

Americans with Disabilities Act Transition Plan Lower Keys - Part 1

Volume 3 of 4



Monroe County

October 29, 2010

Submitted by:

Bender & Associates ARCHITECTS p.a.

410 Angela Street • Key West, FL 33040 • 305/296-1347



In association with

ADAAG Consulting Services

1385 Coral Way PH 401 Miami, Florida 33145 Tel: 305-285-7373



**ADA Accessibility Services
Volume 3 of 4
Lower Keys – Part 1**

	TAB
1) Bay Shore Manor Service Center	28
2) Big Coppitt Key Fire Rescue Facility	29
3) Big Pine Key Animal Shelter	30
4) Big Pine Key Library and Tax Office	31
5) Boys and Girls Club (Teen Center)	32
6) Transfer Stations	33
Cudjoe Transfer Station	
Long Key Transfer Station	
Key Largo Transfer Station	
7) Fort East Martello Tower Museum	34
8) Harvey Government Center	35
9) Health Care Center	36
10) Historic Gato Building	37
11) Jefferson B. Browne Complex	38
12) Key West Animal Shelter.....	39
13) Key West International Airport Complex	40
14) The Lester Building.....	41
15) Lighthouse and Keeper’s Quarters	42
16) Lower Keys Courts Leased Offices Public Defenders	43
17) May Hill Library, Key West	44
18) Old Monroe County Courthouse	45
19) Restaurant Building.....	46
20) Senior Nutrition Center	47
21) Temporary Polling Places	48
22) West Martello Tower	49
23) William A. Freeman Jr. Sheriff’s Substation Cudjoe.....	50
Appendix	51
Standards	

NOTE: The Middle Keys has an adjustment for inflationary costs due to the distance from the mainland that includes transportation and other miscellaneous costs. The line item is noted as Additional Material Cost @ 5%.

The Lower Keys has an adjustment for inflationary costs due to the distance from the mainland that includes transportation and other miscellaneous costs. The line item is noted as Additional Material Cost @ 10%.

There is not an adjustment for the Upper Keys because of their proximity to the mainland.

ALL emergency alarms shall provide both audible and visual notification.

Facility: Bay Shore Manor Service Center				Address: 5200 College Road, Stock Island		Yr. Blt: 1947	ATP Priority: 1	No. ECBA190-10027	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
3.1 Parking									
0001	Visitors Parking Area	Accessible parking space does not have an access aisle.	FBC §4.6.3	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (Fig. 9).	7	\$299.81	1	A/E	
0002		Accessible parking space does not have the correct signage indicating accessible parking and is mounted too low.	FBC §4.6.3	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	7	\$110.00	1	Maintenance	
0003	Employee's Parking	There are 6 parking spaces. There is not designated accessible parking space in this side.	§4.1	Provide one (1) designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	7	\$428.03	1	A/E	
3.2 Exterior Routes									
0004	Exterior Routes	There are several areas where gaps greater than ½" (12.7 mm) vertical change in level. (Approx. 130' x 2')	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	7	\$350.00	1	A/E	
3.3 Ramps									
0005	Ramp 1 (Primary Entrance Ramp)	Ramp has a 10 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	7	\$1,992.30	1	A/E	
0006		Ramp handrails are mounted at 37" (940 mm) above the finished floor to top of gripping surfaces.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	7	\$3,200.00	1	Sub-contractor	
0007		The landing at the top of the ramp does not provide enough room to open the out-swing door and maneuver a wheel chair.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	7	\$1,807.69	1	A/E	
0008	Ramp 2	There is no landing at the top of the ramp at the door.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	7	\$1,807.69	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Bay Shore Manor Service Center				Address: 5200 College Road, Stock Island	Yr. Blt: 1947	ATP Priority: 1	No. ECBA190-10027		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0009		Ramp does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	7	\$3,200.00	1	Sub-contractor	
0010	Ramp 3	Ramp handrails are mounted at 49" (1245 mm) above the finished floor to top of gripping surfaces and it does not have handrail extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$3,200.00	1	Sub-contractor	
0011	Ramp 4	Ramp handrails are mounted at 39" (991 mm) above the finished floor to top of gripping surfaces and handrail extensions are not continuous.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$4,800.00	1	Sub-contractor	
5.1 Entrances									
0012	Main Entrance Door	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	7	\$129.23	1	Maintenance	
0013		Non-compliant door opening force of more than 8lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf (37.8 N). (FBC 11-4.13.11(a))	7	\$50.00	2	Maintenance	
0014		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	7	\$55.00	2	Maintenance	
6.0 Interior Routes									
0015	Kitchen	Sink is mounted higher than 36" (914 mm) above the finished floor to the top.	§4.32	Sink to be mounted at 36" (914 mm) above the finished floor to the top.	12	\$1,136.90	3	Sub-contractor	
0016	Drinking Fountain	Wall/post mounted drinking fountain has a more than 27" knee clearance.	§4.15	Relocate/rework fountain to provide a 27" (685 mm) min. knee clearance above the finished floor, 30" (762 mm) wide and 17" to 19" (431 mm to 482 mm) deep (ADAAG Fig. 27 a, b).	12	\$697.18	4	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Bay Shore Manor Service Center				Address: 5200 College Road, Stock Island	Yr. Blt: 1947	ATP Priority: 1	No. ECBA190-10027		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0017	Dormitory Rooms	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	12	\$291.64	2	Maintenance	
6.1 Restrooms									
0018	Men and Women's Accessible Restrooms	Permanent room identifying signages are mounted on the door leaf.	§4.30	Relocate existing signages with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	12-13	\$110.00	2	Maintenance	
0019		Lavatories have unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatories bottom supply and drain pipes.	12	\$240.24	3	Maintenance	
0020		Lavatory mirrors are mounted at 41" (1041 mm) above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirrors to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	12	\$262.00	3	Maintenance	
0021		Water closets (men and women's restrooms) do not have a rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	12-13	\$760.40	3	Maintenance	
0022		Water closets (men and women's restrooms) side wall grab bar have non-compliant length.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	12	\$637.79	3	Maintenance	
0023		Water closets (men and women's restrooms) are centered at 21" (533 mm) from side wall.	§4.16	Relocate water closets and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	12	\$2,058.06	3	Sub-contractor	
0024		Roll-in shower grab bars (men and women's restrooms) are mounted at 31 1/2" (800 mm) above the finished floor to centerline.	§4.21	At roll-in shower, relocate grab bars on back and side walls and mount between 33" and 36" (838 mm-914 mm) above the finished floor to centerline (ADAAG Fig. 35, 37).	12	\$900.00	3	Maintenance	
LEGEND									
				A/E - Bid Package	Y-1	6685.51	1- Highest		Pending
				Sub-contractor	Y-2	18292.13	2 - High		Complete
				Maintenance	Y-3	3546.31	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$28,523.95			
				A/E Fees 20%		\$5,704.79			
				Additional Material Cost 10%		\$2,852.40			

ALL emergency alarms shall provide both audible and visual notification.

Facility: Bay Shore Manor Service Center				Address: 5200 College Road, Stock Island		Yr. Blt: 1947 ATP Priority: 1		No. ECBA190-10027	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
				Total		\$37,081.14			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Bayshore Manor

ADA Inspection Item:
2.0 LOCATION MAP



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Bayshore Manor

3.4 PHOTOS: PARKING AND EXTERIOR ROUTES



Parking Area



Accessible Parking Space



Typical Route and Gap



Ramp 1



Ramp 2



Ramp 2

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: Bayshore Manor

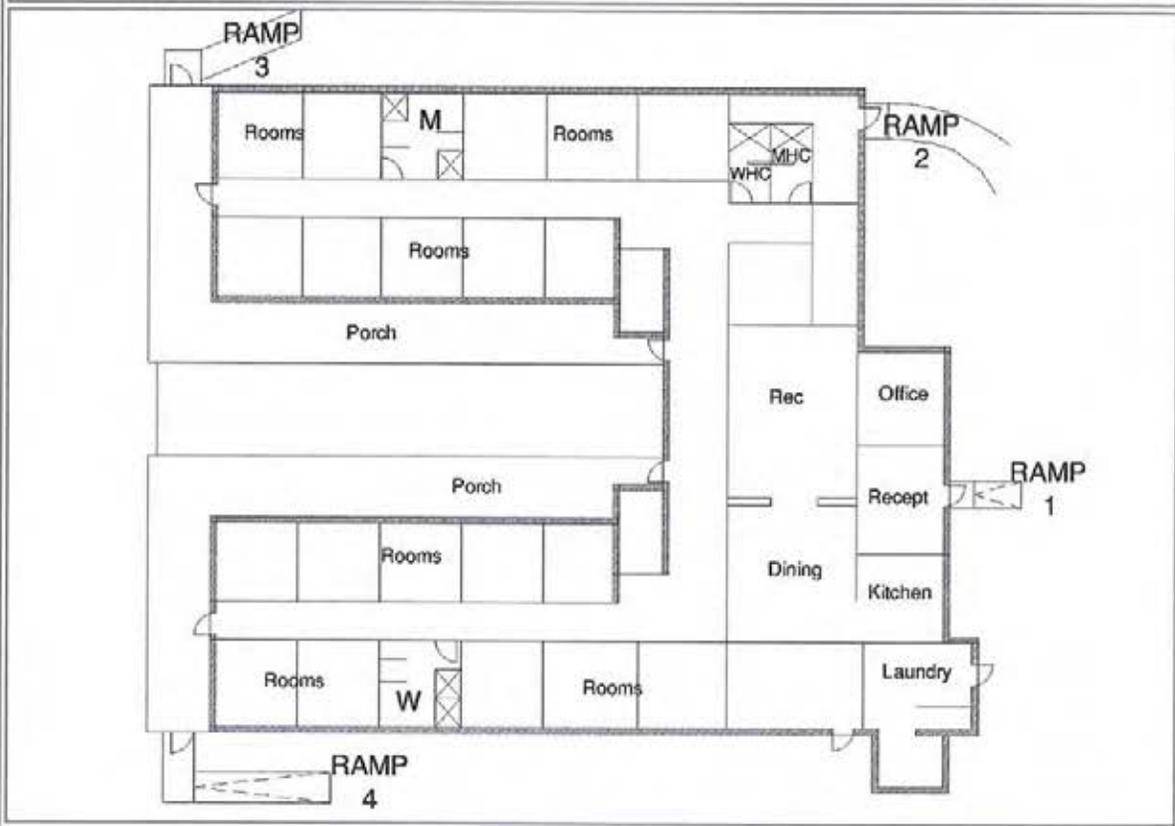


Ramp 3



Ramp 4

ADA Inspection Item:
 4.0 FLOOR PLAN



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Bayshore Manor

6.2 PHOTOS: INTERIORS



Typical Porch



Side Porch Area



Central Hall with Fountain



Dining and Kitchen Area



Typical Accessible Restroom



Typical Roll-in Shower

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Bayshore Manor

 A photograph of a door with two signs. The top sign is blue with a white wheelchair icon and the word "ACCESSIBLE" below it. The bottom sign is black with white icons of a woman, a man, and a wheelchair, with the word "RESTROOM" below it.	 A photograph of a long, narrow hallway with a light-colored floor and a blue stripe down the center. There are doors on both sides and a handrail on the right side.
<p>Accessible Sign on Door</p>	<p>Interior Hall to Rooms</p>
 A photograph of a men's restroom with a white toilet, a sink, and a mirror. The floor is tiled.	 A photograph of a men's restroom stall with a white toilet and a sink. The floor is tiled.
<p>Men's Restroom</p>	<p>Men's Stall</p>
 A photograph of a women's restroom with a white toilet, a sink, and a mirror. The floor is tiled.	 A photograph of a women's restroom shower area with a white toilet, a sink, and a shower curtain. The floor is tiled.
<p>Women's Restroom</p>	<p>Women's Restroom Showers</p>

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Coppitt Key Fire Rescue Facility				Address: 28 Emerald Drive, Big Coppitt Key		Yr. Blt: 1991		ATP Priority: 1		Report No: ECBA44-10028	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
4.1 Parking											
0001	Main Front Parking Lot	Accessible parking space has a more than 2% non-compliant surface slope.	§4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	7	\$1,897.39	1	A/E			
0002		Accessible parking paving markings are incorrect.	§4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9).	7	\$299.81	1	A/E			
0003		Accessible parking space does not have signage indicating \$250 fine .	§4.6	Install signage indicating accessible parking that displays the international symbol of accessibility so that it cannot be obscured by a vehicle parked in the space.	7	\$228.00	1	Maintenance			
5.1 Entrances											
0004	Main Entrance Door	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance			
0005		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance			
0006		Non-compliant door opening force of 12 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8 lbf.	10	\$50.00	2	Maintenance			
0007	Rear Entrance Door	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance			
0008		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance			
6.0 Interior Routes											

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Coppitt Key Fire Rescue Facility				Address: 28 Emerald Drive, Big Coppitt Key		Yr. Blt: 1991		ATP Priority: 1		Report No: ECBA44-10028	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0009	Interior Routes	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance			
0010	Control Room	Counter is mounted at 44" (1118 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	10	\$372.14	4	Sub-contractor			
0011		Furniture encroaches into accessible route clear width.	§4.3	Relocate item to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	10	\$80.50	4	Maintenance			
0012	Kitchen	Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.34	Rework kitchen counter to provide work surface 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor. Counter thickness and supporting structure shall be 2" (50 mm) max.	10	\$372.14	4	Maintenance			
0013	Drinking Fountain	Drinking fountain protrudes into walkway, projecting 14" (356 mm) from back wall, and is mounted above 27" (686 mm) above the finished floor to its bottom leading edge.	§4.4	Relocate or recess drinking fountain so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	11	\$697.18	4	Sub-contractor			
6.1 Restrooms											
0014	Restrooms	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	11	\$6,052.63	3	A/E			
0015		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	11	\$149.36	2	Maintenance			
0016		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	11	\$50.00	2	Maintenance			
0017		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	11	\$50.00	2	Maintenance			
0018	Locker Rooms	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	The locker rooms cannot be made accessible within the constrains of the building.	11	\$6,052.63	3	A/E			

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Coppitt Key Fire Rescue Facility				Address: 28 Emerald Drive, Big Coppitt Key		Yr. Blt: 1991		ATP Priority: 1		Report No: ECBA44-10028	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0019		Sink does not have the required knee clearance.	§4.24	Rework sink to provide a knee clearance of at least 27" (685 mm) high, 30" (762 mm) wide and 19" (482 mm) deep.	11	\$545.58	3	Maintenance			
	LEGEND										
				A/E - Bid Package	Y-1	14302.46	1- Highest			Pending	
				Sub-contractor	Y-2	1069.32	2 - High			Complete	
				Maintenance	Y-3	2073.66	3- Low			CIP/ Bid	
					Y-4		4- Lowest				
				Sub-Total		\$17,445.44					
				A/E Fees 20%		\$3,489.09					
				Additional Material Cost 10%		\$1,744.54					
				Total		\$22,679.07					

4.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Big Coppitt Key Fire Rescue Facility



Public Parking



Accessible Parking

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Coppitt Key Fire Rescue Facility

6.2 PHOTOS: INTERIORS



Main Entrance



Counter at Dispatch



Control/Dispatch



Common Area and Kitchen

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Coppitt Key Fire Rescue Facility



Fountain and HC Restroom Doors

Men's Accessible Restroom



Men's Locker Room

Women's Locker Room

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Pine Key Animal Shelter				Address: Industrial Rd. Big Pine Key		Yr. Blt: 1990		ATP Priority: 1		No: ECBA071-10122	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
4.1 Parking											
0001	Entrance Gate	Gate requires pinching and tight grasping to operate.	§4.27	Replace or retrofit gate with system not requiring pinching, tight grasping or turning of the wrist to operate.	7	\$131.00	4	Maintenance			
0002		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7) ©	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	7	\$149.36	2	Maintenance			
0003		This entrance is inaccessible and does not have a buzzer indicating that someone needs assistance at the gate.	§4.1	Install a buzzer and establish a policy of assistance for employees to assist patrons with disabilities at the gate to the facility.	7	\$175.00	1	Maintenance			
0004	Accessible Parking Spaces	There are no pavement markings defining the accessible parking space.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	7	\$299.81	1	A/E			
0005		Accessible parking space has a slope over 2 %.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	7	\$1,897.39	1	A/E			
0006		The accessible parking does not have signage.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	7	\$228.00	1	A/E			
4.2 Exterior Routes											

ALL emergency alarms shall provide both audible and visual notification.

