to reasonable rules and regulations for the management, safety, care, and cleanliness of the grounds, the parking and unloading of vehicles and the preservation of good order, as well as for the convenience of other occupants or tenants of the Building. Lessee's rights are subject to Lessor's right to make changes to the Common Areas or the use of such Common Areas which Lessor deems reasonable, perform maintenance and repairs and otherwise use the Common Areas as Lessor may deem appropriate in its reasonable judgment. Notwithstanding the foregoing, in no event shall Lessor's activities pursuant to this section interfere with Lessee's access to or use of the Premises.

2.4 Delivery of Possession.

2.4.1 Lessor shall deliver to Lessee possession of the Premises, with the Tenant Improvements Substantially Complete, in accordance with the terms set forth in Exhibit B, Exhibit B-1 and Exhibit D, and free and clear of all other tenants and occupancies. Lessor shall deliver the Premises in a clean condition on the Commencement Date, and warrants that the existing electrical, plumbing, fire sprinkler, lighting, heating, ventilating and air conditioning systems ("HVAC"), and all other items which the Lessor is obligated to construct shall be in good operating condition on said date, that the structural elements of the roof, bearing walls and foundation of the Premises shall be free of material defects, and that the Premises do not contain hazardous levels of any mold or fungi defined as toxic under applicable state or federal law.

2.4.2 Delay in Possession. Lessor agrees to use its best commercially reasonable efforts to deliver possession of the Premises to Lessee by the Commencement Date. Lessee shall not be obligated to pay Rent or perform its obligations until Lessor delivers possession of the Premises and any period of rent abatement that Lessee would otherwise have enjoyed shall run from the date of delivery of possession and continue for a period equal to what Lessee would otherwise have enjoyed under the terms hereof. If possession is not delivered within ninety (90) days after the Commencement Date, as the same may be extended by mutual agreement by the Parties, either Party may cancel the Lease by giving the other written notice within ten (10) days after the end of such 90-day period, and the parties shall have no further rights or obligations to each other pursuant to this Lease.

2.5 Compliance with Laws. Lessor warrants that the Lessor is delivering the Premises, including the Tenant Improvements, and the Property in compliance with all applicable local, state, and federal laws, including, without limitation, the American Disabilities Act and any amendments thereto or regulations promulgated thereunder, ordinances, orders, rules, resolutions, and other governmental requirements relating to the use, condition, or occupancy of the Premises and the Building ("Applicable Requirements"). If the Premises or Property do not comply with Applicable Requirements, Lessee shall have the right to terminate this Lease as provided in Section 13.

2.5.1 If the Applicable Requirements are hereafter changed so as to require during the Lease Term the construction, alteration, or retrofit of the Premises, the remediation of any hazardous substance, or the reinforcement or other physical modification of the Premises, Lessor shall be solely responsible for the cost of such work, except where such work is triggered by Lessee as a result of an actual or proposed change in use or modification to the Premises.

2.5.2 Lessor shall, at its own cost and expense, be responsible for compliance with existing federal, state and local statutes, codes and ordinances, including the American Disabilities Act ("ADA") and Title 24 requirements in the construction, alteration, or other physical modifications on the Building and the Property, including the Tenant Improvements. During the Term and any extension, Lessor shall be responsible for any repairs, improvements, retrofits, or upgrades to the interior and exterior of the Building, the Premises, and the Property that are required to comply with the Applicable Requirements, including the evaluation, installation, and costs arising

from changes necessary to bring the Property and the Building up to ADA accessibility standards due to changes in the Applicable Requirements after Lease commencement. Lessor shall defend and indemnify Lessee for any claims, liability, costs, or damages associated with Lessor's failure to comply with the ADA requirements. If Lessee makes any alterations or improvements to the interior of the Premises after the Commencement Date, Lessee shall, at its sole cost and expense, be responsible for insuring that any alterations or improvements to the Premises made by Lessee comply with Applicable Requirements.

2.6 Vehicle Parking. Lessee shall be entitled to use the number of parking stalls specified in Section 1.3 above. Parking shall be free for the initial and extended term(s) of the Lease. Parking areas shall have appropriate and adequate overhead lighting.

2.7 Bus Stop. Lessee requires an El Dorado County Transit Authority bus stop at the northwest entrance to the parking lot of the building. Lessee and/or the El Dorado County Transit Authority shall be responsible for all costs associated with the engineering and installation of the bus stop. A preliminary diagram of the proposed site for the bus stop is attached to this Lease as Exhibit A-1.

2.8 Quiet Possession. So long as Lessee is not in Default, Lessee shall be entitled to quietly have, hold, and enjoy the Premises during the Term, subject to Lessor's rights under this Lease.

2.9 Use of Premises. Lessee shall use the Premises for the purpose of conducting business and activities permitted by law, including any government operations or uses related thereto. The parties agree that Lessee may use the Premises for public meetings, provided such meetings are conducted in a safe and professional manner and not unreasonably disturb any other tenants in the Building. Lessor shall have the right from time to time to promulgate rules and regulations and amendments thereto for the safety, cleanliness and care of the Building in which the Premises are located. Upon delivery of a copy of such rules and regulations or upon receiving written notice of such rules and regulations together with a copy thereof, Lessee will comply with the rules and regulations. Lessor shall make reasonable efforts to enforce any such rules and regulations uniformly against all tenants in the Building. No such rules and regulations shall require Lessee to pay additional rent under this Lease.

2.10 Changes to Property. Except for the Premises, Lessor reserves the right to make or allow permanent or temporary changes or replacements to the Property during the Term. Lessor's activities may require the temporary alteration of means of ingress and egress to the Property and the installation of scaffolding and other temporary structures while the work is in progress. Such work shall be performed in a manner reasonably designed to minimize interference with Lessee's conduct of business from the Premises. Notwithstanding the foregoing, Lessor shall not block Lessee's ingress and egress of the Premises.

2.11 The parties agree that this Lease is subject to the effect of any covenants, conditions, restrictions, easements, mortgages or deeds of trusts, ground leases, right of way of record, and any other matters or documents of record ("Restrictions"). Lessee agrees that as to its leasehold estate, Lessee will conform to the Restrictions which may now or hereafter encumber the Property. This Lease is subordinate to the Restrictions and any amendments or modifications thereto.

SECTION 3: RENT.

Rent shall be paid in advance on or before the first day of each calendar month. If the Commencement Date is a day other than the first day of a month, then the first and last monthly installment of Lessee's monthly installment of rent shall be prorated on the basis of a thirty (30) day month. Rent shall be paid in accordance with the monthly rent schedule specified below:

Commencement Date through December 31, 2013	\$0.00
January 2014	\$0.00
February 2014 through January 2015	\$18,589.50*
February 2015	\$0.00
March 2015 through February 2016	\$19,278.00
March 2016	\$0.00
April 2016 through March 2017	\$19,966.50

April 2017	\$0.00
May 2017 through April 2018	\$20,655.00
May 2018	\$0.00
June 2018 through May 2019	\$21,343.50
June 2019 through May 2020	\$22,032.00
June 2020 through May 2021	\$22,720.00
June 2021 through May 2022	\$23,409.00
June 2022 through May 2023	\$24,097.50
June 2023 through May 2024	\$24,786.00

*This amount is based on the assumption that Lessor will deliver possession of 13,770 rentable square feet of the Premises and is subject to adjustment as provided under Section 2.2 of the Lease. In the event Lessor delivers possession of less than the entire Premises, rent shall be abated and prorated on a square footage basis of rentable space until the entire Premises are delivered.

SECTION 4: OPTIONS TO EXTEND.

Provided Lessee is not in Default as of the date of exercise or the commencement of the renewal term, Lessee shall be entitled to two (2) options (each, an "Option") to extend the term of the Lease for a period of five (5) years (each, an "Option Term"), on the same terms and conditions of the Lease, except that the Rent at the beginning of each Option Term shall be 95% of the current fair market rate for the Premises. Such Option shall be exercised (if at all) by Lessee giving irrevocable written notice to Lessor at least six (6) months prior to the expiration of the Term, or the first Option Term, as applicable. The Options shall be personal to the Lessee signing this Lease ("Original Lessee").

The prevailing market rental rate for the first year of each Option shall be determined in the following manner, which shall reflect the prevailing market rent for comparable space within the Property and comparable first-class office buildings in Placer county and El Dorado County as of the date of commencement of the relevant Option. Prevailing market rental rate shall be determined taking into account all relevant factors, including (to the extent relevant) number of months of free rent, if any (which shall be part of the determination of the rental rate), Lessee improvement obligations, moving allowances, and leasing commissions and costs. The term "comparable leases" shall not include leases entered into under special circumstances affecting the economics of the tenancies, including following the exercise of options to lease space at other than then current prevailing market rate, or the sublease of space by a sublessor not primarily in the business of leasing space similar to the Premises. Prior to the date which is five (5) months before the expiration of the Term, and assuming that Lessee has properly exercised its option to renew, Lessor shall give Lessee notice of Lessor's proposed prevailing market rental value for the Premises. Lessee shall give Lessor written notice within thirty (30) days thereafter as to whether or not Lessee agrees with Lessor's proposed prevailing market rental value. If Lessee disagrees with Lessor's proposed prevailing market rental value, the parties shall negotiate in good faith to resolve their differences for a period of thirty (30) days. Upon the expiration of such thirty day period, if the parties are not in agreement as to such fair market rental value, then either party may initiate appraisal to determine the fair market rental value by giving written notice to the other party, such notice containing the name of an appraiser appointed by such initiating party. Within fifteen (15) days thereafter, the party receiving such notice shall appoint its own appraiser and give written notice thereof to the initiating party. If the second appraiser is not appointed within such fifteen day period, then the appraiser selected by the initiating party shall determine the fair market rental value of the Premises, and such appraisal shall be binding upon the parties. If the second appraiser is timely appointed, then the two appraisers shall confer and attempt to agree on the prevailing market rental value. If the two appraisers are unable to agree, but the higher appraisal is no more than ten percent (10%) higher than the lower appraisal, then the prevailing market rental value shall be the average of the two appraisals. If the higher appraisal is more than ten percent (10%) greater than the lower appraisal, the two appraisers shall together select a third appraiser who shall also determine the prevailing market rental value. If three appraisers are ultimately appointed and any two appraisers agree on the prevailing market rental value, the value agreed upon by the two appraisers shall be the prevailing market rental value. If the three appraisers all determine different prevailing market rental values, then the prevailing market rental value shall be the average of the two closest appraisals. Lessee's exercise of any option(s) shall be subject to approval by Lessee's Board of Supervisors.

Rent shall increase on the first day of the second year of each Option Term, and on each anniversary thereof throughout each Option Term by \$0.05 per rentable square foot per month. All appraisers shall be members of the MAI and shall have at least ten (10) years' experience appraising similar property in the CBD sub-market of Sacramento. Each party shall bear the cost of the appraiser appointed by such party, and the parties shall share equally in the cost of the third appraiser, if appointed. If the two appraisers initially appointed are unable to agree on a third appraiser, then either party shall have the right to apply to the presiding judge of the Superior Court having jurisdiction over the Building for the appointment of a third appraiser.

SECTION 5: RIGHT OF FIRST OFFER.

5.1 Subject to the rights of existing Lessees and occupants in the Building (collectively, the "Prior Rights Holders"), Lessee is hereby granted the rights set forth below in this Section ("First Offer Rights"). From the third (3rd) through the seventh (7th) year of the Term, in the event that Lessor from time to time intends to accept an offer (a "Lease Offer") to lease available space on the Building, Lessee shall have the right to lease all, but not less than all of space that is the subject of the Lease Offer (the "First Offer Space"). The rights granted pursuant to this Section 5 shall be personal to the Original Lessee.

5.2 Notice. When from time to time Lessor shall desire to offer any First Offer Space for lease to third parties other than the Prior Rights Holders, then Lessor shall give Lessee written notice (an "Availability Notice") of the availability or scheduled availability of such First Offer Space for lease and Lessor's proposed rental rate(s) for the Rent for each year of the proposed lease (based on the prevailing fair market value) and other economic terms for such First Offer Space ("Lessor's Proposed Economic Terms"). The First Offer Space described in Lessor's Availability Notice is hereinafter referred to as an "Available Space." Lessor's Proposed Economic Terms will represent Lessor's good faith determination of the prevailing market terms for the Available Space.

5.3 Lessee's Election. Within fifteen (15) business days after receipt of the Availability Notice, Lessee must give Lessor written notice pursuant to which Lessee shall elect to either: (i) lease all and not less than all of the Available Space identified by Lessor on Lessor's Proposed Economic Terms; or (ii) refuse to lease the Available Space. If Lessee timely elects not to lease the Available Space, Lessor may thereafter elect to lease the Available Space to any third party.

5.4 Terms. If Lessee elects to lease all such Available Space (any Available Space as to which Lessee shall exercise its right of First Offer shall hereafter be referred to as the "Subject Space"), then the Subject Space shall be included in the Premises for the remaining balance of the Term and shall be leased to Lessee pursuant to the provisions of this Lease.

5.5 Lease Amendments. Promptly after Lessee's exercise of its rights under this Section, the parties shall agree upon and execute an amendment (in form and substance reasonably satisfactory to Lessor and Lessee) to this Lease memorializing the terms and conditions upon which the First Offer Space in question shall be added to the Premises.

5.6 Termination or Suspension of First Offer Rights. In the event Lessee fails to give Lessor timely notice of Lessee's election to lease any First Offer Space covered by an Availability Notice, then Lessor shall be free to market such First Offer Space for lease by third parties. The suspension of Lessee's First Offer Rights with respect to any one First Offer Space shall have no effect on Lessee's First Offer Rights to any other First Offer Spaces not included in Lessor's Availability Notice.

5.7 Lessee's First Offer Rights shall be suspended with respect to any First Offer Space which would become available during the last twelve (12) months of the initial Term, unless and until such time as Lessee shall have exercised an option to extend the Term beyond the expiration of such twelve (12) month period.

SECTION 6: SIGNAGE. Lessor shall provide the following sign identity rights, to be installed at Lessor's sole cost and expense: (a) in a mutually acceptable location on the Property; and (b) in the most prominent position or "top billing" on the Building's monument sign(s).

SECTION 7: ALTERATIONS AND IMPROVEMENTS.

7.1 **Lessor Improvements.** Lessor, at its sole cost and expense, shall construct and provide the Tenant Improvements as described in Exhibit B and Exhibit B-1 and ADA upgrades as described in Exhibit D. Lessor shall require all Tenant Improvements work to be performed at prevailing wage pursuant to California Labor Code Section 1720.2, as may be amended from time to time.

7.2 **Lessee Alterations.** Lessee shall not make any alterations to the interior of the Premises without the prior written consent of Lessor, which consent shall not be unreasonably withheld. Lessee, at its own cost, may install in the Premises the equipment needed for telecommunication system and computer terminals including, but not limited to, the following: (a) telephone and/or cable; (b) key system units; (c) intercom system; (d) security system. Upon termination of the Lease, Lessee shall have the right to remove from the Premises such equipment installed by Lessee.

7.3 All alterations, improvements, additions, or fixtures, or other trade fixtures not permanently affixed to realty, that may be made or installed upon the Premises by either of the parties and that in any manner are attached to the floors, walls, or ceilings, shall be the property of the Lessor, and at the termination of this Lease, shall remain upon and be surrendered with the Premises as part of the Premises, provided, however, Lessee may remove trade fixtures, if Lessee repairs any damage to the Premises caused by such removal. However, any floor covering that may be cemented or otherwise affixed to the floor of the Premises shall be and become property of Lessor.

SECTION 8: REPAIR AND MAINTENANCE.

8.1 Lessor shall inspect bi-monthly and, at its sole cost and expense, maintain and repair, throughout the initial and extended term(s) of the Lease, or cause to be maintained and repaired, in good working order, repair, and condition:

- (a) Systems and Equipment of the Building and Property;
- (b) Foundation, exterior, windows, walls, stairs, elevators, structural components, and roof of the Building;
- (c) Common Areas.

Lessor shall have ten (10) days after notice from Lessee to perform its obligations hereunder, except Lessor shall perform its obligations immediately if the nature of the problem presents a material hazard or emergency as determined by Lessee. Any notice or demand concerning a material hazard or emergency may be made orally, by telephone or otherwise, provided that written confirmation is given within two (2) days after the oral notice or demand is made.

8.2 If Lessor does not perform its obligations within the time limitations provided herein, Lessee, after notice to Lessor, may perform the obligations and has the right to be reimbursed for the sum Lessee actually and reasonably expends (including charges for use of Lessee's employees and equipment) in the performance of Lessor's obligations. If Lessor does not reimburse Lessee within ten (10) days after demand from Lessee, Lessee shall have the right to withhold from future rent due the sum Lessee has expended until Lessee is reimbursed in full. Lessor shall also be liable for interruption or interference in Lessee's business, or for any other damages (whether direct or consequential), and rent shall be abated, on account of Lessor's failure to perform its maintenance and repair obligations.

8.3 Lessee shall contract directly with its janitorial vendor for replacing light bulbs in the Premises.

SECTION 9: BUILDING SERVICES, UTILITIES, TAXES AND ASSESSMENTS.

9.1 Lessor shall furnish the Premises with the following services, in addition to any services as may be specified in the Lease Addendum:

(a) Heating, ventilation, and air conditioning ("**HVAC**") for the comfortable occupancy of Premises for general office purposes, subject to any energy conservation or other regulations which may be applicable from time to time. The HVAC system shall be inspected each year by a qualified inspector. Lessor shall notify Lessee when the inspection shall occur and shall provide Lessee with a copy of the inspection report within five (5) days of receipt by Lessor. Lessor shall correct any problems identified in the inspection report within ten (10) days of the date of the inspection.

(b) Electrical current for routine lighting and the operation of general office machines such as personal computers, copy machines, printers, office equipment, and the like, which use 110 volt electric power.

(c) Water for drinking fountains, restrooms, dishwashers, and other reasonable office uses.

(d) Right of access to, from and within the Building (including a pathway to the Premises) for the installation and operation of Lessee's telecommunication systems, including but not limited to voice, video, data, and any other telecommunication services provided over wire, fiber optic, microwave, wireless, and any other transmission systems, for part or all of Lessee's telecommunications to, from and within the Building and Premises.

9.2 Lessee shall have the option, at its sole cost and expense, to install and operate a satellite antenna dish and cables thereto on an exterior wall of Lessor's building at no charge. Lessor shall provide local Cable TV to the Premises. At Lessee's option and sole cost, Lessee may contract with the local provider Cable TV services for Lessee's use.

9.3 Lessee agrees to reasonably cooperate with Lessor, and to abide by all regulations and requirements which Lessor may prescribe for the proper functioning and protection of the Building's HVAC, electrical, and plumbing systems.

9.4 Unless due to any fault on the part of Lessee, its employees or agents, Lessee's obligation to pay rent shall abate proportionately during any period in which Lessee's access to, or use of, all or any portion of the Premises for their intended purpose is so impaired that Lessee cannot, and actually does not, use all or such portion of the Premise for a period in excess of five (5) consecutive business days; the rent abatement in such case to commence as of the sixth (6th) business day. Lessee shall give Lessor notice of any such interruption of access, use, or service prior to Lessee ceasing to use all or any portion of the Premises. If such interruption or discontinuation in services continues beyond thirty (30) consecutive business days, Lessee has the right to terminate the Lease with no additional financial obligation to Lessor.

9.5 Should Lessee require, and should Lessor provide, additional building services during the Lease Term, Lessee agrees to pay the expense of such additional services as mutually agreed upon by both parties. All costs for such additional services shall be prorated among all lessees in the Building then requesting comparable additional services during such time periods.

9.6 In the event that building services provided by Lessor under the Lease are discontinued due to Lessor's failure to pay, Lessee shall have the option to assume payment for such building services, in which event Lessee will be entitled to a rent credit equal to the amount thus paid by Lessee, plus 15% annual interest, which shall be applied against the first installments of rent due under the Lease until the obligation is fully satisfied.

9.7 Lessor shall pay all real property taxes, special taxes and assessments on or attributable to the Premises.

9.8 **Building Services.** Lessor shall also be solely responsible for the cost of providing the following services to the Property and Premises:

- (i) Propane
- (ii) Building and Liability insurance
- (iii) Real property taxes
- (iv) Snow and ice removal
- (v) Natural gas (if applicable)
- (vi) Water
- (vii) Sewer
- (viii) Landscaping
- (ix) Exterior Trash/Disposal Services
- (x) Pest control/extermination
- (xi) Replacement light fixtures
- (xii) HVAC filters

Lessee shall be responsible for providing janitorial services to the Premises. Lessee shall contract directly with its janitorial vendor for installation, removal, or replacement of light bulbs in the Premises.

Lessor shall inspect the premises bi-monthly and make any necessary repairs at its sole cost and expense (including but not limited to light fixtures, bulbs, paint, mechanical repairs).

SECTION 10: ASSIGNMENT AND SUBLETTING.

10.1 **Restriction on Assignment and Subletting.** This Lease shall not be assigned by either party without the written consent of the other party, which consent shall not be unreasonably withheld. The party requesting assignment or subletting ("Transfer") of the Lease shall provide the other party with prior written notice of the proposed Transfer containing the items specified in Section 10.2 below. Within ten (10) business days after receipt of the Transfer notice, the other party shall notify the requesting party of its election to (a) approve the requested Transfer or (b) disapprove the requested Transfer, which disapproval shall specify the reasons for such disapproval.

Notwithstanding the foregoing, no consent shall be required for an assignment or sublet to any Lessee agencies, departments, affiliates, or contractors.

10.2 **Documentation Required.** The Transfer notice shall be accompanied by each of the following:

- (a) A copy of all proposed Transfer documents.
- (b) A statement setting forth the name, address and telephone number of the transferee, and all principal owners of the transferee.
- (c) Current financial information regarding the proposed transferee, including a statement of financial condition.
- (d) For any sublease, a description of the portion of the Premises to be sublet.
- (e) Any other information reasonably required by the party in order to determine the financial responsibility, character, and reputation of the proposed transferee, nature of such transferee's business, or proposed use of the Building or portion thereof.

10.3 In the event of any transfer by any Lessor of its interest, Lessor shall be automatically relieved from all liability accruing from and after the date of the transfer or conveyance, but shall not be released from the obligation to indemnify Lessee for acts or omission occurring prior to the transfer unless so released by Lessee in writing. Upon any conveyance of title to the Property, the grantee or transferee shall be deemed to have assumed Lessor's obligations to be performed under this Lease from and after the date of such conveyance.

SECTION 11: INSURANCE

11.1 Prior to Commencement Date, Lessor shall furnish to Lessee proof of a policy of insurance issued by an insurance company that is acceptable and satisfactory to Lessee's Risk Manager and documentation evidencing that Lessor maintains insurance that meets the following requirements:

- A. Commercial General Liability insurance of not less than \$1,000,000 combined single limit per occurrence for bodily injury and property damage and a \$2,000,000 aggregate limit.
- B. Workers' Compensation and Employers' Liability Insurance covering all of Lessor's employees working directly on the Building or Premises as required by law in the State of California.
- C. Property insurance on real property covered by this Lease under a standard "all Risk" policy." The policy shall insure for not less than ninety percent (90%) of the replacement value of the property.
- D. The certificate of insurance must include a provision stating that insurer will not cancel insured's coverage without thirty (30) days written notice to Lessee.

11.2 Lessor shall maintain the required insurance in effect at all times during the Term of this Lease. In the event said insurance expires at any time during the Term, Lessor agrees to provide at least thirty (30) days prior to said expiration date, a new certificate of insurance evidencing insurance coverage as provided for herein for not less than the remainder of the Term of the Lease, or for a period not less than one (1) year. New certificates of insurance are subject to the approval of the Lessee. If Lessor fails to maintain in effect at all times the insurance coverage specified herein, Lessee may, in addition to any other remedies it may have, terminate this Lease.

SECTION 12: INDEMNITY

12.1 Lessee shall defend, indemnify and hold Lessor harmless from and against any and all losses, damages, claims, suits, liability, costs, including reasonable attorney's fees, for any damage to property or injury to any person occurring in, on, or about the Premises, or any part thereof, caused by, arising out of, or in connection with the performance under this Lease by Lessee, its officers and employees, except to the extent such damage or injury is caused in whole or in part by the negligence or willful misconduct of Lessor, its employees, agents or contractor.

12.2 Lessor shall defend, indemnify and hold Lessee harmless from and against any and all losses, damages, claims, suits, costs, and liability for damages of every name, kind and description, including including reasonable attorney's fees, incurred, brought for, or on account of any damages to property or injuries to or death of any person, or any economic or consequential losses which are claimed to or in any way caused by, arise out of, or are connected with the operations, acts, omissions, or performance under this Lease by Lessor, its employees, agents or contractors, except to the extent such damage or injury is caused by the sole or active negligence of Lessee, its officers and employees.

SECTION 13: DAMAGE OR DESTRUCTION; EMINENT DOMAIN

13.1 Damage or Destruction. If any part of the Premises or the Property is damaged by fire, Hazardous Substance Condition, or other casualty and the damage affects Lessee's use or occupancy of the

Premises, Lessee shall give prompt notice to Lessor, and Lessor shall repair such damage with reasonable diligence. Except as provided herein, Lessor shall, at its sole cost and expense, restore or repair the Premises diligently and to their condition immediately prior to the damage. If such casualty occurs and a portion of the Premises is still usable by Lessee, the rent shall be abated and prorated on a square footage basis of usable space until the Premises are restored to their original condition.

13.1.1 In the event of damage or destruction or Hazardous Substance Condition to the Premises or the Property and a portion of the Premises is still usable, the rent payable by Lessee for the period required for the repair or remediation of such damage shall be abated and prorated on a square footage basis of usable space until the Premises are restored to their original condition immediately prior to the damage.

13.1.2 If Lessor is obligated to repair or restore the Premises and does not commence, in a substantial and meaningful way, such repair, remediation, or restoration of the Premises within 90 days after such obligation shall accrue, Lessee may at any time prior to the commencement of such repair or restoration give written notice to Lessor and to any Lenders, of which Lessee has actual notice, of Lessee's election to terminate the Lease on a date not less than 60 days following the giving of such notice. If Lessee gives such notice and repair or restoration is not commenced within 30 days thereafter, this Lease shall terminate as of the date specified in said notice. If the repair or restoration is commenced within such 30 days, this Lease shall continue in full force and effect. "Commence" shall mean the beginning of the actual work on the Premises.

13.1.3 Exceptions to Obligation to Rebuild. Notwithstanding the above, this Lease may be terminated by Lessor in any of the following situations:

(a) If substantial alteration or reconstruction of the Property or Premises is required as a result of the damage, to an extent exceeding forty percent (40%) of the full insurable value thereof.

(b) If the damage to the Property or Premises is caused by the gross negligence or willful misconduct of Lessee, its employees or agents.

(c) If existing laws do not permit the Premises to be restored to substantially the same condition as they were in immediately before the destruction.

(d) If the damage occurs during the last six (6) months of the Lease Term and the repair, reconstruction, or restoration of the Premises will take more than six (6) months to complete.

Any such election to terminate this Lease shall be exercised by notice to Lessee delivered within 60 days after the occurrence of the event of casualty causing such damage. The notice shall specify the date of termination, which shall be at least sixty (60) days after such notice is given. If Lessor gives such notice of termination, this Lease shall terminate as of the date specified, and all rent shall be prorated to the later of the date of termination or Lessee's vacation of the Premises.

13.1.4 Lessee's Right to Terminate. If the Premises are rendered unusable for the conduct of Lessee's business by reason of such damage, Lessor shall give Lessee a reasonable estimate of the time required for repair within 45 days after the date of damage. If Lessor reasonably estimates that the time needed for repair will extend more than nine (9) months after the date of damage, then Lessee shall have the right to terminate this Lease by giving written notice within fifteen (15) days after receipt of Lessor's estimate. The termination shall be effective ten (10) days after the date such notice of termination is given.

13.2 Eminent Domain. If the Building or Premises, or such portion thereof shall be taken for public or quasi-public purpose by any lawful power or authority by exercise of the right of appropriation,

condemnation, or eminent domain, or sold to prevent such taking, either party shall have the right to terminate this Lease effective as of the date possession is required to be surrendered to said authority.

13.2.1 Lessee shall not assert any claim against Lessor or the taking authority for any compensation because of such taking and Lessor shall be entitled to receive the entire amount of any award without deduction for any estate or interest of Lessee. However, Lessee shall not be precluded from claiming from the condemning authority any compensation to which Lessee may otherwise lawfully be entitled in respect to personal property or fixtures belonging to Lessee, or for relocating to new space, or for the unamortized portion of any Tenant Improvements installed in the Premises to the extent they were paid for by Lessee or for the loss of goodwill.

13.2.2 In the event of taking of less than the entire Premises, Lessee may elect to terminate the Lease by giving thirty (30) days written advanced notice to Lessor. If Lessee does not so elect, Lessor shall promptly proceed to restore the Premises (including the Tenant Improvements and any Lessee's alterations) to substantially their same condition prior to such partial taking and a proportionate allowance shall be made to Lessee for the rent corresponding to the time during which, and to the part of the Premises of which Lessee shall be so deprived on account of such taking and restoration. Notwithstanding the foregoing, if the costs of restoration exceed the portion of the condemnation award allocated to restoration costs, Lessor may elect to terminate this Lease unless Lessee elects to pay such excess.

SECTION 14: DEFAULT

14.1 The occurrence of any one or more of the following shall be deemed a default by Lessee, or as and where the context allows, by Lessor:

14.1.1 Abandonment or Vacation of Premises. Abandonment or vacation of the Premises by Lessee, together with the non-payment of rent, for a continuous period in excess of 30 consecutive days.

14.1.2 Nonpayment of Rent. Lessee's failure to pay rent when due, if the failure continues for ten (10) days after written notice has been given to Lessee.

14.1.3 Other Obligations. Except as otherwise expressly provided in this Lease, the failure to perform any other provisions or obligations under this Lease if the failure to perform is not cured within thirty (30) days after written notice has been given to the defaulting party. The time to cure may be extended at the discretion of the party giving notice. Any extension of time to cure must be in writing, prepared by the party in default for signature by the party giving notice and must specify the reason(s) for the extension and the date on which the extension of time to cure expires.

14.2 Notice given under this Section 14 shall specify the alleged default and applicable lease provisions, and shall demand that the defaulting party perform the provisions of this Lease or pay the rent that is in arrears, as the case may be, within the applicable period of time. No such notice shall be deemed a forfeiture or a termination of this Lease unless the party giving notice so elects in the notice, or the party giving notice so elects in a subsequent written notice after the time to cure has expired. Lessee agrees to give Lessor's lenders, by registered or certified mail, return receipt requested, a copy of any notice of default served upon Lessor, provided that prior to such obligation to give notice, Lessee has been notified, in writing of the addresses of the Lenders. Lessee further agrees that if Lessor shall have failed to cure such default within the time provided in this Lease, then before Lessee pursues its other remedies, Lessor's lenders shall have an additional thirty (30) days (the "Lender Cure Period") within which to cure the default on behalf of Lessor.

SECTION 15: REMEDIES UPON DEFAULT.

15.1 Termination. In the event of a default, either party may elect to terminate this Lease or can cure the default at the defaulting party's cost. The election to terminate may be stated in any notice served upon the defaulting party.

15.2 Any sum paid by the non-defaulting party to cure the default shall be due within five (5) days of notice of such sum, and if paid at a later date shall bear interest at the maximum rate permitted by law. Lessee shall have the right to withhold from future rent due the sum Lessee has expended until Lessee is reimbursed in full for the sum and interest on it.

15.3 Remedies Cumulative. All rights, privileges and elections of remedies are cumulative and, to the extent permitted by law, are in addition to and do not in any manner limit other remedies set forth in other sections of this Lease.

SECTION 16: TERMINATION.

16.1 This Lease may be terminated upon the occurrence of one or more of the following:

- (a) The failure to remedy any default or breach of any provisions of this Lease.
- (b) The failure to comply with any provisions of this Lease.
- (c) Damage or destruction, or condemnation of the Premises as specified in Section 10.
- (d) In the case of bankruptcy, voluntary or involuntary, or insolvency of either party.

16.2 Termination for Lack of Funding. Lessee's business operations are funded by federal, state, county, local, and/or private foundations ("Funding Sources"). Notwithstanding any provisions in this Lease, if during the Term of the Lease, the Funding Sources reduce, eliminate, withhold, or make unavailable to Lessee sufficient funds to meet the obligations of this Lease, Lessee shall have the right to terminate this Lease upon ninety (90) days written notice of such termination to Lessor.

If Lessee terminates the Lease due to lack of funding during the first sixty (60) months of the Lease, Lessee shall pay to Lessor a penalty equal to Lessor's unamortized out-of-pocket costs for free rent, Lessee's broker's leasing commissions, and a rent penalty equal to one hundred fifty thousand dollars (\$150,000.00) straight lined over the first sixty (60) months of the Lease ("Termination Penalty"). The termination penalty shall only apply if Lessee terminates the Lease in the first sixty (60) months of the initial Lease Term. If Lessee terminates the Lease due to lack of funding after the first sixty (60) months of the Lease, there shall be no penalty or further financial obligations. The Termination Penalty schedule is attached to this Lease as Exhibit C.

SECTION 17: SUBORDINATION AND ATTORNMENT.

17.1 Subordination. At the election of the Lessor or any first mortgagee with a lien on the property or any ground lessor with respect to the property, this Lease shall be subject to and subordinate the lien of any mortgage or deed of trust which may now exist or hereafter be executed for which the Building, land, ground leases or underlying leases, or Lessor's interest or estate in any said items is specified as security. If requested by Lessor, Lessee agrees to execute and deliver to Lessor, within 10 business days after written demand therefor, and in the form requested by Lessor or such further instruments confirming the subordination of this Lease to the lien of any such mortgage or deed trust as may be requested by Lessor or any Lender from time to time. Any failure or refusal of Lessee to execute such instrument, which incorporates Lessee's reasonable changes, within 10 business days, shall constitute a default. However, Lessor agrees that as a condition to any subordination of this Lease to any future mortgage, deed of trust or ground lease, Lessee shall first receive a subordination, attornment and non-disturbance agreement from such lender or ground lessor on commercially reasonable terms.

17.2 **Attornment.** In the event of the foreclosure of any mortgage or cancellation, Lessee, at the request of the then successor to the Lessor following such event, shall attorn to and recognize the successor (herein referred to as the "**Successor Lessor**"), as Lessor under this Lease. Lessee agrees to execute and deliver at any time upon request of any Lender or purchaser, and the successors of either, any instrument reasonably requested to further evidence such attornment.

17.3 **Non-Disturbance Protection.** Notwithstanding anything to the contrary contained herein, Lessee's obligations to subordinate its rights hereunder to any future mortgage or to attorn to any future lender shall be conditioned upon Lessor's obtaining from the Lender (upon request from Lessee) a non-disturbance agreement in such other commercially reasonable form as may be acceptable to Lessor's lender providing in substance that: (i) so long as Lessee is not in default under this Lease, Lessee's tenancy will not be disturbed, nor its rights under this Lease affected by, any default under such mortgage nor shall Lessee be named as a defendant in any foreclosure proceeding (unless the Lender is legally required to do so), (ii) any Successor Lessor shall assume the obligations of Lessor under this Lease accruing thereafter, and (iii) the non-disturbance agreement shall be binding upon and inure to the benefit of the successors or assigns of the parties thereto.

SECTION 18: LESSEE'S DEFAULT.

18.1 **Right to Cure.** Lessee shall not be deemed to be in default in the performance of any obligation required of it under this Lease unless Lessee has failed to perform such obligation within 30 days after receipt by Lessor of written notice from Lessor to Lessee, specifying the obligation in question and the manner in which Lessee has failed to perform the obligation. If the nature of Lessee's obligation is such that more than thirty (30) days are reasonably required for its performance, Lessee shall not be in default if Lessee commences to cure the default within ten (10) business days after receipt of notice and proceeds to completion with reasonable promptness.

SECTION 19: ENTRY & ACCESS.

19.1 Lessor and its agents or representatives may enter the Premises only in case of emergencies or required maintenance and/or repairs of the Premises. Any inspection, entry or access to the Premises shall be coordinated through Lessee's management or personnel and with no less than 24 hours prior notice. Access to the Premises will be under supervision and accompanied at all times by Lessee's employees. All work shall be done as expeditiously as reasonably feasible so as to cause as little interference to Lessee as reasonably possible. Lessor shall at all times have a key to all doors providing entry to the Premises, but excluding Lessee's vaults, safes, files, or security rooms, as to which Lessee shall provide Lessor with supervised access for the purpose of Lessor performing its obligations under the Lease.

19.2 Lessee shall have access 24 hours per day, 7 days per week, 52 weeks per year to the Premises, the Building and parking facilities.

SECTION 20: RELOCATION. Lessor shall not have the right to relocate Lessee under any circumstances.

SECTION 21: SURRENDER OF PREMISES.

21.1 Upon the expiration or earlier termination of this Lease, Lessee shall surrender the Premises in the same condition as when received, reasonable and ordinary wear and tear excepted. Lessee, at its own expense, shall perform all necessary restoration made necessary by the removal of Lessee's personal property or alterations in the Premises, at or prior to the expiration or termination of this Lease.

21.2 Lessor may elect to retain or dispose of, in any manner, any personal property or alterations in the Premises made by Lessee that Lessee does not remove from the Premises upon expiration or earlier

termination of the Term, provided, however, that in the event of an early termination, Lessee shall have thirty (30) days to remove its personal property from the Premises.

21.3 Hold Over. Lessee shall have the right to remain in the Premises on a month-to-month basis at the then rent in effect as of the last day of the Term, for a period of up to twelve (12) months, with or without Lessor's consent, which tenancy shall be terminable by Lessee upon thirty (30) days' advance written notice. After such 12-month period or Lessee's earlier termination thereof, Lessor expressly reserves the right to require Lessee to surrender possession of the Premises to Lessor.

SECTION 22: HIPAA. Lessor shall comply with all applicable provisions of the Health Insurance Portability and Accountability Act of 1996 ("HIPAA") including, but not limited to, Privacy Rule (45 CFR Parts 160 and 164), as such are implemented and revised from time to time, including, without limitation, the American Recovery and Reinvestment Act ("ARRA") and the objectives of the guidelines establishing privacy standards as adopted by any federal regulatory agencies having jurisdiction over Lessee's affairs (the "Privacy Guidelines"). "Protected health information" ("PHI") shall have the meaning defined by the Standards for Privacy of Individually Identifiable Health Information, 45 C.F.R. Part 160 and Subparts A and E of Part 164 and all amendments thereto (commonly known as the "Privacy Standards"), as promulgated by the U.S. Department of Health and Human Services pursuant to the Administrative Simplification provisions of the Health Insurance Portability and Accountability Act of 1996 and all amendments thereto ("HIPAA"). Neither Lessor nor Lessor's employees, agents or contractors shall need access to, or the use of, any PHI. In the event PHI is seen by or disclosed (whether inadvertently or otherwise) to Lessor or its employees, agents or contractors, the party discovering such disclosure shall promptly notify Lessee, and if required by applicable law, to regulatory agencies. Lessor shall promptly take commercially reasonable measures to prevent any subsequent dissemination by Lessor or its employees or agents of such PHI to third parties, and if required by applicable law, to regulatory agencies. The parties agree that the provisions of this section do not create, and are not intended to create, a "business associate" relationship between the parties as that term is defined by the Privacy Standards.

SECTION 23: MOLD; AIR QUALITY. Lessor warrants and represents that the Premises are free of mold and odor free. Lessor, at its sole cost and expense, shall remove, mitigate or remediate any such mold or odors that Lessee identifies during the initial and extended term(s) of the Lease.

SECTION 24: HAZARDOUS MATERIALS. Lessor hereby represents and warrants that to Lessor's actual knowledge that as of the date hereof there are no Hazardous Materials on or under the Premises or Property and that Lessor has received no written notice stating that any portion of the Property is in violation of any Hazardous Material laws. Removal or remediation of any Hazardous Materials which existed on the Premises or Property prior to Lessee's occupancy or not caused by the gross negligence or willful acts or omissions of Lessee, its employees or agents shall be the sole obligation of Lessor. Lessor shall indemnify, defend and hold harmless Lessee, its employees or agents, from and against any and all losses, liability, claims, lawsuits, damages, destruction of property, or injuries incurred by Lessee in connection with or as the result of the presence, use, or disposal of any Hazardous Materials in or about the Premises or Property.

SECTION 25: BROKERS. Both Lessor and Lessee acknowledge that Scott Kingston with Ethan Conrad Properties, Inc. ("Lessee's Broker") represents Lessee in this transaction and that all brokerage fees shall be the obligation of the Lessor. Lessee's Broker shall be paid a commission equal to four percent (4.0%) for months one (1) through seventy (70) and two and one-half percent (2.5%) for months seventy-one (71) through end of the initial Term. Lessee's Broker's commission shall be paid fifty percent (50%) upon lease execution and fifty percent (50%) upon lease commencement. Lessee's broker shall direct bill Lessor for all commission due. In the event Lessor fails to pay the commission due to Lessee's Broker as and when such commission is due and payable (within 30 days of receiving an electronic and/or written invoice), Lessee shall pay the commission due to Lessee's Broker that Lessor fails to pay, in which event Lessee will

be entitled to a rent credit equal to the commission thus paid by Lessee, plus 15% annual interest, which shall be applied against the first installments of rent due under the Lease until the obligation is fully satisfied.

SECTION 26: LESSEE EXCLUSIONS. Lessor shall not lease any portion of the Property to the following types of Lessees: marijuana dispensaries, tattoo parlors, and/or any business that serves alcoholic beverages.

SECTION 27: AUTHORITY. Each of the persons executing this Lease on behalf of any entity warrants and represents that he or she has been duly authorized to do so by the entity on whose behalf he or she executes this Lease and that said entity will thereby be obligated to perform the terms of this Lease.

SECTION 28: ENTIRE AGREEMENT. This Lease constitutes the entire understanding of the parties with respect to the Premises and supersedes all prior or contemporaneous understandings and agreements relating to the subject matter thereof. There are no other promises, covenants, understandings, agreements, representations, or warranties with respect to the subject matter of this Lease except as expressly set forth herein or in any instrument executed concurrently herewith.

SECTION 29: AMENDMENTS. This Lease may not be modified or amended except pursuant to a written instrument duly executed by all of the parties hereto.

SECTION 30: FURTHER ASSURANCES. From time to time, either party, at the request of the other party, and without further consideration, shall execute and deliver further instruments and take such other actions as the requesting party may reasonably require to complete more effectively the transactions contemplated by this Agreement.

SECTION 31: NO THIRD PARTY BENEFITS. This Lease is made and entered into for the sole benefit and protection of the parties hereto, and the parties do not intend to create any rights or benefits under this Lease for any person who is not a party to this Lease, other than a Lender and the Indemnified Parties.

SECTION 32: WAIVER. The waiver by any party of any term, covenant, agreement or condition herein contained shall be effective only if in writing and shall not be deemed to be a waiver of any subsequent breach of the same or any other term, covenant, agreement or condition herein contained, nor shall any custom or practice which may develop between the parties in the administration of this Lease be construed to waive or to lessen the right of any party to insist upon the performance by the other party in strict accordance with all of the terms, covenants, agreements and conditions of this Lease.

SECTION 33: FORCE MAJEURE. Whether or not any specific provision of this Lease expressly excepts delays caused by Force Majeure, neither Lessee nor Lessor shall be chargeable with, or be liable or responsible to the otherwise chargeable, liable or responsible party for, anything or in any amount for any failure to perform or delay in performing caused by Force Majeure, provided that nothing herein shall affect or relieve Lessee's obligation to pay rent under this Lease. Any such failure or delay due to Force Majeure shall not be deemed a breach of or default in the performance of this Lease by either Lessee or Lessor. Notwithstanding the foregoing, those provisions of this Lease that exclude specifically Force Majeure events shall govern and control over this Section 30.

SECTION 34: TIME OF THE ESSENCE. Time is of the essence with respect to the performance of this Lease.

SECTION 35: ESTOPPEL CERTIFICATE. Lessee, shall at any time, and from time to time, upon twenty (20) business days' prior written notice from Lessor, execute, acknowledge and deliver to Lessor an Estoppel Certificate. Any Estoppel Certificate may be relied upon by any Lender or any prospective lender with respect to, or any prospective purchaser of any interest in, the Property. Any failure

or refusal by Lessee to execute and return a requested Estoppel Certificate within the time period specified in this Section 32 (without additional time, despite any other provision of this Lease) shall constitute a default.

SECTION 36: NOTICES. All notices, requests, demands or other communications required or desired to be given hereunder, to be legally binding, shall be in writing and may be served either personally (including service by any commercial messenger or courier service), by registered or certified United States mail, return receipt requested, with all postage and fees fully prepaid, via facsimile or electronically. Any written notice must be addressed to the respective addresses set forth in Section 1.1 and 1.2 above, or to such other address as the party to whom the notice is addressed has theretofore specified in a notice served upon the other party in accordance with the requirements hereof. All notices shall be effective upon actual delivery to the addressee, as evidenced by the return receipt if service is by mail, except in the case of a party that has relocated and has not served upon the other party a notice of a new address for service of notices as specified above, or in the case if a party to whom the notice is addressed that refuses to accept delivery of the notice, in either of which cases the notice shall be deemed effective upon the first date of attempted delivery, as indicated by the return receipt if the attempted service was by mail, at the last address of which the party attempting to make the service had notice. In addition, a copy of any notice with respect to a default of or claim against Lessor, which is served upon Lessor, shall be sent concurrently to all Lenders of which Lessee has notice.

SECTION 37: GOVERNING LAW. This Lease shall be governed by and construed pursuant to the law of the State of California, without reference to conflicts of laws rules.

SECTION 38: SEVERABILITY. In the event that any provision of this Lease shall be adjudicated to be void, illegal, invalid, or unenforceable, the remaining terms and provisions of this Lease shall remain in full force and effect.

SECTION 39: SUCCESSORS AND ASSIGNS. Subject to all restrictions set forth herein, the terms, covenants, conditions and agreements herein contained shall inure to the benefit of and bind the heirs, successors, legal representatives and assigns of the parties hereto.

SECTION 40: INTERPRETATION. The provisions of this Lease shall be construed, in all cases, according to its fair meaning, and not for or against either party hereto.

SECTION 41: COUNTERPARTS. This Lease may be executed in counterparts, each of which shall be deemed an original including copies sent to a party by facsimile transmission or in portable document format (pdf), but which together shall constitute one and the same instrument.

SECTION 42: DEFINITIONS. In addition to the terms defined in Section 1 of the Lease, the following terms shall have the meanings specified below when used in the Lease:

"Common Areas" means all areas within the exterior boundaries of the Property now or later made available for the general use of Lessor and other persons entitled to occupy floor area in the Property, including the common entrances, lobbies, restrooms, elevators, stairways and accessways, loading docks, ramps, parking stalls or areas, parkways, driveways and roadways, loading and unloading areas, trash areas, landscaped areas in the Property, and the common pipes, conduits, wires and appurtenant equipment serving the Premises. Any enlargement of or addition to the Common Areas shall be included in the definition of Common Areas.

"Days" means calendar days unless otherwise specifically referred to as business days.

"Estoppel Certificate" means a certificate to be executed by Lessee as together with such additional information as any Lender or prospective purchaser may reasonably require.

"Force Majeure" means fire or other casualty, earthquake, explosion, flood, hurricane, acts of God, enemy or hostile governmental action, civil commotion, war, invasion, terrorist attack, insurrection,

rebellion, riots, strikes or lockouts, or any other cause or occurrence beyond the reasonable control of the party obligated to perform.

"Hazardous Materials" means any substance, material, product, chemical, waste, contaminant, or pollutant including but not limited to, asbestos and asbestos-containing materials, urea formaldehyde, radioactive substance, flammable explosives, petroleum including crude oil or any fraction thereof, polychlorinated biphenyls, and all other hazardous substance, materials, wasted regulated by existing or future federal, state or local law, ordinance, regulation, code, resolution, administrative or legal decisions, and any common law theory relating to such materials.

"Person" means an individual, trust, partnership, joint venture, association, corporation, and any other legal or business entity.

"Personal Property" means any trade fixtures, furnishings or equipment, and all other personal property contained in the Premises from time to time.

"Property" shall mean the Property described in Section 1.4, including the land, the Building thereon and all roads, plazas, landscaped areas, Common Areas, improvements and other facilities situated on or adjacent to the land, as the same may be modified, altered, reduced or expanded from time to time throughout the Term of this Lease.

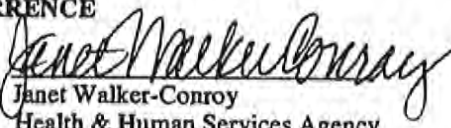
"Rules and Regulations" means the requirements set forth in Exhibit D and such reasonable and nondiscriminatory additions, modifications and amendments thereto as Lessor may adopt from time to time for use in the Property.

"Systems and Equipment" means any plant, machinery, transformers, duct work, cable, wires, equipment, facilities, or systems designed to supply heat, ventilation, air conditioning, humidity, or any other services or utilities, or comprising or serving as any component or portion of the electrical, gas, steam, plumbing, sprinkler, communications, alarm, security, or fire/life/safety systems or equipment, or any other mechanical, electrical, electronic, computer or other systems or equipment utilized for the Property or any portion of it.

--Signatures Next Page--

DEPARTMENT HEAD CONCURRENCE

By:


Janet Walker-Conroy
Health & Human Services Agency

Date:

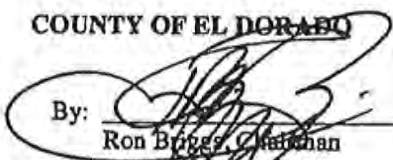
5/14/13

IN WITNESS WHEREOF, the parties have executed this Lease on the day and year specified above.

"Lessee":

COUNTY OF EL DORADO

By:


Ron Briggs, Chairman
Board of Supervisors

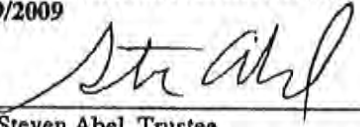
Date:

5/7/13

"Lessor":

STEVEN & LAURA ABEL NEVADA FAMILY TRUST DATED
10/29/2009

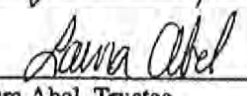
By:


Steven Abel, Trustee

Date:

April 25, 2013

By:

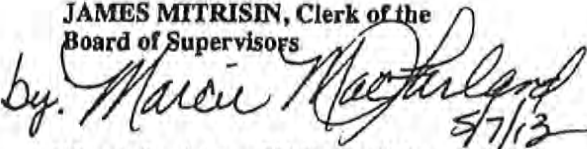

Laura Abel, Trustee

Date:

April 25, 2013

ATTEST:

JAMES MITRISIN, Clerk of the
Board of Supervisors

by: 
5/7/13 19

El Dorado County Lease 768 Pleasant Valley

EXHIBIT A-1 - Bus Stop Preliminary Site

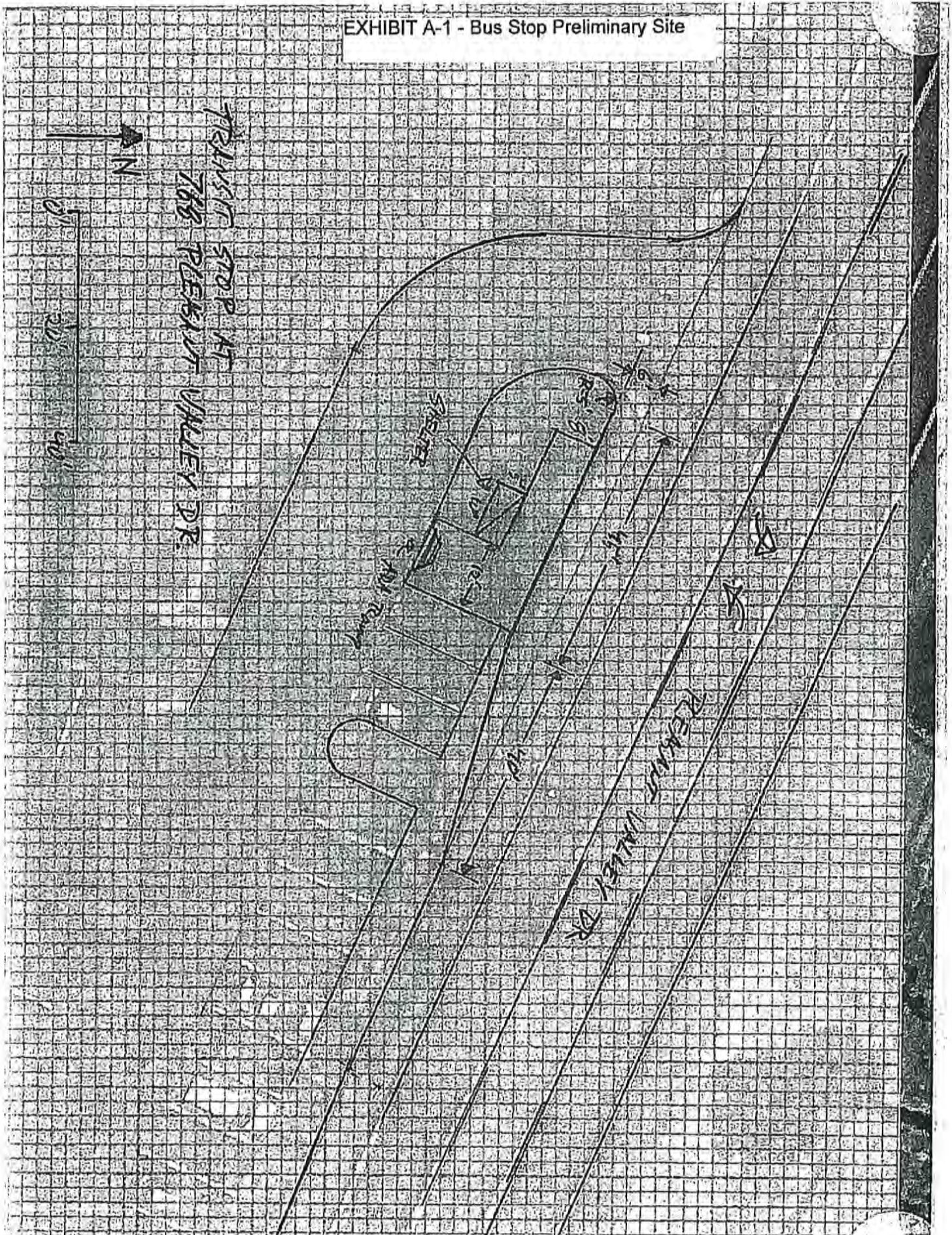


EXHIBIT B

TENANT IMPROVEMENTS

SECTION 1

CONSTRUCTION OF TENANT IMPROVEMENTS

1.1 Lessor shall, at its sole cost and expense, construct turn-key tenant improvements in the Premises (the "**Tenant Improvements**") pursuant to mutually agreed upon plans and specifications, inclusive of window coverings (collectively, the "**Plans**"). All costs associated with the design, drawing, permitting and construction of the Tenant Improvements shall be the sole financial responsibility of Lessor. Lessor shall provide Lessee with adequate space-planning meetings with a space planner to identify hard-wall construction and the specific electrical and systems furniture layouts. Lessee estimates the Tenant Improvements and ADA improvements will include and/or be similar to those specified on the space plan and specification list from DesignTech dated January 7, 2013, attached hereto and incorporated herein by reference as **Exhibit B-1 and the ADA improvements as specified in Exhibit D.**

Lessee shall have the right to select its architects and engineers for the purpose of producing its construction documents. Lessor shall pay Lessee's architect for the actual cost of all space planning, architectural design and construction documents.

1.2 Once the Plans have been approved by both parties, Lessor shall, at its cost and expense, cause the architect and/or engineer selected by Lessee (the "Architect") to prepare detailed plans and specifications for the Tenant Improvements ("**Construction Plans**"). Lessee shall approve or reasonably disapprove any draft of the Construction Plans within seven (7) business days after Lessee's receipt thereof, provided, however, that (i) Lessee shall not be entitled to disapprove any portion, component or aspect of the Construction Plans which are consistent with the Plans, and (ii) any disapproval of the Construction Plans by Lessee shall be accompanied by a detailed written explanation of the reasons for Lessee's disapproval. Failure of Lessee to reasonably disapprove any draft of the Construction Plans within said seven (7) business day period shall be deemed to constitute Lessee's approval thereof. The Construction Plans, as approved by Lessor and Lessee, may be referred to herein as the "**Approved Construction Plans**."

1.3 Unless specifically noted to the contrary on the Construction Plans, the Tenant Improvements shall be constructed using Building standard specifications and materials as determined by Lessor. Lessor, at its sole cost and expense, shall be responsible for ensuring that all Tenant Improvements and the exterior of the Building are compliant and will be constructed in compliance with current ADA laws and implementing regulations and all other applicable federal, state, and local laws, requirements, ordinances, resolutions, and regulations throughout the initial and extended term(s) of the Lease.

1.4 Pursuant to California Labor Code section 1720.2, Lessor shall require all Tenant Improvement work to be performed at prevailing wage.

SECTION 2

SECURITY SYSTEM AND WIRING

2.1 **Security System.** Lessor shall provide an allowance equal to \$2.00 per rentable square foot ("Security System Allowance") for Lessee to apply to Lessee's security system. Lessee shall use its best efforts to utilize the Building's existing security system, and to upgrade or expand the existing system if possible rather than installing a brand new system. In the event the security system component and

installation exceeds the amount of the Security System Allowance, Lessee shall pay for the amount above and beyond the security allowance. The overage amount shall be amortized on top of Lessee's monthly rent on a straight-line basis.

2.2 Telecommunications; Wiring. Lessor shall pay for Lessee's Ethernet/data and telephony wiring costs. Lessor shall amortize this cost on top of Lessee's monthly on a straight line basis.

SECTION 3

RETENTION OF CONTRACTOR; WARRANTIES AND GUARANTIES

Lessor shall solicit bids from three (3) qualified, licensed and reputable general contractors to construct the Tenant Improvements. Additionally, Lessor shall require at least three (3) bids from any subcontractors providing work in excess of \$10,000 as part of the Tenant Improvement construction. Lessor and Lessee shall mutually agree upon the contractor from among the three (3) proposals. Lessor shall enter into a contract with the contractor for completion of the Tenant Improvements.

SECTION 4

LESSEE'S COVENANTS

Lessee shall, at no cost to Lessee, cooperate with Lessor and the space planner or architect to cause a Notice of Completion to be recorded in the office of the Recorder of the County of in accordance with Section 3093 of the Civil Code of the State of California or any successor statute upon completion of construction of the Tenant Improvements.

SECTION 5

COMPLETION OF THE TENANT IMPROVEMENTS

5.1 Within ten (10) business days after the Construction Plans are approved, Lessor shall provide to Lessee a construction schedule for completion of the Tenant Improvements in accordance with the Approved Construction Plans. Said construction schedule will be appended hereto and incorporated herein by reference as Exhibit B-2. Lessor shall have 120 days for Substantial Completion of the Tenant Improvements unless (a) delays in the Substantial Completion result from acts or omissions of Lessee, its agents or employees; or (b) parties mutually agree in writing to extend the time period for Substantial Completion of the Tenant Improvements.

5.2 For purposes of this Lease, "Substantial Completion" of the Tenant Improvements in the Premises shall occur upon the completion of construction of the Tenant Improvements pursuant to the Approved Construction Plans, together with issuance of appropriate certificate of occupancy, with the exception of any punch list items and any Lessee fixtures, work-stations, built-in furniture, or equipment to be installed by Lessee.

SECTION 6

MISCELLANEOUS

6.1 Lessee's Entry Into the Premises Prior to Substantial Completion. Provided that Lessee and its agents do not interfere with Contractor's work in the Building and the Premises, Contractor shall allow Lessee and Lessee's contractors, subcontractors, laborers, materialmen and suppliers access to the Premises for a period of three (3) weeks prior to Substantial Completion of the Tenant Improvements for the purpose of Lessee installing communication lines, moveable work stations and other personal property. Prior to Lessee's entry, Lessee shall submit a schedule to Lessor and Contractor, for their reasonable approval, which schedule shall detail the timing and purpose of Lessee's entry.

6.2 Lessee's Representative. Lessee has designated Russ Fackrell, Facilities Manager, or designee as its sole representative with respect to the matters set forth in this Exhibit B and any attachments thereto, who, until further notice to Lessor, shall have full authority and responsibility to act on behalf of the Lessee as required in this Work Letter.

6.3 Lessor's Representative. Prior to the commencement of construction, Lessor shall designate its representative with respect to the matters set forth in this Exhibit, who, until further notice to Lessee, shall have full authority and responsibility to act on behalf of the Lessor as required in this Exhibit.

County of El Dorado, Mental Health Division
 788 Pleasant Valley Tenant Improvement Specifications

Item #	Description	Comments
1	Interior Paint throughout	Lessee to approve Spec.
2	Remove all ceramic tile flooring in preparation of carpet and VCT; repacing base, extending all doors with appropriate sweeps to close excessive gaps.	The ceramic tile floor is problematic when considering the extent of wall movement and removal of permanent work stations.
3	Air flow balancing as required due to changes in floor plans.	Per 2010 CMC (California Mechanical Code)
4	Separately controlled cooling system in Server room.	Currently installed, needs to be operational
6	Sound attenuation to STC rating near 45 in counseling areas, 40 in staff / administrative areas.	See call out on plans.
8	Energy efficient lighting installed as necessary due to changes in floor plan; Lighting assessment to determine adequacy of lighting in offices, reception areas, workrooms, and corridors. Provide lighting recommendation and solution for increased parking area.	Interior: 600 to 1000 Lux; or 60 to 100 Foot Candles at 3 ft AFF
9	Corrections as stipulated by County ADA compliance consultant.	See site survey & ADA evaluation prepared by ADA Compliance Consultants, Inc dated 11/30/12.
10	Appropriate Fire and Life safety systems, alarms and strobes Installed	
11	Wellness Center Cook top, dishwasher, and hood, properly vented	Lessee to approve Spec.
12	Covered patio as called out on plans, with power and water.	Lessee to approve Spec.

**EXHIBIT C
TERMINATION FEE SCHEDULE**

Lease Month	Termination Fee
1	\$327,317.55
2	\$321,769.79
3	\$316,222.04
4	\$310,674.28
5	\$305,126.53
6	\$299,578.77
7	\$294,031.02
8	\$288,483.26
9	\$282,935.51
10	\$277,387.75
11	\$271,840.00
12	\$266,292.24
13	\$260,744.49
14	\$255,196.73
15	\$249,648.98
16	\$244,101.22
17	\$238,553.47
18	\$233,005.71
19	\$227,457.96
20	\$221,910.20
21	\$216,362.45
22	\$210,814.69
23	\$205,266.94
24	\$199,719.18
25	\$194,171.43
26	\$188,623.67
27	\$183,075.92
28	\$177,528.16
29	\$171,980.41
30	\$166,432.65
31	\$160,884.90
32	\$155,337.14
33	\$149,789.39
34	\$144,241.63
35	\$138,693.88
36	\$133,146.12
37	\$127,598.37
38	\$122,050.61
39	\$116,502.86
40	\$110,955.10
41	\$105,407.35
42	\$99,859.59
43	\$94,311.83
44	\$88,764.08
45	\$83,216.32
46	\$77,668.57
47	\$72,120.81
48	\$66,573.06
49	\$61,025.30
50	\$55,477.55
51	\$49,929.79
52	\$44,382.04
53	\$38,834.28
54	\$33,286.53
55	\$27,738.77
56	\$22,191.02
57	\$16,643.26
58	\$11,095.51
59	\$5,547.75
60	\$0.00

Initials

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—

Initials

—
—

EXHIBIT D

768 PLEASANT VALLEY RD DIAMOND SPRINGS, CALIFORNIA



SITE SURVEY & ADA EVALUATION

NOVEMBER 30, 2012

PRESENTED TO:

STEVE ABEL

PRESENTED BY:



**ADA COMPLIANCE
CONSULTANTS, INC**
.....
Our System is the Solution

1002 RIVER ROCK DR STE 121, FOLSOM, CA 95630 WWW.ADA-PROS.COM
PHONE: 916-983-3816 FAX: 916-357-7246 ICC #5242199-21 CASp-240

768 PLEASANT VALLEY RD

PARKING

Location Information: Victory Mine Center is a multi-story office building located at 768 Pleasant Valley Road, Diamond Springs, California.