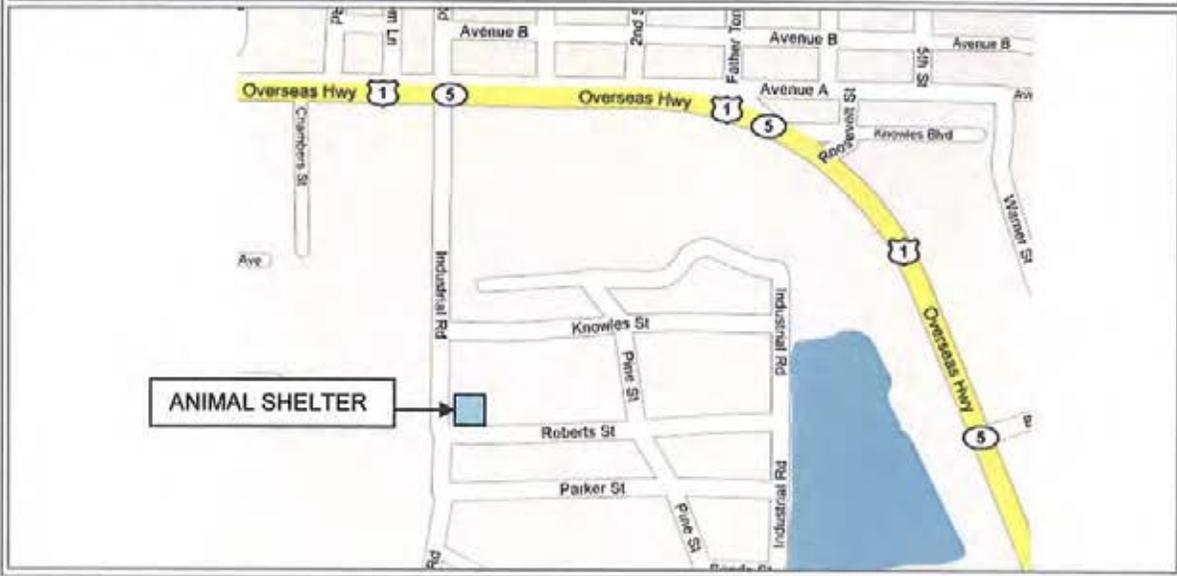
Facility : Big Pine Key Animal Shelter				Address: Industrial Rd. Big Pine Key	Yr. Blt: 1990		ATP Priority: 1	No: ECBA071-10122	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0007	Stairs	Stairs handrails are non-compliant and do not have extensions.	§4.9	Install handrails on both sides of stairs and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stairs segment (ADAAG Fig. 19).	7	\$3,200.00	2	Subcontractor	
5.0 Second Floor									
0008	Office	The only means of access to the second floor is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	7	\$10,000.00	2	Maintenance	
0009		The screen door does not have the required maneuvering clearance.	§4.13	Reverse door swing, remove screen door to provide the maneuvering clearance for the door, install a power door opener, or create a policy of assistance for patrons with disabilities (UFAS Fig. 25).	7	\$225.00	2	Maintenance	
0010	Clinic	The Clinic does not have a clear floor space and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's partitions and/or relocate furniture to provide a clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (ADAAG Fig. 3).	9	\$87.75	3	Maintenance	
0011	Restroom	Clear floor space is 60" x 60" (1524 mm X 1524 mm) and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's partitions to provide a single-user restroom with the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (UFAS Fig. 3).	9	\$6,052.63	3	A/E	
0012		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	9	\$137.13	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

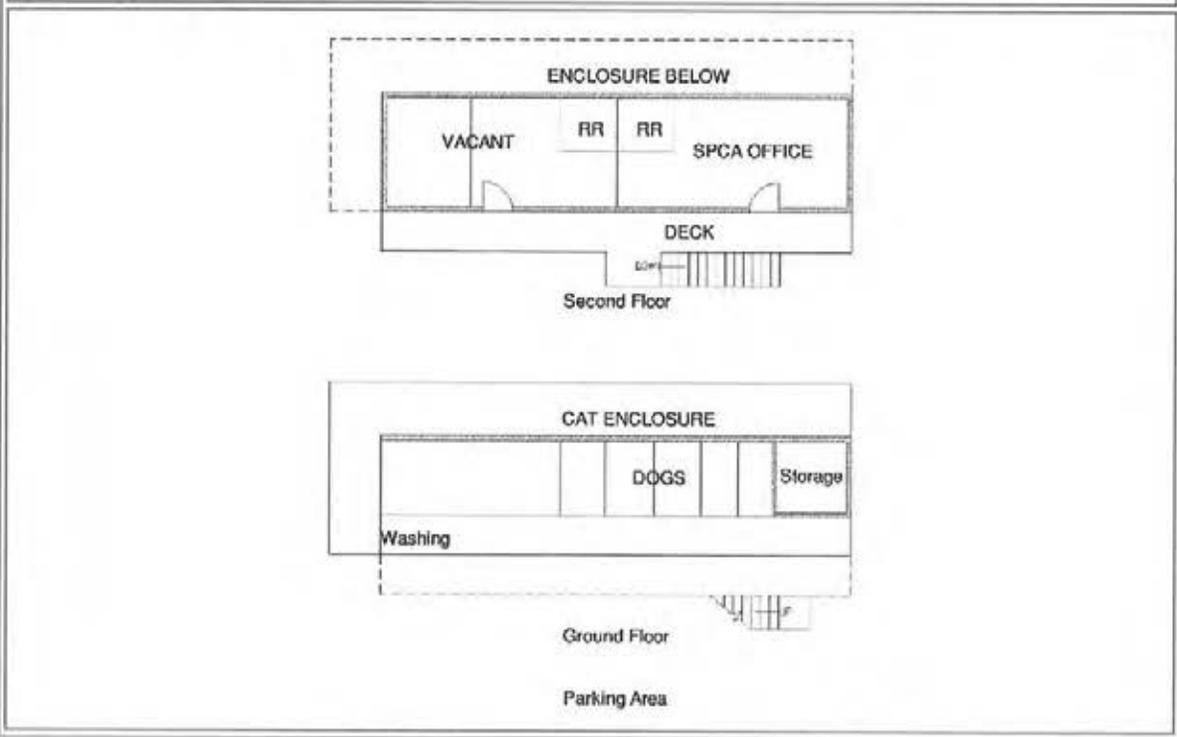
Facility : Big Pine Key Animal Shelter				Address: Industrial Rd. Big Pine Key	Yr. Blt: 1990		ATP Priority: 1	No: ECBA071-10122	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0013		Water closet does not have a rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	9	\$380.20	3	Sub-contractor	
0014		Water closet side wall grab bar is mounted at 14" (356 mm) perpendicular from rear wall to centerline of its inner flange.	§4.16	Relocate side wall grab bar at 12" (305 mm) perpendicular from rear wall to centerline of inner flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	9	\$150.00	3	Sub-contractor	
0015		Water closet is not centered at 18" (457 mm) from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	9	\$1,029.03	3	Sub-contractor	
0016		Lavatory knee clearance is non-compliant above the finished floor to bottom leading edge of fixture.	§4.19	Rework lavatory to provide the required 27" (685 mm) min. knee clearance above the finished floor to bottom leading edge of fixture at an 8" (203 mm) min. horizontal projection (ADAAG Fig. 31).	9	\$120.12	3	Maintenance	
0017		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	9	\$120.12	3	Maintenance	
0018		Lavatory mirror is mounted at more than 40" above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	9	\$131.00	3	Maintenance	
LEGEND									
				A/E - Bid Package	Y-1	\$8,477.83	1- Highest		Pending
				Sub-contractor	Y-2	\$1,559.23	2 - High		Complete
				Maintenance	Y-3	\$11,276.48	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$21,313.54			
				A/E Fees 20%		\$4,262.71			
				Additional Material Cost 10%		\$2,131.35			
				Total		\$27,707.60			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Pine Key Animal Shelter

ADA Inspection Item:
2.0 LOCATION MAP



ADA Inspection Item:
3.0 FLOOR PLAN



4.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Parking and Front



Stairs to Second Floor



Entrance to Kennel Area



Bottom of Stairs



Top of Stairs



Entrance to Covered Area

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: Big Pine Key Animal Shelter

	
<p>Kennel Area</p>	<p>Washing and Feeding Area</p>
	
<p>Dog Kennels</p>	<p>Cat Enclosure</p>

<p>ADA Inspection Item: 5.0 SECOND FLOOR</p>	
<p>Inspection Area: 5.1 INTERIOR</p>	
<p>Observation</p>	<p>Recommendations</p>
<p>The second floor deck provides access to the office door on the right side of the building. The animal shelter occupies half of the second floor. The empty area is a mirror image of the clinic side.</p>	<p>T1 – It is not feasible to reconfigure this area within the constraints of the building structure.</p>

- ⊗ There is not enough room to open the screen door leading to the exterior office door.
- ⊗ The interior area of the clinic is inaccessible. There is not enough space to maneuver around the desk, operating table, and counters.
- ⊗ The **Restroom** is 5' x 5', and is inaccessible.

AS - However, the door could be reversed to make the area more accessible.

FSS - The entire second floor could be remodeled to provide the required room for an office, clinic, and restroom. A lift could be added to reach this floor.

5.2 PHOTOS: INTERIORS



Office area of Clinic



Opposite side of room



Restroom in Clinic



Vacant side Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Pine Key Library and Tax Office				Address: 213 Key Deer Boulevard, Big Pine Key		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA190-10030	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
Big Pine Library Building: 3.1 Parking										
0001	Front Parking Lot - Accessible Parking Space	Accessible parking space has non-compliant dimensions (11' long x 15' wide), pavement is rough and irregular, and access aisle is incorrectly stripped.	FBC §11-4.6	Rework and/or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	6	\$1,897.39	1	A/E		
0002		Signage indicating accessible parking is mounted at 66" above finish floor.	FBC §11-4.6	Install signage indicating accessible parking that displays the international symbol of accessibility so that it cannot be obscured by a vehicle parked in the space. Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	6	\$228.00	1	Maintenance		
0003		There is no sidewalk (accessible route) provided on parking area to accessible ramp.	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	6	\$2,500.00	1	A/E		
Big Pine Library Building: 3.2 Routes										
0004	Accessible Ramp	Ramp has non-compliant running slope between 8.5 and 9.5% in some areas.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	6	\$2,091.91	1	A/E		
0005		The middle section landing is not a level landing. It has a slope of 5%.	FBC §4.8.4	Rework ramp to provide a level landing at the middle section.(FBC Fig. 16).	6	\$4,846.12	1	A/E		
0006		The handrails are only on one side of the ramp, which is 43" wide.	FBC §4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	6	\$8,640.00	1	Sub-contractor		
0007	Stairs Main Access	Main stair only has handrails on one side, and handrails do not have extensions.	FBC §4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	6	\$3,240.00	1	Sub-contractor		
*0008	Rear Entrance - Accessible Ramp	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$129.23	1	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Pine Key Library and Tax Office			Address: 213 Key Deer Boulevard, Big Pine Key		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA190-10030	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
Big Pine Library Building: 5.1 Entrances and Routes									
0009	Main Entrance Door	Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	10	\$50.00	2	Maintenance	
0010		Permanent room identifying signage does not have Braille.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$55.00	2	Maintenance	
0011	Main Entrance Door	Desks, shelves, and storage encroaches into passage width, reducing it to less than 36" required.	§4.2	Relocate desks, shelves, and storage items to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	10	\$55.00	2	Maintenance	
0012	Fountain	Drinking fountain spout outlet (orifice height) is mounted at correct height above the finished floor, but it is not hi-lo unit.	FBC §4.15.4	Reconfigure the storage closet area to allow the installation of a high/low unit in accordance with FACBC 11-4.15.4. or install additional unit and mount at 36" (914 mm) max. above the finished floor to the spout outlet (FBC Fig. 27).	10	\$3,137.43	4	Sub-contractor	
Big Pine Library Building: 5.2 Restrooms									
0013	Men's Accessible Restroom	Permanent room identifying signage is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	11	\$55.00	2	Maintenance	
0014		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	11	\$291.64	2	Maintenance	
0015		Toilet flush handle is not on the wide side.	§4.16	Relocate water closet flush control toward the wide side or install an electronically controlled mechanism.	11	\$1,015.16	3	Maintenance	
0016		Urinal is mounted at 24" (610 mm) above the finished floor to top of rim.	§4.18	Lower urinal and mount at 17" (431 mm) max. above the finished floor to top of rim.	11	\$1,029.03	3	Sub-contractor	
0017		Paper towel dispenser access is obstructed	§4.2	Relocate paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	11	\$131.00	3	Maintenance	
0018		Garbage can encroaches into passage width, reducing it to less than 36" width required.	§4.2	Relocate item to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	11	\$55.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Pine Key Library and Tax Office				Address: 213 Key Deer Boulevard, Big Pine Key		Yr. Blt: 1985		ATP Priority: 1		Report No: ECBA190-10030	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0019	Women's Accessible Restroom	Permanent room identifying signage is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	11	\$55.00	2	Maintenance			
0020		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	11	\$291.64	2	Maintenance			
0021		Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's partitions to provide a single-user restroom with the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (ADAAG Fig. 3).	11	\$6,052.63	3	A/E			
0022		Paper towel dispenser access is obstructed	§4.2	Relocate paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	11	\$131.00	3	Maintenance			
0023		Garbage can encroaches into passage width, reducing it to less than 36" width required.	§4.2	Relocate item to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	11	\$55.00	2	Maintenance			
DMV Tax Office: 7.1 Entrances											
0024	Main Entrance Door	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance			
0025		Non-compliant door opening force of 10 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf. (FBC 11-4.13.11)	14	\$50.00	2	Maintenance			
0026		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$149.36	2	Maintenance			
0027	Rear Entrance Door	There are no signs indicating the location of the accessible entrance.	§4.30	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	14	\$129.23	1	Maintenance			

ALL emergency alarms shall provide both audible and visual notification.

Facility : Big Pine Key Library and Tax Office				Address: 213 Key Deer Boulevard, Big Pine Key		Yr. Blt: 1985		ATP Priority: 1		Report No: ECBA190-10030	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction		Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
DMV Tax Office: 7.3 Restroom											
0028	Restroom	Clear floor space is 48" x 65" and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's partitions to provide a single-user restroom with the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (ADAAG Fig. 3).		14	\$6,052.63	3	A/E		
	LEGEND										
				A/E - Bid Package		Y-1	23440.69	1- Highest		Pending	
				Sub-contractor		Y-2	16046.46	2 - High		Complete	
				Maintenance		Y-3	2976.27	3- Low		CIP/ Bid	
						Y-4		4- Lowest			
				Sub-Total			\$42,463.42				
				A/E Fees 20%			\$8,492.68				
				Additional Material Cost 10%			\$4,246.34				
				Total			\$55,202.45				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Big Pine Key Library and Tax Office

ADA Inspection Item:
 2.0 LOCATION MAP



ADA Inspection Item:
 3.0 PARKING AND EXTERIOR ROUTES

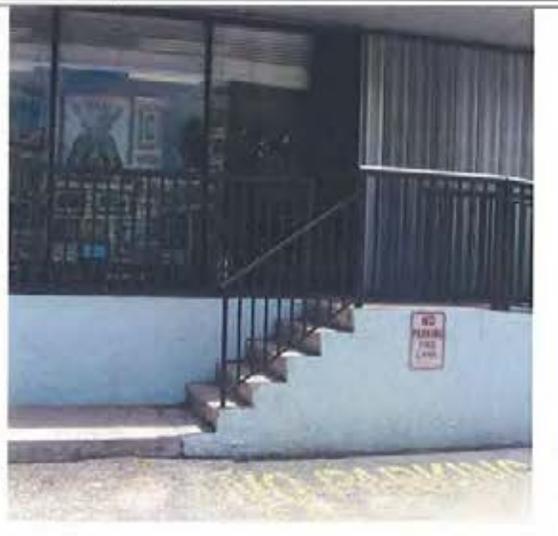
Summary: The County Library and DMV Tax office is located in the Big Pine Key Shopping Center. There are several accessible parking spaces scattered throughout the large parking lot. The space directly opposite the Library was selected for this report.