Parking:

Where self-parking is provided for employees or visitors, each parking area/lot or structure is required to have accessible parking spaces complying with the following table and with 208.2 ///1129B.

Total parking in area/lot or structure	Required minimum number of accessible spaces (including van)
1 to 25	1
26 to 50	2
51 to 75	3
76 to 100	4
101 to 150	5
151 to 200	6
201 to 300	7
301 to 400	8
401 to 500	9
501 to 1000	2 percent of total
1001 and over	20 plus 1 for each 100 over 1000
At outpatient units and facilities	10 percent
At facilities specializing in treatment for persons with mobility impairments	20 percent

Note: Spaces required by the table need not be provided in the particular area/lot or structure. They may be provided at a different location if equivalent or greater accessibility, in terms of distance from an accessible entrance, user cost and convenience, is ensured.

In addition, one in every six accessible spaces, but not less than one, must be served by an access aisle 8 ft wide minimum and must be designated "Van Accessible".

ID	Name/location of parking lots surveyed (or key number on site plan)	Total parking in lot	Total accessible*	Total van accessible provided	Minimum required accessible*	Minimum required van accessible
PK1	Total parking provided	72	3	2	3	2
PK2						
PK3						
PK4						
PK5						

* Including van accessible spaces

4/12/11

768 PLEASANT VALLEY RD

PARKING

Location Information: The upper lot provides a set of disabled stalls with one van accessible and one standard disabled. This entire disabled stall area is compliant and meets the most stringent accessible standards.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
1.1	Off-site Parking Spaces	Yes ☐ No ☐ N/A ☒	If no on-site parking is provided, is there accessible parking provided off-site nearby? (Note: Accessible parking for employees or visitors or both may be provided either in the public rights-of-way or in an off-site facility.) 28 CFR 35.130(b)(4) /// 202-Site Development; 1102B-Accessible Route of Travel; 1129B.1	
1.2	Number - Accessible Parking Spaces	Yes ☒ No ☐ N/A ☐	Where parking spaces are provided for self-parking by employees or visitors or both, is the required number of accessible parking spaces provided? (Note: All or some of the accessible parking spaces may be in a different location if equivalent or greater accessibility is ensured.) 208.2 /// 1129B.1; 1129B.2; Table 11B-6	
1.3	Each Area/Lot	Yes ☒ No ☐ N/A ☐	Are the accessible parking spaces located in each specific area/lot? OR If the accessible parking spaces are in a different location, is equivalent or greater accessibility provided in terms of distance from the accessible entrance, user cost and convenience? 208.2 /// 1129B.1	
1.4	Van Accessible Spaces	Yes ☒ No ☐ N/A ☐	Is <u>one</u> in <u>every six</u> accessible parking spaces (but not less than one) designated "van accessible"? 208.2.4 ///	
1.5	Location - Serving Accessible Entrance	Yes ☒ No ☐ N/A ☐	Are accessible parking spaces that serve a particular building on the shortest accessible route of travel from adjacent parking to the building's accessible entrance? 208.3.1 /// 1129B.1	
1.6	Lot Layout	Yes ☒ No ☐ N/A ☐	Are parking stalls arranged so that persons with disabilities are not compelled to wheel or walk behind parked cars other than their own? 502.3 advisory /// 1129B.3 item 3, Fig 11B-18A	
1.7	Serving Multiple Accessible Entrances	Yes ☒ No ☐ N/A ☐	If the building has multiple accessible entrances with adjacent parking, are the accessible parking spaces on the shortest accessible route of travel to the parking facility's accessible pedestrian entrance? 208.3.1 /// 1129B.1	
1.8	Separate Parking Facility	Yes ☐ No ☐ N/A ☒	Where a parking facility does not serve a particular building, are the accessible parking spaces on the shortest accessible route of travel to the parking facility's accessible pedestrian entrance? 208.3.1 /// 1129B.1	
1.9	Parking Space Width	Yes ☒ No ☐ N/A ☐	Are accessible parking spaces, including van spaces, at least 9' wide and 18' long with a demarcated access aisle with blue border of stall lines?(two spaces may share an 8' wide common aisle) 502.2 /// 1129B.3 items 1 & 2	
1.10	Van Access Aisle	Yes ☒ No ☐ N/A ☐	If the parking space is designated as "van accessible," is the adjacent access aisle at least 8' wide by 18' long and located on the passenger side of the vehicle space with white or blue lines at 36" max. on center & blue border lines? 502.2 /// 1129B.3 item 2, Fig 11B-18A	
1.11	Car Access Aisles	Yes ☐ No ☐ N/A ☒	Are all other access aisles at least 5' wide and 18' long with white lines at 36" max. on center & blue border lines? 502.3 /// 1129B.3 item 1, Fig 11B-18A	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
1.12	Level Surface	Yes ☒ No ☐ N/A ☐	Are the accessible parking spaces and access aisles level with no slope greater than 2% in all directions? (This means a curb ramp cannot project into the access aisle.) 503.4, 302 /// 1129B.4.3; 1129B.3 items 3 & 4, Fig 11B-18A	
1.13	Surface	Yes ☒ No ☐ N/A ☐	Are access aisles stable, firm, and slip resistant? 302.1 /// 1124B.1	
1.14	Access Aisle and Accessible Route	Yes ☒ No ☐ N/A ☐	Does each access aisle connect directly to an accessible route of travel? (Use Form - Exterior Routes of Travel) 502.3 /// 1129B.1	
1.15	Parking Signs	Yes ☒ No ☐ N/A ☐	Does each accessible parking space have a reflectorized sign visible from each stall showing the ISA & \$250 Fine sign? Wall mount or pole mounted min. 80" AFF. 502.5, 502.6 /// 1129B.4	
1.16	Van Accessible Parking Signs	Yes ☒ No ☐ N/A ☐	Do van accessible spaces have a sign stating "Van Accessible" below the ISA & \$250 Fine sign? Wall mount or pole mounted min. 80" AFF 502.5, 502.6 /// 1129B.4	
1.17	Pavement Sign	Yes ☒ No ☐ N/A ☐	Is there a min. 36" square ISA painted on the pavement at the rear of the stall? 703.7.2.1 /// 1129B.4 item 2, Fig 11B-18A	
1.18	Lettering	Yes ☒ No ☐ N/A ☐	Are the words "NO PARKING" provided in each access aisle, painted in white, 12" high min. 7502.3.3 /// 1129B.3 items 1 & 2	
1.19	Tow-away Sign	Yes ☐ No ☒ N/A ☐	Is there a tow-away sign posted in a conspicuous place at each entrance to off-street parking lot, or immediately adjacent to and visible from each accessible stall with required name & reclaim number? (17" x 22" with 1" high letters) /// 1129B.4	Lacks reclaim information
1.20	Accessible Spaces - Vertical Clearance	Yes ☒ No ☐ N/A ☐	Do accessible spaces have a vertical clearance of at least 8'-2"? 502.5 /// 1129B.3 item 5	
1.21	Accessible Spaces - Vertical Clearance	Yes ☒ No ☐ N/A ☐	Does one vehicular access route to and from accessible spaces have a vertical clearance of at least 8'-2"? (Van accessible spaces may be grouped on one level of a parking structure.) 502.5 /// 1129B.3 item 5	
1.22	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

****CONTRACTOR OF CHOICE IS TO VISIT SITE TO VERIFY ALL MEASUREMENTS PRIOR TO BIDDING****

10/2/12

SCOPE: No action required to stall and ramp area. Install a new compliant black and white entrance warning sign with reclaim name and phone number on pole in landscape area of property entrance.

768 PLEASANT VALLEY RD

PARKING

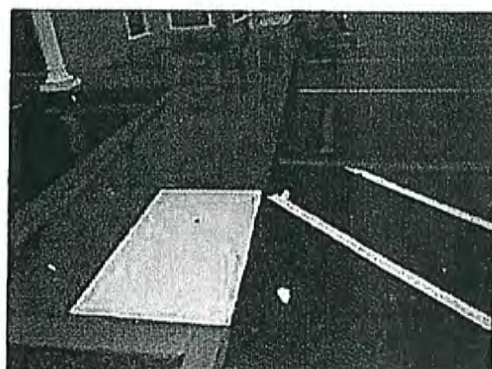
Pictures



768 PLEASANT VALLEY RD

PARKING

Pictures



768 PLEASANT VALLEY RD

CURB RAMPS

Location information: This flush pan ramp provides compliant level landings top and bottom, maximum 8.3% ramp slope and truncated domes at transition to the loading zone.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
4.1	Curb Ramp Location	Yes ☒ No ☐ N/A ☐	Is there a curb ramp wherever an accessible route crosses a curb? 406.1 /// 1127B.5.1	
4.2	Slope Run & Cross	Yes ☒ No ☐ N/A ☐	Is the slope of the curb ramp the least possible slope but in no case more than 8.3% run & 2% cross? 405.2 & .3 /// 1127B.5.3	
4.3	Transition	Yes ☒ No ☐ N/A ☐	Is the transition from the curb ramp to the road or gutter flush and free of abrupt changes? 406.2 /// 1127B.5.3.3	
4.4	Counter Slope	Yes ☒ No ☐ N/A ☐	Are the running slopes of the road, gutter or accessible route adjoining the ramp no greater than 5%? 406.2 /// 1127B.5.3	
4.5	Top Landing, 12" grooved border & Width	Yes ☒ No ☐ N/A ☐	Is the width of the curb ramp, not including the flared sides, at least 48"? Does ramp contain 12" grooved border along top and sides & 48" top landing? /// 1127B.5.2 & .6	
4.6	Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the curb ramp stable, firm and slip-resistant? 302.1 /// 1127B.5.5, 1124B.1	
4.7	Side Flare Slope	Yes ☐ No ☐ N/A ☒	Do the flared sides have a slope of 10% or less (measured along the curb)? 302.1 /// 1127B.5.3	
4.8	Side Flare Slope	Yes ☐ No ☐ N/A ☒	Where the landing at the top of the ramp is less than 48" deep and wheelchair users must use the side flares for access, do the flared sides have a slope of 8.3% or less (measured along the curb)? 406.3 /// 1127B.5.4	
4.9	Built-up Curb Ramps	Yes ☐ No ☐ N/A ☒	Are built-up curb ramps located so that they do not project into vehicular traffic lanes or parking access aisles? 406.5 /// 1127B.5 Item 1, 1129B.3.3 & .4	
4.10	Detectable Warning	Yes ☒ No ☐ N/A ☐	Does the curb ramp have detectable warning the full width and depth of the ramp excluding flared sides inside the grooved borders? /// 1127B.5.7	
4.11	Detectable Warning	Yes ☒ No ☐ N/A ☐	Does the detectable warning consist of raised truncated domes, which contrast visually with adjoining surfaces (light-on-dark or dark-on-light), and is the material used to provide contrast an integral part of the walking surface? /// 1127B.5.7	
4.12	Parked Vehicles	Yes ☒ No ☐ N/A ☐	Are curb ramps located or protected so that they will not be obstructed by parked vehicles? 406.5 /// 1127B.5.8	
4.13	Curb Ramps at Crosswalks	Yes ☐ No ☐ N/A ☒	Where pedestrian crossings are identified by lines, are curb ramps at wholly contained within the crosswalk lines, except for the flared sides? 406.5 /// 1127B.5.1 & .9, Fig 11B-22	
4.14	Bottom Landing	Yes ☐ No ☐ N/A ☒	Is the bottom 48" x 48" landing completely contained within the crosswalk lines? 406.6 /// 1127B.5 Item 9, Fig 11B-22(c) & (d)	
4.15	Straight Curb	Yes ☐ No ☐ N/A ☒	If the diagonal curb ramp has flared sides, is there at least a 24" segment of straight curb located on each side of the curb ramp within the crosswalk lines? 406.5 /// 1127B.5.9 Fig 11B-22(c)	
4.16	Island	Yes ☐ No ☐ N/A ☒	Where the accessible route of travel crosses a median or island, is the island curb cut through at street level? OR Are there curb ramps on both sides and a level area at least 48" long between them? (With a 6" high curb, the island will be at least 16 feet wide.) 406.7 ///	

****CONTRACTOR OF CHOICE IS TO VISIT SITE TO VERIFY ALL MEASUREMENTS PRIOR TO BIDDING****

*****TRUNCATED DOME SCOPING FOUND IN THIS REPORT MEETS CURRENT CALIFORNIA BUILDING CODE TITLE 24 REQUIREMENTS. SOME CITY AND COUNTY BUILDING DEPARTMENTS MAY ENFORCE AN ALTERNATIVE APPLICATION OF TRUNCATED DOMES. ADACC RECOMMENDS CONFIRMING WITH THE LOCAL AGENCY PRIOR TO INSTALLATION.*****

SCOPE: No action required.

10/18/11

768 PLEASANT VALLEY RD

BUILDING ENTRANCES AND EXITS

Location Information: The main upper level provides an accessible walkway, which connects to each tenant space door. The lower level is accessed by a concrete walkway to the entry doors and connect to the disabled parking provided.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
10.1	Entrances Serving Site Arrival Points	Yes ☒ No ☐ N/A ☐	Is there at least one accessible entrance connected by an accessible route to each type of existing site arrival point (i.e.: public transportation stops, accessible parking and passenger loading zones, and public streets or sidewalks)? (Use Form Exterior Routes of Travel) 206.3, 206.4.1 /// 1114B.1.2																													
10.2	Entrance Sign	Yes ☐ No ☒ N/A ☐	Are all accessible entrances identified by an ISA? 216.6 /// 1117B.5.8.1.2																													
10.3	Directional Sign	Yes ☒ No ☐ N/A ☐	If an entrance is not accessible, are there directional signs indicating the location of the nearest accessible entrance? 216.6 /// 1117B.5.8.1.2																													
10.4	Doors	Yes ☒ No ☐ N/A ☐	At each accessible entrance to a building or facility is there at least one accessible door complying with the requirements below? 404 /// 1133B.1.1.1.1, 1133B.2																													
10.5	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.1.1.1.1, 1133B.2.2																													
10.6	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26? <table border="1" style="margin-left: 20px;"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 24" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 18" at interior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4.1 /// 1133B.2.4.2, Fig. 11B-26	Approach	Side	Width	Depth	Front	Pull	D + 24" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 24" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
10.7	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the floor level (2% max) and clear within the required maneuvering space? 404.2.4.4 /// 1133B.2.4																													
10.8	Kick Plate	Yes ☒ No ☐ N/A ☐	Does the bottom 10" of all doors except automatic and sliding have a smooth, uninterrupted surface on the push side to allow the door to be opened by a wheelchair footrest without creating a trap or hazardous condition? 404.2.10 /// 1133B.2.6, Fig 11B-29																													
10.9	Door Threshold	Yes ☒ No ☐ N/A ☐	Are the thresholds at doorways no higher than 1/2"? Are changes in level between 1/4" and 1/2" beveled at 1:2 or less? 303.2 & 3 & 4 /// 1133B.2.4.1																													
10.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand and does not require user to pinch, twist or grasp to operate? Hardware shall be centered between 34" (404.2.7) and 44" (1133B.2.5.2) above the floor.																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
10.11	Door Operating Effort	Yes ☒ No ☐ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). /// 1133B.2.5	
10.12	Other Door Requirements	Yes ☐ No ☐ N/A ☒	Does the entrance door comply with all applicable requirements of Survey Form - Doors and Gates? If not, check the "No" field and enter all non-complying item numbers in the comment field (to the right of this box). 404 /// 1133B.2	
10.13	Tactile Exit Signs	Yes ☒ No ☐ N/A ☐	At each grade level exterior exit door is there a tactile/Braille exit sign with the word "EXIT" mounted on the wall adjacent to the latch side of the door? 216.4.1, 703.1, 703.4.1 /// 1011.3 item 1	
10.14	Tactile Exit Signs	Yes ☒ No ☐ N/A ☐	At each exit door leading to a grade-level exterior exit by means of a stairway or ramp, is there a tactile/Braille exit sign with the words "EXIT STAIRS DOWN (or UP)" or "EXIT RAMP DOWN (or UP)" mounted on the wall adjacent to the latch side of the door? 216.4.1 /// 1011.3 item 2	
10.15	Tactile Exit Signs	Yes ☒ No ☐ N/A ☐	At each exit door that leads to a grade-level exterior exit by means of an exit enclosure that does not utilize a stair or ramp, or by means of an exit passageway, is there a tactile/Braille exit sign with the words "EXIT ROUTE" mounted on the wall adjacent to the latch side of the door? 216.4.1 /// 1011.3 item 3	
10.16	Directional Exit Signs	Yes ☐ No ☐ N/A ☒	Is there directional signage posted at all inaccessible exits indicating the direction to the nearest accessible exit? The sign must be located so that the route does not have to be retraced, and must comply with the requirements for visual signs. 216.4.1 /// 1007.1, 1117B.5.1(2)&(3), 1117B.5.8.1.2	
10.17	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

SCOPE: Install ISA stickers to each accessible entry door glass or adjacent window at 60" AFF.

8/25/11

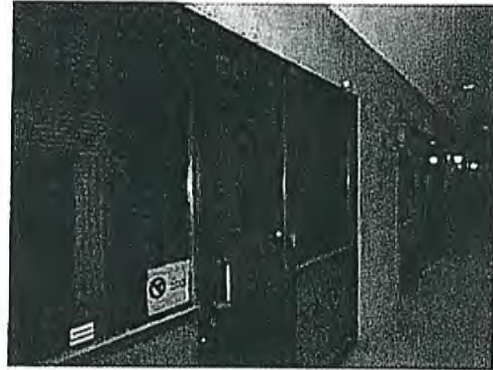
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BUILDING ENTRANCES AND EXITS

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EXTERIOR ROUTES OF TRAVEL

Location Information: This property exhibits severe topography change from east to west. The lower level is accessible by vehicular traffic and provides its own disabled parking and accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
3.1B	On-site Accessible Route of Travel	Yes ☐ No ☒ N/A ☐	Is there an accessible route of travel <u>within the property line of the site</u> linking an accessible building entrance with site arrival points serving the following, if provided: public transportation stops, passenger loading zones, accessible parking, and public sidewalks? 206.2.1, 206.4.4.1 /// 1114B.1.2, 1127B.1	No public sidewalk lower level not connected
3.2B	Route for General Public	Yes ☒ No ☐ N/A ☐	Does the accessible route of travel, to the maximum extent feasible, coincide with the route for the general public? 206.3 /// 1114B.1.2	No on-site connection
3.3B	Facilities Connected	Yes ☐ No ☒ N/A ☐	Are there accessible routes of travel connecting all accessible buildings, facilities, elements and spaces on the same site with one another? 206.2.2 /// 1114B.1.2, 1127B.1	
3.4B	Width	Yes ☒ No ☐ N/A ☐	Is the accessible route of travel at least 48" wide except at doorways or gates? /// 1133B.7.1	
3.5B	Passing Spaces	Yes ☐ No ☐ N/A ☒	If the accessible route of travel is less than 60" wide, are there passing spaces at least 60" by 60" or intersecting walks provided, allowing passing at reasonable intervals not exceeding 200'? 403.5.3 /// 1133B.7.1	
3.6B	Head Room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.2, Fig 307.2 /// 1133B.8.6.2	
3.7B	Protruding Objects	Yes ☒ No ☐ N/A ☐	If wall-mounted objects have leading edges between 27" and 80" from the floor, do they project less than 4" into the circulation path (objects with leading edges at or below 27" may project any amount)? If wall-mounted objects project into the circulation path, is the required clear width of the accessible route of travel maintained? 307.2, Fig 307.2 /// 1133B.8.6.1	
3.8B	Protruding Objects	Yes ☒ No ☐ N/A ☐	Do free-standing objects mounted on posts with leading edges between 27" and 80" high (such as a sign or telephone) overhang 12" or less above the ground or finish floor? If free-standing objects mounted on posts project into the circulation path, is the required clear width of the accessible route of travel maintained? 307.3, Fig 307.3 /// 1133B.8.6.1	
3.9B	Cross Slope	Yes ☒ No ☐ N/A ☐	Is the cross slope of the accessible route of travel no greater than 1:50 (2 percent)? 403.3 /// 1133B.7.1.3	
3.10B	Running Slope	Yes ☒ No ☐ N/A ☐	Is the slope of the accessible route of travel no greater than 1:20 (5 percent)? 403.3 /// 1133B.7.3	
3.11B	Running Slope	Yes ☐ No ☐ N/A ☒	Where the slope is greater than 1:20 (5 percent), does it comply with the requirements for ramps? (Use Form - Ramps) 403.3 /// 1133B.5	
3.12B	Changes in Level	Yes ☒ No ☐ N/A ☐	When walkway levels change, is the vertical distance between them less than 1/4 inch? OR Are changes in level between 1/4 inch and 1/2 inch beveled with a slope no greater than 1:2? 303.2 /// 1124B.2	
3.13B	Changes in Level	Yes ☒ No ☐ N/A ☐	Are curb ramps, ramps, or elevators used for changes in level greater than 1/2 inch? (Lifts may only be used in certain limited situations) 303.4 /// 1124B.2	
3.14B	Changes in Level	Yes ☐ No ☒ N/A ☐	Are curb ramps, ramps, or elevators compliant? (Use Form - Curb Ramps; Form - Ramps; or Form - Elevators) 303 /// 1127B.5	Built-up ramp west end
3.15B	Surface	Yes ☒ No ☐ N/A ☐	Are accessible route surfaces stable, firm and slip-resistant? 302.3 /// 1124B.1	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
3.16B	Grates	Yes ☐ No ☐ N/A ☒	Is the smaller dimension of a grate opening no more than 1/2 inch, and are long dimensions of rectangular gaps placed perpendicular to the usual direction of travel? 302.3 /// 1124B.4	
3.17B	Abrupt Changes in Level >4"	Yes ☐ No ☐ N/A ☒	Is the site free of abrupt changes in level adjacent to pedestrian areas exceeding 4" vertical except (1) between a walk or sidewalk and an adjacent street or driveway, or (2) where a 6" high warning curb or 42" high guard is provided to warn of a potential drop off? No Fed Cites /// 1133B.8.1	
3.18B	Abrupt Changes in Level >30"	Yes ☒ No ☐ N/A ☐	Is the site free of abrupt changes in level adjacent to pedestrian areas exceeding 30" vertical except where a 42" high guard is provided to prevent persons from falling off the open edge? No Fed Cites /// See 1013.1 for exceptions.	
3.19B	Directional Signs	Yes ☐ No ☐ N/A ☒	Are signs at primary public entrances and at every major junction where the accessible route of travel diverges from the regular circulation path compliant? (Use Form - Signage) 216.6 /// 1117B.5.8.1.2, 1127B.3	
3.20B	Directions to Accessible Entrance	Yes ☐ No ☒ N/A ☐	When not all entrances are accessible, is there directional signage indicating the accessible route to an accessible entrance? 216.6 /// 1117B.5.8.1.2	Directional signs lacking
3.21B	Hazardous Vehicular Areas - Detectable Warnings	Yes ☐ No ☒ N/A ☐	If a walk crosses or adjoins the vehicular way and the walking surface is not separated by curbs, railings, or other elements between the pedestrian areas and vehicular areas, is the boundary between the areas defined by a continuous detectable warning at least 36" wide complying with 1121B.3.1 item 8(a)? (Use Form - Hazards) 502.3, 502.3.3 /// 1121B.3.1 item 8(a), 1133B.8.5	Built-up ramp at lower end
3.22B	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

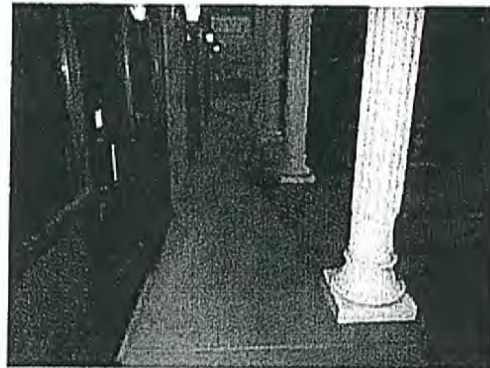
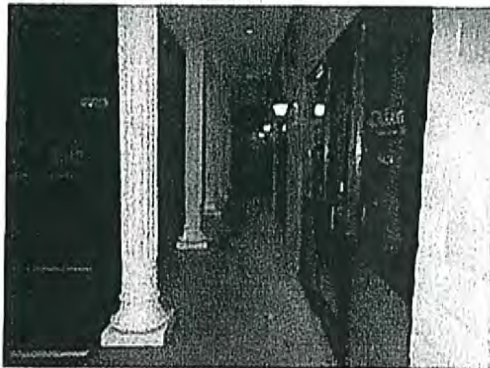
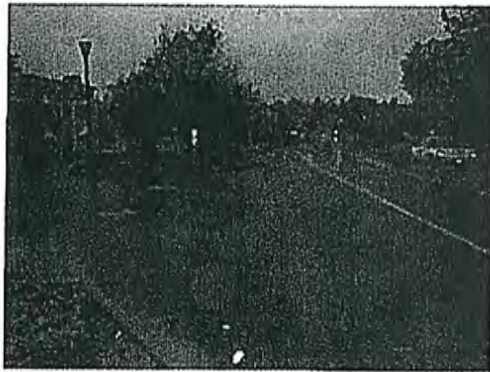
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SCOPE: Once the new tenant has moved in, install directional signs upon entering the property specifying which entry to use for specific services.

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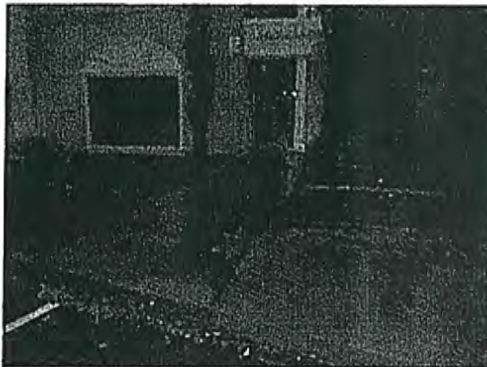
EXTERIOR ROUTES OF TRAVEL

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PARKING

Location Information: The lower lot provides a single van accessible stall with an asphalt built up ramp encroaching into the loading zone. Due to the positioning of the entry doors at this end of the building, a flush pan curb cut ramp cannot be installed. This stall area will be relocated to the left.

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
1.1	Off-site Parking Spaces	Yes ☒	No ☐	N/A ☐	If no on-site parking is provided, is there accessible parking provided off-site nearby? (Note: Accessible parking for employees or visitors or both may be provided either in the public rights-of-way or in an off-site facility.) 28 CFR 35.130(b)(4) /// 202-Site Development; 1102B-Accessible Route of Travel; 1129B.1	No public sidewalk provided by county
1.2	Number - Accessible Parking Spaces	Yes ☒	No ☐	N/A ☐	Where parking spaces are provided for self-parking by employees or visitors or both, is the required number of accessible parking spaces provided? (Note: All or some of the accessible parking spaces may be in a different location if equivalent or greater accessibility is ensured.) 208.2 /// 1129B.1; 1129B.2; Table 11B-6	
1.3	Each Area/Lot	Yes ☒	No ☐	N/A ☐	Are the accessible parking spaces located in each specific area/lot? OR If the accessible parking spaces are in a different location, is equivalent or greater accessibility provided in terms of distance from the accessible entrance, user cost and convenience? 208.2 /// 1129B.1	
1.4	Van Accessible Spaces	Yes ☒	No ☐	N/A ☐	Is one in every six accessible parking spaces (but not less than one) designated "van accessible"? 208.2.4 ///	
1.5	Location - Serving Accessible Entrance	Yes ☒	No ☐	N/A ☐	Are accessible parking spaces that serve a particular building on the shortest accessible route of travel from adjacent parking to the building's accessible entrance? 208.3.1 /// 1129B.1	
1.6	Lot Layout	Yes ☒	No ☐	N/A ☐	Are parking stalls arranged so that persons with disabilities are not compelled to wheel or walk behind parked cars other than their own? 502.3 advisory /// 1129B.3 item 3, Fig 11B-18A	
1.7	Serving Multiple Accessible Entrances	Yes ☒	No ☐	N/A ☐	If the building has multiple accessible entrances with adjacent parking, are the accessible parking spaces on the shortest accessible route of travel to the parking facility's accessible pedestrian entrance? 208.3.1 /// 1129B.1	
1.8	Separate Parking Facility	Yes ☐	No ☐	N/A ☒	Where a parking facility does not serve a particular building, are the accessible parking spaces on the shortest accessible route of travel to the parking facility's accessible pedestrian entrance? 208.3.1 /// 1129B.1	
1.9	Parking Space Width	Yes ☒	No ☐	N/A ☐	Are accessible parking spaces, including van spaces, at least 9' wide and 18' long with a demarcated access aisle with blue border of stall lines?(two spaces may share an 8' wide common aisle) 502.2 /// 1129B.3 items 1 & 2	
1.10	Van Access Aisle	Yes ☒	No ☐	N/A ☐	If the parking space is designated as "van accessible," is the adjacent access aisle at least 8' wide by 18' long and located on the passenger side of the vehicle space with white or blue lines at 36" max. on center & blue border lines? 502.2 /// 1129B.3 item 2, Fig 11B-18A	
1.11	Car Access Aisles	Yes ☐	No ☐	N/A ☒	Are all other access aisles at least 5' wide and 18' long with white lines at 36" max. on center & blue border lines? 502.3 /// 1129B.3 item 1, Fig 11B-18A	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
1.12	Level Surface	Yes ☐ No ☒ N/A ☐	Are the accessible parking spaces and access aisles level with no slope greater than 2% in all directions? (This means a curb ramp cannot project into the access aisle.) 503.4, 302 /// 1129B.4.3; 1129B.3 items 3 & 4, Fig 11B-18A	2.4% - 7.9%
1.13	Surface	Yes ☒ No ☐ N/A ☐	Are access aisles stable, firm, and slip resistant? 302.1 /// 1124B.1	
1.14	Access Aisle and Accessible Route	Yes ☒ No ☐ N/A ☐	Does each access aisle connect directly to an accessible route of travel? (Use Form - Exterior Routes of Travel) 502.3 /// 1129B.1	
1.15	Parking Signs	Yes ☐ No ☐ N/A ☒	Does each accessible parking space have a reflectorized sign visible from each stall showing the ISA & \$250 Fine sign? Wall mount or pole mounted min. 80" AFF. 502.5, 502.6 /// 1129B.4	
1.16	Van Accessible Parking Signs	Yes ☒ No ☐ N/A ☐	Do van accessible spaces have a sign stating "Van Accessible" below the ISA & \$250 Fine sign? Wall mount or pole mounted min. 80" AFF 502.5, 502.6 /// 1129B.4	
1.17	Pavement Sign	Yes ☒ No ☐ N/A ☐	Is there a min. 36" square ISA painted on the pavement at the rear of the stall? 703.7.2.1 /// 1129B.4 item 2, Fig 11B-18A	
1.18	Lettering	Yes ☒ No ☐ N/A ☐	Are the words "NO PARKING" provided in each access aisle, painted in white, 12" high min. 7502.3.3 /// 1129B.3 items 1 & 2	
1.19	Tow-away Sign	Yes ☐ No ☒ N/A ☐	Is there a tow-away sign posted in a conspicuous place at each entrance to off-street parking lot, or immediately adjacent to and visible from each accessible stall with required name & reclaim number? (17" x 22" with 1" high letters) /// 1129B.4	Lacks reclaim information
1.20	Accessible Spaces - Vertical Clearance	Yes ☒ No ☐ N/A ☐	Do accessible spaces have a vertical clearance of at least 8'-2"? 502.5 /// 1129B.3 item 5	
1.21	Accessible Spaces - Vertical Clearance	Yes ☒ No ☐ N/A ☐	Does one vehicular access route to and from accessible spaces have a vertical clearance of at least 8'-2"? (Van accessible spaces may be grouped on one level of a parking structure.) 502.5 /// 1129B.3 item 5	
1.22	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

****CONTRACTOR OF CHOICE IS TO VISIT SITE TO VERIFY ALL MEASUREMENTS PRIOR TO BIDDING****

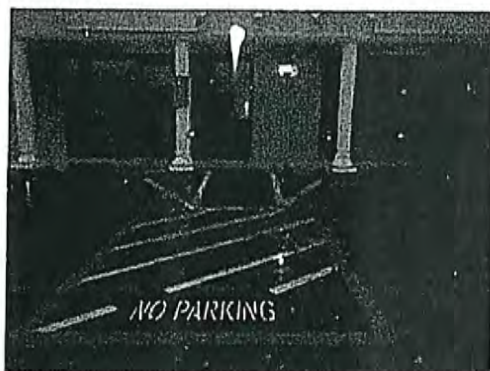
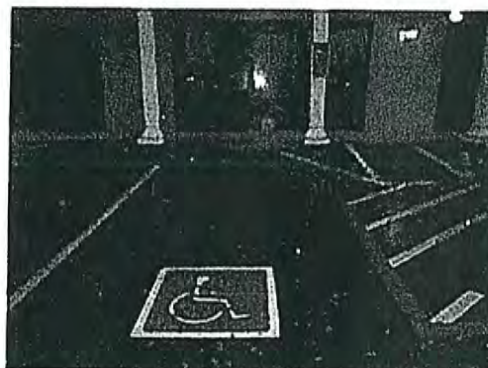
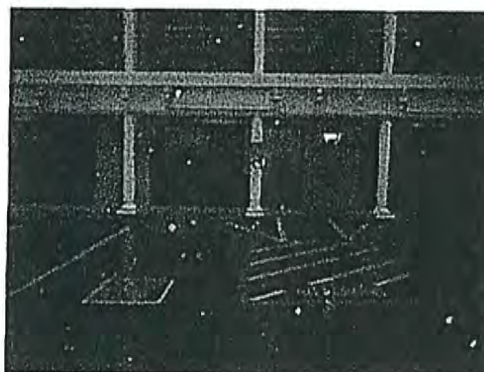
10/2/12

SCOPE: Black out handicapped stencil and small crosshatch. Remove signs from pillar. Relocate to the last two stalls facing south. Install a 20' x 20', 0" - 3" asphalt overlay to correct surface slope to 2% maximum. Install a single van access stall and stripe with 9' wide by 18' deep stall with 36" x 36" stencils, 8' wide by 18' deep blue bordered crosshatch with stripes at 36" max. on center 12" min. high "No Parking" stencil at the base of the crosshatch. Install pole and ISA, van and \$250 fine sign.

768 PLEASANT VALLEY RD

PARKING

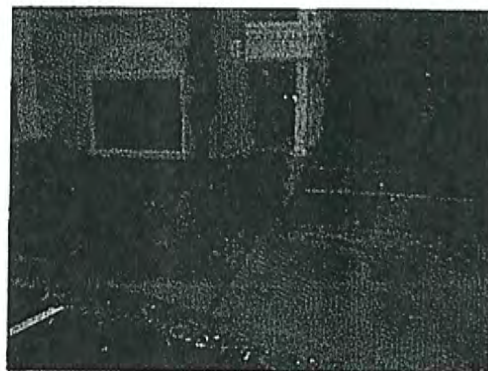
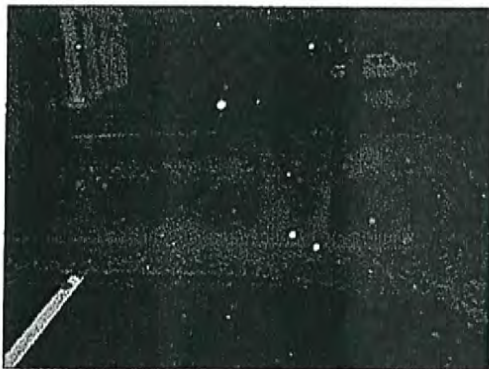
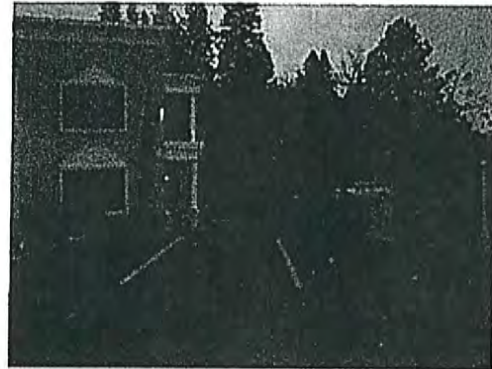
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PARKING

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CURB RAMPS

Location information: Lower level asphalt built-up ramp will be removed and a new ½ flush pan ramp installed in the sidewalk.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
4.1	Curb Ramp Location	Yes ☒ No ☐ N/A ☐	Is there a curb ramp wherever an accessible route crosses a curb? 406.1 /// 1127B.5.1	
4.2	Slope Run & Cross	Yes ☒ No ☐ N/A ☐	Is the slope of the curb ramp the least possible slope but in no case more than 8.3% run & 2% cross? 405.2 & .3 /// 1127B.5.3	
4.3	Transition	Yes ☒ No ☐ N/A ☐	Is the transition from the curb ramp to the road or gutter flush and free of abrupt changes? 406.2 /// 1127B.5.3.3	
4.4	Counter Slope	Yes ☒ No ☐ N/A ☐	Are the running slopes of the road, gutter or accessible route adjoining the ramp no greater than 5%? 406.2 /// 1127B.5.3	
4.5	Top Landing, 12" grooved border & Width	Yes ☐ No ☒ N/A ☐	Is the width of the curb ramp, not including the flared sides, at least 48"? Does ramp contain 12" grooved border along top and sides & 48" top landing? /// 1127B.5.2 & .6	
4.6	Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the curb ramp stable, firm and slip-resistant? 302.1 /// 1127B.5.5, 1124B.1	
4.7	Side Flare Slope	Yes ☐ No ☒ N/A ☐	Do the flared sides have a slope of 10% or less (measured along the curb)? 302.1 /// 1127B.5.3	13.2%
4.8	Side Flare Slope	Yes ☐ No ☐ N/A ☒	Where the landing at the top of the ramp is less than 48" deep and wheelchair users must use the side flares for access, do the flared sides have a slope of 8.3% or less (measured along the curb)? 406.3 /// 1127B.5.4	
4.9	Built-up Curb Ramps	Yes ☐ No ☒ N/A ☐	Are built-up curb ramps located so that they do not project into vehicular traffic lanes or parking access aisles? 406.5 /// 1127B.5 item 1, 1129B.3.3 & .4	Built-up
4.10	Detectable Warning	Yes ☐ No ☒ N/A ☐	Does the curb ramp have detectable warning the full width and depth of the ramp excluding flared sides inside the grooved borders? /// 1127B.5.7	
4.11	Detectable Warning	Yes ☐ No ☒ N/A ☐	Does the detectable warning consist of raised truncated domes, which contrast visually with adjoining surfaces (light-on-dark or dark-on-light), and is the material used to provide contrast an integral part of the walking surface? /// 1127B.5.7	
4.12	Parked Vehicles	Yes ☐ No ☒ N/A ☐	Are curb ramps located or protected so that they will not be obstructed by parked vehicles? 406.5 /// 1127B.5.8	
4.13	Curb Ramps at Crosswalks	Yes ☐ No ☐ N/A ☒	Where pedestrian crossings are identified by lines, are curb ramps at wholly contained within the crosswalk lines, except for the flared sides? 406.5 /// 1127B.5.1 & .9, Fig 11B-22	
4.14	Bottom Landing	Yes ☐ No ☐ N/A ☒	Is the bottom 48" x 48" landing completely contained within the crosswalk lines? 406.6 /// 1127B.5 item 9, Fig 11B-22(c) & (d)	
4.15	Straight Curb	Yes ☐ No ☐ N/A ☒	If the diagonal curb ramp has flared sides, is there at least a 24" segment of straight curb located on each side of the curb ramp within the crosswalk lines? 406.5 /// 1127B.5.9 Fig 11B-22(c)	
4.16	Island	Yes ☐ No ☐ N/A ☒	Where the accessible route of travel crosses a median or island, is the island curb cut through at street level? OR Are there curb ramps on both sides and a level area at least 48" long between them? (With a 6" high curb, the island will be at least 16 feet wide.) 406.7 ///	

****CONTRACTOR OF CHOICE IS TO VISIT SITE TO VERIFY ALL MEASUREMENTS PRIOR TO BIDDING****

*****TRUNCATED DOME SCOPING FOUND IN THIS REPORT MEETS CURRENT CALIFORNIA BUILDING CODE TITLE 24 REQUIREMENTS. SOME CITY AND COUNTY BUILDING DEPARTMENTS MAY ENFORCE AN ALTERNATIVE APPLICATION OF TRUNCATED DOMES. ADACC RECOMMENDS CONFIRMING WITH THE LOCAL AGENCY PRIOR TO INSTALLATION.*****

SCOPE: Saw cut and demo 8' x 9' asphalt built-up ramp and pave back flush. Saw cut and demo 5' x 14' section of sidewalk and install a new ½ flush pan curb cut ramp.

10/18/11

768 PLEASANT VALLEY RD

STAIRS

Location Information: A set of exterior stairs are provided on the southwest corner of the building. This is used for pedestrian access and employee access.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
8.1	Stairs	Yes ☐ No ☒ N/A ☐	Do public and common use interior and exterior stairs comply with the accessibility requirements below? 504.1, 210.1 /// 1114B.1.1, 1133B.4	
8.2	Risers/Treads	Yes ☒ No ☐ N/A ☐	Are the risers closed? Note: exterior stairways may have a max. opening of 1/2" between the base of the riser and the tread. 504.3 /// 1133B.4.5.2 (1)	
8.3	Risers/Treads	Yes ☒ No ☐ N/A ☐	Are the treads uniform and at least 11" wide measured from riser to riser and are the risers all uniform and between 4" and 7" in height? 504.2 /// 1009.3, 1133B.4.5	
8.4	Color Strip Interior Stairs	Yes ☐ No ☐ N/A ☒	Is there a solid contrasting color stripe 2" to 4" wide parallel to and not more than 1" away from the nosing on the upper approach and the lower tread of the stairway? (A painted stripe is ok) 504.4 /// 1133B.4.4	
8.5	Color Strip Exterior Stairs	Yes ☐ No ☒ N/A ☐	Is there a solid contrasting color stripe 2" to 4" wide parallel to and not more than 1" away from the nosing on the upper approach and all treads of the stairway? 504.4 (Recommendation) /// 1133B.4.4	Faded and worn
8.6	Nosings	Yes ☒ No ☐ N/A ☐	Do stair nosings project no more than 1-1/4" past the face of the riser below? Is the transition from the nosing to the riser free of abrupt edges? (The 2010 & 2007 CBC requires that stair nosings project no more than 1-1/4". The 2001, 1998 & 1995 CBC required that stair nosings project no more than 1-1/2". There is no requirement to retroactively alter existing nosing projections of 1-1/2" when constructed in compliance with the building code in effect at the time of original construction.) 504.5 /// 1009.3.3, 1133B.4.5.3	
8.7	Continuous Handrails	Yes ☐ No ☒ N/A ☐	Are there continuous handrails along both sides? 505.3 /// 1133B.4.1.1	Lacking one side
8.8	Handrails	Yes ☐ No ☒ N/A ☐	On dogleg or switchback stairs, is the inside handrail continuous at landings? 505.3 /// 1133B.4.2.2 Exception 1	
8.9	Handrail Extensions	Yes ☐ No ☒ N/A ☐	Do the handrails extend a min. of 12" beyond the top nosing and 12" plus the tread width, beyond the bottom nosing, and are the tops of handrails between 34" and 38" above the stair nosings? 505.10.1, 505.4 /// 1133B.4.2.1, 1133B.4.2.2	Lacking one side
8.10	Diameter and Clearance	Yes ☒ No ☐ N/A ☐	Is the diameter of the handrail between 1-1/4" and 1-1/2" in cross-sectional nominal dimension or equivalent, and is the clear space between handrails and walls exactly 1-1/2"? NOTE: Handrails for 11A are 1 1/2"-2" 505.5///1133B.4.2.5, 1133B.4.2.6///1123A.6.2.5///1115A.6.2.5	
8.11	Stairway Width	Yes ☒ No ☐ N/A ☐	Are stairways serving an area of rescue assistance at least 48" wide between handrails? /// 1007.3	
8.12	Hazards	Yes ☐ No ☐ N/A ☒	Are handrail edges free of sharp or abrasive elements and do they have edges with a min. radius of 1/8"? 505.8 /// 1133B.4.2.6	
8.13	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

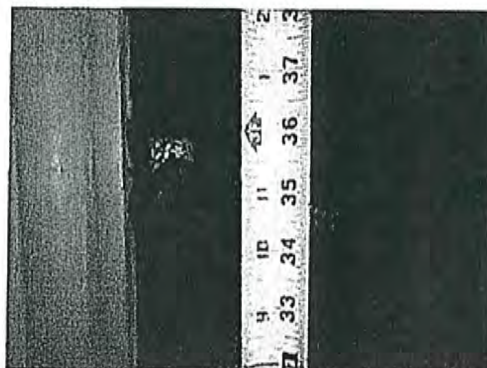
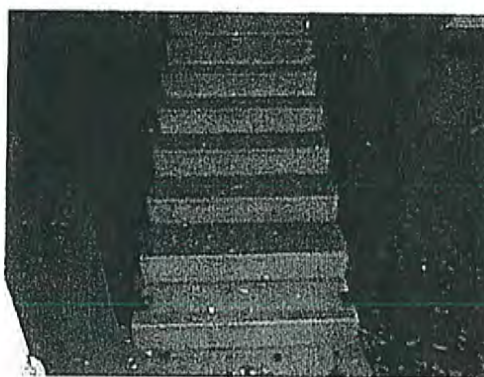
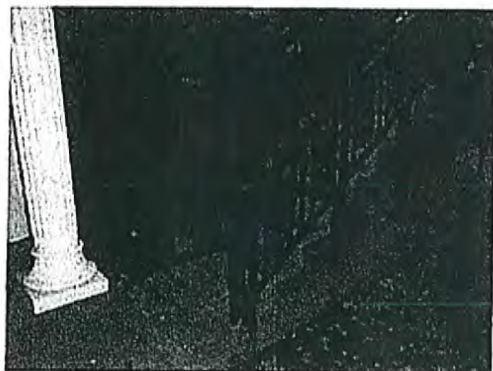
SCOPE: Budget for and install compliant handrail and top and bottom 12" extensions. Install 2" visual strips to each tread within 1" of nosing.

12/9/11

768 PLEASANT VALLEY RD

STAIRS

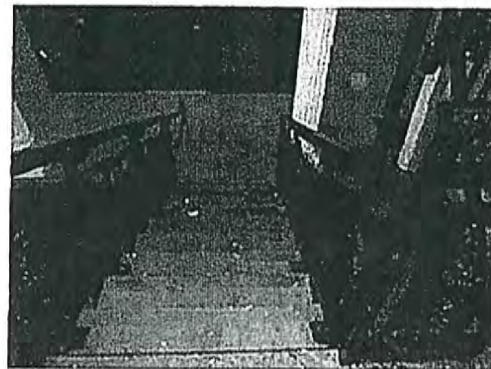
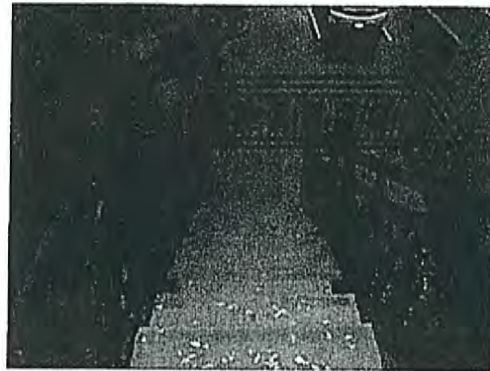
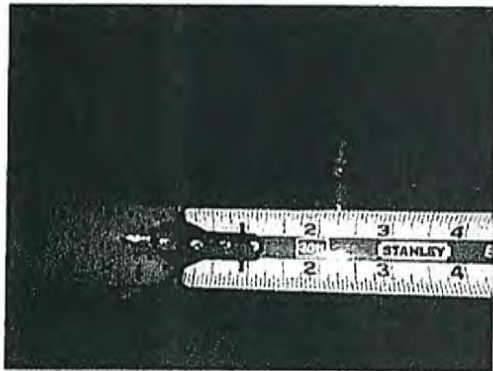
Pictures



768 PLEASANT VALLEY RD

STAIRS

Pictures



768 PLEASANT VALLEY RD

INTERIOR ACCESSIBLE ROUTE

Location Information: The interior of the upper and lower floors provide appropriate clear width of hallways and entry into each designated room. The lower level provides thermostat controls above 48" and lacks permanent room I.D. signage.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
12.1A	Accessible Route & ISA symbol at main entry door	Yes ☒ No ☐ N/A ☐	Is there an accessible route of travel connecting accessible entrances with all accessible elements and spaces within the building? 206.3 /// 1114B.1.2																													
12.2A	Width of Aisles & Corridors	Yes ☒ No ☐ N/A ☐	Are the accessible aisles which serve one side a min. of 36" and aisles serving both sides at least, 44"? /// 1133B.6.1 & 1133B.6.2																													
12.3A	U-Turn	Yes ☐ No ☐ N/A ☒	Where the accessible route of travel makes a U-turn around an obstacle which is less than 48" wide, is the accessible route at least 42" wide on the approaches and 48" wide in the turn? 403.5.2 /// Fig 11B-5E																													
12.4A	Floor Surface	Yes ☒ No ☐ N/A ☐	Are the floor surfaces on the accessible route of travel stable, firm, and slip-resistant? 302.1 /// 1124B.1																													
12.5A	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? (Check the N/A box if doors are being documented by another portion of your survey.) 404.2.3 /// 1133B.1.1.1.1, 1133B.2.2, 1133B2.3.1 Fig 11B-5B																													
12.6A	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26? <table border="1" style="margin-left: 40px;"> <thead> <tr> <th>Approach</th> <th>Side</th> <th>Width</th> <th>Depth</th> </tr> </thead> <tbody> <tr> <td>Front</td> <td>Pull</td> <td>D + 18" *</td> <td>60"</td> </tr> <tr> <td>Front</td> <td>Push</td> <td>D + 0" **</td> <td>48"</td> </tr> <tr> <td>Latch</td> <td>Pull</td> <td>D + 24"</td> <td>60"</td> </tr> <tr> <td>Latch</td> <td>Push</td> <td>D + 24"</td> <td>44" ***</td> </tr> <tr> <td>Hinge</td> <td>Pull</td> <td>D + 36"</td> <td>60"</td> </tr> <tr> <td>Hinge</td> <td>Push</td> <td>54" ****</td> <td>44" *****</td> </tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4.1 /// 1133B.2.4.2, Fig. 11B-26(a) (b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
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Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
12.7A	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? Is hardware centered at 34" (404.2.7) and 44" (1133B.2.5.2) AFF? 309.4, 404.2.7 /// 1133B.2.5.2																													
12.8A	Door Operating Effort	Yes ☒ No ☐ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 404.2.9 /// 1133B.2.5																													
12.9A	Revolving Door	Yes ☐ No ☐ N/A ☒	If a revolving door or turnstile is used on an accessible route, is an accessible door or gate provided adjacent to the revolving door or turnstile to facilitate the same use pattern? 404.2.2 /// 1133B.2.3.3, 1133B.2.3.4, Fig 11B-5E(a) & (b)																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
12.10A	Directional and Informational Signs	Yes ☐ No ☒ N/A ☐	Do signs which provide direction to, or information about, functional spaces of the building comply with the requirement for visual signage? EXCEPTION: Building directories, menus, and all other signs which are temporary are not required to comply. 216.1, 703.1 /// 1117B.5.1 item 2	
12.11A	Protruding Objects	Yes ☒ No ☐ N/A ☐	If objects mounted to the wall have leading edges between 27 and 80" from the floor, do they project less than 4" into the circulation path? (Wall mounted objects with leading edges at or below 27" may project any amount so long as the required clear width of an accessible route is not reduced.) 307.2 /// 1133B.8.6.1	
12.12A	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
12.13A	Alarms	Yes ☒ No ☐ N/A ☐	If emergency warning systems are provided, do they include both audible alarms and visual alarms complying with Survey Form - Alarms? 702.1 /// 907.9.1, 907.9.2, 1114B.2.2	
12.14A	Other	Yes ☐ No ☒ N/A ☐	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	Thermostats 65 ½" AFF

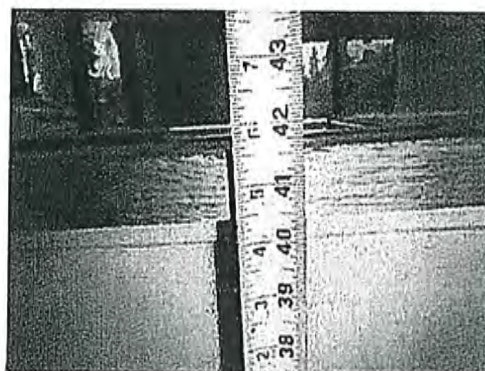
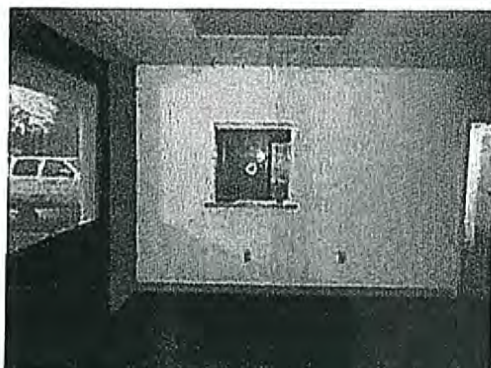
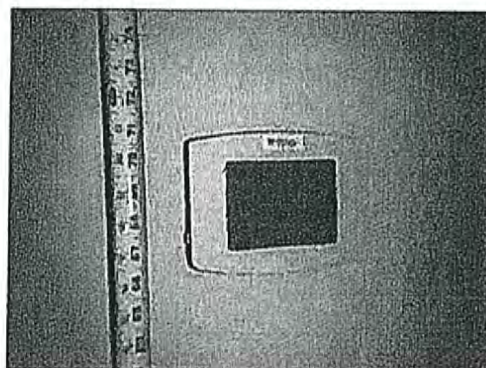
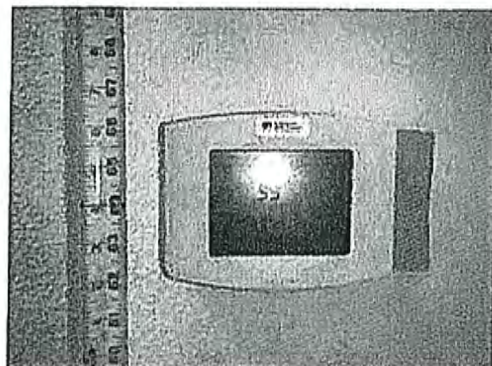
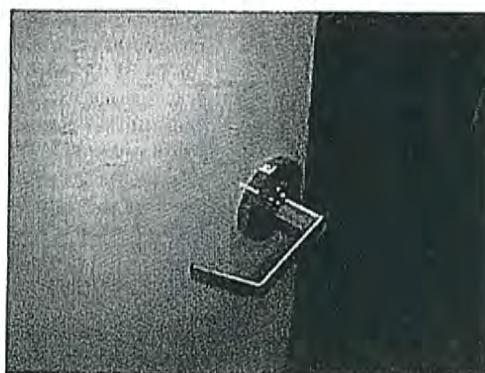
4/12/11

SCOPE: Based on type of use and security purposes, lower thermostats to 48" maximum AFF. Install directional and informational signs as required.

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INTERIOR ACCESSIBLE ROUTE

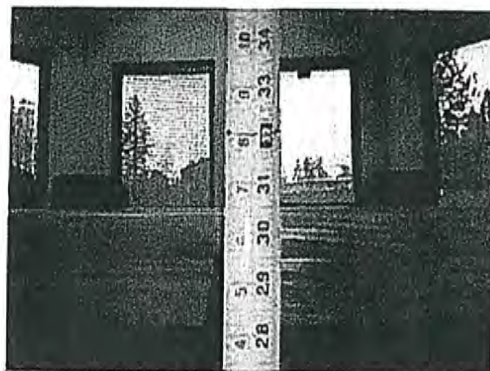
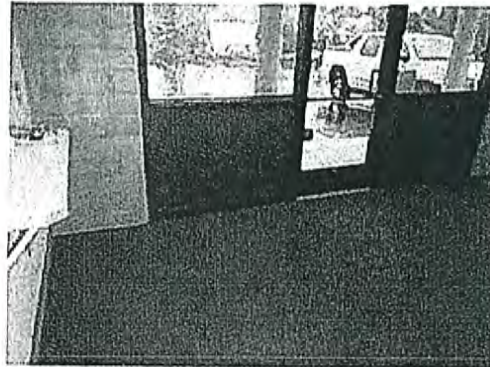
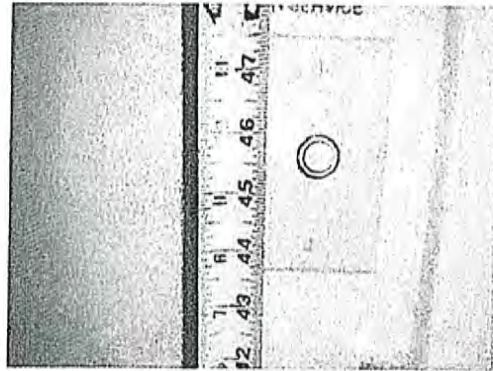
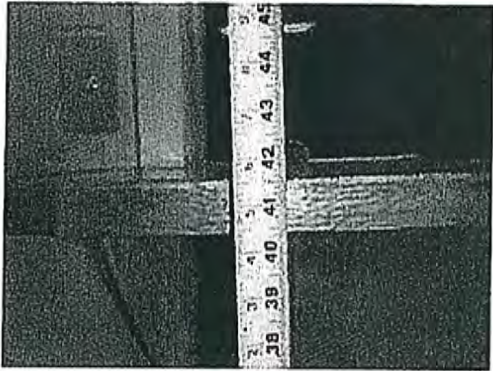
Pictures



768 PLEASANT VALLEY RD

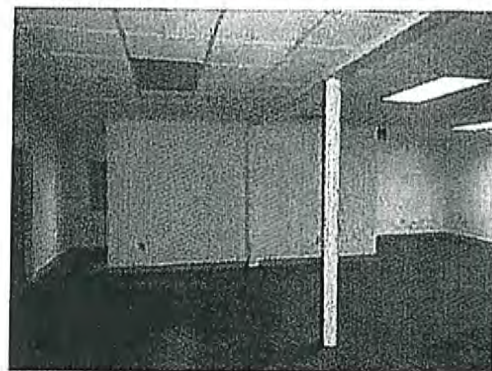
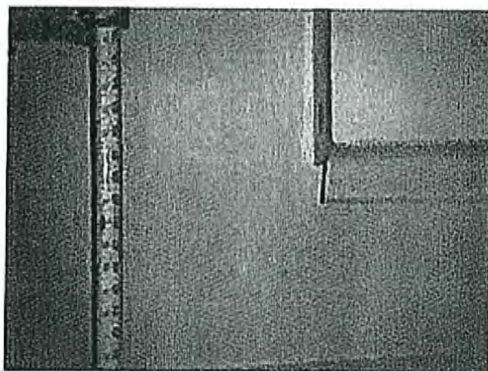
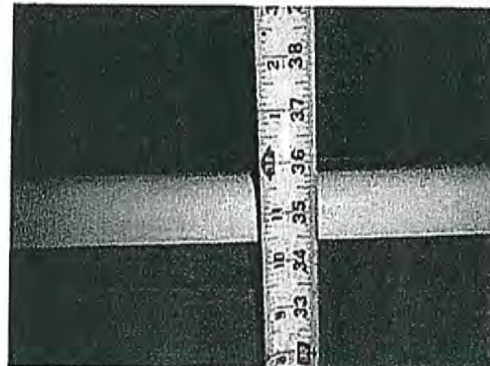
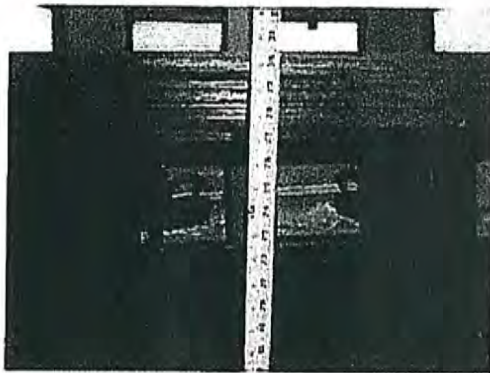
INTERIOR ACCESSIBLE ROUTE

Pictures



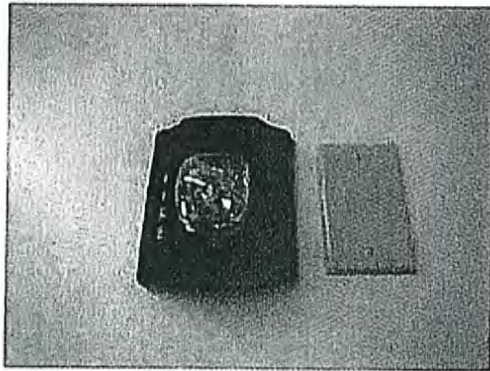
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INTERIOR ACCESSIBLE ROUTE

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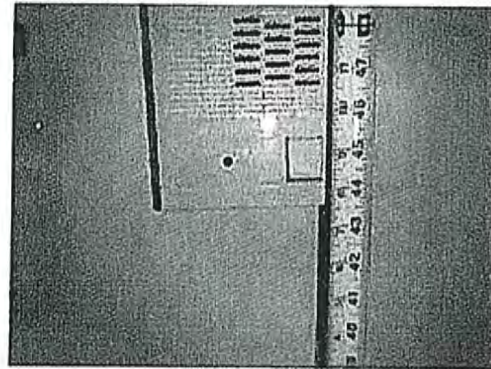
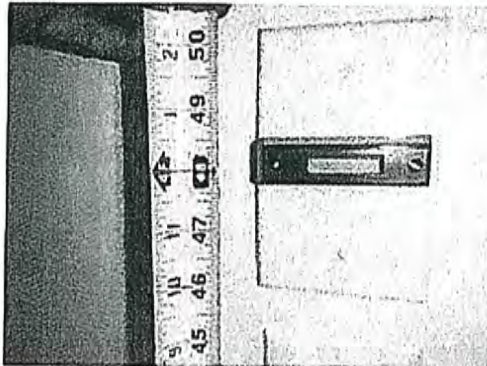
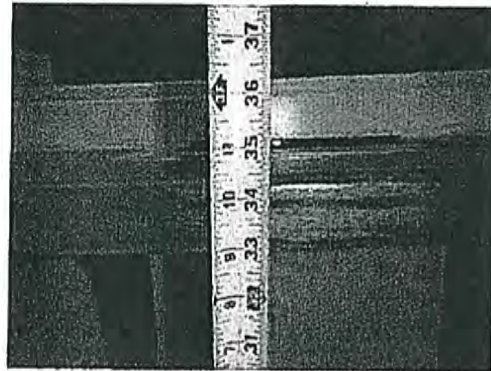
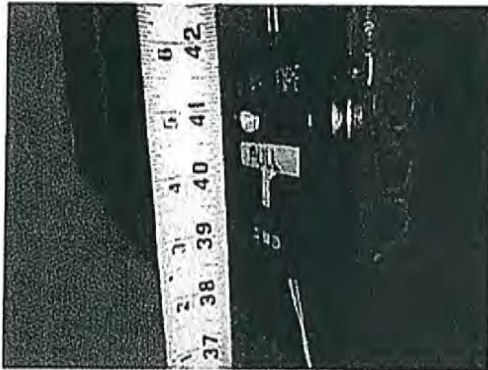
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INTERIOR ACCESSIBLE ROUTE