Inspection Area:
 3.1 PARKING

Observation	Recommendations
<p>Front Parking Lot</p> <ul style="list-style-type: none"> ✓ The Accessible Parking Space slope is less than 2%. ✓ It is located close to the entrance. ⊗ The space is 11' long x 15' wide, less than the 12' width and 18' length required. ⊗ The pavement markings are incorrect. ⊗ Pavement is rough and irregular. ⊗ The Access Aisle is incorrectly striped. ⊗ There is no Accessible Route from the parking area to the accessible ramp. ⊗ The Sign is 66" high, less than the required 84", and it does 	<ul style="list-style-type: none"> AS - Reconfigure the front accessible parking space to be the proper size and have the proper access aisle in accordance with FACBC 11-4.6. AS - Reconfigure the accessible parking sign in accordance with FACBC 11-4.6.4.

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: Big Pine Key Library and Tax Office

<p>emergency egress.</p> <ul style="list-style-type: none"> ⊗ At the top of the ramp, the landing does not provide enough room to safely open the rear door with a latch-side approach. <p>There is a set of Steps near the ramp for the rear office door.</p> <ul style="list-style-type: none"> ⊗ The handrail on the steps does not extend at the bottom or top. ⊗ The handrail is only on one side of the steps. 	<p>AS - Reconfigure the step handrails in accordance with FACBC 11-4.9.</p>
--	--

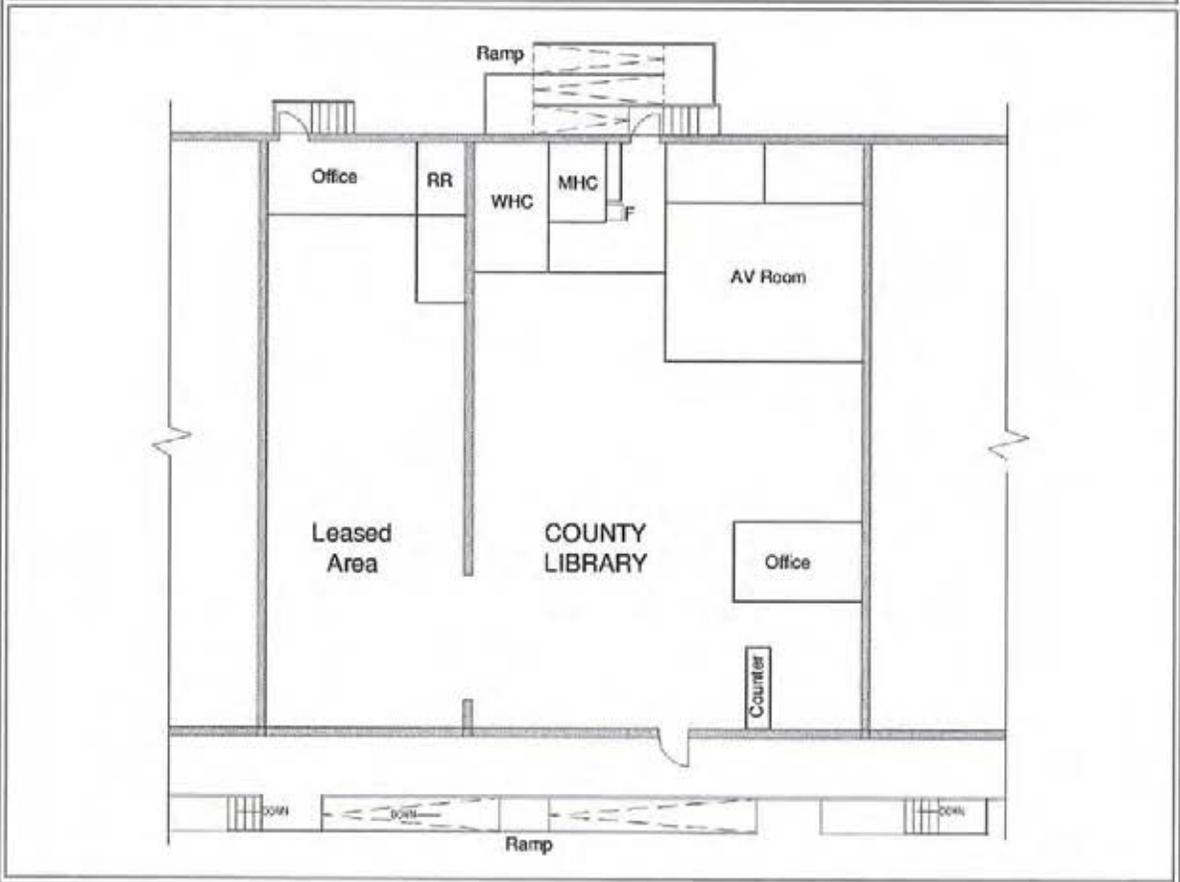
<p>3.3 PHOTOS: PARKING AND EXTERIOR ROUTES</p>	
	
<p>Public Accessible Parking in Front</p>	<p>Front Ramp</p>
	
<p>Front Ramp</p>	<p>Typical Front Steps</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Pine Key Library and Tax Office



Location:
MONROE COUNTY LIBRARY – 213 Key Deer Blvd., Big Pine Key

ADA Inspection Item:
4.0 FLOOR PLAN



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Pine Key Library and Tax Office

5.3 PHOTOS: INTERIORS



Front Entrance Door



Front Desk



AV Room



Book Stacks



Rear Door



Fountain

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Pine Key Library and Tax Office



Men's Accessible Restroom



Women's Accessible Stall



Rear Door in Office Area



Office Restroom

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Big Pine Key Library and Tax Office

7.4 PHOTOS: INTERIORS AND ROUTES



Service Counter



Non-accessible Restroom



Rear Exit from Tax Office

ALL emergency alarms shall provide both audible and visual notification.

Facility: Boys and Girls Club (Teen Center)				Address: 3491 S. Roosevelt Blvd, Key West		Yr. Blt: 1971		ATP Priority: 1		Report No ECBA111-10032	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	03/27/10	
3.1 Parking											
0001	Accessible Parking	The Accessible Parking space is approximately 10' wide and 14' long (non-compliant). Accessible parking space does not have an access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9).	6	\$299.81	1	A/E			
0002		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install signage indicating accessible parking that displays the international symbol of accessibility so that it cannot be obscured by a vehicle parked in the space.	6	\$228.00	1	Maintenance			
3.2 Ramp											
0003	Main Access Ramp	Ramp has no landing at the bottom.	FBC §11-4.8	Rework ramp to provide 72" (1829 mm) min. long landings for runs rising over 30" (762 mm) (FBC Fig. 16).	6	\$807.69	1	A/E			
0004		Ramp has a 8.5 to 9.5% non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	6	\$3,984.59	1	A/E			
0005		Ramp only has handrails on one side, and/or handrails do not have extensions.	FBC §11-4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	6	\$3,200.00	1	Sub-contractor			
4.1 Entrances											
0006	Main Entrance Door	This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$129.23	1	Maintenance			
0007		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Permanent room identifying signage does not have Braille or raised characters.	6	\$149.36	2	Maintenance			
5.0 Interior Routes											

ALL emergency alarms shall provide both audible and visual notification.

Facility: Boys and Girls Club (Teen Center)				Address: 3491 S. Roosevelt Blvd, Key West		Yr. Blt: 1971		ATP Priority: 1		Report No ECBA111-10032	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	03/27/10	
0008	Interior Doors	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Permanent room identifying signage does not have Braille or raised characters.	9	\$149.36	2	Maintenance			
5.1 Restrooms											
0009	Women's Restroom	Permanent room identifying signage is mounted on the door leaf.	§4.30	Relocate existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	9	\$55.00	2	Maintenance			
0010		The stall intended to be accessible measures 88" x 39" and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	9	\$6,052.63	3	A/E			
0011		The stall door open out and does not provide the required maneuvering room.	§4.22	Reverse door swing to provide a 66" by 48" (1676 mm by 1219 mm) min. clear floor space for a forward approach to water closet (ADAAG Fig. 28).	9	\$898.74	3	Maintenance			
0012		Sink has a twist style and requires pinching, tight grasping or turning of the wrist to operate.	§4.27	Replace or retrofit with system not requiring pinching, tight grasping or turning of the wrist to operate.	9	\$131.00	4	Maintenance			
0013	Men's Restroom	Permanent room identifying signage is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	9	\$55.00	2	Maintenance			
0014		Toilet stall is 88" x 41" (1041 mm) wide.	§4.17	Rework partitions and/or fixtures to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	9	\$2,119.74	3	A/E			
0015		The urinals (2) are mounted at 23" (584 mm) above the finished floor to top of rim.	§4.18	Lower urinals and mount at 17" (431 mm) max. above the finished floor to top of rim.	9	\$2,058.06	3	Sub-contractor			
0016		Lavatory knob-type faucet requires pinching and tight grasping to operate.	§4.19	Replace or retrofit lavatory controls with paddle-operated, push-type or electronically-controlled mechanism.	9	\$200.00	3	Maintenance			
LEGEND											
				A/E - Bid Package	Y-1	13264.47	1- Highest			Pending	
				Sub-contractor	Y-2	5258.06	2 - High			Complete	
				Maintenance	Y-3	1995.69	3- Low			CIP/ Bid	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Boys and Girls Club (Teen Center)				Address: 3491 S. Roosevelt Blvd, Key West		Yr. Blt: 1971		ATP Priority: 1		Report No ECBA111- 10032	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction		Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10	
						Y-4		4- Lowest			
				Sub-Total			\$20,518.22				
				A/E Fees 20%			\$4,103.64				
				Additional Material Cost 10%			\$2,051.82				
				Total			\$26,673.68				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Key West Teen Center

<ul style="list-style-type: none"> ⊗ The sign is not at the correct height, and it does not have the fine indication sign. ⊗ The access aisle is incorrectly marked and 8' wide. It leads to the bottom of a non-compliant ramp. ✓ The parking space slope is less than 1:50 and acceptable. ✓ It is located close to the entrance. 	<p>RA\$ - Provide proper signage in accordance with FACBC 11-4.6.4.</p>
---	--

Inspection Area:	
3.2 RAMP	
Observation	Recommendations
<ul style="list-style-type: none"> ⊗ The Ramp has no landing at the bottom. ✓ The handrail is at the proper height, however ⊗ The railing is only on one side and does not extend at the bottom. ⊗ The slope is 8.5 – 9.5%, greater than the 8.33% allowed. 	<p>AS - Rebuild the ramp to have the proper slope, toe guard, handrails on both sides, and a 72" landing at the bottom in accordance with FACBC 11-4.8.</p>

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES	
	
Accessible Parking	Route to Main Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Key West Teen Center

5.2 PHOTOS: INTERIORS



Overall Interior



Men's Restroom



Women's Restroom with inaccessible stall door



Non-compliant Stall

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
Cudjoe Key Transfer Station: Parking										
0001	Parking Area	There are no accessible parking spaces.	§4.1	Provide a designated accessible parking space that comply with §4.6 (See Minimum Parking Requirement Table 1).	7	\$428.03	1	A/E		
0002		There is no sidewalk (accessible route) leading to access window payment of control building.	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	7	\$2,500.00	1	A/E		
Cudjoe Key Transfer Station: Exterior Routes										
*0003	Stairs Main Access	The only means of access to control house is by stairs.	§4.5	Provide control house in alternative accessible location or mitigate condition by means of a ramp.	7	\$3,445.24	1	A/E		
0004		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	7	\$129.23	1	Maintenance		
0005		Stairs handrails are mounted at not-compliant height above the finished floor to top of gripping surfaces.	FBC §11-4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	7	\$1,920.00	1	Sub-contractor		
0006		The steps, landing, railings, door, threshold, and handle, are not compliant.	§4.8	Rework with a ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	7	\$4,846.12	1	A/E		
0007	Main Access Door	Maneuvering clearance on the pull side of the door is less than 18" (457 mm).	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	7	\$1,150.00	2	A/E		
Cudjoe Key Transfer Station: Interior Routes										
0008	Interior	Objets encroaches into accessible route clear width.	§4.3	Relocate objects to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	9	\$80.50	2	Maintenance		
0009	Sink	Sink is mounted at more than 34" above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	9	\$1,136.90	3	Sub-contractor		
0010	Counter	Counter is mounted at more than 36" above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	9	\$372.14	4	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0011	Restroom	Clear floor space is less than 60" (1524 mm) diameter and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	9	\$6,052.63	3	A/E	
0012		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	9	\$291.64	2	Maintenance	
0013		Water closet is not centered at 18" from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	9	\$1,029.03	3	Sub-contractor	
0014		Water closet seat is mounted at non-compliant height above the finished floor to top.	§4.16	Retrofit water closet seat and mount between 17" and 19" (431 mm - 482 mm) above the finished floor to top (ADAAG Fig. 29).	9	\$55.00	3	Sub-contractor	
0015		Lavatory knee clearance is not at 27" above the finished floor to bottom leading edge of fixture.	§4.19	Rework lavatory to provide the required 27" (685 mm) min. knee clearance above the finished floor to bottom leading edge of fixture at an 8" (203 mm) min. horizontal projection (ADAAG Fig. 31).	9	\$500.00	3	Sub-contractor	
0016		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	9	\$120.12	3	Maintenance	
0017		Lavatory mirror is mounted at more than 40" above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	9	\$131.00	3	Maintenance	
0018	Locker Room	Clear floor space is less than 60" diameter and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	9	\$6,052.63	3	A/E	
Facility: Long Key Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA044-10078	
Long Key Transfer Station: Parking									
0019	Parking Area	There are no accessible parking spaces.	§4.1	Provide a designated accessible parking space that complies with §4.6 (See Minimum Parking Requirement Table 4.1.2(5)(a)).	12	\$428.03	1	A/E	
0020		There is no sidewalk (accessible route) provided on control building to access window payment	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	12	\$2,500.00	1	A/E	
Long Key Transfer Station: Exterior Routes									
0021	Payment Window	Ramp has a non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	15	\$2,390.76	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
*0022	Stairs Main Access	The only means of access to control house is by stairs.	§4.5	Provide control house in alternative accessible location or mitigate condition by means of a ramp.	15	\$3,445.24	1	A/E	
0023		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	15	\$129.23	1	Maintenance	
0024		Stairs handrails are mounted at not-compliant height above the finished floor to top of gripping surfaces.	FBC §4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	15	\$1,920.00	1	Sub-contractor	
0025		The steps, landing, railings, door, threshold, and handle, are not compliant.	§4.8	Rework with a ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	15	\$4,846.12	1	A/E	
0026		Maneuvering clearance on the pull side of the door is less than 18".	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	15	\$1,150.00	2	A/E	
Long Key Transfer Station: Interior Routes									
0027	Interior	Objects encroaches into accessible route clear width.	§4.3	Relocate objects to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	15	\$80.50	2	Maintenance	
0028	Sink	Sink is mounted at more than 34" above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	15	\$1,136.90	3	Sub-contractor	
0029	Counter	Counter is mounted at more than 36" above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	15	\$372.14	4	Sub-contractor	
0030	Locker Room	Clear floor space is less than 60" (1524 mm) diameter and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	15	\$6,052.63	3	A/E	
0031	Restroom	Clear floor space is less than 60" (1524 mm) diameter and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	15	\$6,052.63	3	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0032		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	15	\$291.64	3	Maintenance	
0033		Water closet is not centered at 18" (457 mm) from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	15	\$1,029.03	3	Sub-contractor	
0034		Water closet seat is mounted at non-compliant height above the finished floor to top.	§4.16	Retrofit water closet seat and mount between 17" and 19" (431 mm - 482 mm) above the finished floor to top (ADAAG Fig. 29).	15	\$ 0 included on item 31	3	Sub-contractor	
0035		Water closet does not have rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	15	\$318.90	3	Maintenance	
0036		Water closet does not have side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	15	\$ 0 included on item 33	3	Maintenance	
0037		Lavatory knee clearance is non-compliant above the finished floor to bottom leading edge of fixture.	§4.19	Rework lavatory to provide the required 27" (685 mm) min. knee clearance above the finished floor to bottom leading edge of fixture at an 8" (203 mm) min. horizontal projection (ADAAG Fig. 31).	15	\$120.12	3	Maintenance	
0038		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	15	\$120.12	3	Maintenance	
0039		Lavatory mirror is mounted at more than 40" above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	15	\$131.00	3	Maintenance	
Facility : Key Largo Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10069	
Key Largo Transfer Station: Parking									
0040	Parking Area	There are not designated accessible parking spaces.	§4.1	Provide designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	18	\$428.03	1	A/E	
0041		There is no sidewalk (accessible route) provided on payment window	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	18	\$2,500.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
Key Largo Transfer Station: Exterior Routes										
0042	Payment Window (Control Building)	Stairs have non-compliant tread and open risers.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	20	\$2,390.76	1	A/E		
0043		Sidewalk does not have a curb ramp where accessible route crosses curb.	§4.7	Rework sidewalk to provide a curb ramp with an 8.33% max. running slope that does not project into vehicular traffic lanes (ADAAG Fig. 15).	20	\$1,800.00	1	A/E		
*0044	Stairs Main Access	The only means of access to payment window is by stairs.	§4.5	Provide payment window in alternative accessible location or mitigate condition by means of a ramp.	20	\$3,445.24	1	A/E		
0045		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	20	\$129.23	1	Maintenance		
0046		Stairs handrails are mounted at not-compliant height above the finished floor to top of gripping surfaces.	FBC §4.8.5	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FACBC Fig. 17).	20	\$1,920.00	1	Sub-contractor		
0047		The steps, landing, railings, door, threshold, and handle, are not compliant.	§4.8	Rework with a ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	20	\$4,846.12	1	A/E		
0048		Maneuvering clearance on the pull side of the door is less than 18".	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	15	\$1,150.00	2	A/E		
Key Largo Transfer Station: Interior										
0049	Interior	Objects encroaches into accessible route clear width.	§4.3	Relocate objects to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	20	\$80.50	2	Maintenance		
0050		Sink is mounted at more than 34" above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	20	\$1,136.90	4	Sub-contractor		
0051	Counter	Counter is mounted at more than 36" above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	20	\$372.14	4	Sub-contractor		
0052	Locker Room	Clear floor space is less than 60" wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	20	\$6,052.63	3	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Cudjoe Key Transfer Station				Address: 11180 County Road 905	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA071-10035	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0053	Restroom	Clear floor space is less than 60" wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	20	\$6,052.63	3	A/E	
0054		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	20	\$291.64	3	Maintenance	
0055		Water closet is centered at not 18" from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	20	\$1,029.03	3	Sub-contractor	
0056		Water closet seat is mounted at not-compliant height above the finished floor to top.	§4.16	Retrofit water closet seat and mount between 17" and 19" (431 mm - 482 mm) above the finished floor to top (ADAAG Fig. 29).	20	\$ 0 included on item 52	3	Sub-contractor	
0057		Water closet has not rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	20	\$318.90	3	Maintenance	
0058		Water closet has not side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	20	\$380.20	3	Maintenance	
0059		Lavatory has a not-compliant knee clearance height above the finished floor to bottom leading edge of fixture.	§4.19	Rework lavatory to provide the required 27" (685 mm) min. knee clearance above the finished floor to bottom leading edge of fixture at an 8" (203 mm) min. horizontal projection (ADAAG Fig. 31).	20	\$500.00	3	Sub-contractor	
0060		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	20	\$120.12	3	Maintenance	
0061		Lavatory mirror is mounted at more than 40" above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	20	\$131.00	3	Maintenance	
LEGEND									
				A/E - Bid Package	Y-1	80005.50	1- Highest		Pending
				Sub-contractor	Y-2	14429.21	2 - High		Complete
				Maintenance	Y-3	3395.60	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$97,830.30			
				A/E Fees 20%		\$19,566.06			
				Additional Material Cost 10%		\$9,783.03			
				Total		\$127,179.39			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations

Location:
CUDJOE KEY TRANSFER STATION

ADA Inspection Item:
2.0 LOCATION MAP



ADA Inspection Item:
3.0 SITE PLAN



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations

4.1 PHOTOS: PARKING AND EXTERIOR ROUTES



Scales and Control House



Control House Entrance



Hazardous Waste Area



Bulk Transfer Operation



Bulk Transfer Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations

5.1 PHOTOS: CONTROL HOUSE



Restroom



Kitchen



Scale Operator



Outside Payment Window

8.1 PHOTOS: PARKING AND EXTERIOR ROUTES



Control House



Scale



Small Recycling Drop-Off



Large Recycling Drop-Off



Hazardous Material Drop-Off

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations



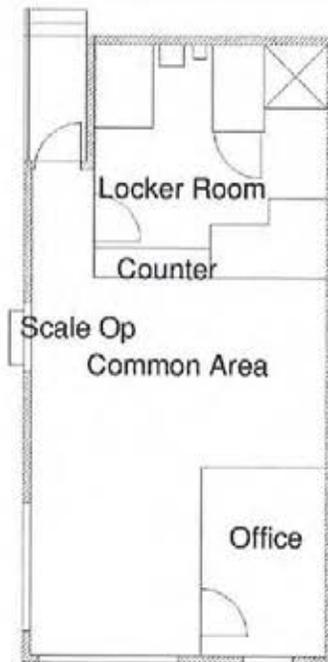
Bulk Transfer Area



Bulk Transfer Area

ADA Inspection Item:
9.0 CONTROL HOUSE

Summary: The control house acts as the scale control room, payment booth, and common employee area.



mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 FLORIDA KEYS: Transfer Stations

Observation	Recommendations
9.1 PHOTOS: CONTROL HOUSE	
	
Scale Operator	Control House Entrance / Kitchenette
	
Restroom Entrance	Restroom
	
Control House Entrance	Payment Window

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations

Location:
KEY LARGO TRANSFER STATION

ADA Inspection Item:
10.0 LOCATION MAP



ADA Inspection Item:
11.0 SITE PLAN



12.1 PHOTOS: PARKING AND EXTERIOR ROUTES



Scales and Control House



Instructions to Customers



Truck on Scales



Bulk Transfer Operation



Bulk Transfer Area Rules

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
FLORIDA KEYS: Transfer Stations

13.1 PHOTOS: CONTROL HOUSE



Control House



Control House Entrance



Restroom



Scale Operator



Outside Payment Window



Entrance Sign

ALL emergency alarms shall provide both audible and visual notification.

Facility : Fort East Martello Tower Museum				Address: 3501 S. Roosevelt Blvd., Key West		Yr. Blt: 1949 ATP Priority: 4		No: ECBA081-10042	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
3.1 Parking									
0001	Parking Area	There are 12 parking spaces. There are no accessible parking spaces.	§4.1	Provide 1 designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1). (Needs concrete pavement)	5	\$3,200.00	1	A/E	
0002		Driveway has a non-compliant cross slope of 9.0 % that extends 6 ft.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC/ADAAG Fig. 17).	5	\$2,468.25	1	A/E	
4.1 Entrances									
0003	Main Entrance Door	Stair does not have correct handrails.	§4.9	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	6	\$800.00	1	A/E	
*0004	Rear Entrance	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7) ©	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$149.36	2	Maintenance	
0005		There is no accessible route to rear entrance.	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	6	\$3,200.00	1	A/E	
4.3 Interior Routes									
0006	Gift Shop Courtyard	Stair do not have correct handrails.	§4.9	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	9	\$800.00	1	A/E	
0007	Courtyard	The surface of the route is unstable and has loose material.	§4.5	Rework to provide a stable, firm, and slip-resistant floor surface.	9	\$3,000.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Fort East Martello Tower Museum				Address: 3501 S. Roosevelt Blvd., Key West	Yr. Blt: 1949	ATP Priority: 4	No: ECBA081-10042		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0008	Ramp 1	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7) ©	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$149.36	2	Maintenance	
*0009	Citadel	The only means of access to second and third floor is by stairs.	§4.5	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19). HISTORIC STIE EXEMPTION.	9	\$0.00	1	A/E	
*0010	Ramp 2	Ramp does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC/ADAAG Fig. 17).	10	\$1,600.00	1	A/E	
*0011	Ramp 3	Ramp at the center door to the south gallery is too steep to be accessible.	§4.8	This area cannot be made accessible without destroying the historic fabric of the structure.	10	\$0.00	1	A/E	
*0012	Classroom Areas	Doorway opening has a clear width of 22" (559 mm).	§4.13	Alterations for compliance with the accessible route requirements for door width are technically infeasible due to structural elements and space constraints within the classroom. As an alternative, a policy can be implemented relocating the programs, services and activities to an accessible area and/or providing a video of the displays contained in this area.	10	\$0.00	1	A/E	
*0013	Sanchez Gallery	This gallery area is not accessible.		Alterations for compliance with the accessible route requirements for vertical accessibility are technically infeasible due to structural elements and space constraints within the museum; however, compliant handrails should be provided at the steps. As an alternative, a policy can be implemented relocating the programs, services and activities to an accessible area and/or providing a video of the displays contained in this gallery.	10	\$0.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Fort East Martello Tower Museum				Address: 3501 S. Roosevelt Blvd., Key West	Yr. Blt: 1949	ATP Priority: 4	No: ECBA081-10042		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
*0014	Storage Area	None of these areas are accessible.		Alterations for compliance with the accessible route requirements for vertical accessibility are technically infeasible due to structural elements and space constraints within the museum; however, compliant handrails should be provided at the steps.	10	\$0.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Fort East Martello Tower Museum				Address: 3501 S. Roosevelt Blvd., Key West		Yr. Blt: 1949 ATP Priority: 4		No: ECBA081-10042	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
4.5 Restrooms									
*0015	Men's Restroom	The only means of access to restroom is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	11	\$2,800.00	2	A/E	
0016		Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	11	\$6,052.63	3	A/E	
0017	Women's Restroom	Doorway opening has a clear width of 22" (559 mm).	§4.13	This area cannot be made accessible without destroying the historic fabric of the structure.	11	\$0.00	1	A/E	
*0018		Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	11	\$6,052.63	3	A/E	
LEGEND									
				A/E - Bid Package	Y-1	29973.51	1- Highest		Pending
				Sub-contractor	Y-2	0.00	2 - High		Complete
				Maintenance	Y-3	298.72	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$30,272.23			
				A/E Fees 20%		\$6,054.45			
				Additional Material Cost 10%		\$3,027.22			
				Total		\$39,353.90			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Fort East Martello Tower Museum

- ✓ The sidewalk from the parking area to the front entrance is new concrete and in good condition. However,
- ⊗ The sidewalk at the driveway has a slope of 7-9%, and runs more than 72", more than the 5% allowed without being considered a ramp.

AS - Rebuild this sidewalk with the proper slope to the parking area not to exceed 5%.

3.2 PHOTOS: PARKING AND EXTERIOR ROUTES



Front Parking Area



Route to Main Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Fort East Martello Tower Museum

<p>ADA Inspection Item: 4.0 COMMON ROUTES</p>
<p>Summary: There are two possible entrances to the building that could be use by employees and public. Neither is accessible.</p>

<p>Inspection Area: 4.1 ENTRANCES</p>	
Observation	Recommendations
<p>Main Entrance Door</p> <p>✓ The front doors are double doors. Each has the proper clearance of 32". They are blocked open during business hours. There is no self-closer.</p> <p>The door opens directly to three steps leading to the ticket sales area.</p> <p>⊗ The steps do not have the correct handrail.</p> <p>⊗ There is no Braille signage indicating the entrance, or interior features of the fort.</p>	<p>RAS - Provide proper signage in accordance with FACBC 11-4.6.4.</p> <p>AS - Install a handrail on each side of the steps in accordance with FACBC 11-4.9.4.</p>
<p>Rear Entrance</p> <p>The rear entrance has an iron gate locked with chain and padlock. It is not available to the public without first going to the front desk.</p> <p>⊗ There are no signs indicating the direction to the accessible entrance from the front of the building.</p> <p>⊗ This door and gate can only be opened by museum staff in case of emergency or to allow a handicapped visitor to enter.</p>	<p>Front desk policy in case of a handicapped visitor is to explain the difficulties of the fort and then call the maintenance person to unlock and open the rear gate.</p> <p>AS - Build a pathway from the required accessible parking area.</p>

<p>4.2 PHOTOS: ENTRANCES</p>	
	
<p>Front Entrance</p>	<p>Accessible Rear Entrance</p>

4.4 PHOTOS: INTERIORS



Steps from Ticket to Courtyard



Typical Courtyard Path



From Rear Entrance to Ramp 1



Ramp 1 at the Doll House

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Fort East Martello Tower Museum

	
Ramp 1	Ramp 2
	
Typical Floor	Entrance to Sanchez Gallery

Inspection Area: 4.5 RESTROOMS	
Observation	Recommendations
<p>There are two restrooms for public and employee use. Neither of the restroom is accessible.</p> <p>⊗ The Men's restroom is up three steps and is too small to be compliant. There is no room for a ramp.</p> <p>The Women's restroom could be reconfigured to become a unisex lockout accessible restroom; however, the door is only 22" wide and may not be possible to change.</p>	<p>FSS - Reconfigure women's restroom area to be a unisex restroom. Adjust the run of the ramp leading to the restroom for proper slope by adding approximately 48" to its length. Or,</p> <p>FSS - Build an accessible restroom building near the recommended accessible parking area.</p>
4.6 PHOTOS: RESTROOMS	
	
Men's Restroom	
	
Entrance to Women's Restroom	Women's Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility: Harvey Government Center				Address: 1200 Truman Avenue, Key West, FL		Yr. Blt:1958		ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	03/27/10	
3.1 Parking											
*0001	Parking Area	All 3 accessible parking spaces are not located on the shortest accessible route of travel from their location to an accessible entrance.	§4.6	Relocate accessible parking spaces to provide the shortest accessible route of travel from adjacent parking to an accessible entrance.	6	\$856.06	1	A/E			
0002		Accessible route does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$228.00	1	Maintenance			
3.2 Exterior Routes											
0003	Ramp No. 1 from Truman	Curb ramp has a 8.7 % non-compliant running slope.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	6	\$1,800.00	1	A/E			
0004	Ave. to Government Center Main Entrance	Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	6	\$280.00	1	Sub-contractor			
0005		Accessible entrance does not have signage displaying the international symbol of accessibility.	§4.1	Provide signage displaying the International symbol of accessibility.	6	\$129.23	1	Maintenance			
0006	Center Sidewalk Driveway	Accessible route by the pavers has a 0.75" (19 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	6	\$1,500.00	1	A/E			
0007		The surface of the pavers does not have a smooth flat surface.	§4.5	Rework and clean sidewalk to provide a stable, firm, and slip-resistant floor surface. Included in #6.	6	\$0.00	1	A/E			
0008	Ramp No. 2 towards the Parking Area	Curb ramp has a 10.0 % non-compliant running slope.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	6	\$1,800.00	1	A/E			
0009		Curb ramp has a non-compliant slope on the flare sides.	§4.7	Rework curb ramp to provide a 10% max. slope on the flare sides (ADAAG Fig. 12).Included in #8	6	\$0.00	1	A/E			
0010		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	6	\$280.00	1	Sub-contractor			

ALL emergency alarms shall provide both audible and visual notification.