Pictures



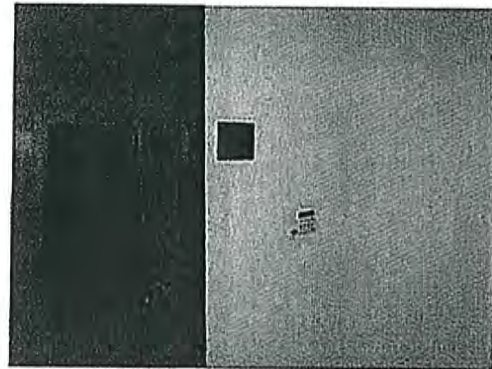
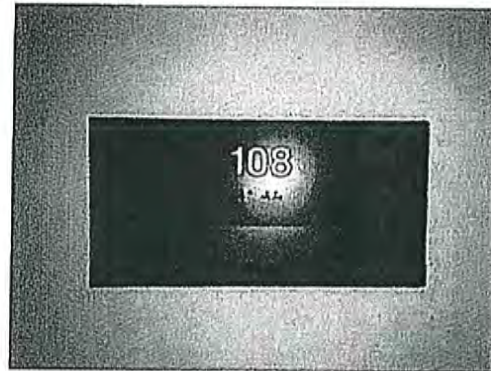
768 PLEASANT VALLEY RD
INTERIOR ACCESSIBLE ROUTE

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INTERIOR ACCESSIBLE ROUTE

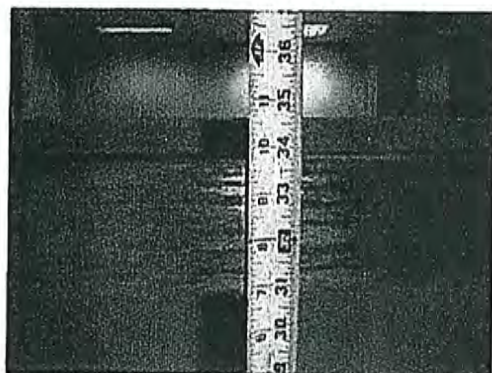
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INTERIOR ACCESSIBLE ROUTE

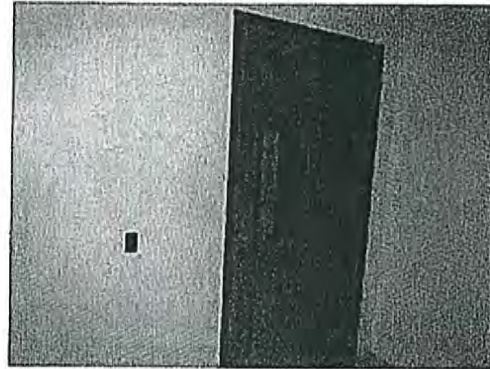
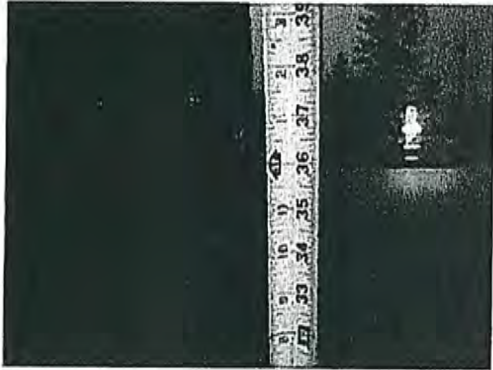
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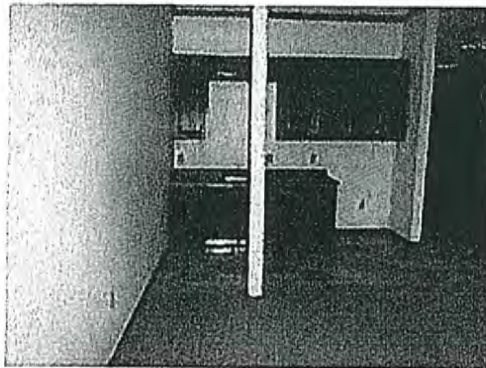
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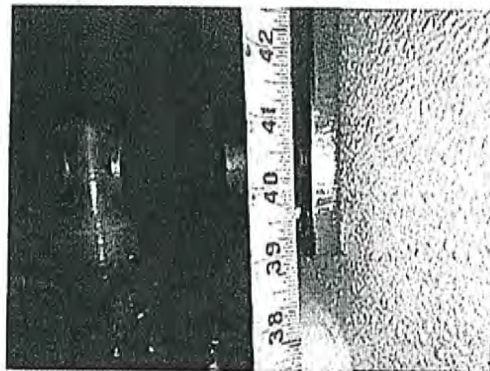
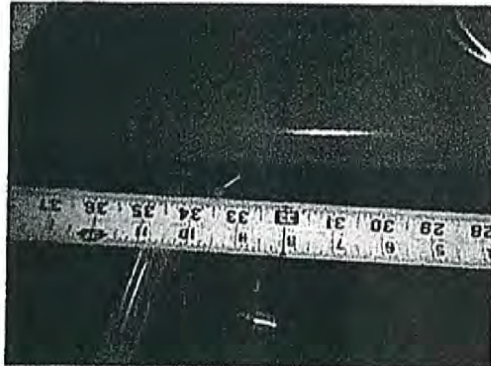
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768 PLEASANT VALLEY RD

INTERIOR ACCESSIBLE ROUTE

Pictures



768 PLEASANT VALLEY RD

SALES & SERVICE COUNTER/ WORK STATION COUNTER FIXED OR BUILT-IN SEATING, TABLES AND COUNTERS

Location Information: The upper level provides a conference room table, breakroom counter and reception counters. All are at the appropriate height and provide proper clear floor space.

Item No.	Fixed/Built-in Seating, Tables or Counters	Check	Technical Requirements ADA /// CBC Sections	As-built Dimensions or Survey Comments
12.1B	Height of surface or counter	Yes ☒ No ☐ N/A ☐	At reception, transaction, or security counters, is there a portion of the main counter at least 36" long and 28" to 34" high? 902.3 /// 1122B.4	
12.2B	Counter Knee Space	Yes ☒ No ☐ N/A ☐	Where seated service at counter is provided, is the knee space at least 27" high, 30" wide, and 19" deep? 902.2, 306.3.1, 2 & 5 /// 1122B.3, Fig 11B-13	
12.3B	Fixed/Built-in Seating, Tables or Counters	Yes ☒ No ☐ N/A ☐	At fixed or built-in seating, tables, or counters in public or common employee areas, are 5% (but not less than one) of the provided seating spaces wheelchair accessible and have a 30" by 48" clear space which overlaps an accessible route of travel? Where food or drink is served at counters exceeding 34" in height for consumption by customers seated or standing at the counter, is there a portion of the main counter 60" in length min? 226.1 /// 1104B.5.4, 1122B.4, 1114B.1.2	
Item No.	Sales & Service Counters/ Work Stations/ Teller Window/ Info Counter	Check	Technical Requirements ADA /// CBC Sections	As-built Dimensions or Survey Comments
12.4B	Counter Height	Yes ☐ No ☐ N/A ☒	At reception, transaction, or security counters, is there a portion of the main counter at least 36" long and no more than 34" high? 904.4.1, 902.3 /// 1122B.4	
12.5B	Sales & Service Counters, teller windows, information counters	Yes ☐ No ☐ N/A ☒	In department stores and miscellaneous retail stores[with or without cash registers] where counters are provided for distribution of goods and services to the public, does at least one of each type shall have a portion of the counter which is at least 36 inches (915 mm) in length with a maximum height of 34 inches (864 mm) above the finish floor and located on an accessible route complying with section 1114B.1.2? 904, 904, 904.2, 904.4.1 /// 1122B.5	
12.6B	Checkstands (check-out aisles) Grocery Store	Yes ☐ No ☐ N/A ☒	In new & existing construction, accessible check stands shall provide a min. clear checkout aisle width of 36" with a max. adjoining counter height not exceeding 38" AFF, and top of counter lip shall not exceed 40" AFF? 904.3, 904.4.1 /// 1110B.1.3	
12.7B	Checkstands & Check-out aisles	Yes ☐ No ☐ N/A ☒	Is the primary checkstand accessible, open to customers with disabilities at all times and displaying the International symbol of Accessibility at least 4" x 4" with white on blue background and shall state: "This check stand to be open at all times for customers with disabilities". /// 1110B.1.3, 1117B.5.8	
12.8B	Checkstands & Check-out aisles	Yes ☐ No ☐ N/A ☒	If there are between 5 & 8 check stands (of each design) available, is there at least 2 that are accessible? If there are between 9 & 15 check stands (of each design) available, is there at least 3 that are accessible? /// Table 11B-2	

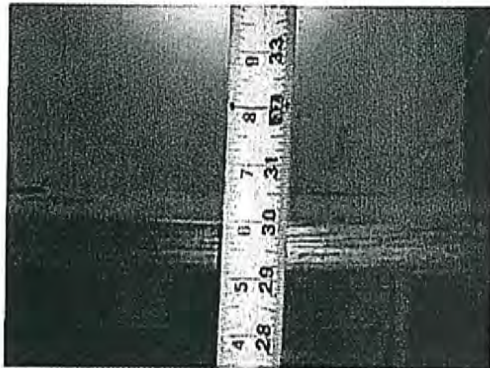
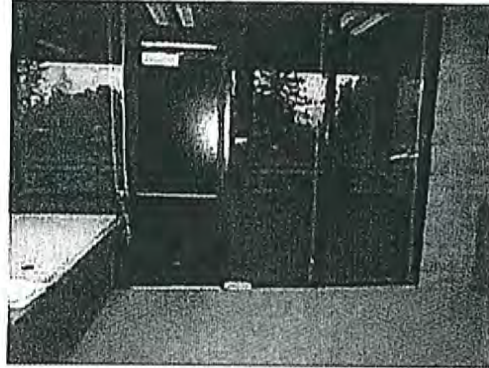
SCOPE: No action required.

10/9/12

768 PLEASANT VALLEY RD

SALES & SERVICE COUNTER/ WORK STATION COUNTER
FIXED OR BUILT-IN SEATING, TABLES AND COUNTERS

Pictures



768 PLEASANT VALLEY RD

TOILET FACILITIES

Location Information: Lower level provides an accessible unisex single accommodation restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☐ No ☒ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1	See below																												
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B2	Lacking signage																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstep on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" data-bbox="581 1350 1092 1539"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
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Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													
16.11	Door Operating Effort	Yes ☒ No ☐ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 Items 1, 2 & 3																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	Lacking
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☐ No ☒ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	Lacking
16.15	Mounting Location (48"-60")	Yes ☐ No ☒ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☐ No ☒ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	Lacking
16.17	Pictogram	Yes ☐ No ☒ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	
16.19	Raised and Braille Characters	Yes ☐ No ☒ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☐ No ☒ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.) 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	Maneuvering Space (WC to Lav)	Yes ☒ No ☐ N/A ☐	If there is another fixture alongside the toilet, is there a clear floor space at least 28" wide to allow for a side transfer? /// 1115B.4.1 item 1, Fig. 11B-1A	
16.42	WC not in Stalls	Yes ☒ No ☐ N/A ☐	If the WC is not in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.43	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.44	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.45	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.46	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.47	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	
16.48	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.49	Seat Cover Dispenser	Yes ☐ No ☒ N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	SCD 64" AFF
16.50	Grab Bars	Yes ☒ No ☐ N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets ; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 Items 3.1 & 3.2, Fig. 11B-1A	
16.51	Grab Bar Diameter	Yes ☒ No ☐ N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.52	Grab Bar Wall Clearance	Yes ☒ No ☐ N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.53	Grab Bar Clearance	Yes ☒ No ☐ N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.54	Hazards at Grab Bars	Yes ☒ No ☐ N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.55	Side Grab Bar	Yes ☒ No ☐ N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.56	Rear Grab Bar	Yes ☒ No ☐ N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.57	Urinals	Yes ☐ No ☐ N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.58	Flush Valve & Urinal Rim Height	Yes ☐ No ☐ N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 item 1	
16.59	Clear Floor Space at Urinal	Yes ☐ No ☐ N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.61	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1118B.4 item 2, Fig. 11B-5A(b)	
16.62	Lavatories	Yes ☒ No ☐ N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.63	Lavatory Rim Height	Yes ☒ No ☐ N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.64	Lavatory Apron Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.65	Lavatory Knee Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.66	Lavatory Wall Projection	Yes ☒ No ☐ N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.67	Clear Floor Space at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.68	Side Clearance at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.69	Lavatory Location	Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.70	Pipe Insulation at Lavatory	Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.71	Smooth Surfaces at Lavatory	Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.72	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.73	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.74	Mirrors	Yes ☐ No ☒ N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213,3,5 /// 1115B.8.1.1	40 ¾" AFF
16.75	Coat Hook	Yes ☐ No ☐ N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.76	Dispensers Operating Height	Yes ☐ No ☒ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	40 ½" (SD)
16.77	Floor Space at Dispensers	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.78	Dispenser Operation	Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.79	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.80	Electrical Plugs and Switches	Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.81	Alarm	Yes ☐ No ☐ N/A ☒	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

11/13/12

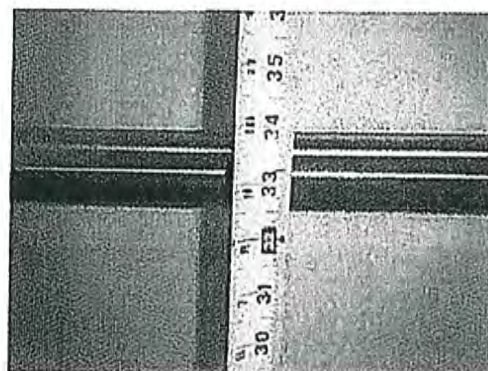
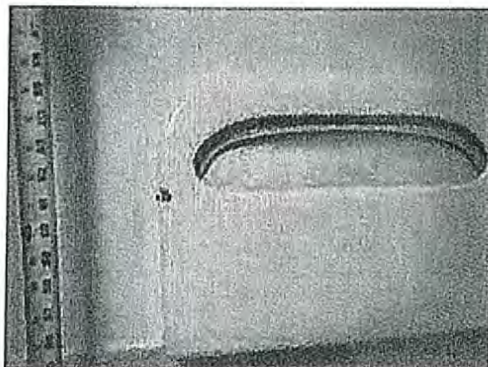
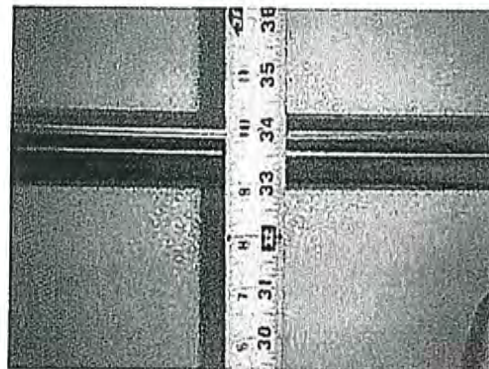
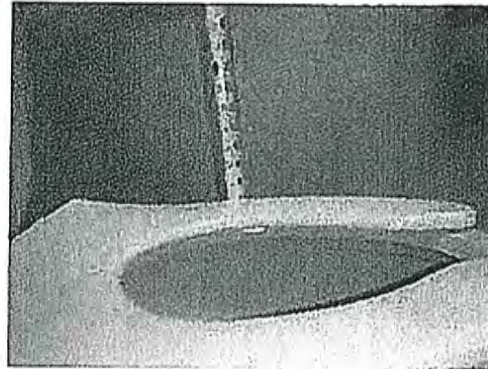
ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED**SCOPE:**

- Install new unisex door sign centered at 60" AFF.
- Install new unisex wall sign a minimum of 48" AFF to the baseline of the lowest line of braille and 60" AFF to the baseline of the highest line of raised characters.
- Relocate soap dispenser to provide 40" maximum AFF to highest operable part. Avoid locating above the grab bars or within maneuvering clear space and must be operable with one hand and does not require tight grasping, pinching or twisting.
- Lower mirrors to 40" maximum to viewable part of the glass.

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TOILET FACILITIES

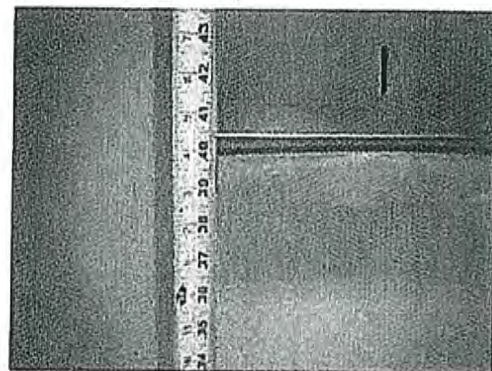
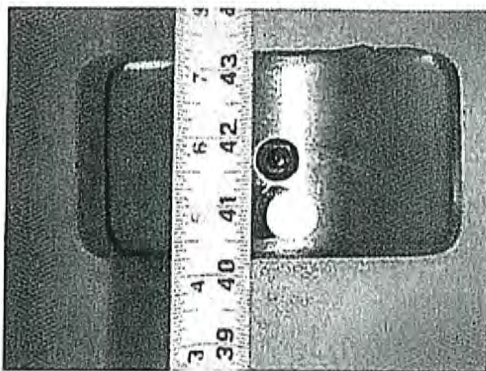
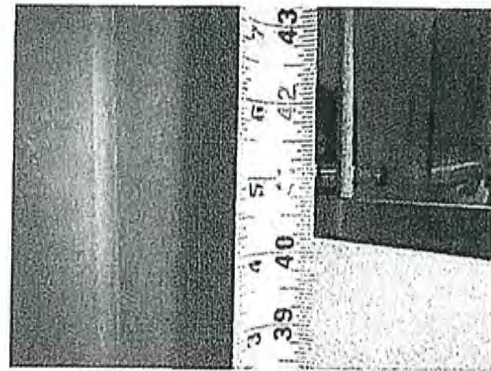
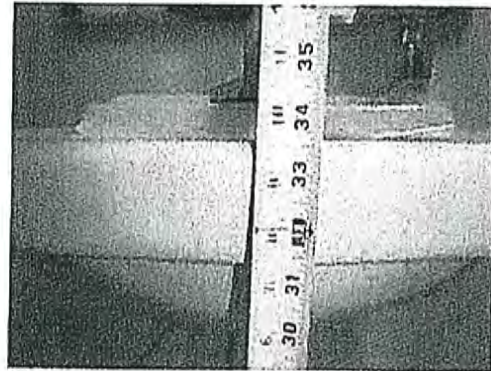
Pictures



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TOILET FACILITIES

Pictures



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TOILET FACILITIES

Location Information: Lower level provides an accessible unisex single restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☐ No ☒ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1																													
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2	Lacking signage, operating effort / sweep rate																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing not intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 18" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.11	Door Operating Effort	Yes ☒ No ☐ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 items 1, 2 & 3	
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	Lacking
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	Lacking
16.14	Room/Space Identification Signs	Yes ☐ No ☒ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	Lacking
16.15	Mounting Location (48"-60")	Yes ☐ No ☒ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	Lacking
16.16	Gender	Yes ☐ No ☒ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	Lacking
16.17	Pictogram	Yes ☐ No ☒ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	Lacking
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	Lacking
16.19	Raised and Braille Characters	Yes ☐ No ☒ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	Lacking
16.20	Character Size	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	Lacking
16.21	Upper Case	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	Lacking
16.22	Contrast	Yes ☐ No ☒ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	Lacking
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls- maneuvering space	Yes ☒ No ☐ N/A ☐	If the WC <u>is not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.44	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.45	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	
16.47	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☐	No ☒	N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	SCD 62" AFF
16.49	Grab Bars	Yes ☐	No ☒	N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	Lacking side 33 1/2", rear 33 1/2"
16.50	Grab Bar Diameter	Yes ☒	No ☐	N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒	No ☐	N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒	No ☐	N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒	No ☐	N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Side Grab Bar	Yes ☐	No ☒	N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	14" (<12")
16.55	Rear Grab Bar	Yes ☒	No ☐	N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐	No ☐	N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐	No ☐	N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 Item 1	
16.58	Clear Floor Space at Urinal	Yes ☐	No ☐	N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1115B.4 item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☒	No ☐	N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.62	Lavatory Rim Height	Yes ☒	No ☐	N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.63	Lavatory Apron Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.65	Lavatory Wall Projection	Yes ☒ No ☐ N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.67	Side Clearance at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☐ No ☒ N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3.5 /// 1115B.8.1.1	40 1/2" AFF
16.74	Coat Hook	Yes ☐ No ☐ N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☐ No ☒ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	40 1/2" (SD)
16.76	Floor Space at Dispensers	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.80	Alarm	Yes ☐ No ☐ N/A ☒	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

11/13/12

ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED**SCOPE:**

- Install new unisex door sign centered at 60" AFF.
- Install new unisex wall sign a minimum of 48" AFF to the baseline of the lowest line of braille and 60" AFF to the baseline of the highest line of raised characters.
- Relocate seat cover dispenser and soap dispenser to provide 40" maximum AFF to highest operable part. Avoid locating above the grab bars or within maneuvering clear space and must be operable with one hand and does not require tight grasping, pinching or twisting.
- Lower mirrors to 40" maximum to viewable part of the glass.

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TOILET FACILITIES

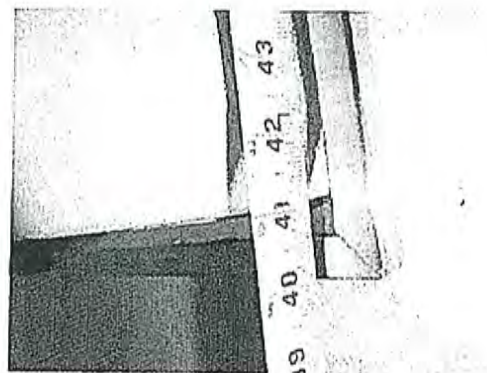
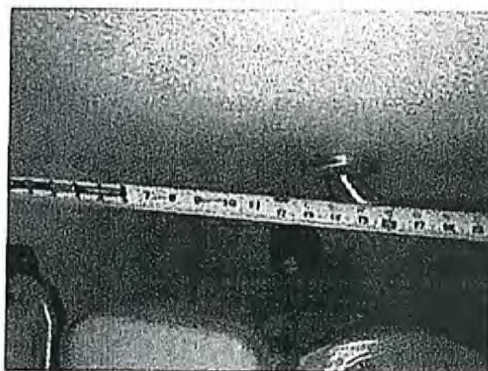
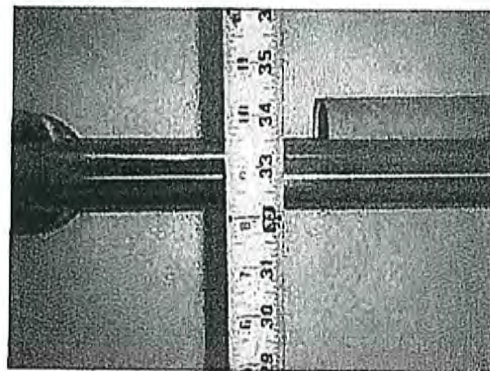
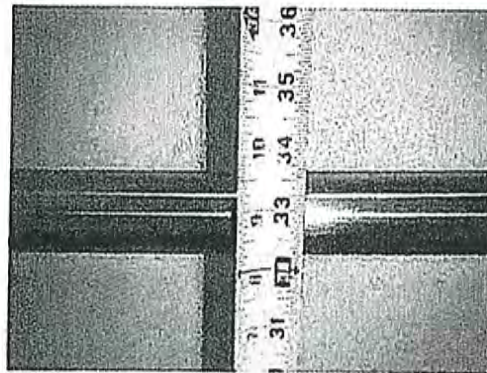
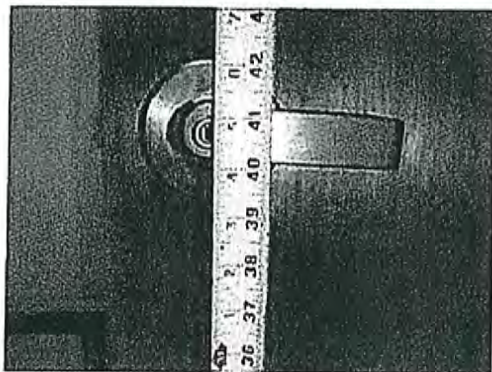
Pictures



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TOILET FACILITIES

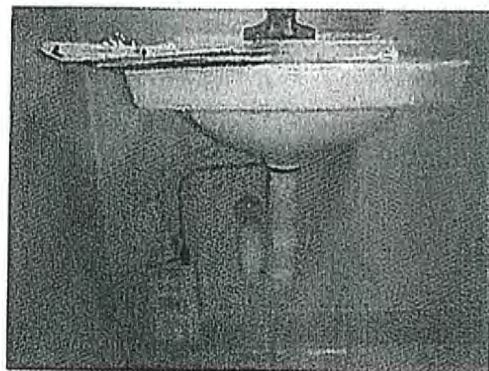
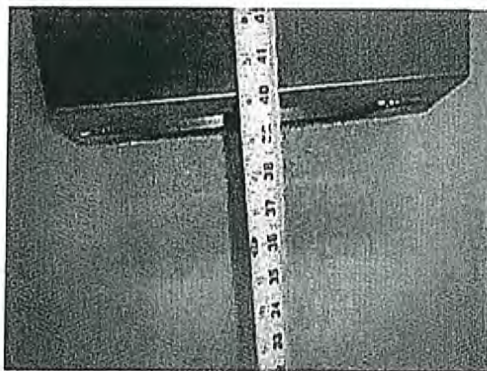
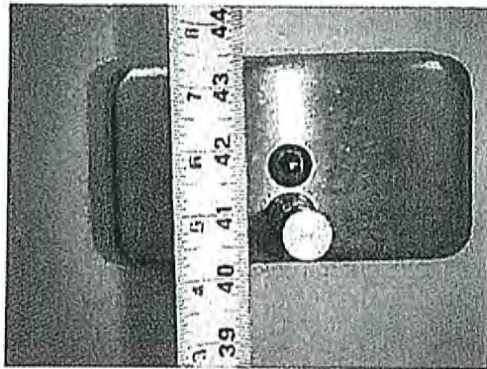
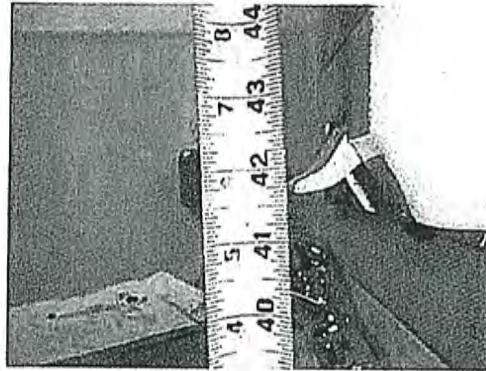
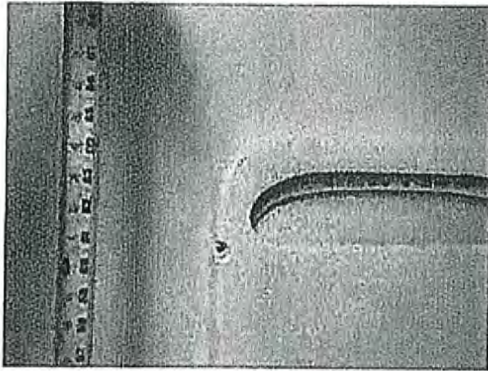
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TOILET FACILITIES

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TOILET FACILITIES

Location Information: Lower level provides an accessible unisex single accommodation restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☐ No ☒ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1	See below																												
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B2	Lacking signage, operating effort / sweep rate																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" data-bbox="592 1375 1112 1564"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
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Front	Push	D + 0" **	48"																													
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Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.11	Door Operating Effort	Yes ☒ No ☐ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 items 1, 2 & 3	
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☐ No ☒ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	
16.15	Mounting Location (48"-60")	Yes ☐ No ☒ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☐ No ☒ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	
16.17	Pictogram	Yes ☐ No ☒ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	
16.19	Raised and Braille Characters	Yes ☐ No ☒ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☐ No ☒ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☐ No ☒ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Yes ☐ No ☐ N/A ☒	If the WC is <u>not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.44	WC Flush Controls	Yes ☐ No ☒ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	Near side

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.45	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	
16.47	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☐	No ☒	N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	SCD 63" AFF
16.49	Grab Bars	Yes ☒	No ☐	N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets ; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	
16.50	Grab Bar Diameter	Yes ☒	No ☐	N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒	No ☐	N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒	No ☐	N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒	No ☐	N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Side Grab Bar	Yes ☒	No ☐	N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.55	Rear Grab Bar	Yes ☒	No ☐	N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐	No ☐	N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐	No ☐	N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 item 1	
16.58	Clear Floor Space at Urinal	Yes ☐	No ☐	N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1118B.4 Item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☒	No ☐	N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.62	Lavatory Rim Height	Yes ☒	No ☐	N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.63	Lavatory Apron Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.65	Lavatory Wall Projection	Yes ☒ No ☐ N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.67	Side Clearance at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☐ No ☒ N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR Is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3,5 /// 1115B.8.1.1	40 ½" AFF
16.74	Coat Hook	Yes ☐ No ☐ N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☐ No ☒ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	40 ½" (SD)
16.76	Floor Space at Dispensers	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.80	Alarm	Yes ☐ No ☐ N/A ☒	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

ITEMIZED LIST OF ACCESSIBEL UPGRADES REQUIRED

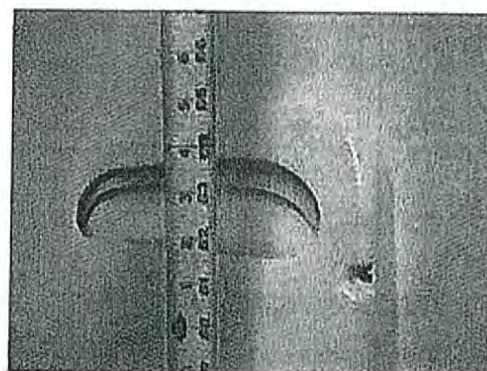
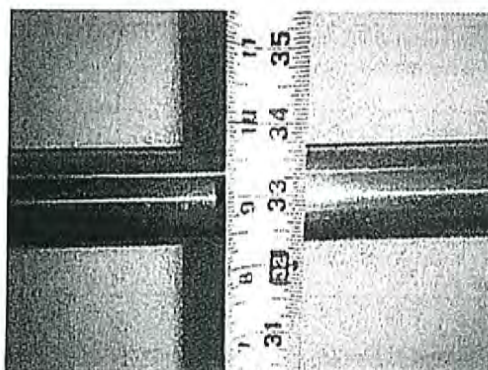
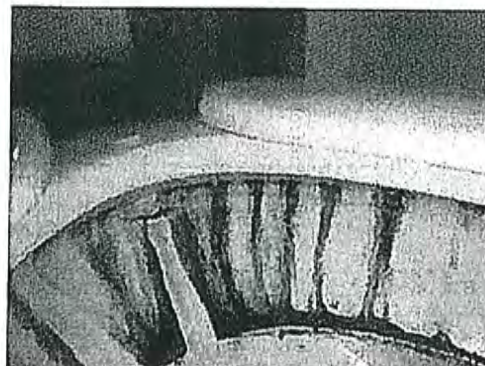
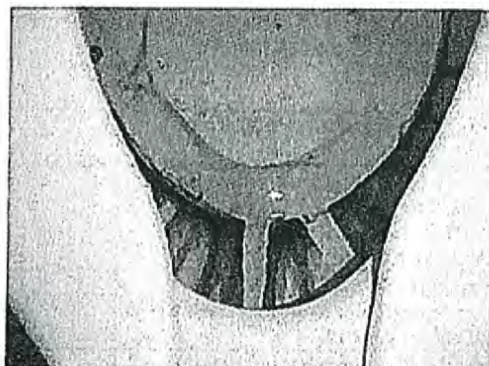
SCOPE:

- Adjust or install new closure to the entry doors to allow push & pull pounds of pressure to 5 lbs. maximum and a 3 seconds sweep maximum (70 degree opening to 3" from latch).
- Install new unisex door sign centered at 60" AFF.
- Install new unisex wall sign a minimum of 48" AFF to the baseline of the lowest line of braille and 60" AFF to the baseline of the highest line of raised characters.
- Install new water closet to allow flush control to be located on the wide side where clear space is provided. Note: the flush control must be operable with one hand and does not require tight grasping, pinching or twisting. It can be automatic.
- Relocate seat cover dispenser / soap dispenser to provide 40" maximum AFF to highest operable part. Avoid locating above the grab bars or within maneuvering clear space and must be operable with one hand and does not require tight grasping, pinching or twisting. Lower mirrors to 40" maximum to viewable part of the glass.

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TOILET FACILITIES

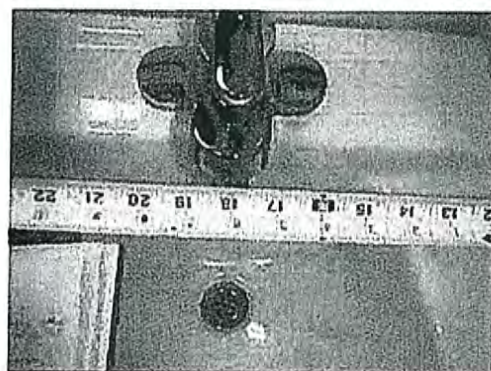
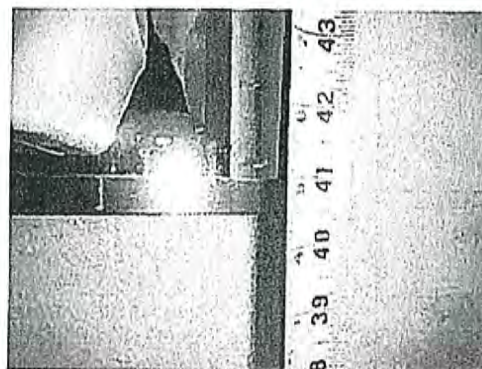
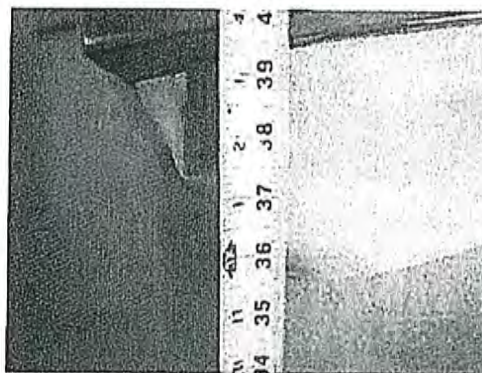
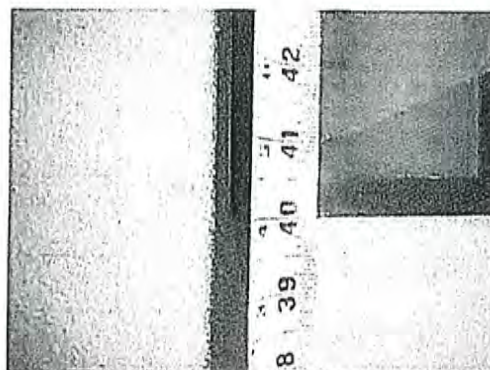
Pictures



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TOILET FACILITIES

Pictures



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TOILET FACILITIES

Location Information: Second floor provides an accessible unisex single accommodation restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☒ No ☐ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1																													
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☒ No ☐ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2																													
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" data-bbox="581 1348 1094 1535"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 18" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													
16.11	Door Operating Effort	Yes ☐ No ☒ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 Items 1, 2 & 3	10 lbs.																												

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.12	Identification Symbols (Door)	Yes ☒ No ☐ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	
16.13	Identification Symbols	Yes ☒ No ☐ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☒ No ☐ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	
16.15	Mounting Location (48"-60")	Yes ☒ No ☐ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☒ No ☐ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	
16.17	Pictogram	Yes ☒ No ☐ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☒ No ☐ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	
16.19	Raised and Braille Characters	Yes ☒ No ☐ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☒ No ☐ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Yes ☐ No ☐ N/A ☒	If the WC is <u>not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.44	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	
16.45	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.47	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☒ No ☐ N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	
16.49	Grab Bars	Yes ☒ No ☐ N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	
16.50	Grab Bar Diameter	Yes ☒ No ☐ N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒ No ☐ N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒ No ☐ N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒ No ☐ N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Slide Grab Bar	Yes ☒ No ☐ N/A ☐	Does the slide grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.55	Rear Grab Bar	Yes ☒ No ☐ N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐ No ☐ N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐ No ☐ N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 item 1	
16.58	Clear Floor Space at Urinal	Yes ☐ No ☐ N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1115B.4 item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☒ No ☐ N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.62	Lavatory Rim Height	Yes ☒ No ☐ N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.63	Lavatory Apron Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	
16.65	Lavatory Wall Projection	Yes ☒ No ☐ N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.67	Side Clearance at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☒ No ☐ N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3,5 /// 1115B.8.1.1	
16.74	Coat Hook	Yes ☐ No ☐ N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☒ No ☐ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	
16.76	Floor Space at Dispensers	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.80	Alarm	Yes ☒ No ☐ N/A ☐	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

11/13/12

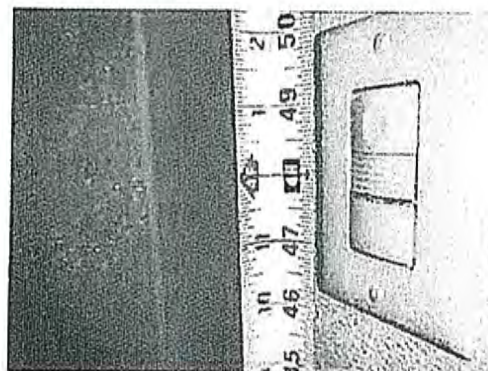
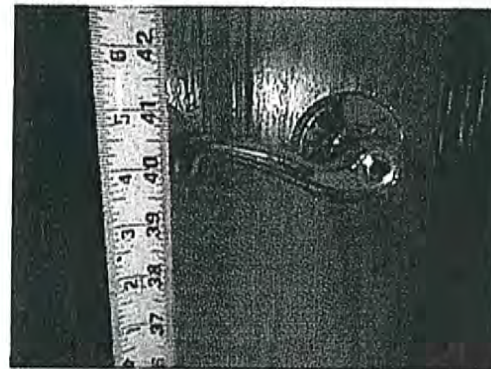
ITEMIZED LIST OF ACCESSIBEL UPGRADES REQUIRED**SCOPE:**

- Adjust to the entry doors to allow push & pull pounds of pressure to 5 lbs. maximum and a 3 second sweep maximum (70 degree opening to 3" from latch).

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TOILET FACILITIES

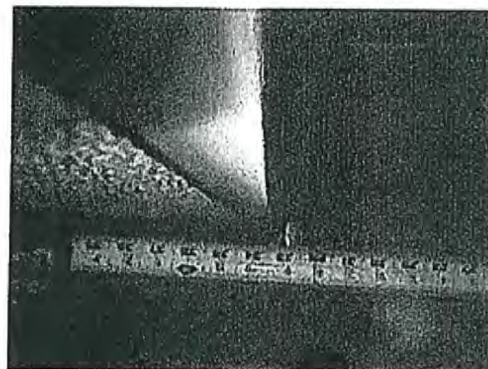
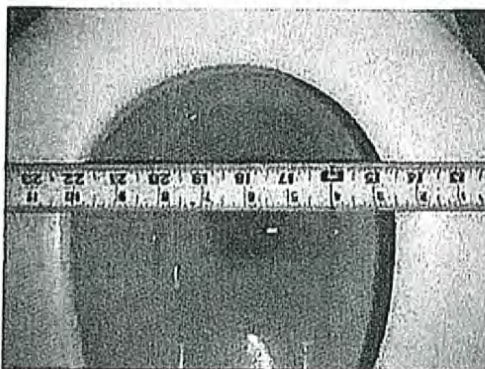
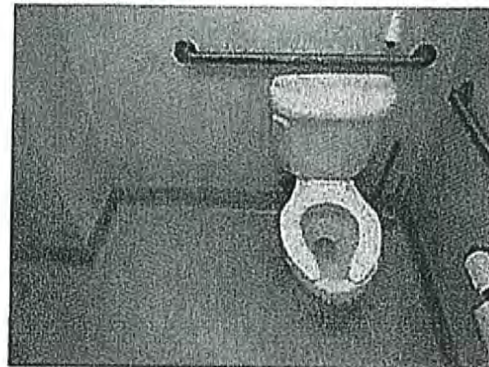
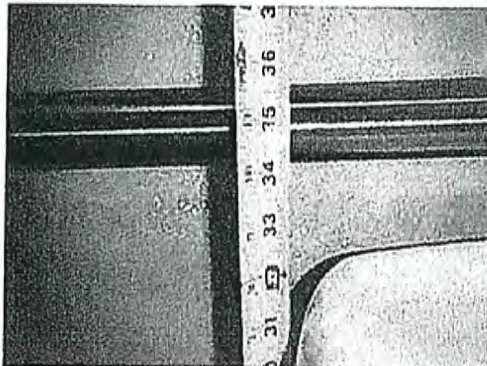
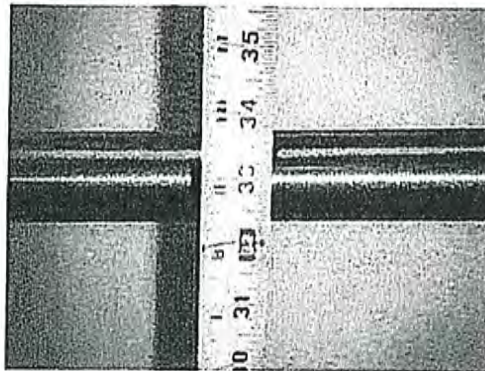
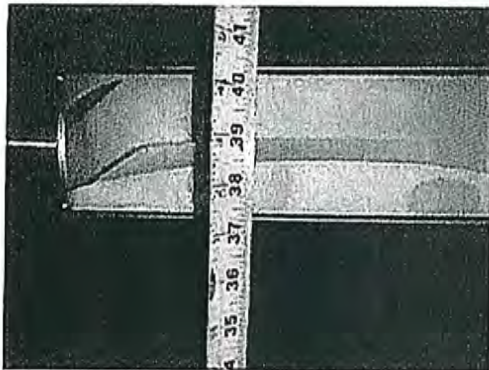
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TOILET FACILITIES

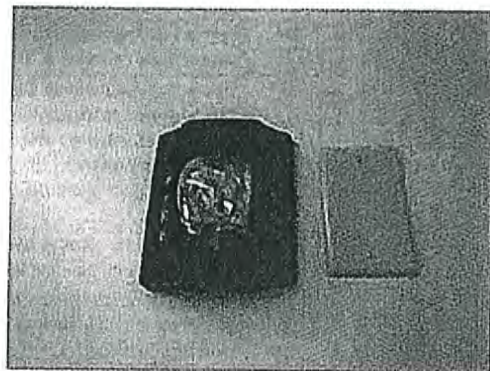
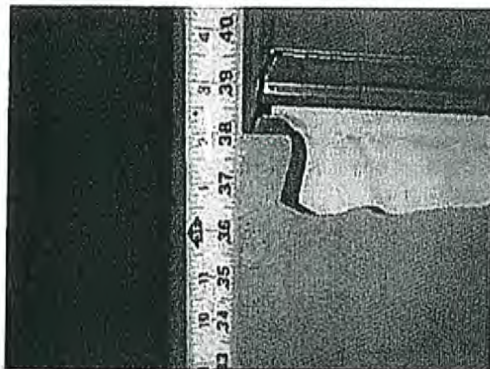
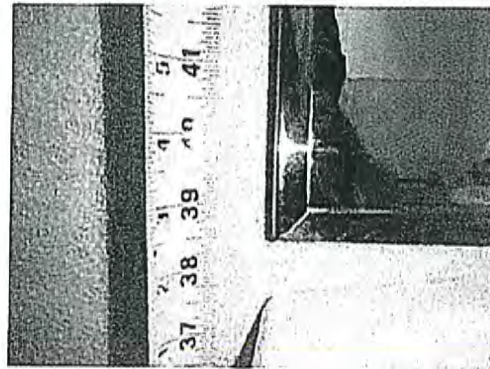
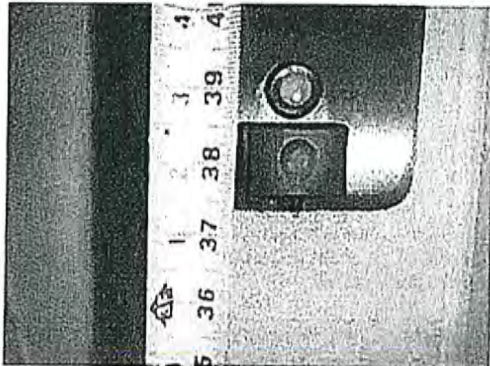
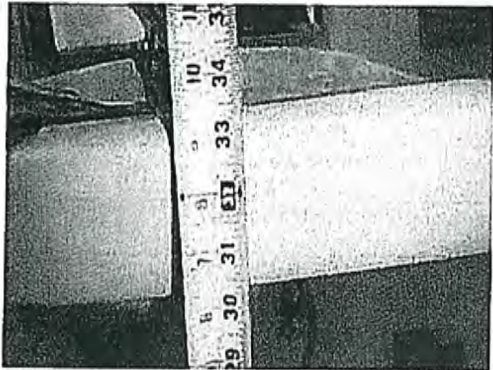
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TOILET FACILITIES

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DRINKING FOUNTAINS

Location Information: Second floor provides a hi-low unit.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Comments
5.1	Drinking Fountains	Yes ☒ No ☐ N/A ☐	Where there is only one drinking fountain area on a floor, is there one drinking fountain accessible to wheelchair users and one accessible to persons who have difficulty bending or stooping (e.g. 'hi-lo' drinking fountain)? 211.2 /// 1117B.1 item 1	
5.2	Drinking Fountains	Yes ☒ No ☐ N/A ☐	Where there is more than one drinking fountain on a floor, are 50% wheelchair accessible? 211.3 /// 1117B.1 item 1	
5.3	Accessible Route	Yes ☒ No ☐ N/A ☐	Is the accessible drinking fountain on an accessible route? 402 /// 1117B.1 item 1, 1118B.4 items 1, 2 & 3, 1124B.1	
5.4	Depth	Yes ☒ No ☐ N/A ☐	Is the drinking fountain a minimum of 15" from the vertical support to the spout? 602.5 ///	
5.5	Knee Space	Yes ☒ No ☐ N/A ☐	Is the knee clearance 11" deep min. at 9" AFF and 8" deep min. at 27" AFF taken from the front edge of the fountain back towards the wall or post, and 30" wide? 306.3.1 & .5 ///	
5.6	Toe Space	Yes ☒ No ☐ N/A ☐	Is the toe clearance at least 9" high and 17"-25" deep from the front edge of the fountain and a min. of 30" wide? 306.2.2 ///	
5.7	Clear Floor Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" by 48" providing a forward approach centered to the low unit (a side approach is not acceptable)? 305.3, 602.2 /// 1117B.1 item 2, Fig 11B-3B	
5.8	Protruding Objects	Yes ☒ No ☐ N/A ☐	If a wall-mounted drinking fountain has a leading edge between 27" and 80" from the floor, does it project less than 4 inches into the circulation path? 307.3 /// 1117B.1 item 3, Fig 11B-3B	
5.9	Operable parts or Controls	Yes ☒ No ☐ N/A ☐	Is the operable part activated by a manually operated system complying with section 1117B.6 item 4 that is front mounted or side mounted and located within 6" of the front edge of the fountain or an electronically controlled device? /// 1117B.1 item 4	
5.10	Operation	Yes ☒ No ☐ N/A ☐	Are the controls operable with one hand, and without tight grasping, pinching, or twisting of the wrist, and is the force to operate the controls no greater than 5 lbs? 309.4 /// 1117B.6 item 4	
5.11	Spout Height	Yes ☒ No ☐ N/A ☐	Is the bubbler outlet no higher than 36" above the floor and is the water flow at least 4" high? 602.4 & .6 ///	
5.12	Location	Yes ☒ No ☐ N/A ☐	Is the bubbler outlet located within 5" of the front of the unit? If the bubbler is located less than 3" from the front of the unit the angle of the water stream shall be 30 degrees max. If the bubbler is located between 3"-5" from the front of the unit the angle of the water stream shall be 15 degrees max. 602.6 ///	
5.13	Water Flow	Yes ☒ No ☐ N/A ☐	If the fountain has a round or oval bowl, is the water flow within 3" of the front edge of the fountain? 602.6 /// 1117B.1 item 5	
5.14	Other	Yes ☐ No ☐ N/A ☒	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

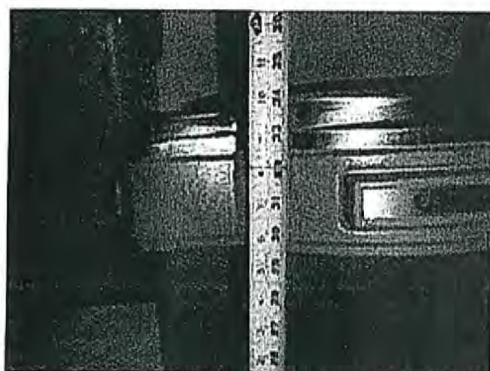
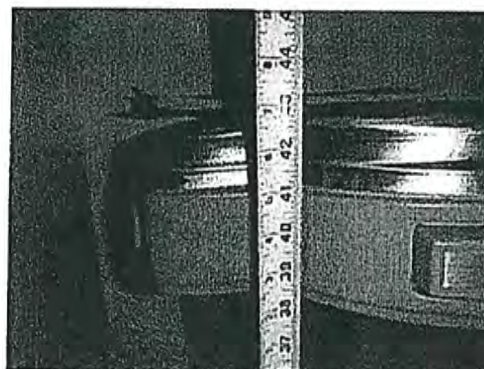
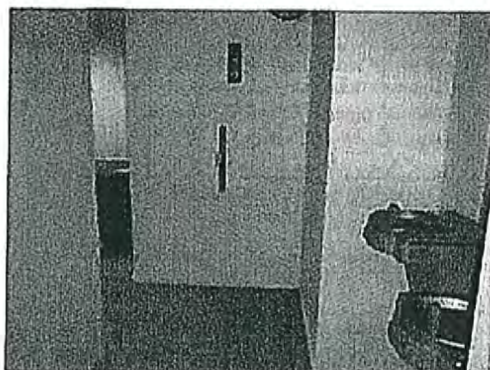
SCOPE: No action required.

8/20/12

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DRINKING FOUNTAINS

Pictures



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TOILET FACILITIES

Location Information: Second floor near tele/computer room provides an accessible unisex single accommodation restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☒ No ☐ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1																													
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2	Lacking signage, operating effort / sweep rate																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" data-bbox="581 1373 1094 1562"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 18" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.11	Door Operating Effort	Yes ☐ No ☒ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 items 1, 2 & 3	9 lbs.
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	Lacking
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☒ No ☐ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	
16.15	Mounting Location (48"-60")	Yes ☒ No ☐ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☒ No ☐ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	
16.17	Pictogram	Yes ☒ No ☐ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	Lacking
16.19	Raised and Braille Characters	Yes ☒ No ☐ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☒ No ☐ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 Item 1, 1115B.3.2 Item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☒ No ☐ N/A ☐	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Yes ☐ No ☐ N/A ☒	If the WC is <u>not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.44	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.45	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	
16.47	Toilet Paper Dispenser	Yes ☒	No ☐	N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☒	No ☐	N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	
16.49	Grab Bars	Yes ☒	No ☐	N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	
16.50	Grab Bar Diameter	Yes ☒	No ☐	N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒	No ☐	N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒	No ☐	N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒	No ☐	N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Side Grab Bar	Yes ☒	No ☐	N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.55	Rear Grab Bar	Yes ☒	No ☐	N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐	No ☐	N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐	No ☐	N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) ///1115B.4.2 item 1	
16.58	Clear Floor Space at Urinal	Yes ☐	No ☐	N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐	No ☐	N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1118B.4 item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☒	No ☐	N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.62	Lavatory Rim Height	Yes ☒	No ☐	N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.63	Lavatory Apron Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒	No ☐	N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.65	Lavatory Wall Projection	Yes ☒	No ☐	N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒	No ☐	N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.67	Side Clearance at Lavatory	Yes ☒	No ☐	N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒	No ☐	N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒	No ☐	N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒	No ☐	N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒	No ☐	N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☒	No ☐	N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☒	No ☐	N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3.5 /// 1115B.8.1.1	
16.74	Coat Hook	Yes ☐	No ☐	N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☒	No ☐	N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	
16.76	Floor Space at Dispensers	Yes ☒	No ☐	N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒	No ☐	N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒	No ☐	N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒	No ☐	N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.80	Alarm	Yes ☒	No ☐	N/A ☐	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

11/13/12

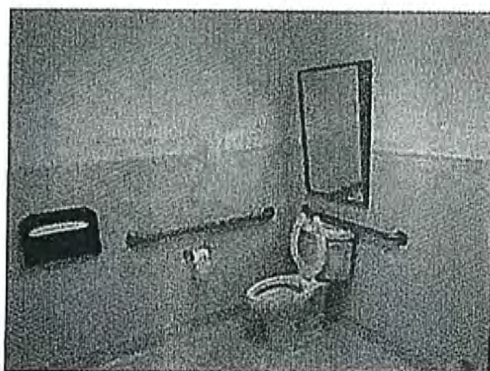
ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED**SCOPE:**

- Adjust closure to the entry doors to allow push & pull pounds of pressure to 5 bls. Maximum and a 3 second sweep maximum (70 degree opening to 3" from latch).
- Install new unisex door sign at 60" AFF to centerline of sign
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TOILET FACILITIES

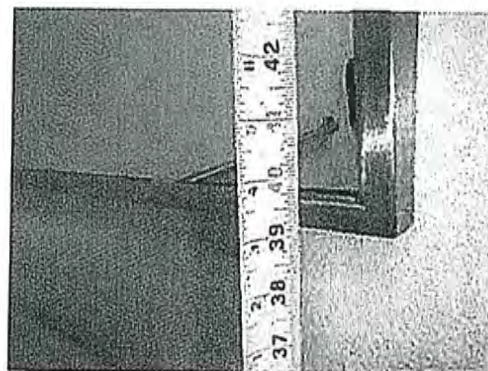
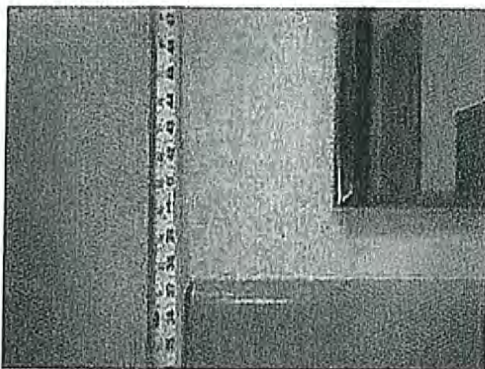
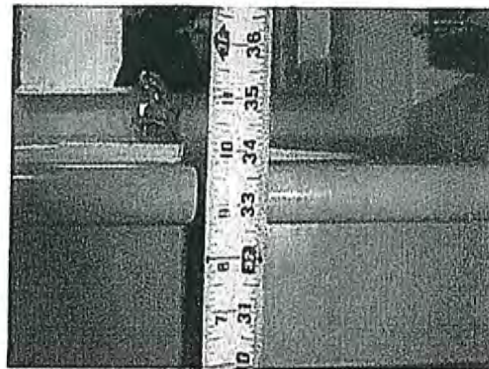
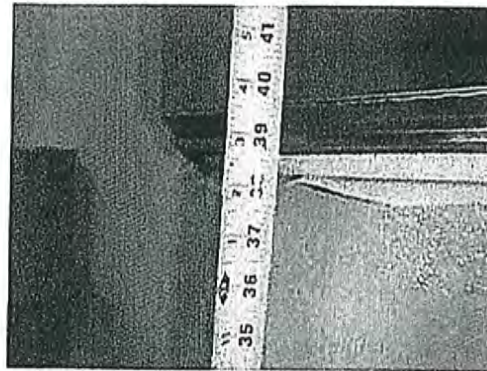
Pictures



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TOILET FACILITIES

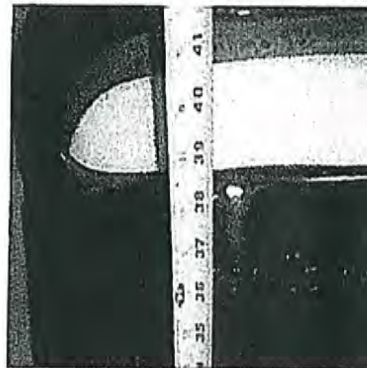
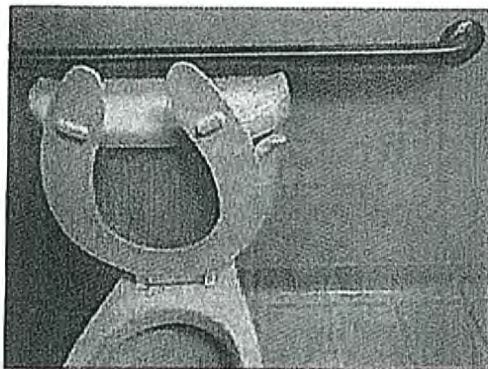
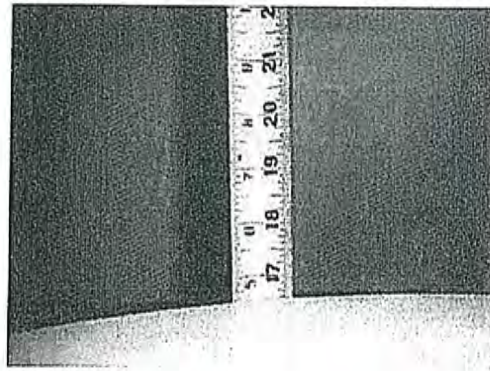
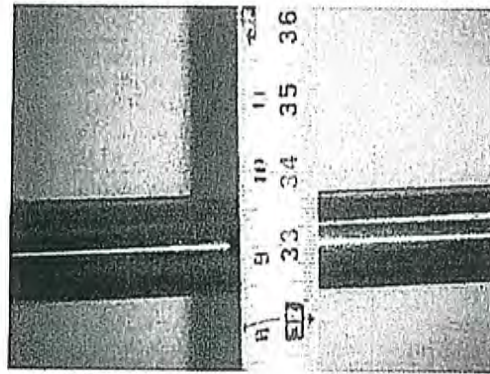
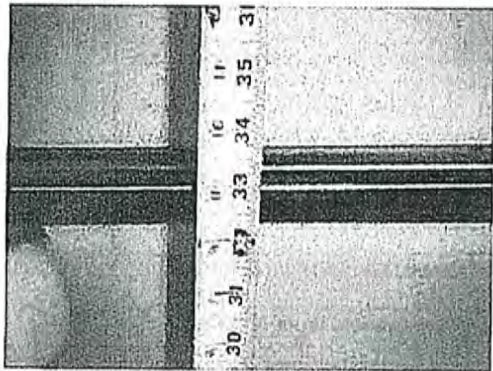
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TOILET FACILITIES

Location Information: Second floor provides an accessible unisex single accommodation restroom. This restroom is provided along the common interior accessible route.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☐ No ☒ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1	See below																												
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2	Lackign signage, operating effort / sweep rate																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" data-bbox="584 1375 1096 1564"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 18" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.11	Door Operating Effort	Yes ☐ No ☒ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 items 1, 2 & 3	11 lbs.
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☐ No ☒ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	Lacking
16.15	Mounting Location (48"-60")	Yes ☒ No ☐ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☒ No ☐ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	
16.17	Pictogram	Yes ☒ No ☐ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	Lacking
16.19	Raised and Braille Characters	Yes ☒ No ☐ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☒ No ☐ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 item 1, 1115B.3.2 item 1	
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Yes ☒ No ☐ N/A ☐	If the WC is <u>not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☐ No ☒ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	Children's toilet 15" AFF
16.44	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.45	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	
16.47	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☒ No ☐ N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	
16.49	Grab Bars	Yes ☐ No ☒ N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets ; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	Lacking Side 33 1/2" Rear 33 1/2"
16.50	Grab Bar Diameter	Yes ☒ No ☐ N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒ No ☐ N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒ No ☐ N/A ☐	Are any dispensers located so that they <u>do not</u> obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒ No ☐ N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Side Grab Bar	Yes ☒ No ☐ N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.55	Rear Grab Bar	Yes ☐ No ☐ N/A ☒	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐ No ☐ N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐ No ☐ N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) ///1115B.4.2 item 1	
16.58	Clear Floor Space at Urinal	Yes ☐ No ☐ N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1115B.4 item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☐ No ☒ N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	Clearances
16.62	Lavatory Rim Height	Yes ☐ No ☒ N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	34 1/2" AFF
16.63	Lavatory Apron Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.65	Lavatory Wall Projection	Yes ☒	No ☐	N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒	No ☐	N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.67	Side Clearance at Lavatory	Yes ☒	No ☐	N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒	No ☐	N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒	No ☐	N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒	No ☐	N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒	No ☐	N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☐	No ☐	N/A ☒	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☐	No ☒	N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3.5 /// 1115B.8.1.1	41" AFF
16.74	Coat Hook	Yes ☐	No ☐	N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☐	No ☒	N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	41" (SD)
16.76	Floor Space at Dispensers	Yes ☒	No ☐	N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒	No ☐	N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒	No ☐	N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒	No ☐	N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 Item 5.2, 1117B.6 Item 5.1	
16.80	Alarm	Yes ☒	No ☐	N/A ☐	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED

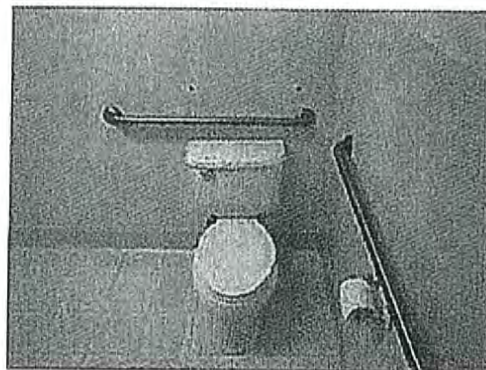
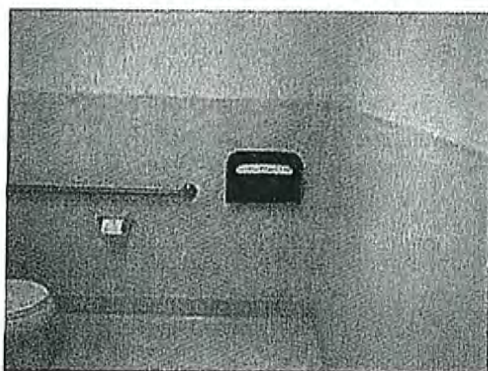
SCOPE:

- Adjust closure to the entry doors to allow push & pull pounds of pressure to 5 lbs. maximum and a 3 seconds sweep maximum (70 degree opening to 3" from latch).
- Install new unisex door sign centered at 60" AFF.
- Install new unisex wall sign a minimum of 48" AFF to the baseline of the lowest line of braille and 60" AFF to the baseline of the highest line of raised characters.
- Shift sink to allow proper clearances (Rim 34" maximum AFF, apron 29" minimum AFF).
- Relocate side grab bar to 33" centered AFF, minimum 54" and maximum 12" from the rear wall. (Note: 48" grab bar can be utilized to achieve minimum and maximum requirements).
- Relocate rear grab bar to 33" centered AFF and to extend 12" minimum and 24" minimum from centerline of water closet.