Facility: Harvey Government Center				Address: 1200 Truman Avenue, Key West, Fl	Yr. Blt:1958		ATP Priority: 1	No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0011	Accessible Route	Accessible route leading to Senior Center has a non-compliant cross slope of 3.4 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	6	\$1,500.00	1	A/E	
0012	leading to Senior Center	Accessible route leading to Senior Center has a floor grate opening is 1" (25 mm) wide.	§4.5	Rework floor grate to provide a 0.5" (12 mm) max. wide opening perpendicular to the dominant direction of travel (ADAAG Fig. 8 g, h).	6	\$150.00	1	A/E	
0013		The rear parking lot does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	6	\$129.23	1	Maintenance	
4.1 Common Routes									
0014	Main Entrance	Maneuvering clearance on the pull side of the door has a surface slope of 9.6 %.	§4.13	Rework area to provide a level and clear maneuvering space.	6	\$1,500.00	1	A/E	
0015		Stairs have only handrails on one side, and/or handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of stairs and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$640.00	1	Sub-contractor	
0016		Accessible route does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	8	\$129.23	1	Maintenance	
0017		The front doors have a non-compliant door opening force of 12 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide a force not exceeding 8.5 lbf	6	\$50.00	2	Maintenance	
0018	Emergency Exits	Each exit door has a con-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide a force not exceeding 8.5 lbf	9	\$150.00	2	Maintenance	
4.2 Elevator									
0019	Elevators	There is no audible position indicator in elevator car.	§4.13	Provide an audible car position indicator device in elevator car. Audible signal shall sound as the car passes or stops at floors served by the elevator.	9	\$652.50	2	Sub-contractor	
0020		Elevator does not have an audible signal at the hoist way.	§4.10	Provide an audible signal in hoist ways at floors served by the elevator.	9	\$115.00	2	Sub-contractor	
0021		Elevator door notification time is 4 seconds.	§4.10	Adjust elevator answer notification time to be 5 seconds min.	9	\$398.00	2	Sub-contractor	
0022		Elevator floor gap opening is 1" (25 mm) wide.	§4.5	Rework floor grate to provide a 0.5" (12 mm) max. wide opening perpendicular to the dominant direction of travel (ADAAG Fig. 8 g, h).	9	\$150.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Harvey Government Center				Address: 1200 Truman Avenue, Key West, Fl		Yr. Blt:1958		ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	03/27/10	
5.2 Interior Routes											
0023	Interior Routes	Fire pulls are mounted beyond required reach allowed for approach provided and are mounted at 52" (1321 mm) above the finished floor.	§4.2	Lower or install fire pulls at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	13	\$350.00	4	Maintenance			
0024	Drinking Fountain	Drinking fountain water flow is less than 4" (102 mm) high.	§4.15	Adjust to provide a flow of water at least 4" (101 mm) high so as to allow the insertion of a cup under it.	13	\$80.50	4	Sub-contractor			
5.3 Service Area											
0025	Tax Collectors Service Area	The service counter protrudes into walkway.	§4.4	Relocate or recess so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	12	\$293.14	2	Maintenance			
0026		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	12	\$50.00	2	Maintenance			
5.4 Offices											
0027	Bookkeeping Office	Non-compliant door opening force over 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	12,13	\$50.00	2	Maintenance			
5.5 Restrooms											
0028	Public Accessible Restrooms	Toilet stall is smaller than the required.	§4.17	Rework partitions and/or fixtures to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	N/A	\$2,119.74	3	A/E			
0029		Toilet tissue dispenser is mounted at more than 36" (914 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	N/A	\$110.00	3	Maintenance			
0030		Non-compliant door opening force of over 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	3	Maintenance			
6.2 Interior Routes (Second Floor)											
0031	Drinking Fountain	Drinking fountain water flow is less than 4" (102 mm) high.	§4.15	Adjust to provide a flow of water at least 4" (101 mm) high so as to allow the insertion of a cup under it.	13	\$80.50	4	Sub-contractor			

ALL emergency alarms shall provide both audible and visual notification.

Facility: Harvey Government Center				Address: 1200 Truman Avenue, Key West, Fl		Yr. Blt:1958		ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	03/27/10	
6.3 Restrooms (Second Floor)											
0033	Men's Restroom	Toilet stall is smaller than the required.	§4.17	Rework partitions and/or fixtures to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	13	\$2,119.74	3	A/E			
0034		Toilet tissue dispenser is mounted at more than 36" (914 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	13	\$110.00	3	Maintenance			
6.4 Offices (Second Floor)											
0035	Land Authority Office	Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	16	\$50.00	2	Maintenance			
6.5 County Commissioner's Chambers											
0036	Land Authority Office	The vestibule doors have a non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	16	\$100.00	2	Maintenance			
*0037	Commissioner's Lounge	Counters is mounted at 36" (914 mm) above the finished floor to the top.	§4.32	Rework counter and mount at 28" to 34" (711 mm to 863 mm) above the finished to the top.	16	\$650.00	4	Sub-contractor			
0038		The only means of access to commissioner's lounge is by stairs.	§4.5	Provide an alternative accessible location or mitigate condition by means of a ramp.	16	\$1,200.00	1	A/E			
LEGEND											
				A/E - Bid Package	Y-1	14695.55	1- Highest			Pending	
				Sub-contractor	Y-2	3176.50	2 - High			Complete	
				Maintenance	Y-3	1978.84	3- Low			CIP/ Bid	
					Y-4		4- Lowest				
				Sub-Total		\$19,850.89					
				A/E Fees 20%		\$3,970.18					
				Additional Material Cost 10%		\$1,985.09					
				Total		\$25,806.16					

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Sidewalk from Truman Ave.



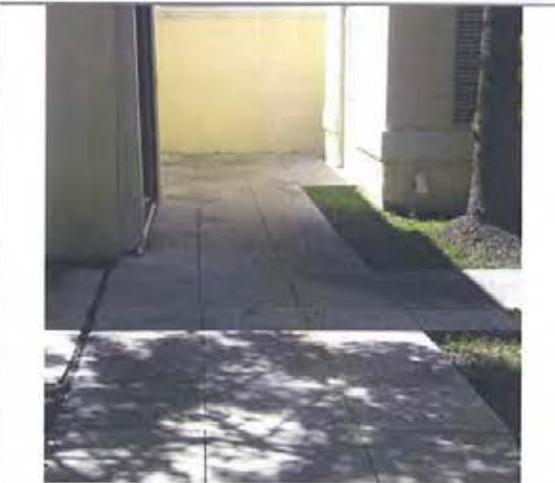
Crosswalk on driveway



Area to Right of main entrance



Accessible Route to Senior Center



Sidewalk between buildings



Rear area with drive through ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center

Inspection Area: 4.2 ELEVATOR	
Observation	Recommendations
<p>The Elevator is the only public access to the floors above. It is the proper size. The elevator is compliant except,</p> <ul style="list-style-type: none"> ⊗ The audio direction indicator only works on some floors. ⊗ The floor audio indicator does not work. ⊗ The doors close in 4 seconds following an obstruction or call. ⊗ There is a floor gap greater than 1" at the door opening. 	<ul style="list-style-type: none"> AS - Adjust door timing. AS - Correct audio signals. AS - Adjust car in hoistway to eliminate gap.

Inspection Area: 4.3 STAIRS	
Observation	Recommendations
<p>There are two sets of emergency stairs, one on each end of the building. Access is available from each floor down to an emergency exit and escape route.</p> <ul style="list-style-type: none"> ⊗ Doors all have panic bars and require more than 5 lbs of pressure to open. ⊗ There are no signs indicating an area of rescue assistance each floor. ✓ The stairs and railings are compliant. 	<ul style="list-style-type: none"> RAS - Adjust the door in accordance with FACBC 11-4.13.11 RAS - Provide proper signage in accordance with FACBC 11-4.6.4.

4.4 PHOTOS: COMMON ROUTES	
	
Steps at Main Entrance	Elevator Lobby Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center



Emergency Exit



Elevator



Gap at Elevator Door



Typical Signage

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center

<p>the wall.</p> <ul style="list-style-type: none"> ⊗ Door to the restroom opens with more than 5 lbs of pressure. There is no hot water so pipes do not require wrapping. ✓ Stall door is self-closing. ✓ There is a strobe warning light. ✓ Baby changing stand is at the correct height. 	<p>RAS - Adjust the door in accordance with FACBC 11-4.13.11</p> <p>AS - Relocate the toilet paper dispenser to be within 36" of the wall.</p>
<p>Women's Restroom The restroom 1127 on the far right side of the building is not accessible.</p>	
<p>Men's Restroom The restroom 1112 on the far left side of the building is not accessible. The door self-closer is disconnected.</p>	
<p>Director's Restroom The restroom is not accessible.</p>	<p>FSS - Rebuild the restrooms in accordance with the FBC.</p>

5.6 PHOTOS: FIRST FLOOR



Service Counter



Service Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center



Common Area



Typical Fountain



Typical Men's Stall



Typical Women's Stall

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Harvey Government Center

6.6 PHOTOS: SECOND FLOOR



Ramp to Commissioner's Seating



Steps to Commissioner's Seating



Lobby to Chambers



Counter in Commissioner's Lounge



Steps to Commissioner's Lounge



Counter at Veteran's Affairs

ALL emergency alarms shall provide both audible and visual notification.

Facility: Health Care Center				Address: 3134 Northside Drive, Key West		Yr. Blt: 1990		ATP Priority: 1		Report No ECBA615-10060	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	06/30/10	
3.0 Parking Space											
0001	3.1 Parking space across the driveway from Building B	Accessible parking spaces is incorrectly marked with the blue stripe outside the white stripe. There is no access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9).	6	\$299.81	1	A/E			
0002	3.1 Parking Area	The two accessible parking spaces are incorrectly marked with the blue stripe outside the white stripe. There is no access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9).	6	\$599.62	1	A/E			
0003		The sign does not have the fine indicated.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	N/A	\$228.00	1	Maintenance			
0004	3.1 Parking Area: Curb Ramp	The curb ramp does not have truncated domes or contrasting color.	§4.29	Rework surface of curb ramp to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	6	\$280.00	1	Sub-contractor			
3.2 Exterior Routes											
0004	3.2 Exterior Routes: Main Entrance	Stairs have non-compliant open risers.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	6	\$1,511.10	2	A/E			
0005		This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$129.23	1	Maintenance			
0006		Main entrance stair handrails are mounted at non-compliant height above the finished floor to top of gripping surfaces.	§4.8	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	6	\$4,960.00	1	Sub-contractor			

ALL emergency alarms shall provide both audible and visual notification.

Facility: Health Care Center				Address: 3134 Northside Drive, Key West		Yr. Blt: 1990		ATP Priority: 1		Report No ECBA615-10060	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	06/30/10	
0007	3.2 Exterior Routes: Main Entrance Elevator	There is not sign indicating that elevator is the accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance..	6	\$129.23	1	Maintenance			
4.0 Common Routes											
0008	4.1 Entrances: Main Entrance	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface. Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	6	\$149.36	2	Maintenance			
4.2 Elevator											
0009	4.2 Elevator	The audio direction indicator only works on some floors.	§4.13	Provide an audible car position indicator device in elevator car. Audible signal shall sound as the car passes or stops at floors served by the elevator.	6	\$652.50	2	Sub-contractor			
0010		The floor audio indicator does not work.	§4.10	Provide an audible and visible signal for notification that a car is answering a call. Adjust notification time to be 5 seconds min.	6	\$398.00	2	Sub-contractor			
0011		The only means of access to reach the first floor receptionist and clerk is by stairs.	§4.5	Provide first floor receptionist and clerk an alternative accessible location or mitigate condition by means of a ramp, or platform lift.	6	\$1,800.00	1	A/E			
5.1 Interior Routes											
0012	5.1 Interior Routes	Receptionist counter is mounted at 43" above the finished floor to top.	§7.2	Rework (cut out) a portion of the receptionist counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.		\$372.14	4	Sub-contractor			
5.2 Restrooms											
0013	5.2 Restrooms	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's partitions to provide a single-user restroom with the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (ADAAG Fig. 3).	10	\$6,052.63	3	A/E			
6.3 Restrooms											

ALL emergency alarms shall provide both audible and visual notification.

Facility: Health Care Center				Address: 3134 Northside Drive, Key West	Yr. Blt: 1990		ATP Priority: 1	Report No ECBA615- 10060		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	06/30/10
0014	6.3 Restrooms	There is not identifying signage indicating that is accessible.	\$4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance		
0015	6.3 Restrooms	Garbage can and stand block encroach into accessible route clear width.	\$4.3	Relocate garbage and stand block to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	10	\$80.50	2	Maintenance		
0016	6.3 Restrooms	There is insufficient maneuvering room in front of the door.	\$4.13	Provide maneuvering clearance in compliance with ADAAG 4.13 fig. 25	10	\$1,150.00	2	A/E		
LEGEND										
				A/E - Bid Package	Y-1	11413.16	1- Highest			Pending
				Sub-contractor	Y-2	6662.64	2 - High			Complete
				Maintenance	Y-3	865.69	3- Low			CIP/ Bid
					Y-4		4- Lowest			
				Sub-Total		\$18,941.49				
				A/E Fees 20%		\$3,788.30				
				Additional Material Cost 10%		\$1,894.15				
				Total		\$24,623.93				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Health Care Center

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Accessible Parking



Parking extending into Driveway



Curb Ramp



Main Entrance Steps



Main Entrance



Accessible Elevator Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Health Care Center

<p>rooms is via the elevator and the next-door doctor's office waiting room. The elevator opens into the second floor waiting room and a common door accesses a second floor examination room in the Health Clinic. There is insufficient maneuvering room in the exam room because the doors open against each other.</p> <p>⊗ This is also the only emergency egress from the second floor and does not exit to an area of rescue or a stairwell.</p>	<p>to become part of the entrance foyer.</p> <p>AS - Alternatively, add a lift so the first floor is the accessible floor.</p> <p>LS - This exit is not an acceptable secondary emergency egress. There is no identified area of assisted rescue.</p>
---	---

Inspection Area:	
6.3 RESTROOMS	
Observation	Recommendations
<p>The accessible restroom on the second floor is compliant, except</p> <p>⊗ There is no sign indicating that it is accessible, and it is employee only. This is the only accessible floor.</p> <p>⊗ A garbage can and small stand block access to the sink.</p>	<p>RAS - Provide proper signage in accordance with FACBC 11-4.6.4.</p> <p>RAS - Remove garbage can and stand.</p>

6.4 PHOTOS: RESTROOMS	
	
First Floor Restroom	Second Floor Restroom

ADA Inspection Item:	
7.0 THIRD FLOOR	
Summary: The third floor is accessed by the non-compliant stairs with a door that opens directly into the hallway.	
<p>⊗ The stairs, railings, door, landing, headroom, make this area is completely inaccessible and non-compliant.</p>	<p>TI - This area cannot be made compliant within the constraints of the building structure.</p>

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
3.1 Parking										
0001	Perpendicular Parking	Signage indicating accessible parking is mounted at non-compliant height.	FBC §4.6.4	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	6	\$440.00	1	Maintenance		
0002		Four (4) accessible parking spaces do not have access aisles.	§4.6	Restripe to provide the four (4) accessible parking spaces with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9).	6	\$1,199.23	1	A/E		
0003		There is no accessible route marked on the pavement.	§4.6	Restripe to provide an accessible route from accessible parking spaces with a corresponding 36" (914 mm) min. wide access	6	\$599.62	1	A/E		
0004	Parallel Parking	Signage indicating accessible parking is mounted too low.	§4.6	Install signage indicating accessible parking that displays the international symbol of accessibility so that it cannot be obscured by a vehicle parked in the space.	6-7	\$110.00	1	Maintenance		
3.2 Exterior Routes										
0005	Sidewalk to Front Entrance on Simonton	Stair only has handrails on one side, and/or handrails do not have extensions.	FBC §11-4.8.5	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	10	\$1,200.00	1	Sub-contractor		
0006		This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	10	\$129.23	1	Maintenance		
0007	Sidewalk from Virginia Street	This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	10	\$129.23	1	Maintenance		
0008		The landing at the rear door has a slope of 4%. This landing should be level.	§4.3.7	Rework or repave accessible route to provide a cross slope not exceeding 2%.	10	\$375.00	1	A/E		
0009	Sidewalk from Simonton to Side	This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	10	\$129.23	1	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
4.1 Entrances										
*0010	Main Entrance, Simonton	Front door control requires 15 lbf. to operate.	FBC §11-4.13	Adjust control and operating mechanism to operate with a force no greater than 8.5 lbf (37.81 N). FBC (11-4.13.11(2)(a) Other Doors)	10	\$50.00	2	Maintenance		
0011	Street - Exterior Door	This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	10	\$129.23	1	Maintenance		
0012		Interior foyer doors controls require 15 lbf. to operate.	§4.13	Adjust controls and operating mechanisms to operate with a force no greater than 5 lbf (22.2 N).	10	\$100.00	2	Maintenance		
0013	Side Entrance, Parking Lot -	Exterior doors control requires 15 lbf. to operate.	FBC §11-4.13	Adjust controls and operating mechanisms to operate with a force no greater than 8.5 lbf (37.81 N). FBC (11-4.13.11(2)(a) Other Doors)	10	\$100.00	2	Maintenance		
0014	Exterior Doors	Interior foyer double doors controls require 15 lbf. to operate.	§4.13	Adjust controls and operating mechanisms to operate with a force no greater than 5 lbf (22.2 N).	10	\$100.00	2	Maintenance		
0015	Rear Entrance, Virginia Street - Exterior Door	Both exterior double doors control requires 12 lbf. to operate.	§4.13	Adjust controls and operating mechanisms to operate with a force no greater than 8.5 lbf (37.81 N).	10	\$100.00	2	Maintenance		
4.3 Stairs										
0016	Rear Stairs	Rear stairs handrails do not extend at the bottom of the stairs on the wall side due to interference with the door to Social Services and stair handrails do not have extensions.	§4.8.7	Install handrails on both sides of the rear stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	11	\$2,000.00	1	Sub-contractor		
4.4 Courtyard										
0017	Tower East Door	Tower East door control requires 15 lbf. to operate.	FBC §11-4.13	Adjust controls and operating mechanisms to operate with a force no greater than 8.5 lbf (37.81 N). FBC (11-4.13.11(2)(a) Other Doors)	11	\$50.00	2	Maintenance		
0018	Tower West Door	Tower West door control requires 15 lbf. to operate.	FBC §11-4.13	Adjust controls and operating mechanisms to operate with a force no greater than 8.5 lbf (37.81 N). FBC (11-4.13.11(2)(a) Other Doors)	11	\$50.00	2	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0019	Tower East Door	Ramp with a slope of 1:12 and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	11	\$4,000.00	1	Sub-contractor		
0020	Tower West Door	Ramp with a slope of 1:12 and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	11	\$4,000.00	1	Sub-contractor		
0021	Tower East Door	The bottom landing of ramp on courtyard have non-compliant landing space.	§4.8.3	Rework bottom landing on courtyard to provide a bottom landing space 72" long by 60" wide (1828 mm by 1524 mm) or a T-shaped space by intersecting the sidewalks (ADAAG Fig. 2).	11	\$1,004.86	1	A/E		
0022	Tower West Door	The bottom landing of ramp on courtyard have non-compliant landing space.	§4.8.3	Rework bottom landing on courtyard to provide a bottom landing space 72" long by 60" wide (1828 mm by 1524 mm) or a T-shaped space by intersecting the sidewalks (ADAAG Fig. 2)	11	\$1,004.86	1	A/E		
5.2 Interior Routes										
0023	Interior Doors	Interior doors (10 units approx.) controls require more than 5 lbf. to operate.	§4.13.11	Adjust controls and operating mechanisms to operate with a force no greater than 5 lbf (22.2 N).	11	\$500.00	2	Maintenance		
5.3 Offices										
0024	Social Services - Receptionist Area	The service window is mounted at 39" (991 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the the service window 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	17	\$372.14	4	Sub-contractor		
*0025	Health Department - Receptionist Area	Counter is mounted at 43" (1092 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	17	\$372.14	4	Sub-contractor		
0026		Clear floor space is not-compliant and does not provide the required diameter wheelchair turnaround space in these rooms.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	17	\$6,052.63	3	A/E		
5.4 West Tower										

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
0027	Lunch Room	Counter is mounted at more than 36" above the finished floor to top.	§4.32	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	17	\$574.15	4	Sub-contractor		
0028		Sink is mounted at 36" above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	17	\$1,136.90	4	Sub-contractor		
5.5 Restrooms										
0029	Men and Women's Non-Accessible Restrooms, Lobby	Men's restroom door hardware requires more than 5lbf. to operate.	§4.13.11	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	16	\$50.00	3	Maintenance		
0030	Women's Accessible Restroom, Lobby	Paper towel dispenser obstructs the clear access to the sink.	§4.2	Recess or relocate paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	16	\$131.00	3	Maintenance		
0031	Men's Accessible Restroom, Lobby	Paper towel dispenser obstructs the clear access to the sink.	§4.2	Recess or relocate paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	16	\$131.00	3	Maintenance		
0032	Unisex Accessible Restrooms, Health Department	Water closet side wall grab bar is mounted at 32" (813 mm) above the finished floor to centerline.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	16	\$150.00	3	Maintenance		
6.2 Interior Routes										
0033	The double doors from the lobby	The double doors from the lobby control require 12 lbf. to operate.	§4.13.11	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	22	\$50.00	3	Maintenance		
0034	Interior Doors	Interior doors (9 units approx.) controls require more than 5 lbf. to operate.	§4.13.11	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	22	\$50.00	3	Maintenance		
0035	Interior Doors	Permanent rooms (rough estimate of 100 units) identifying signage is mounted at higher elevation than 60" above the finished floor to centerline.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	22	\$550.00	4	Maintenance		
0036	Front Conference Room Entrance	Sink is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	22	\$1,136.90	4	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0037	Front Conference Room Entrance	Top counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.32	Lower counter to 34" (711 mm to 863 mm) above the finished to the top.	22	\$287.08	4	Sub-contractor		
0038	Engineering - Drawing Storage Room	Drawing storage racks are mounted beyond required reach allowed for approach provided and are mounted at more than 54" above the finished floor.	§4.2	Lower or install at 54" (1371 mm) max. above the finished floor for side approach to object (ADAAG Fig 6)	22	\$131.00	4	Maintenance		
0039	County Administrator	Sink is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	22	\$1,136.90	4	Sub-contractor		
0040	County Administrator	Top counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.32	Lower counter to 34" (711 mm to 863 mm) above the finished to the top.	22	\$287.08	4	Sub-contractor		
6.4 West Tower										
0041	West Tower Lunchroom	Sink is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	22	\$1,136.90	4	Sub-contractor		
0042		Top counter is mounted at 36" (914 mm) above the finished floor to the top	§4.32	Lower counter to 34" (711 mm to 863 mm) above the finished to the top.	22	\$287.08	4	Sub-contractor		
0043		Paper towel dispenser is mounted beyond required reach allowed for approach provided.	§4.2	Lower or install paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	22	\$131.00	3	Maintenance		
0044		The entry threshold has a more than 1/2" vertical change in level.	§4.13	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition.(ADAAG Fig. 7 c, d).	22	\$137.13	2	Maintenance		
6.5 Restrooms										
0045	Men and Women's Non-Accessible Restrooms, Lobby	Door to restrooms controls (2) require more than 5 lbf. to operate.	§4.13.11	Adjust controls and operating mechanisms to operate with a force no greater than 5 lbf (22.2 N).	22	\$100.00	3	Maintenance		
0046	Unisex Accessible Restroom, Lobby	The door control requires 15 lbf. to operate.	§4.13.11	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	22	\$100.00	3	Maintenance		
0047		Water closet side wall grab bar is mounted at 33" (838 mm) at the top of the bar not to centerline.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	22	\$150.00	3	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : The Historic Gato Building				Address: 11180 County Road 905		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA613-10054	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0048	Women's Accessible Restroom, West Tower	The in-swing door control requires 12 lbf. to operate.	§4.13	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	22	\$100.00	3	Maintenance		
0049		There is no Emergency strobe.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	22	\$278.36	2	Sub-contractor		
0050		Water closet rear wall grab bar is mounted at 33" at the top of the bar.	§4.16	Relocate rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	22	\$150.00	3	Maintenance		
0051		Water closet side wall grab bar is mounted at 33" at the top of the bar.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	22	\$150.00	3	Maintenance		
0052	Men's Accessible Restroom, West Tower	The in-swing door control requires 12 lbf. to operate.	§4.13	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	22	\$100.00	3	Maintenance		
0053		Water closet side wall grab bar is mounted at 33" at the top, (32.75" above the finished floor to centerline).	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	22	\$150.00	3	Maintenance		
LEGEND										
					A/E - Bid Package	Y-1	10236.21	1- Highest	Pending	
					Sub-contractor	Y-2	18205.61	2 - High	Complete	
					Maintenance	Y-3	4628.07	3- Low	CIP/ Bid	
						Y-4		4- Lowest		
						Sub-Total	\$33,069.89			
						A/E Fees 20%	\$6,613.98			
						Additional Material Cost 10%	\$3,306.99			
						Total	\$42,990.85			

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: The Historic Gato Building

<p>wide. ✓ The landing at the side entrance door is 72" deep and flat.</p>	
---	--

<p>Sidewalk to Parallel HC Parking: ✓ Ramp in sidewalk is 8% and acceptable. Cross slope is compliant.</p>	
---	--

<p>Virginia Street Sidewalks: ✓ All curb ramps are correct and have a slope of 4 to 5%. The detectable warnings are acceptable diamond patterns. ⊗ The landing at the rear door has a slope of 4%. This landing should be level. ⊗ There are no signs indicating this as an accessible entrance.</p>	<p>AS - Reconfigure this landing to ensure the slope is no greater than 2% in each direction.</p>
---	---

<p>3.3 PHOTOS: PARKING AND EXTERIOR ROUTES</p>	
	
<p>Accessible Parking</p>	<p>Accessible Parking</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



Accessible Parking



Front Bus Stop



Simonton Street Parking Lot Entrance



Sidewalk Curb Ramp



Driveway on Virginia St.



Corner of Simonton and Virginia

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building

4.5 PHOTOS: COMMON ROUTES



Front Entrance



Steps at Main Entrance



Handrail at Main Entrance Steps



Parking Lot Entrance



Virginia Street Entrance



Elevator

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



Elevator Interior



East Tower Stairs



Rear Stairs, First Floor



Rear Stairs, Second Floor



Courtyard Ramp to East Tower



Courtyard Ramp to West Tower

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: The Historic Gato Building

<p>in affect when the building was designed.</p> <ul style="list-style-type: none"> ✓ Grab bars on the rear walls overlap the sink and are at 36". ⊗ The side grab bar is at 32" (measured to the centerline of the bar) and lower than the minimum 33". ⊗ The door does not have a self-closer. 	<ul style="list-style-type: none"> AS - Relocate the side grab bar to be between 33" and 36". AS - Add a self-closer and adjust the door in accordance with FACBC 11-4.13.11
---	--

5.6 PHOTOS: FIRST FLOOR

	
<p>Lobby</p>	<p>Front Doors</p>
	
<p>Typical Hallway</p>	<p>Typical Fountain</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



Men's Accessible Restroom, Lobby



Men's Non-accessible Restroom, Lobby



Women's Accessible Restroom, Lobby

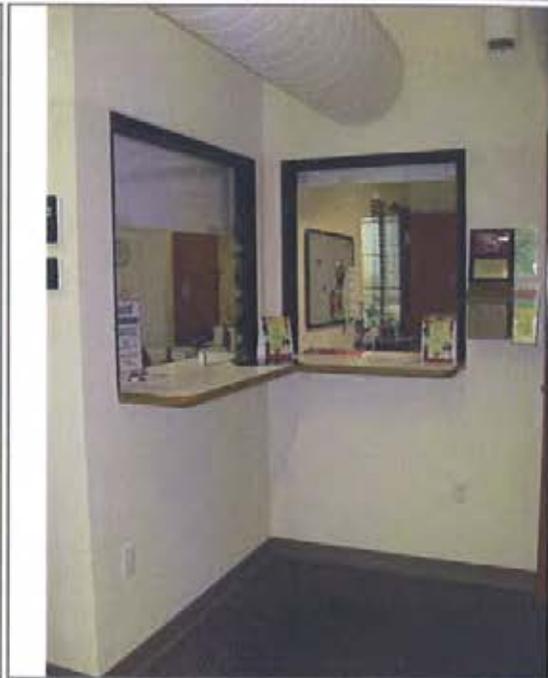


Women's Non-accessible Restroom, Lobby

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



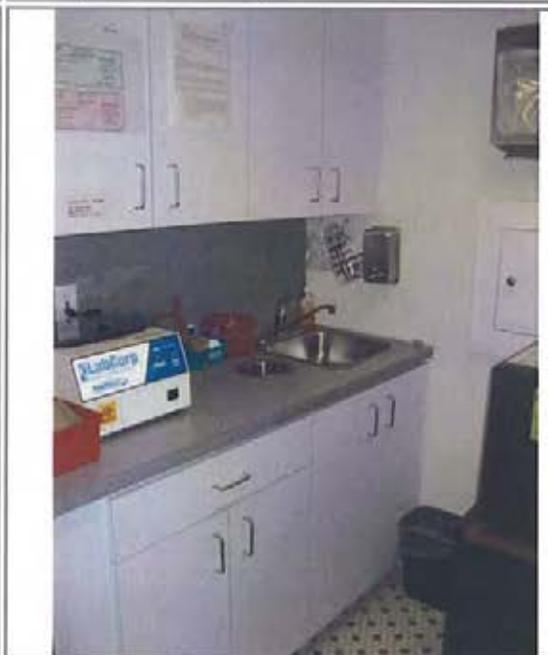
Receptionist, Social Services



Receptionist, Health Department



Accessible Restroom, Health Dept.