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TOILET FACILITIES

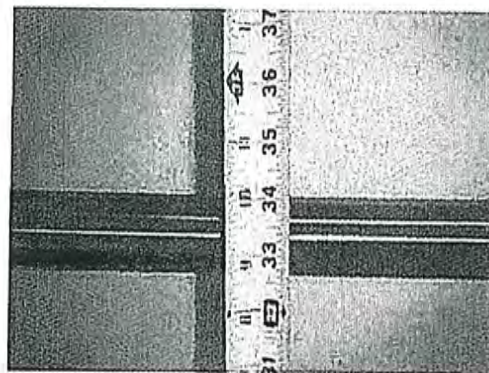
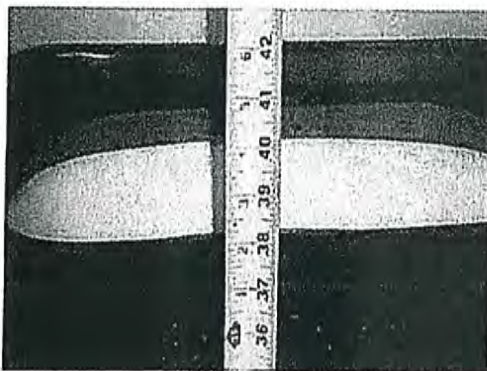
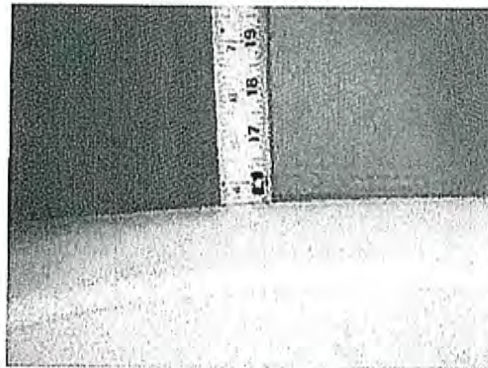
Pictures



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TOILET FACILITIES

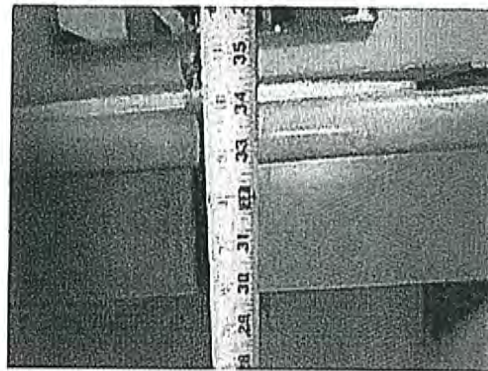
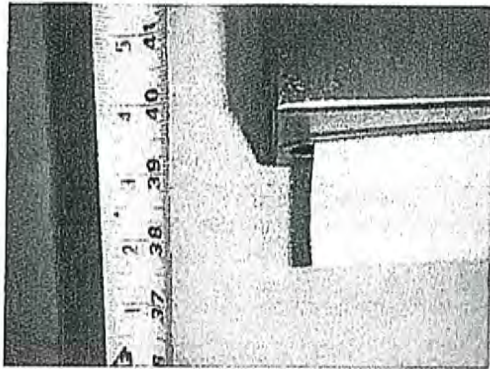
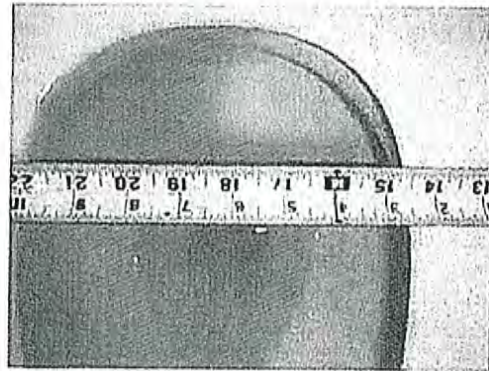
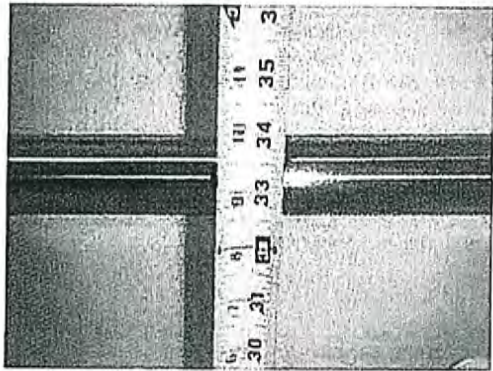
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TOILET FACILITIES

Pictures



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TOILET FACILITIES

Location Information: East end upper level, second floor provides a single accommodation unisex restroom.

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.1	Toilet Rooms	Yes ☐ No ☒ N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1	See below																												
16.2	Gender Separate Toilet Rooms	Yes ☐ No ☐ N/A ☒	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1																													
16.3	Unisex Toilet Rooms	Yes ☒ No ☐ N/A ☐	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1																													
16.4	Accessible Route of Travel	Yes ☒ No ☐ N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1																													
16.5	Fixtures	Yes ☒ No ☐ N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1																													
16.6	Entry Doors	Yes ☐ No ☒ N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2	Lacking signage, operating effort / sweep rate																												
16.7	Clear Door Opening	Yes ☒ No ☐ N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstep on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1																													
16.8	Door Swing	Yes ☒ No ☐ N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5																													
16.9	Door Maneuvering Space	Yes ☒ No ☐ N/A ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1" style="margin: 10px auto; width: 80%;"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
Approach	Side	Width	Depth																													
Front	Pull	D + 18" *	60"																													
Front	Push	D + 0" **	48"																													
Latch	Pull	D + 24"	60"																													
Latch	Push	D + 24"	44" ***																													
Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes ☒ No ☐ N/A ☐	Are all handles, locks, and latches or other operative devices operable with one hand? 404.2.7, 309.4 /// 1133B.2.5.2																													
16.11	Door Operating Effort	Yes ☐ No ☒ N/A ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). 309.4 /// 1133B.2.5 items 1, 2 & 3	11 lbs.																												

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.12	Identification Symbols (Door)	Yes ☐ No ☒ N/A ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6	
16.13	Identification Symbols	Yes ☐ No ☒ N/A ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? /// 1115B.6	
16.14	Room/Space Identification Signs	Yes ☐ No ☒ N/A ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6	
16.15	Mounting Location (48"-60")	Yes ☒ No ☐ N/A ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7	
16.16	Gender	Yes ☒ No ☐ N/A ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2	
16.17	Pictogram	Yes ☒ No ☐ N/A ☐	Is there a gender pictogram provided directly above the raised letters? 703.6.1, 216.8 /// 1117B.5.5 item 3	
16.18	ISA	Yes ☐ No ☒ N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1	
16.19	Raised and Braille Characters	Yes ☒ No ☐ N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6	
16.20	Character Size	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2.1 & 703.2.5 /// 1117B.5.5 item 2	
16.21	Upper Case	Yes ☒ No ☐ N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1	
16.22	Contrast	Yes ☒ No ☐ N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2	
16.23	Approach	Yes ☒ No ☐ N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? /// 1117B.5.7	
16.24	Floor Surface	Yes ☒ No ☐ N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1	
16.25	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.) 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 Item 1, 1115B.3.2 Item 1, Fig 11B-12(a) & (b)	
16.26	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)	
16.27	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3	
16.28	Additional Maneuvering Space	Yes ☒ No ☐ N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". /// 1115B.3.1 Item 1, 1115B.3.2 item 1	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.29	Maneuvering Space	Yes ☒ No ☐ N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1	
16.30	Stall Door Width	Yes ☐ No ☐ N/A ☒	In front entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 404.2.3 /// 1115B.3.1 item 4.4	
16.31	Stall Door Width	Yes ☐ No ☐ N/A ☒	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Yes ☐ No ☐ N/A ☒	Does the stall door have U-pulls on both sides mounted below a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Yes ☐ No ☐ N/A ☒	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (swings-out)	Yes ☐ No ☐ N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Yes ☐ No ☐ N/A ☒	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Yes ☐ No ☐ N/A ☒	If the stall has side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of this maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuvering Space (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? /// 1115B.3.1 item 4.3	
16.40	Stall Door Location (End entry)	Yes ☐ No ☐ N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Yes ☒ No ☐ N/A ☐	If the WC <u>is not</u> in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Yes ☒ No ☐ N/A ☐	Is the centerline of the WC 16"-18" from the near wall or partition? /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Yes ☒ No ☐ N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.4 /// 1115B.4.1 item 4	
16.44	WC Flush Controls	Yes ☒ No ☐ N/A ☐	Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.6, 309.2, 309.4 /// 1115B.4.1 item 5	
16.45	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
16.46	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Is the toilet paper dispenser mounted below the side grab bar? /// 1115B.8.4	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.47	Toilet Paper Dispenser	Yes ☒ No ☐ N/A ☐	Does the toilet paper dispenser allow continuous paper delivery? 604.7 /// 1115B.8.4	
16.48	Seat Cover Dispenser	Yes ☒ No ☐ N/A ☐	Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? /// 1115B.8.3	
16.49	Grab Bars	Yes ☒ No ☐ N/A ☐	Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets ; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	
16.50	Grab Bar Diameter	Yes ☒ No ☐ N/A ☐	Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? /// 1115B.7.1	
16.51	Grab Bar Wall Clearance	Yes ☒ No ☐ N/A ☐	Is the space between the grab bar and the wall exactly 1-1/2 inches? /// 1115B.7.1	
16.52	Grab Bar Clearance	Yes ☒ No ☐ N/A ☐	Are any dispensers located so that they do not obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 ///	
16.53	Hazards at Grab Bars	Yes ☒ No ☐ N/A ☐	Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
16.54	Side Grab Bar	Yes ☒ No ☐ N/A ☐	Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
16.55	Rear Grab Bar	Yes ☒ No ☐ N/A ☐	Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
16.56	Urinals	Yes ☐ No ☐ N/A ☒	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.57	Flush Valve & Urinal Rim Height	Yes ☐ No ☐ N/A ☒	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 item 1	
16.58	Clear Floor Space at Urinal	Yes ☐ No ☐ N/A ☒	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.59	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? /// 1115B.4.2 item 3	
16.60	Width Between Screens at Urinal	Yes ☐ No ☐ N/A ☒	If urinal screens are provided and they extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? 605.3 /// 1115B.4 item 2, Fig. 11B-5A(b)	
16.61	Lavatories	Yes ☒ No ☐ N/A ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.62	Lavatory Rim Height	Yes ☒ No ☐ N/A ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.63	Lavatory Apron Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.64	Lavatory Knee Clearance	Yes ☒ No ☐ N/A ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306 /// 1115B.4.3 item 2, Fig 11B-1D	
16.65	Lavatory Wall Projection	Yes ☒ No ☐ N/A ☐	Does the front edge of the lavatory project at least 17" from the wall? /// 1115B.4.3 item 2	
16.66	Clear Floor Space at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.67	Side Clearance at Lavatory	Yes ☒ No ☐ N/A ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? /// 1115B.4.3 item 2	
16.68	Lavatory Location	Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.69	Pipe Insulation at Lavatory	Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.70	Smooth Surfaces at Lavatory	Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.71	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.72	Faucet Operation at Lavatory	Yes ☒ No ☐ N/A ☐	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.73	Mirrors	Yes ☒ No ☐ N/A ☐	Where mirrors are provided above lavatories or countertops is the reflecting edge no higher than 40" AFF OR is a mirror not located above lavatories or countertops installed with it's reflecting edge no higher than 35" AFF? 603.3, 213.3, 5 /// 1115B.8.1.1	
16.74	Coat Hook	Yes ☐ No ☐ N/A ☒	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	
16.75	Dispensers Operating Height	Yes ☒ No ☐ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) /// 1115B.8.3	
16.76	Floor Space at Dispensers	Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.77	Dispenser Operation	Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.78	Head room	Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.79	Electrical Plugs and Switches	Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.80	Alarm	Yes ☐ No ☐ N/A ☒	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? /// 907.9.1, 907.9.2, 1114B.2.2	

11/13/12

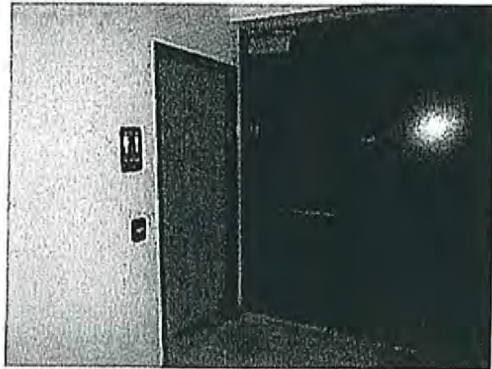
ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED SCOPE:

- Adjust closure to the entry doors to allow push & pull pounds of pressure to 5 lbs. maximum and a 3 second sweep maximum (70 degree opening to 3" from latch).
- Install new unisex door sign centered at 60" AFF.
- Install new unisex wall sign a minimum of 48" AFF to the baseline of the lowest line of braille and 60" AFF to the baseline of the highest line of raised characters.

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TOILET FACILITIES

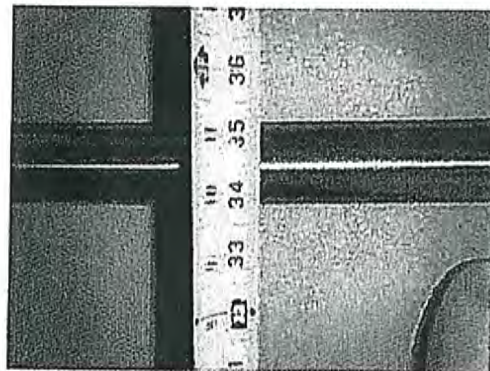
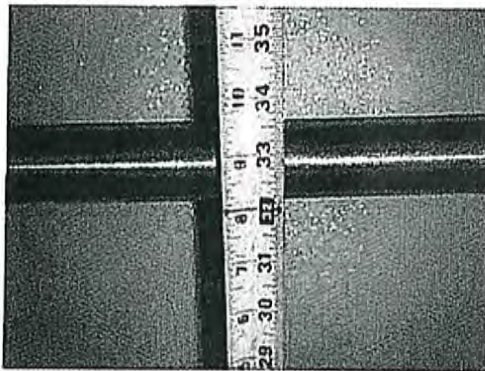
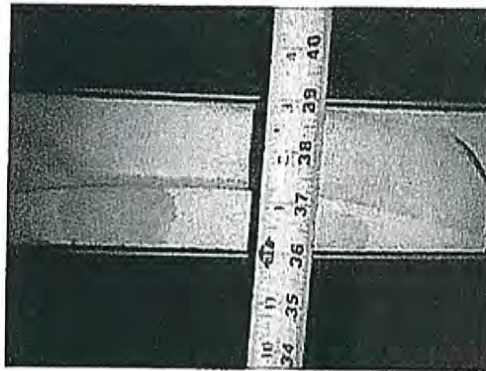
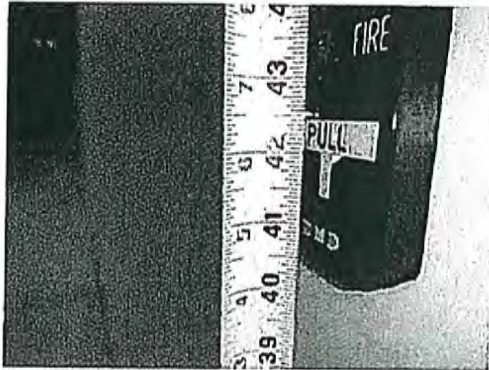
Pictures



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TOILET FACILITIES

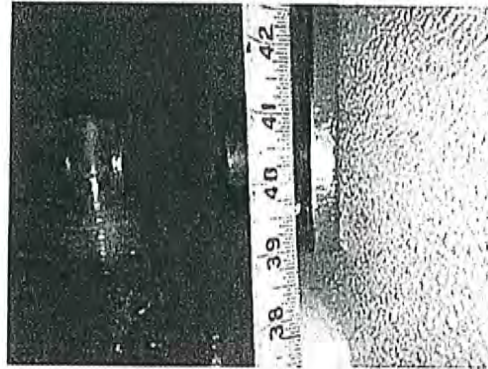
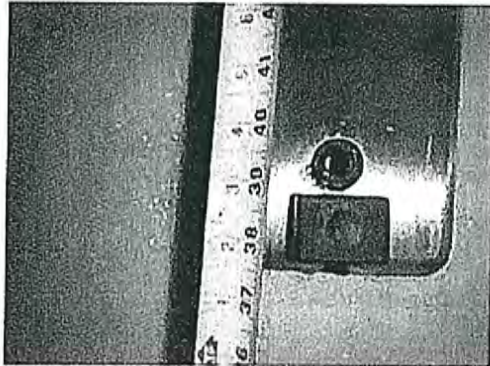
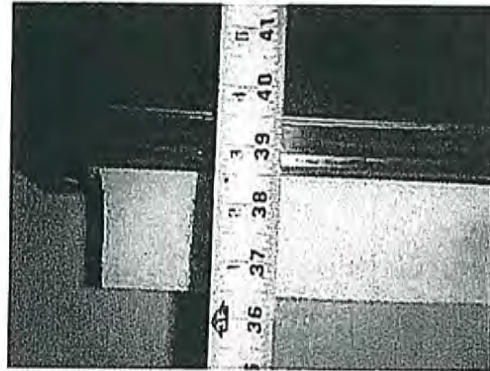
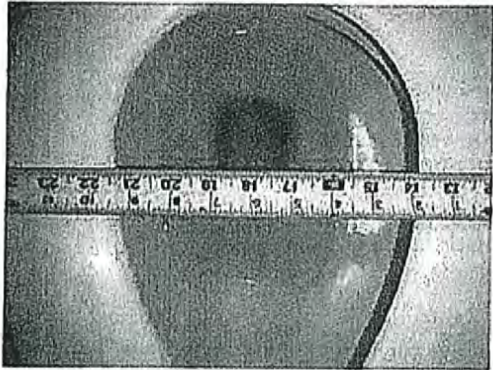
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TOILET FACILITIES

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TOILET FACILITIES – Men's and Women's

Location Information: Second floor provides accessible men's and women's multi-accommodation restrooms. These restrooms are provided along the common interior accessible route.

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments	
16.1	Toilet Rooms	Men's:	Yes ☐	No ☒	N/A ☐	If toilet rooms are provided, does each public and common use toilet room comply with the requirements below? (A common use toilet room is used for a restricted group of people such as occupants of a building or employees of a company.) 213.2 /// 1115B.1	See below
16.2	Gender Separate Toilet Rooms	Men's:	Yes ☒	No ☐	N/A ☐	Where separate facilities are provided for persons of each sex, are these facilities accessible? 213.1 /// 1115B.1.1	
16.3	Unisex Toilet Rooms	Men's:	Yes ☐	No ☐	N/A ☒	Where unisex facilities are provided are these facilities accessible? 213.1 /// 1115B.1.1	
16.4	Accessible Route of Travel	Men's:	Yes ☒	No ☐	N/A ☐	Is the toilet room located on an accessible route of travel? 213.1 /// 1115B.1	
16.5	Fixtures	Men's:	Yes ☒	No ☐	N/A ☐	If provided, are each of the following accessible fixtures and controls located on an accessible route within the toilet room? - Water closet (WC) - Lavatory - Urinal - Controls, Dispensers, and Mirrors 213.3 /// 1115B.1	
16.6	Entry Doors	Men's:	Yes ☐	No ☒	N/A ☐	Does the door comply with the requirements below? 404.2.3 /// 1115B.5, 1133B.2	M/W operating effort / sweep rate
16.7	Clear Door Opening	Men's:	Yes ☒	No ☐	N/A ☐	When the door is open 90 degrees, is there a clear opening width at least 32" measured between the face of the door and the doorstop on the latch side? 404.2.3 /// 1133B.2.2, 1133B.1.1.1.1	
16.8	Door Swing	Men's:	Yes ☒	No ☐	N/A ☐	Does the door swing <u>not</u> intrude into the clear floor space at any fixture? 603.2.3 /// 1115B.5	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments																												
16.9	Door Maneuvering Space	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	If the door is not automatic or power assisted, does it have maneuvering space relative to the direction of approach as shown in CBC Fig. 11B-26(a)(b) & (c) ? <table border="1"> <thead> <tr> <th>Approach</th><th>Side</th><th>Width</th><th>Depth</th></tr> </thead> <tbody> <tr> <td>Front</td><td>Pull</td><td>D + 18" *</td><td>60"</td></tr> <tr> <td>Front</td><td>Push</td><td>D + 0" **</td><td>48"</td></tr> <tr> <td>Latch</td><td>Pull</td><td>D + 24"</td><td>60"</td></tr> <tr> <td>Latch</td><td>Push</td><td>D + 24"</td><td>44" ***</td></tr> <tr> <td>Hinge</td><td>Pull</td><td>D + 36"</td><td>60"</td></tr> <tr> <td>Hinge</td><td>Push</td><td>54" ****</td><td>44" *****</td></tr> </tbody> </table> * D + 24" at exterior doors. ** D + 12" if door has both a latch and a closer. *** 48" if door has closer. **** Measured from latch toward hinge. ***** 48" if door has both a latch and a closer. 404.2.4, Table 404.2.4.1 /// 1133B.2.4.2, Fig 11B-26(a)(b) & (c)	Approach	Side	Width	Depth	Front	Pull	D + 18" *	60"	Front	Push	D + 0" **	48"	Latch	Pull	D + 24"	60"	Latch	Push	D + 24"	44" ***	Hinge	Pull	D + 36"	60"	Hinge	Push	54" ****	44" *****	
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Hinge	Pull	D + 36"	60"																													
Hinge	Push	54" ****	44" *****																													
16.10	Door Hardware	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Are all handles, locks, and latches or other operative devices operable with one hand and does not require user to pinch, twist or grasp? Hardware shall be centered between 34"-44" AFF. 404.2.7, 309.4 /// 1133B.2.5.2																													
16.11	Door Operating Effort	Yes No N/A Men's: ☐ ☒ ☐ Women's: ☐ ☒ ☐	Is the force required to operate a door no greater than 5 lbs? (Fire doors may have up to 15 lbs to achieve positive latching). Is the closure adjusted so that from an open position of 70 degrees, the door will take at least 3 seconds to move to a point 3" from the latch? 309.4 /// 1133B.2.5 items 1, 2 & 3, 1133B.2.5.1	M 11 lbs. W 10 lbs.																												
16.12	Identification Symbols (Door)	Yes No N/A Men's: ☐ ☒ ☐ Women's: ☒ ☐ ☐	Is each doorway leading to a men's toilet room identified by an equilateral triangle 1/4" thick with edges 12" long, and is each women's toilet room identified by a circle, 1/4" thick and 12" in diameter? (A 12" circle shall identify unisex facilities, 1/4" with a 1/4" thick triangle superimposed and within the circle.) 216.8 /// 1115B.6																													
16.13	Identification Symbols (60")	Yes No N/A Men's: ☐ ☒ ☐ Women's: ☒ ☐ ☐	Is the geometric symbol centered on the door leaf at a height of 60" and is the symbol's color and contrast distinctly different from the color and contrast of the door? No Fed Cite /// 1115B.6																													
16.14	Room/Space Identification Signs (Wall)	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	In addition, is there a tactile room identification sign complying with the requirements below? 216.2 /// 1117B.5.1 item 1, 1117B.5.5, 1117B.5.6																													
16.15	Mounting Location (48"-60")	Yes No N/A Men's: ☒ ☐ ☐ Woman's: ☒ ☐ ☐	Are tactile signs mounted on the wall adjacent to the latch side of the door at a min. of 48" AFF to the baseline of the lowest line of Braille and a max. of 60" AFF to the baseline of the highest line of raised characters? (At double leaf doors, are the signs placed on the nearest adjacent wall?) 703.4.1 /// 1117B.5.7																													
16.16	Gender	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is the gender indicated on the sign by raised letters (men's, women's, boys', girls')? 703.6.1 /// 1117B.5.1 item 2																													
16.17	Pictogram	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is there a gender pictogram provided directly above the raised letters (pictograms are optional)? 703.6.1, 216.8 /// 1117B.5.5 item 3																													

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.18	ISA	Men's:	Yes ☒	No ☐	N/A ☐	If the toilet room is accessible, is the room identified by an ISA? 216.8 /// 1117B.5.8.1
		Women's:	☒	☐	☐	
16.19	Raised and Braille Characters	Men's:	Yes ☒	No ☐	N/A ☐	Does Grade 2 Braille accompany the characters on the tactile signs? Is the Braille placed a min. of 3/8" and a max. of 1/2" below the tactile characters, flush left or centered? If the tactile text is multi-lined, is all Braille placed together below all lines of tactile text? Are the dots within each Braille cell 1/10" on-center? 703.3, 703.5 /// 1117B.5.5 items 1 & 4, 1117B.5.6
		Women's:	☒	☐	☐	
16.20	Character Size	Men's:	Yes ☒	No ☐	N/A ☐	Are the raised characters on tactile signs between 5/8" and 2" high and raised at least 1/32"? 703.2 /// 1117B.5.5 item 2
		Women's:	☒	☐	☐	
16.21	Upper Case	Men's:	Yes ☒	No ☐	N/A ☐	Are the raised characters on tactile signs upper case, and sans serif or simple serif? 703.2, 703.2.3 /// 1117B.5.5 item 1
		Women's:	☒	☐	☐	
16.22	Contrast	Men's:	Yes ☒	No ☐	N/A ☐	Do the characters on signs contrast with their background (light-on-dark or dark-on-light) and do the signs have a non-glare finish? 703.5.1 /// 1117B.5.2
		Women's:	☒	☐	☐	
16.23	Approach	Men's:	Yes ☒	No ☐	N/A ☐	Can a person approach to within 3" of tactile signs without encountering protruding objects or standing within the swing of the door? 703.4.2 /// 1117B.5.7
		Women's:	☒	☐	☐	
16.24	Floor Surface	Men's:	Yes ☒	No ☐	N/A ☐	Is the surface of the toilet room stable, firm, and slip resistant? 302.1 /// 1124B.1
		Women's:	☒	☐	☐	
16.25	Maneuvering Space	Men's:	Yes ☒	No ☐	N/A ☐	Is there a 30" x 48" space to permit a wheel chair to not be struck by the door swing and an unobstructed turning space (a 60" diameter circle or T-shaped space) in the toilet room? (The clear floor space of fixtures and controls, the accessible route of travel, and the turning space may overlap.). 603.2.1, 304.3.1, 304.3.2 /// 1115B.3.1 Item 1, 1115B.3.2 item 1, Fig 11B-12(a) & (b)
		Women's:	☒	☐	☐	
16.26	Additional Maneuvering Space	Men's:	Yes ☒	No ☐	N/A ☐	Is there a clear floor space around the water closet of 60" min. measured perpendicular from the side wall closest to the water closet and 56" min. measured perpendicular from the rear wall. /// 1115B.4.1.2.1 Fig 11B-1E(a)
		Women's:	☒	☐	☐	
16.27	Additional Maneuvering Space	Men's:	Yes ☒	No ☐	N/A ☐	Is there a min. 48" (measured from the front edge of the toilet) x 60" maneuvering space in front of the toilet? NOTE: Door is permitted to swing into the area beyond the 56" min. space referenced in 16.26. See Fig 11B-1E(a) /// 1115B.3.2.3
		Women's:	☒	☐	☐	
16.28	Maneuvering Space	Men's:	Yes ☒	No ☐	N/A ☐	Is the waste bin located where it does <u>not</u> protrude into any required accessible route of travel, turning space, door swing, or any clear floor space of fixtures or dispensers? 604.3.2, 307.1 /// 1115B.1
		Women's:	☒	☐	☐	
16.29	Maneuvering Space (Stall Door)	Men's:	Yes ☒	No ☐	N/A ☐	Other than the door to the accessible WC compartment, no door, in any position, encroaches into this turning space for more than 12". 603.2.3, 305.3 /// 1115B.3.1 Item 1, 1115B.3.2 item 1
		Women's:	☒	☐	☐	
16.30	Stall Door Width (End Entry)	Men's:	Yes ☐	No ☐	N/A ☒	In end entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 32" measured between the face of the door and the edge of the partition on the latch side? 604.8.1.1, 404.2.7 /// 1115B.3.1 item 4.4
		Women's:	☐	☐	☒	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments	
16.31	Stall Door Width (Side Entry)	Men's:	Yes ☒	No ☐	N/A ☐	In side entry stalls: When the stall door is open 90 degrees, is there a clear opening of at least 34" measured between the face of the door and the edge of the partition on the latch side? 604.8.1.2, 404.2.7 /// 1115B.3.1 item 4.4	
16.32	Stall Door Hardware	Men's:	Yes ☒	No ☐	N/A ☐	Does the stall door have U-pulls on both sides and a locking mechanism operable with one hand without tight grasping, pinching, or twisting of the wrist? 604.8.2.2, 404.2.7 /// 1115B.3.1 item 4.5	
16.33	Stall Door	Men's:	Yes ☒	No ☐	N/A ☐	Is the stall door self-closing? 604.8.1.2 /// 1115B.3.1 item 4.4	
16.34	Stall Door Strike Edge (swings-out)	Men's:	Yes ☐	No ☐	N/A ☒	If the stall door opens out at the end of an aisle, is there at least 18" of maneuvering space at the latch side of the stall door? 404.2.4.3 /// 1115B.3.1 item 4.5 Fig 11B-26(a)	
16.35	Approach Aisle to Stall (Swings Out)	Men's:	Yes ☐	No ☐	N/A ☒	If the stall door swings out, is the aisle approaching the stall at least 60" wide? 604.8.1.1 /// 1115B.3.1 item 4.5	
16.36	Stall Width	Men's:	Yes ☒	No ☐	N/A ☐	Is the stall at least 60" wide? Fig 604.8.1.1(b) /// 1115B.3.1 item 4.1	
16.37	Stall Maneuvering Space (Side entry)	Men's:	Yes ☒	No ☐	N/A ☐	If the stall has a side entry stall door, is there a 60" by 60" clear floor space in front of the WC? Fig 604.8.1.1 /// 1115B.3.1 item 4.2	
16.38	Stall Maneuvering Space (Side entry)	Men's:	Yes ☒	No ☐	N/A ☐	If the stall has an in-swinging side entry stall door, is there a 60" min wide by 56" min deep space for a wall-mounted WC, or a 60" min wide by 59" min deep space for floor-mounted WC? Additionally, is there a 60" min. maneuvering space measured from the leading edge of the water closet? Note: Door is permitted to swing into the last 36" of the maneuvering space. Fig. 604.8.1.1 /// Fig 11B-1B & Fig 11B-1E(e)	
16.39	Stall Maneuver Space (End entry)	Men's:	Yes ☐	No ☐	N/A ☒	If the stall has an end entry stall door, is there at least a 60" wide by 48" deep clear floor space in front of the WC? Note: Door is permitted to swing into the last 36" of the maneuvering space. Fig 604.8.1.2 /// 1115B.3.1 item 4.3 Fig 11B-1E(c)	
16.40	Stall Door Location (End entry)	Men's:	Yes ☐	No ☐	N/A ☒	If the stall has an end entry stall door, is the stall door located in front of the clear floor space - diagonal to the WC - with a maximum stile width of 4 inches? Fig. 604.8.1.2 /// 1115B.3.1 item 4.3	
16.41	WC not in Stalls	Men's:	Yes ☐	No ☐	N/A ☒	If the WC is not in a stall, is there a clear floor space at least 60" wide by 48" deep in front of the WC to allow for a front transfer? 604.8.1.2 /// 1115B.4.1 item 2.1, Fig. 11B-1A	
16.42	WC Location	Men's:	Yes ☒	No ☐	N/A ☐	Is the centerline of the water closet 16"-18" from the near wall or partition 604.9.1 /// 1115B.4.1 item 1, Fig 11B-1B	
16.43	WC Seat	Men's:	Yes ☒	No ☐	N/A ☐	Is the top of the WC seat between 17" and 19" AFF? 604.9.1 /// 1115B.4.1 item 4	