Lab, Health Department

<p>Men's Accessible Restroom, West Tower</p> <p>This restroom measures 5'-9" x 8'-0" and is compliant with the ADAAG in affect when the building was designed. Except,</p> <ul style="list-style-type: none"> ⊗ There is no Emergency strobe. ⊗ The in-swing door requires more than 12 lbs to open and closes in less than 3 seconds. ⊗ Grab bars are 33" at the top. ⊗ The soap dispenser is lower than the sink level. <p>The urinal is 18" to the rim and 16" on center from the wall. There is 21" clear between the door and the urinal so maneuvering room is very restricted. However, it is compliant for a lock out restroom.</p> <p>✓ The mirror, sink handles, and wrapped pipes are all correct.</p>	<p>RAS - Adjust the door in accordance with FACBC 11-4.13.11</p> <p>AS - Reinstall the grab bars in accordance with FACBC 11-4.16.4.</p> <p>AS - Reinstall an emergency strobe light.</p>
--	--

<p>6.6 PHOTOS: SECOND FLOOR</p>	
	
<p>Office Area, Human Resources</p>	<p>File Storage, Human Resources</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



Second Floor Lobby



Women's and Unisex Restrooms



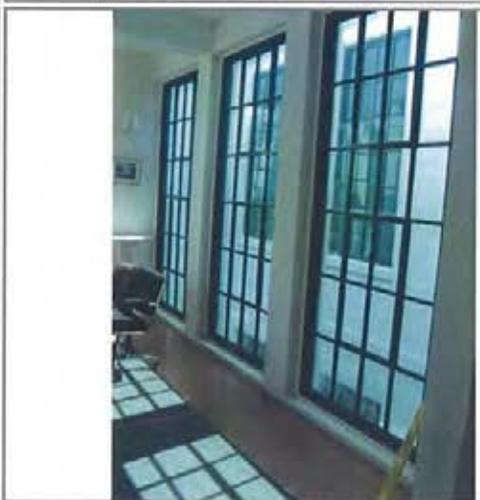
Literature Stacks, Community Extension



Counter, Environmental Health



West Tower Lunch Counter



West Tower Windows

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: The Historic Gato Building



Typical Corridor Door



Typical Sink Counter



Typical Office Storage Area



Men's Accessible Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
3.1 Parking and Entrances											
0001	Parking	All 4 accessible parking spaces are not located on the shortest accessible route of travel from their location to an accessible entrance.	§4.6	Relocate accessible parking spaces to provide the shortest accessible route of travel from adjacent parking to an accessible entrance.	N/A	\$1,712.12	1	A/E			
3.2 Route to Jefferson B. Browne											
0002	Route to Jefferson B. Browne	Driveway has a non-compliant cross slope greater than 8.3 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	7	\$2,468.25	1	A/E			
0003		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	7	\$280.00	1	A/E			
0004		The surface of the sidewalk is unstable and has loose material.	§4.5	Rework and clean sidewalk to provide a stable, firm, and slip-resistant floor surface.	7	\$50.00	1	Maintenance			
4.1 Entrances											
0005	Emergency Egress Route	Door platform has a 8.5" (216 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	10	\$1,435.50	1	A/E			
0006	Rear Exit	Stair does not have the required handrails.	§4.8	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	10	\$560.00	1	Sub-contractor			
0007		Ramp bottom landing is 48" (1219 mm) long.	FBC §11-4.8	Rework ramp to provide 72" (1524 mm) min. long bottom landing.	10	\$375.00	1	A/E			
0008	Exit Door from Administration	Non-compliant door opening force of 15 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	10	\$50.00	2	Maintenance			

ALL emergency alarms shall provide both audible and visual notification.

Facility : Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0009		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance			
0010	Ramp towards Entrance Porch	Ramp handrails do not have extensions.	FBC §11-4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	10	\$480.00	1	Sub-contractor			
0011		The surface of the cover is not slip-resistant.	§4.5	Rework cover to provide a stable, firm, and slip-resistant floor surface.	10	\$150.00	1	Sub-contractor			
0012	Ramp towards Double Door Entrance from Porch	Ramp handrails are mounted at 39" (991 mm) above the finished floor to top of gripping surfaces.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment.	10	\$1,600.00	1	Sub-contractor			
0013		There is no top landing provided.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	10	\$375.00	1	A/E			
0014	Exit Door to Fleming Street	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance			
0015		Non-compliant door opening force of 9.0 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	10	\$50.00	2	Maintenance			
0016	Ramp at Exit Door to Fleming Street	Ramp with a 83" runs and does not have the required handrails.	§4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	10	\$1,120.00	1	Sub-contractor			
0017	Exit Door from Courtroom D	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance			
0018		Non-compliant door opening force of 15 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	10	\$50.00	2	Maintenance			

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0019	The Entrance Foyer	Furniture encroaches over fire alarm pull station clear floor space.	§4.2	Relocate furniture to provide a 30" by 48" (762 mm by 1219 mm) min. wheelchair clear floor space (ADAAG Fig. 4).	N/A	\$50.00	2	Maintenance		
4.3 Elevator										
0020	Elevator	There is no audible position indicator in elevator car.	§4.13	Provide an audible car position indicator device in elevator car. Audible signal shall sound as the car passes or stops at floors served by the elevator.	N/A	\$652.50	2	Sub-contractor		
0021		There is no visual position indicator in elevator car.	§4.10	Provide a visual car position indicator mounted above the car control panel or over the door. Numerals shall illuminate as the car passes or stops at floors served by the elevator.	N/A	\$652.50	2	Sub-contractor		
0022		Elevator door reopening device causes elevator doors to remain open for 7 seconds.	§4.10	Adjust elevator door reopening device to remain open for at least 20 seconds.	N/A	\$398.00	2	Sub-contractor		
0023		Elevator door notification time is 3 seconds.	§4.10	Adjust elevator answer notification time to be 5 seconds min.	N/A	\$398.00	2	Sub-contractor		
0024		Elevator does not have an audible signal at the hoist way.	§4.10	Provide an audible signal in hoist ways at floors served by the elevator.	N/A	\$398.00	2	Sub-contractor		
0025		Elevator does not have a visible signal at the hoist way.	§4.10	Provide a visible signal in hoist ways at floors served by the elevator. Signal shall be 2.5" (64 mm) min. in the smallest dimension and mounted at 72" (1830 mm) min. above the finished floor to centerline of the fixture (ADAAG Fig. 20).	N/A	\$398.00	2	Sub-contractor		
5.0 First Floor										
5.2 Interior Routes										
0026	Door leading to Administration	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance		
0027		Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	2	Maintenance		
5.3 Public Restrooms										

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West	Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0028	Men's Restroom	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	3	Maintenance	
0029		Men's restroom identifying signage is mounted on the door leaf.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	N/A	\$55.00	2	Maintenance	
0030		Water closet has a 36" (914 mm) long side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	N/A	\$380.20	3	Maintenance	
0031		Paper towel dispenser is mounted beyond required reach allowed for approach provided and is mounted at 53" (1346 mm) above the finished floor to paper.	§4.2	Lower or install paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	N/A	\$131.00	3	Maintenance	
0032		Toilet tissue dispenser is mounted at 37" (940 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	N/A	\$131.00	3	Maintenance	
0033	Women's Restroom	Door swings into water closet clear floor space.	§4.22	Rework partitions or reverse door swing to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	N/A	\$898.74	3	Sub-contractor	
0034		Women's restroom identifying signage is mounted on the door leaf.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	N/A	\$55.00	2	Maintenance	
0035		Water closet has a 36" (914 mm) long side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	N/A	\$380.20	3	Maintenance	
0036		Paper towel dispenser is mounted beyond required reach allowed for approach provided and is mounted at 50" (1270 mm) above the finished floor to paper.	§4.2	Lower or install paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	N/A	\$131.00	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0037		Toilet tissue dispenser is mounted at 37" (940 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	N/A	\$131.00	3	Maintenance			
5.4 Offices											
0038	Restroom inside First Appearance Room	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,583.36	2	A/E			
0039	Room	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	N/A	\$6,052.63	3	A/E			
5.5 Courtroom D											
0040	Courtroom D	Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	17	\$149.36	2	Maintenance			
0041		Wheelchair area is not an integral part of the fixed seating plan and does not provide a companion fixed seat next to each wheelchair seating area.	§4.33	Relocate to provide wheelchair areas with different lines of sight and with an adjacent fixed companion seat next to each wheelchair seating area (ADAAG 4.1.3 [19]).	17	\$640.44	4	Sub-contractor			
0042		Assembly area does not provide assistive listening devices.	§4.33	Provide permanently installed assistive listening systems or an adequate number of electrical outlets or wiring necessary to support a portable assistive listening device.	17	\$640.44	4	Sub-contractor			
0043	Judge's Bench	The only means of access to bench is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	17	\$4,470.00	2	Sub-contractor			
0044	Jury Box	The only means of access to jury box is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	18	\$4,470.00	2	Sub-contractor			
0045		Wheelchair area is not an integral part of the fixed seating plan and does not provide a companion fixed seat next to each wheelchair seating area.	§4.33	Relocate to provide wheelchair areas with different lines of sight and with an adjacent fixed companion seat next to each wheelchair seating area (ADAAG 4.1.3 [19]).	17	\$640.44	4	Sub-contractor			

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West	Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0046	Witness Stand	The only means of access to witness stand is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	17	\$4,470.00	2	Sub-contractor	
5.6 Jury Room D									
0047	Accessible Route to Jury Room	Bench encroaches into passage width, reducing it to 35" (889 mm).	§4.2	Relocate bench to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	17	\$50.00	4	Maintenance	
0048	Jury Room	Doorway opening has a clear width of 25" (635 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	18	\$1,583.36	2	A/E	
0049	Restroom inside Jury Room D	Doorway opening has a clear width of 24" (610 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	18	\$1,583.36	2	A/E	
0050		Clear floor space is 56" (1422 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	18	\$6,052.63	3	A/E	
5.8 Judge's Chambers									
0051	Judge's Chambers	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	18	\$1,583.36	2	A/E	
0052		Clear floor space is 56" (1422 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	18	\$6,052.63	3	A/E	
6.0 Second Floor									
0053	Restroom in the Second Floor	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	This area is used as storage and cannot be corrected within the confines of the existing structure.	21	\$6,052.63	3	A/E	
7.0 Third Floor									
7.1 Interior Routes									

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0054	Interior Routes in 3rd Floor	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	21	\$50.00	2	Maintenance			
0055		Non-compliant door opening force of 20 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	2	Maintenance			
0056	Corridor by Offices	Drinking fountain is not accessible.	§4.1	Replace fountain with hi-lo unit or install additional unit and mount at 36" (914 mm) max. above the finished floor to the spout outlet (ADAAG Fig. 27).	21	\$3,137.43	4	Sub-contractor			
7.3 Public Restroom											
0057	Public Restrooms	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	21	\$6,052.63	3	A/E			
0058		Door swings into water closet clear floor space.	§4.22	Rework partitions or reverse door swing to provide a 66" by 48" (1676 mm by 1219 mm) min. clear floor space for a forward approach to water closet (ADAAG Fig. 28).	21	\$1,583.36	2	A/E			
7.5 Courtroom C											
0059	Courtroom C	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	24	\$291.64	2	Maintenance			
0060		Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	24	\$149.36	2	Maintenance			
0061		Wheelchair area is not an integral part of the fixed seating plan and does not provide a companion fixed seat next to each wheelchair seating area.	§4.33	Relocate to provide wheelchair areas with different lines of sight and with an adjacent fixed companion seat next to each wheelchair seating area (ADAAG 4.1.3 [19]).	24	\$640.44	4	Sub-contractor			

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0062		Bar door doorway opening has a clear width of 24" (610 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	24	\$1,583.36	2	A/E			
0063		Assembly area does not provide assistive listening devices.	§4.33	Provide permanently installed assistive listening systems or an adequate number of electrical outlets or wiring necessary to support a portable assistive listening device.	24	\$640.44	4	Sub-contractor			
0064	Judge's Bench	The only means of access to judge's bench is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	24	\$4,470.00	2	Sub-contractor			
0065		Doorway opening has a clear width of 26" (660 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	24	\$1,583.36	2	A/E			
0066	Jury Box	The only means of access to jury box is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	24	\$4,470.00	2	Sub-contractor			
0067	Witness Stand	The only means of access to witness stand is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	24	\$4,470.00	2	Sub-contractor			
0068	Judge's Chamber	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	24	\$1,583.36	2	A/E			
7.6 Jury Room C											
0069	Jury Room C	No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	24	\$278.36	2	Sub-contractor			
7.9 Courtroom B											
0070	Court Room B	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	27	\$50.00	2	Maintenance			
0071		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	27	\$50.00	2	Maintenance			

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West	Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0072		Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	27	\$149.36	2	Maintenance	
0073		Wheelchair area is not an integral part of the fixed seating plan and does not provide a companion fixed seat next to each wheelchair seating area.	§4.33	Relocate to provide wheelchair areas with different lines of sight and with an adjacent fixed companion seat next to each wheelchair seating area (ADAAG 4.1.3 [19]).	27	\$640.44	4	Sub-contractor	
0074		Assembly area does not provide assistive listening devices.	§4.33	Provide permanently installed assistive listening systems or an adequate number of electrical outlets or wiring necessary to support a portable assistive listening device.	27	\$640.44	4	Sub-contractor	
0075		Bar door has non-compliant door opening force.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	27	\$50.00	2	Maintenance	
0076	Judge's Bench	The only means of access to judge's bench is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	27	\$4,470.00	2	Sub-contractor	
0077	Jury Box	The only means of access to jury box is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	27	\$4,470.00	2	Sub-contractor	
0078	Witness Stand	The only means of access to witness stand is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	27	\$4,470.00	2	Sub-contractor	
0079	Jury Room	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	27	\$50.00	2	Maintenance	
0080		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	27	\$291.64	2	Maintenance	
7.10 Jury Room B									
0081	Restrooms inside Jury Room B	Clear floor space is 51" (1295 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	27	\$6,052.63	3	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West	Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0082		Doorway opening has a clear width of 22" (559 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	27	\$1,583.36	2	A/E	
0083		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	27	\$278.36	2	Sub-contractor	
0084		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	27	\$291.64	2	Maintenance	
7.13 Judge's Chambers									
0086	Restroom inside Judge's Chamber	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	24	\$1,583.36	2	A/E	
0087		Clear floor space is 51" (1295 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	24	\$6,052.63	3	A/E	
8.0 Fourth Floor									
8.2 Interior Routes									
0088	Interior Routes in 4th Floor	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
0089		Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	2	Maintenance	
0090	Corridor by Offices	Drinking fountain is not accessible.	§4.1	Replace fountain with hi-lo unit or install additional unit and mount at 36" (914 mm) max. above the finished floor to the spout outlet (ADAAG Fig. 27).	N/A	\$3,137.43	4	Sub-contractor	
8.3 Public Restrooms									

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0091	Public Restrooms	Clear floor space does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	N/A	\$6,052.63	3	A/E		
0092		Doorway opening has a clear width of 26" (660 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,583.36	2	A/E		
0093	Clerk of the Courts	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	N/A	\$291.64	2	Maintenance		
0094		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	N/A	\$278.36	2	Sub-contractor		
0095	Court Recorder	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	N/A	\$291.64	2	Maintenance		
0096		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	N/A	\$278.36	2	Sub-contractor		
8.5 Grand Jury Room										
0097	Grand Jury Room	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance		
0098		Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	2	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2		Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
0099	Two Restroom inside Jury Room	Clear floor space is 56" (1422 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	N/A	\$6,052.63	3	A/E			
0100		Doorway opening has a clear width of 25" (635 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,583.36	2	A/E			
8.6 Courtroom A											
0101	Courtroom A	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	32	\$50.00	2	Maintenance			
0102		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	32	\$50.00	2	Maintenance			
0103		Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	32	\$149.36	2	Maintenance			
0104		Wheelchair area is not an integral part of the fixed seating plan and does not provide a companion fixed seat next to each wheelchair seating area.	§4.33	Relocate to provide wheelchair areas with different lines of sight and with an adjacent fixed companion seat next to each wheelchair seating area (ADAAG 4.1.3 [19]).	32	\$640.44	4	Sub-contractor			
0105		Bar door doorway opening has a clear width of 27".	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	32	\$1,583.36	2	A/E			
0106		Bar door has non-compliant door opening force.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	32	\$50.00	2	Maintenance			
0107		Assembly area does not provide assistive listening devices.	§4.33	Provide permanently installed assistive listening systems or an adequate number of electrical outlets or wiring necessary to support a portable assistive listening device.	32	\$640.44	4	Sub-contractor			
0108		Judge's Bench	The only means of access to judge's bench is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	32	\$4,470.00	2	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West	Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0109	Jury Box	The only means of access to jury box is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	33	\$4,470.00	2	Sub-contractor	
0110	Witness Stand	The only means of access to witness stand is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	33	\$4,470.00	2	Sub-contractor	
0111	Jury Room	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	33	\$291.64	2	Maintenance	
8.7 Jury Room A									
0112	Two Restrooms inside Jury Room A	Clear floor space is 51" (1295 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	33	\$6,052.63	3	A/E	
0113		Doorway opening has a clear width of 21" (533 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	33	\$1,583.36	2	A/E	
0114		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	33	\$278.36	2	Sub-contractor	
0115		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	33	\$291.64	2	Maintenance	
8.10 Judge's Chambers									
0116	Restroom inside Judge's Chambers	Clear floor space is 51" (1295 mm) wide and does not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	33	\$6,052.63	3	A/E	
0117		Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	33	\$1,583.36	2	A/E	
9.0 Sallyport Area, Lopez Building HC									

ALL emergency alarms shall provide both audible and visual notification.