Item No.	Specific Item	Check			Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.44	WC Flush Controls	Men's:	Yes ☒ No ☐ N/A ☐		Are flush controls automatic or operable with one hand and located on the wide side of the WC where the clear floor space is provided? 604.9.5, 309.2, 309.4 /// 1115B.4.1 item 5	
		Women's:	☒ ☐ ☐			
16.45	Toilet Paper Dispenser	Men's:	Yes ☒ No ☐ N/A ☐		Is the dispensing position of the dispenser a min. of 19" AFF AND a min. of 7" and a max. of 9" from the front edge of the toilet seat to the centerline of the dispenser? 604.7 /// 1115B.8.4	
		Women's:	☒ ☐ ☐			
16.46	Toilet Paper Dispenser	Men's:	Yes ☒ No ☐ N/A ☐		Is the toilet paper dispenser mounted below the side grab bar? 604.9.6 /// 1115B.8.4	
		Women's:	☒ ☐ ☐			
16.47	Toilet Paper Dispenser	Men's:	Yes ☒ No ☐ N/A ☐		Does the toilet paper dispenser allow continuous paper delivery? 604.9.6 /// 1115B.8.4	
		Women's:	☒ ☐ ☐			
16.48	Seat Cover Dispenser/ Coat hook in stall	Men's:	Yes ☒ No ☐ N/A ☐		Is the highest operable part of the seat cover dispenser no higher than 40 inches AFF? 604.9.6 /// 1115B.8.3	
		Women's:	☒ ☐ ☐			
16.49	Grab Bars	Men's:	Yes ☒ No ☐ N/A ☐		Is there a 42" side grab bar and a 36" rear grab bar in the stall, centered at 33 AFF? (The rear grab bar may be centered at 33" to 36" AFF at tank-type toilets; allowing a 1-1/2" space between the grab bar and the tank top) 604.5.1, 604.5.2 /// 1115B.4.1 items 3.1 & 3.2, Fig. 11B-1A	
		Women's:	☒ ☐ ☐			
16.50	Grab Bar Diameter	Men's:	Yes ☒ No ☐ N/A ☐		Is the outside diameter of the grab bar between 1-1/4" and 1-1/2"? 609.2 (1) & (2) /// 1115B.7.1	
		Women's:	☒ ☐ ☐			
16.51	Grab Bar Wall Clearance	Men's:	Yes ☒ No ☐ N/A ☐		Is the space between the grab bar and the wall exactly 1-1/2 inches? 505.5 /// 1115B.7.1	
		Women's:	☒ ☐ ☐			
16.52	Grab Bar Clearance	Men's:	Yes ☒ No ☐ N/A ☐		Are any dispensers located so that they do not obstruct the use of the grab bar (e.g., no closer than 18" above and 1 1/2" below the tangent point of the grab bar unless dispenser is recessed, flush with wall and has no sharp edges)? 609.3 /// No State Cite	
		Women's:	☒ ☐ ☐			
16.53	Hazards at Grab Bars	Men's:	Yes ☒ No ☐ N/A ☐		Are grab bars and adjacent walls free of sharp or abrasive elements? 505.8 /// 1115B.7.3	
		Women's:	☒ ☐ ☐			
16.54	Side Grab Bar	Men's:	Yes ☒ No ☐ N/A ☐		Does the side grab bar extend at least 54" min beyond the rear wall while the other end is a maximum of 12" from the rear wall, with the front end positioned 24" min. in front of the WC? 604.5.1 /// 1115B.4.1 item 3.1 Fig 11B-1A	
		Women's:	☒ ☐ ☐			
16.55	Rear Grab Bar	Men's:	Yes ☒ No ☐ N/A ☐		Does the rear grab bar extend from the centerline of the WC 12" min. on one side and 24" min. on the other side? (Based on current location of the W/C) 604.5.2 /// 1115B.4.1 item 3.2 11B-1A	
		Women's:	☒ ☐ ☐			
16.56	Semi-Ambulant Stall	Men's:	Yes ☐ No ☐ N/A ☒		Where 6 or more toilet stalls are provided, in addition to the 60" wide accessible stall, is at least one semi-ambulatory stall 36" wide with an outward swinging, self-closing door provided with parallel grab bars? 604.8.2 /// 1115B.3.1 item 5	
		Women's:	☐ ☐ ☒			
16.57	Semi-Ambulant Stall	Men's:	Yes ☐ No ☐ N/A ☒		Are there two side grab bars in the semi-ambulatory stall, 42" in length, and located 12" maximum from the rear wall? 604.8.2.3 /// 1115B.3.1 item 5, 1115B.4.1 item 3.1	
		Women's:	☐ ☐ ☒			

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.58	Semi-Ambulant Stall	Yes No N/A Men's: ☐ ☐ ☒ Women's: ☐ ☐ ☒	Is the centerline of the water closet between 17"-19" to the wall? 604.8.2.3 /// 1115B.3.1 item 5, 1115B.4.1 item 3.1	
16.59	Urinals	Yes No N/A Men's: ☒ ☐ ☐	Where urinals are provided, does at least one comply with the requirements below? 605.1 /// 1115B.4.2	
16.60	Flush Valve & Urinal Rim Height	Yes No N/A Men's: ☒ ☐ ☐	Is the flush valve mounted no higher than 44" AFF, operable with one hand and does not require tight grasping, pinching or twisting of the wrist and require a max. of 5lbs of force to operate? 605.4 /// 1115B.4.2.2 Does the urinal have an elongated rim projecting at least 14" from the wall and a maximum of 17" AFF? 605.2(a) /// 1115B.4.2 item 1	
16.61	Clear Floor Space at Urinal	Yes No N/A Men's: ☒ ☐ ☐	Is there a clear floor space at least 30" x 48" which allows a forward approach to the urinal? 605.3 /// 1115B.4.2 item 3	
16.62	Width Between Screens at Urinal	Yes No N/A Men's: ☐ ☐ ☒	If urinal screens are provided and they do not extend beyond the front edge of the urinal rim, is there at least 30" between the two panels? No Fed Cite /// No State Cite	
16.63	Width Between Screens at Urinal	Yes No N/A Men's: ☐ ☐ ☒	If urinal screens are provided and they do extend less than 24" beyond the front edge of the urinal rim, is there at least 30" between the two panels? No Fed Cite /// 1115B.4.2 item 3	
16.64	Width Between Screens at Urinal	Yes No N/A Men's: ☐ ☐ ☒	If urinal screens are provided and they do extend more than 24" beyond the front edge of the urinal rim, is there at least 36" between the two panels? No Fed Cite /// 1118B.4 item 2, Fig. 11B-5A(b)	
16.65	Lavatories	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	If lavatories are provided, does at least one lavatory meet the requirements below? 606.1 /// 1115B.4.3	
16.66	Lavatory Rim Height	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is the lavatory rim or counter surface no higher than 34" AFF? 606.3 /// 1115B.4.3 item 2	
16.67	Lavatory Apron Clearance	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is there at least 29" clearance from the floor to the bottom of the apron? 606.3 Exception 2 /// 1115B.4.3 item 2	
16.68	Lavatory Knee Clearance	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is there at least 27" clearance from the floor to the underside of the lavatory, extending 8" minimum measured from the front edge underneath the lavatory back towards the wall? 306.3.3 /// 1115B.4.3 item 2, Fig 11B-1D	
16.69	Lavatory Wall Projection	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Does the front edge of the lavatory project at least 17" from the wall? No Fed Cite /// 1115B.4.3 item 2	
16.70	Clear Floor Space at Lavatory	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is there a clear floor space at least 30" x 48" in front of the lavatory (extending a maximum of 19" underneath the lavatory) allowing a forward approach? 606.2 /// 1115B.4.3 item 3	
16.71	Side Clearance at Lavatory	Yes No N/A Men's: ☒ ☐ ☐ Women's: ☒ ☐ ☐	Is there a minimum of 18" from the centerline of the lavatory to the nearest sidewall or partition? No Fed Cite /// 1115B.4.3 item 2	

Item No.	Specific Item	Check	Technical Requirements ADA Standards /// CBC Sections	As-built Dimensions or Survey Comments
16.72	Lavatory Location	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Does the clear floor space adjoin or overlap an accessible route of travel & is there at least 48" clearance that extends a max 19" into knee & toe space under lavatory? 606.2, 306.1 /// 1115B.4.3 item 3	
16.73	Pipe Insulation at Lavatory	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Are drainpipes and hot water pipes insulated to protect against contact? 606.5 /// 1115B.4.3 item 4	
16.74	Smooth Surfaces at Lavatory	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Is the area below the lavatory free of sharp or abrasive surfaces? 606.5 /// 1115B.4.3 item 4	
16.75	Faucet Operation at Lavatory	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Can the faucet be operated with one hand without tight grasping, pinching, or twisting of the wrist? 606.4 /// 1115B.4.3 item 1	
16.76	Faucet Valve Operation at Lavatory	Men's: Yes ☐ No ☐ N/A ☒ Women's: Yes ☐ No ☐ N/A ☒	If the valve is self-closing, does it remain open for at least 10 seconds? 606.4 /// 1115B.4.3 item 1	
16.77	Mirrors	Men's: Yes ☐ No ☒ N/A ☐ Women's: Yes ☐ No ☒ N/A ☐	Where mirrors are provided, does at least one mirror have the bottom edge of the reflecting surface no higher than 40" AFF? 603.3, 213,3,5 /// 1115B.8.1.1	M 41 ¾" AFF W 41 ½" AFF
16.78	Coat Hook	Men's: Yes ☐ No ☒ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Where a coat hook is provided in an accessible stall is it 48" maximum AFF? 604.8.3 /// 1117B.8	M 53 ¾" AFF
16.79	Dispensers Operating Height	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Is at least one of each dispenser type accessible and is the highest operable part no higher than 40" AFF? (Indicate type, e.g., paper towel dispenser [PTD], electrical dryer [ED], soap dispenser [SD], and height in inches.) 606.1 /// 1115B.8.3	
16.80	Dispensers Floor Space	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Is there a clear floor space at least 30" x 48" in front of the dispenser allowing either a forward or a parallel approach to the dispenser? 606.2 /// 1117B.6 item 2, 1118B.4.1	
16.81	Dispenser Operation	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Can the dispenser be operated with one hand without tight grasping, pinching, or twisting of the wrist? 309.4 /// 1117B.6 item 4	
16.82	Head room	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Is there at least 80" clear head room within the pedestrian circulation area, including the accessible route of travel? 307.4 /// 1133B.8.6.2	
16.83	Electrical Plugs and Switches	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	Are electrical switches at 48" to the top of the box above the finish floor? Are all electrical plugs set at least 15" to the bottom of the box and not more than 48" to the top of the box above the finish floor? /// 1117B.6 item 5.2, 1117B.6 item 5.1	
16.84	Alarm	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	In buildings where an emergency warning system is required, is there a visual alarm (strobe) in the toilet room? No Fed Cites /// 907.9.1, 907.9.2, 1114B.2.2	
16.85	Other	Men's: Yes ☒ No ☐ N/A ☐ Women's: Yes ☒ No ☐ N/A ☐	If you have identified any other related barriers that were not covered by this survey form, check the "No" field and provide that information below.	

SCOPE:
(on next page)

11/02/12

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TOILET FACILITIES – Men's and Women's

ITEMIZED LIST OF ACCESSIBLE UPGRADES REQUIRED

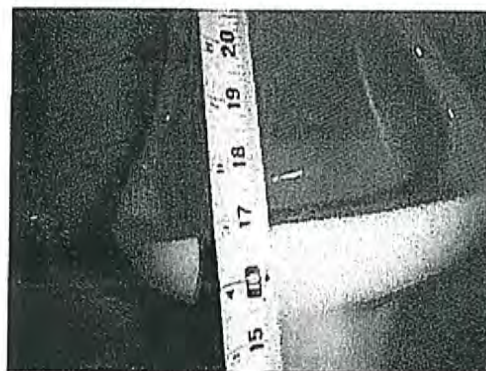
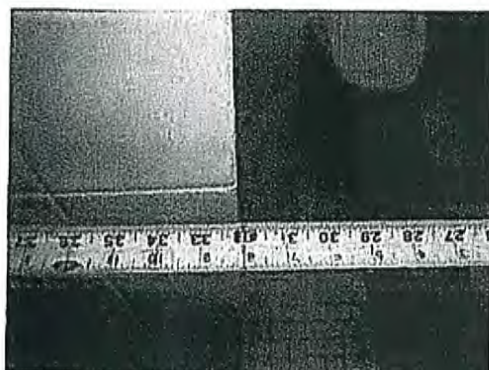
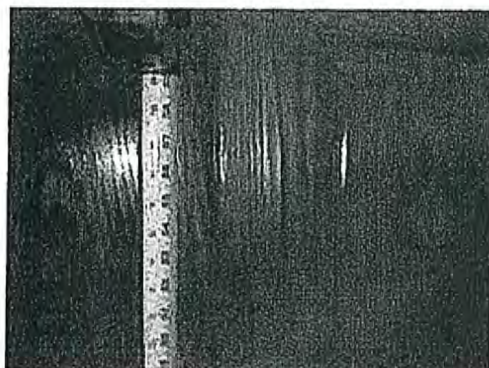
SCOPE:

- Adjust closures to the Men's and Womens' entry doors to allow push & pull pojnnds of pressure to 5 lbs. maximum and a 3 secons sweep maximum (70 degree opening to 3" from latch).
- Install new Men's doors sgns centered at 60" AFF.
- Relocate Men's coat hook to a maximum height of 48" AFF.
- Lower Men's and Women's mirrors to 40" maximum toviewable part of th glass.

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TOILET FACILITIES

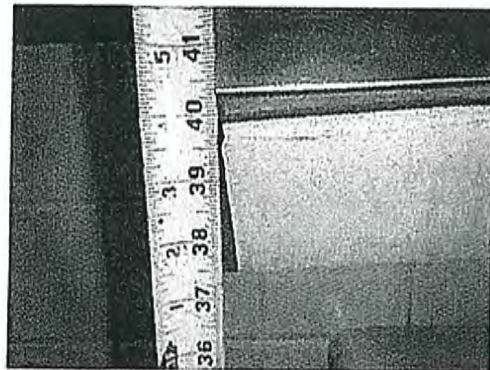
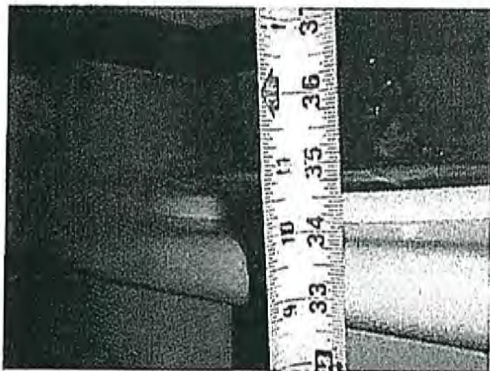
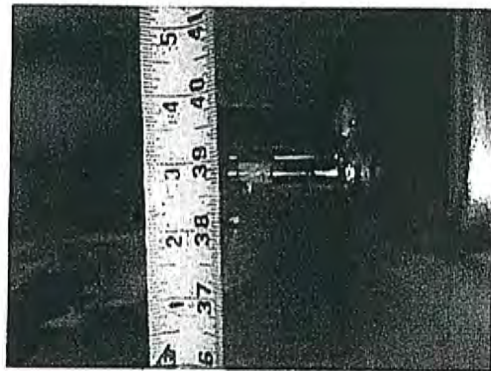
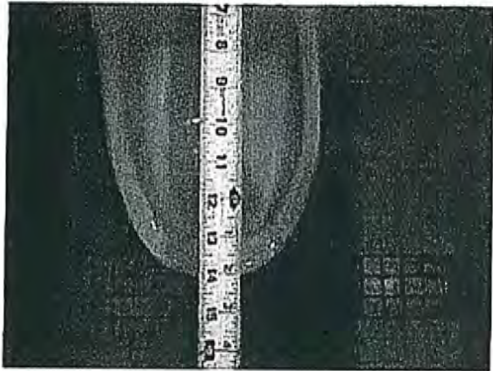
Men's Room Pictures



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TOILET FACILITIES

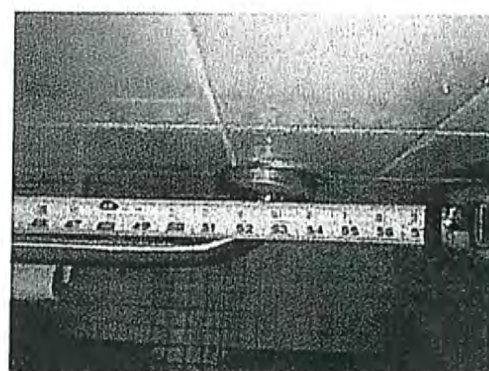
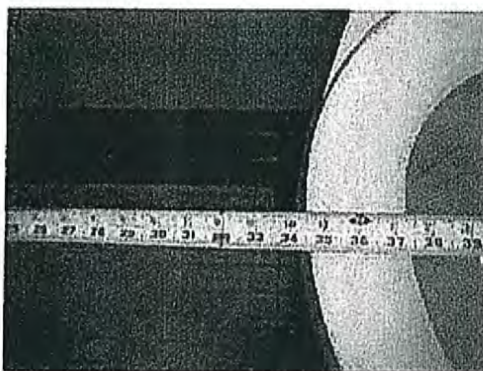
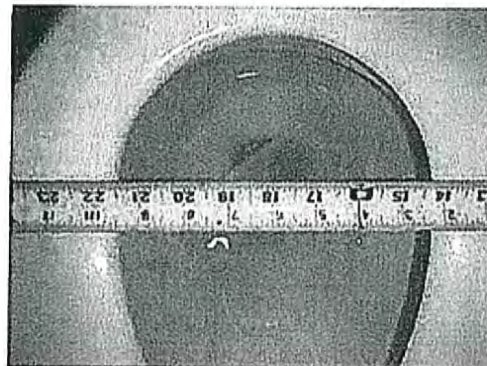
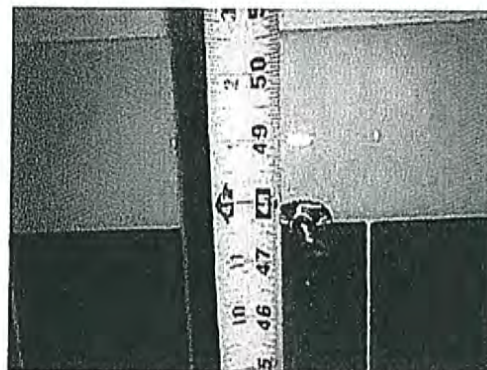
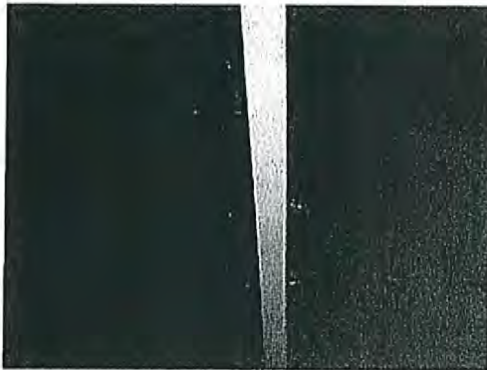
Men's Room Pictures



768 PLEASANT VALLEY RD

TOILET FACILITIES

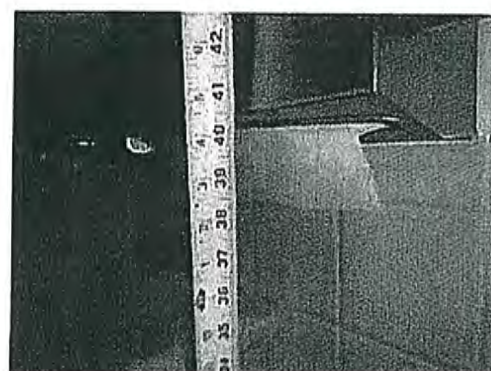
Men's Room Pictures



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TOILET FACILITIES

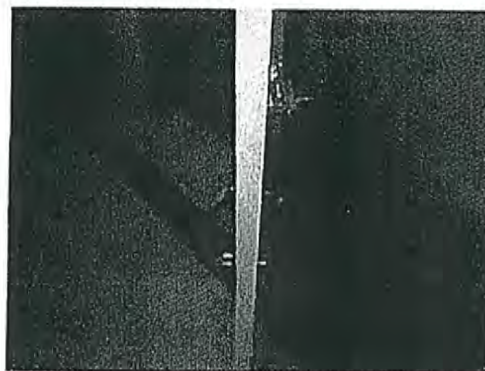
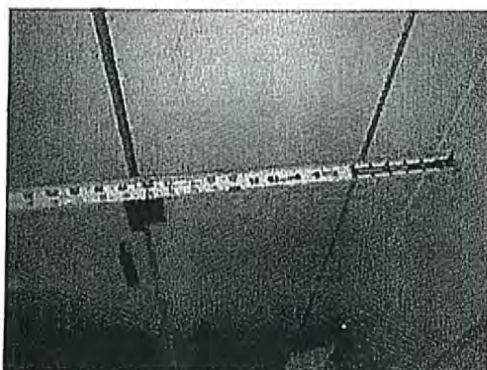
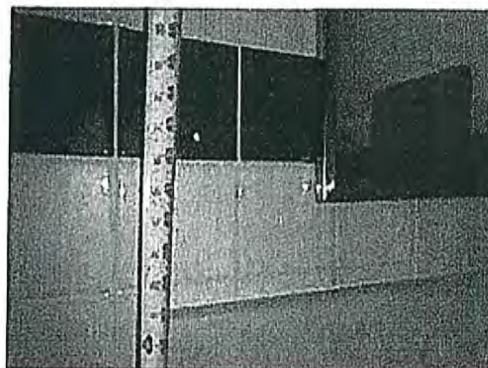
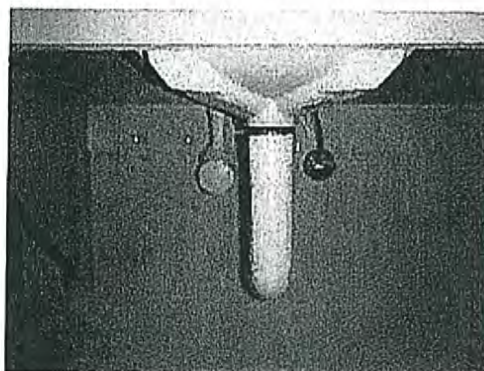
Women's Room Pictures



768 PLEASANT VALLEY RD

TOILET FACILITIES

Women's Room Pictures



768 PLEASANT VALLEY RD

TOILET FACILITIES

Women's Room Pictures

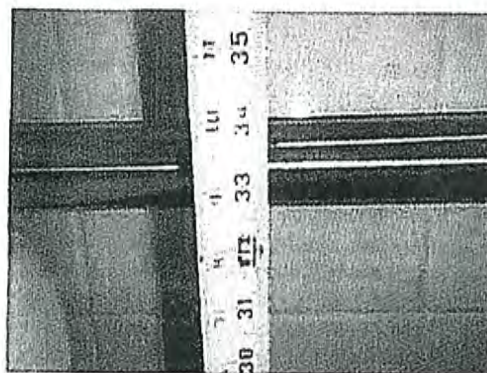
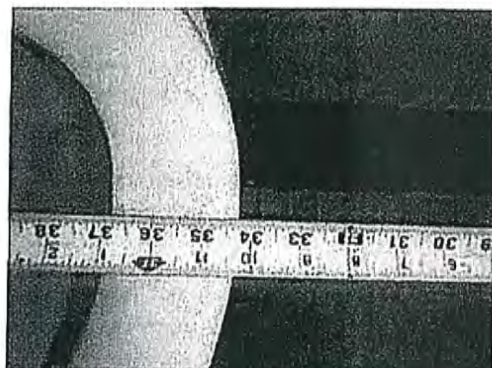
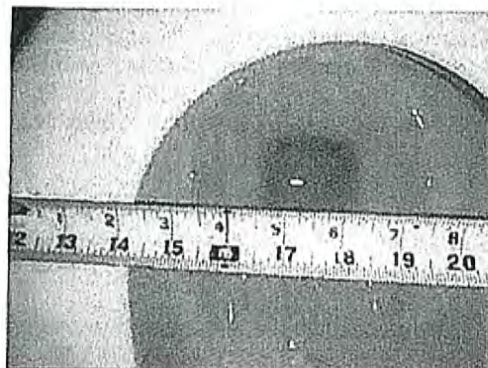
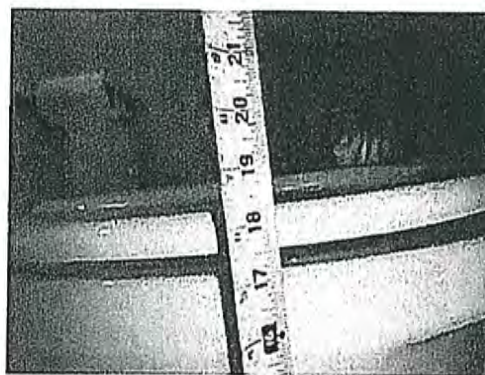
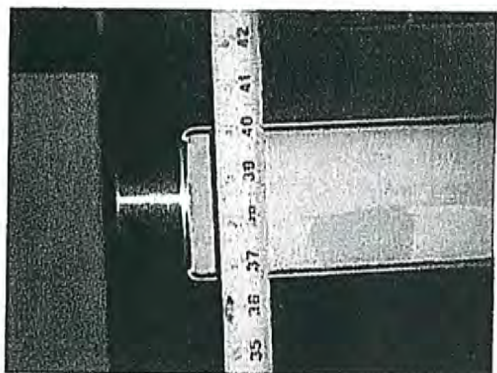


EXHIBIT E

RULES AND REGULATIONS

These Rules and Regulations are in addition to the terms, covenants, agreements and conditions of any lease of space in the Property. In the event these Rules and Regulations conflict with any provision of the Lease, the Lease shall control. Lessor reserves the right to modify and make such other and reasonable Rules and Regulations as, in its judgment, may from time to time be needed for safety and security, for care and cleanliness of the Property and for the preservation of good order therein. Lessee agrees to abide by all such Rules and Regulations hereinabove stated and any additional rules and regulations which are adopted. Lessee shall be responsible for the observance of all the foregoing Rules and Regulations by Lessee's employees, agents, or contractors. Lessor may waive any one or more of these Rules and Regulations for the benefit of Lessee or any other occupant of the Property, but no such waiver by Lessor shall be construed as a waiver of such Rules and Regulations in favor of Lessee or any other occupant, nor prevent Lessor from thereafter enforcing any such Rules and Regulations against any or all of the occupants of the Property, including Lessee.

1. Signs/Advertising. No sign, placard, picture, advertisement, name or notice shall be installed or displayed on any part of the outside or inside of the Property without the prior written consent of Lessor. Lessor shall have the right to remove, at Lessee's expense and without notice, any sign installed or displayed in violation of this rule.
2. No Obstructions. Lessee shall not obstruct any sidewalks, halls, exits, entrances, elevators, stairways or other passageways of the Property. Neither Lessee nor any employee or invitee of Lessee shall go upon the roof of the Property without Lessor's consent. Lessee shall not have the right to maintain displays of or to sell merchandise in the Common Areas or to use Common Areas in any manner, which would interfere with the rights of other Lessees to use and access Common Areas.
3. Directory. The directory of the Property, if any, will be provided exclusively for the display of the name and location of Lessees only, and Lessor reserves the right to exclude any other names therefrom.
4. Keys. Lessor will furnish Lessee, free of charge, with two keys for each lock in the Premises. Lessor may make a reasonable charge for any additional keys. Lessee, upon the termination of its tenancy, shall deliver to Lessor the keys of all doors which have been furnished to Lessee, and in the event of loss of any keys so furnished, shall pay Lessor therefor.
5. Alarms. If Lessee requires telephonic, burglar alarm or similar services, it shall first obtain Lessor's approval thereof, which shall not be unreasonably withheld by Lessor, and Lessee shall comply with all of Lessor's instructions in their installation.
6. Floor Loading. Lessee shall not place a load upon any floor of the Premises which exceeds the load per square foot, which such floor was designed to carry and which is allowed by law. Business machines and mechanical equipment belonging to Lessee which cause noise or vibration that may be transmitted to the structure of the Property or to any space therein to such a degree as to be objectionable to Lessor or to any other occupant of the Property, shall be placed and maintained by Lessee, at Lessee's expense, on vibration eliminators or other devices sufficient to eliminate noise or vibration.
7. Flammable; Toxic Material. Lessee shall not use or keep in the Premises any kerosene, gasoline or inflammable or combustible fluid or material except in those limited quantities necessary for the operation or maintenance of office equipment, and then only in such a manner as to ensure the safety of the Premises. Lessee shall not use or permit to be used in the Premises

Addendum -2

any foul or noxious gas or substance, or permit or allow the Premises to be occupied or used in a manner offensive or objectionable to Lessor or other occupant of the Property by reason of noise, odors or vibrations, nor shall Lessee bring into or keep in or about the Premises any birds or animals, except seeing-eye dogs when accompanied by their masters.

8. Supplemental HVAC. Lessee shall not use any method of heating or air conditioning other than that supplied or approved in writing by Lessor.
10. Lessee Security. Lessee shall close and lock the doors of the Premises and must observe care and caution that all water faucets or water apparatus are entirely shut off before Lessee and its employees leave the Premises each day. Lessee assumes any and all responsibility for protecting the Premises from theft, robbery and pilferage, which includes keeping doors locked and other means of entry to the Premises closed.
11. Lavatories. The toilet rooms, toilets, urinals, wash basins and other apparatus shall not be used for any purpose other than that for which they were constructed, and no foreign substance of any kind whatsoever shall be thrown therein. The expense of any breakage, stoppage or damage resulting from the violation of this rule shall be borne by Lessee if and to the extent caused by Lessee or its employees or agents.
12. Damage. Lessee shall not mark, drive nails, screw or drill into the partitions, woodwork or plaster or in any way deface the Premises or any part thereof, except to install decorative wall hangings. Lessee shall not cut or bore holes for wires. Lessee shall not affix any floor covering to the floor of the Premises in any manner except as approved by Lessor. Lessee shall repair any damage resulting from noncompliance with this rule. If Lessee fails to repair in an expeditious manner any and all damage caused, then Lessor may (but shall not be obligated to) contract for the performance of the repair work, which work shall be billed to Lessee and shall be payable by Lessee to Lessor within 10 days after Lessee's receipt of the billing.
13. Vending Machines. Lessee shall not install, maintain or operate upon the Premises any vending machine without the written consent of Lessor.
14. Refuse. Lessee shall store all its trash and garbage within its Premises. Lessee shall not place in any trash box or receptacle any material which cannot be disposed of in the ordinary and customary manner of trash and garbage disposal.
15. Storage. Except as specifically permitted in the Basic Lease Provisions, the Premises shall not be used for the storage of merchandise held for sale to the general public, nor for lodging, nor for manufacturing of any kind. No cooking shall be done or permitted by Lessee in the Premises, except that use by Lessee of equipment for brewing coffee, tea, hot chocolate and similar beverages shall be permitted, and the use of a microwave oven shall be permitted, so long as such equipment and use is in accordance with all recommendations of the manufacturer thereof and all applicable federal, state, county and city laws, codes, ordinances, rules and regulations.
16. Safety Compliance. Lessee shall comply with all safety, fire protection and evacuation procedures and regulations established by Lessor and any governmental agency.

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