Facility :Jefferson B. Browne Complex				Address: 502 Whitehead Street, Key West		Yr. Blt: N/A		ATP Priority: 2	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
9.1 HC Entrance										
0118	Entrance	Ramp has a 16 % non-compliant running slope.	\$4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	35	\$2,980.00	1	A/E		
	LEGEND									
				A/E - Bid Package	Y-1	99955.20	1- Highest		Pending	
				Sub-contractor	Y-2	74776.36	2 - High		Complete	
				Maintenance	Y-3	5283.32	3- Low		CIP/ Bid	
					Y-4		4- Lowest			
				Sub-Total		\$180,014.88				
				A/E Fees 20%		\$36,002.98				
				Additional Material Cost 10%		\$18,001.49				
				Total		\$234,019.34				

3.3 PHOTOS: ROUTES



Accessible Route from Old Courthouse



Accessible route from Fleming St

ADA Inspection Item:

4.0 ROUTES

Summary: There are 4 primary entrance/exits used by the public or the employees. The main entrance is in the front of the building with an entrance and exit door on opposite sides of the security area. There is also an emergency exit near the jury room to Fleming Street and one from the office area to the driveway.

Inspection Area:

4.1 ENTRANCES

Observation	Recommendations
<p>On the driveway side of the JBB, there is a raised landing for access to the side door. The door opens out and toward the ramp.</p> <p>⊗ This is a primary emergency egress route and is not accessible.</p>	
<p>✓ The landing is 48" wide. Two risers lead to the front sidewalk. They are marked with yellow stripe.</p> <p>⊗ The platform is 8 1/2" above grade at the door. There is no curb or railings.</p> <p>⊗ Toward the rear, a sloped area leads to the driveway. It does not lead to an accessible route.</p> <p>⊗ The run is 68". Rise is < 6" at that area. Slope is 1 5/8:24, greater than the 1:20 to require a ramp. The cross slope is 1:20.</p> <p>⊗ The landing at the bottom is irregular and < 48" long.</p> <p>⊗ The exit door from Admin to this landing has 33" clear, closes < 3 seconds, and requires 15 lbs to open.</p> <p>⊗ The door opens out onto the landing area and is not accessible.</p>	<p>LS-AS - Add a ramp to the landing on the side that the door opens.</p> <p>AS - Add a curb to the edge of the landing.</p> <p>RA\$ - Adjust the door in accordance with FACBC 11-4.13.11.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex

<p>On the Fleming Street side, there is an emergency exit from the area of Courtroom D and the Jury Room.</p> <p>⊗ This is a primary emergency egress route and is not accessible..</p>	
<p>⊗ The route to the exit door from the courtroom and the jury room is not accessible and addressed elsewhere.</p> <p>⊗ The door opens out to a landing. There is a riser at the door and three risers at the edge of the landing. There are no railings and no ramp.</p> <p>⊗ The door is 33" clear, but closes < 3 seconds, and requires 15 lbs to open.</p>	<p>LS-AS - Add railings to meet ADAAG 4.8.5</p> <p>RAS - Adjust the door in accordance with FACBC 11-4.13.11.</p>

The Entrance Foyer	
<p>⊗ The security checkpoint has a metal detector with 28" clearance. Guards report no problem with wheelchair access.</p> <p>⊗ There is no other access for wheelchairs.</p> <p>✓ The conveyor and examining desk are at acceptable heights.</p>	<p>No action required.</p>
<p>✓ There are fire alarms with strobes.</p> <p>⊗ The fire alarm pull in the hallway is not accessible due to desk and chairs in front of it.</p> <p>⊗ A sign in the security area states the only accessible restroom is on the first floor. It is not in Braille, the height is incorrect, and it does not indicate the direction.</p>	<p>RAS - Ensure the areas in front of all fire pulls are kept clear.</p> <p>RAS - Replace signs with one that meets ADAAG 4.1.6.</p>

4.2 PHOTOS: ENTRANCES



Main Entrance and Side Ramp



First Ramp to Main Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex

 A photograph showing a ramp leading to a brick building entrance. The ramp has a black metal railing and a blue wheelchair accessibility sign on the wall to the right.	 A photograph of an exit ramp leading to a glass door entrance of a brick building. There are some plants in the foreground.
<p>Main Entrance Ramp</p>	<p>Exit Ramp</p>
 A photograph of a side ramp with a blue and red curb, leading to a brick building.	 A photograph of a set of concrete steps with yellow tactile paving leading to a brick building entrance. A black metal railing is on the right side.
<p>Side Ramp</p>	<p>Accessible Steps</p>
 A photograph of an emergency exit ramp with yellow tactile paving leading to a brick building. A sidewalk and a car are visible in the background.	
<p>Emergency Exit to Fleming Street</p>	

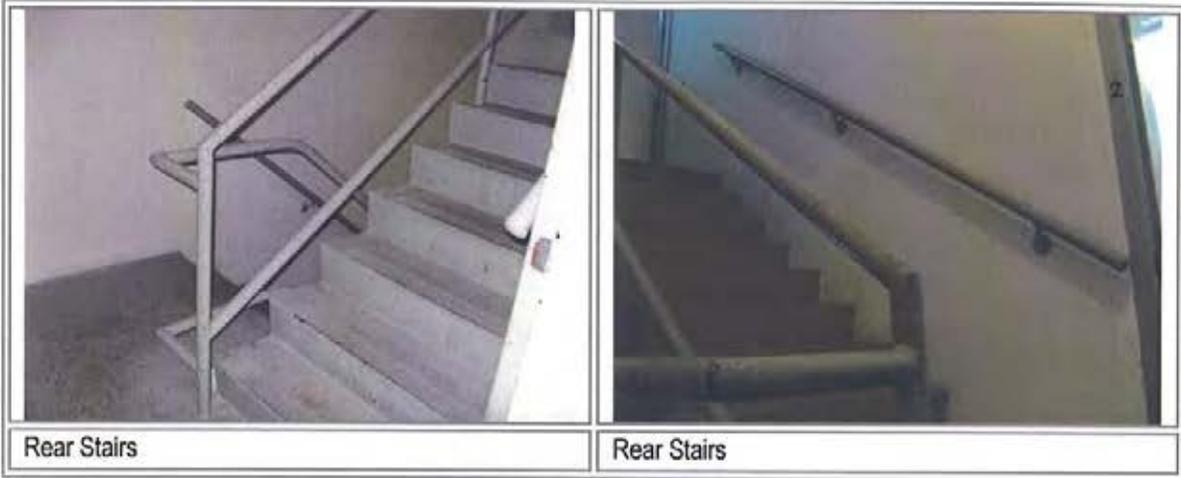
<p>⊗ Door at the bottom of the stairs opens to security area. It is 32" clear, closes in > 3 seconds, but requires > 15 lbs to open.</p>	<p>RAS - Adjust the door in accordance with FACBC 11-4.13.11.</p>
--	--

<p>Inspection Area: 4.5 REAR STAIRS</p>	
Observation	Recommendations
<p>The rear stairs provide access to the second floor and to the security hall on the other floors. It also opens on the first floor to the emergency exit hall into the old jail courtyard.</p> <ul style="list-style-type: none"> ✓ Steps are 10 ½ x 7, concrete in steel. ✓ There are emergency lights at each level. ⊗ The railings are pipe and are not continuous on the outer walls. ⊗ They do not project beyond the top or bottom. ⊗ The opening at the bottom on the stairs is greater than 4". ⊗ Signage is not compliant, and the second floor egress route is poorly marked. 	<p>The fact that these stairs are the only emergency egress for the rear areas of the building, and are only accessed by key, is a safety concern that should be addressed.</p> <p>LS-AS - Replace railings with ones that meet ADAAG 4.9.4</p> <p>RAS - Correct and replace the signs indicating the stairs and their limited access to floors.</p>

<p>Inspection Area: 4.6 SIDE STAIRS</p>	
Observation	Recommendations
<p>There is a set of stairs from the second floor on the Fleming Street side down to the first floor level. The door was stuck shut and the sign says it is not an exit. These stairs were not investigated.</p>	<p>AS - Replace railings with ones that meet ADAAG 4.9.4</p> <p>RAS - Correct and replace the signs indicating the stairs and their limited access to floors.</p>

<p>4.7 PHOTOS: STAIRS</p>	
	
<p>Front Stairs</p>	<p>Front Stairs</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex

<p>The Jury Box is not accessible.</p> <ul style="list-style-type: none"> ⊗ It has two levels and requires at least one riser must be used. ⊗ There is no area for a wheel chair other than directly in front of Jury Box. 	<p>AS - Add ramp to part of Jury Box per ADAAG 4.2.4 ASS - Add a lift to one side of the Jury Box.</p>
<ul style="list-style-type: none"> ⊗ The Witness Stand requires stepping up one riser and is not accessible. There is no provision for a wheelchair. 	<p>AS - Make one level, or add ramp per ADAAG 4.3.8</p>
<ul style="list-style-type: none"> ⊗ The door from the Judge's Bench to the chamber area has 27" clear and is not accessible. ⊗ There is no accessible route from the courtroom to the jury room. Opening behind bench is 35". ⊗ The door to the jury room is 25" clear. 	<p>TI - This item cannot be corrected within the confines of the existing structure.</p>

<p>Inspection Area: 5.6 JURY ROOM D</p>	
Observation	Recommendations
<ul style="list-style-type: none"> ⊗ There is no accessible route to the jury room. ⊗ There is no accessible route from the jury room to the emergency exit. <p>There is only one restroom in the jury room.</p> <ul style="list-style-type: none"> ⊗ The door to the restroom is 24" clear and the restroom is completely inaccessible. It measures 5'-8" x 4'-8". 	<p>LS-TI - These items cannot be corrected within the confines of the existing structure. This is a Life Safety issue that must be addressed.</p>

<p>5.7 PHOTOS: COURTROOM D</p>	
	
Courtroom	Bench and Witness Stand

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex



Inspection Area: 5.8 JUDGE'S CHAMBERS	
Observation	Recommendations
<p>Judge Miller's Chambers consists of an anteroom, a JA office, a closet entrance, and the chambers. There is a restroom off the chamber.</p> <ul style="list-style-type: none"> ✓ The routes are acceptable, there is no loose floor covering, and the doors are acceptable size. ⊗ The route to the courtroom is not accessible. The first door into the hallway is 27" clear. ⊗ The door to the judge's chamber is an old steel vault door that is difficult to swing. It is not compliant. ⊗ The restroom measures 56" x 69" and is not accessible. 	<p>T1 – These items cannot be corrected within the confines of the existing structure.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex

<ul style="list-style-type: none"> ⊗ The flooring is uneven and has many cracks in the linoleum tile. There are thresholds at many locations that are higher than ¾". ⊗ There are too many obstructions to note. ⊗ Doors to the cell areas are 26" wide. Most are steel and difficult to open. They require more than 5 lbs to open and close. Cell doors were not tested. ⊗ Doors to the main hallways are 33" clear. Thresholds are low. ⊗ The door to the stairs on the Fleming Street side did not open. It is marked as Not an Exit and not tested. ⊗ One restroom was located. It is small and the door is 24" clear. 	<p>corrected within the confines of the existing structure.</p>
<ul style="list-style-type: none"> ⊗ There are a few exit signs and there are arrows on the floor leading to the rear stairs. ⊗ Three emergency lights were found. ✓ Fire pulls are near each exit. 	<p>RAS - Replace or add signage in compliance with ADAAG 4.30.4 LS-AS - Ensure that the emergency exit doors all open properly.</p>

<p>6.3 PHOTOS: SECOND FLOOR</p>	
	
<p>Main Hall</p>	<p>Jail cells</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex

wheelchair. ⊗ There are no assisted listening devices.	AS - Add assisted listening devices
Judge's Bench is not accessible: ⊗ It is up three risers to the platform from chambers side. ⊗ The door is 26" clear.	ASS - Configure Bench area in accordance with ADAAG 4.3.8 ASS - Add a lift that services each level of the judge's area.
The Jury Box could accommodate a wheelchair except the maneuvering room is very limited. ⊗ It has two levels and requires at least one riser must be used.	AS - Make one level, or add ramp per ADAAG 4.3.8
⊗ The Witness Stand requires stepping up two risers and is not accessible. There is no provision for a wheelchair.	AS - Make one level, or add ramp per ADAAG 4.3.8
⊗ The door from the Judge's Bench to the chamber area has 27" clear and is not accessible. ✓ The door to the jury room is 32" clear and acceptable.	TI - These items cannot be corrected within the confines of the existing structure.

Inspection Area: 7.6 JURY ROOM C	
Observation	Recommendations
Jury room has accessible routes, but ⊗ There is no restroom and the only restroom nearby is not accessible. ⊗ There are no fire alarms or strobes in the jury room.	TI - These items cannot be corrected within the confines of the existing structure.

7.7 PHOTOS: COURTROOM C	
	
Courtroom C	Bench and Witness Stand

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex



Inspection Area: 7.8 JUDGE'S CHAMBERS	
Observation	Recommendations
<p>✓ Judge Fowler's Chambers have accessible routes and doors. The carpets are firm.</p> <p>Access to the bench is up three steps in the JA office area. The door swings out.</p> <p>⊗ There is no landing or handrails.</p>	<p>AS - Install handrails in accordance with FACBC 11-4.9.4.</p>

Inspection Area: 7.9 COURTROOM B	
Observation	Recommendations
The courtroom is approximately 34' x 47'.	
<p>Main entry doors are off the front balcony. They open out onto the balcony.</p> <p>⊗ The door on the left requires > 12 lbs to open and closes in < 3 seconds.</p> <p>⊗ The door on the right is very hard to open at the jamb, but beyond this point, it is acceptable.</p> <p>⊗ Signage is high up and large print. No symbols or Braille.</p>	<p>RAS - Adjust the door in accordance with FACBC 11-4.13.11.</p> <p>RAS - Replace or add signage in compliance with ADAAG 4.30.4</p>
<p>There are seating for approximately 60 people and no HC seating area.</p> <p>⊗ There is room for wheelchairs, but there is no identified seating area requiring the wheelchair to be in the hall or rear areas.</p> <p>✓ There are accessible routes throughout the courtroom.</p> <p>✓ The carpets are firm. Thresholds are acceptable</p> <p>✓ There are speakers mounted on the walls, emergency</p>	<p>RAS - Provide wheelchair location in accordance with FACBC 11-4.1.3.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex

7.12 PHOTOS: COURTROOM B



Courtroom B



Courtroom B



Steps to Bench



Witness Stand



Restrooms in Jury Room

Inspection Area: 8.7 JURY ROOM A	
Observation	Recommendations
Jury room has accessible routes, however, ☒ There are two inaccessible restrooms that measure 51" x 55" and cannot be compliant. ☒ The restroom doors have 21" clear. ☒ There are no fire alarms or strobes in the jury room. ☒ The door has a knob handle.	TI – These restrooms cannot be corrected within the confines of the existing structure. AS - Add alarms and strobes. AS - Replace door hardware with lever style.

Inspection Area: 8.8 HOLDING CELL	
Observation	Recommendations
The holding cell is accessed from the rear hallway and the elevator to the Sheriff's area. ☒ There is nothing about the holding cell that is accessible. It does not have adequate floor space for a wheelchair to maneuver and the doors cannot be opened without assistance.	TI – These items cannot be corrected within the confines of the existing structure.

8.9 PHOTOS: COURTROOM A	
	
Courtroom A	Courtroom A

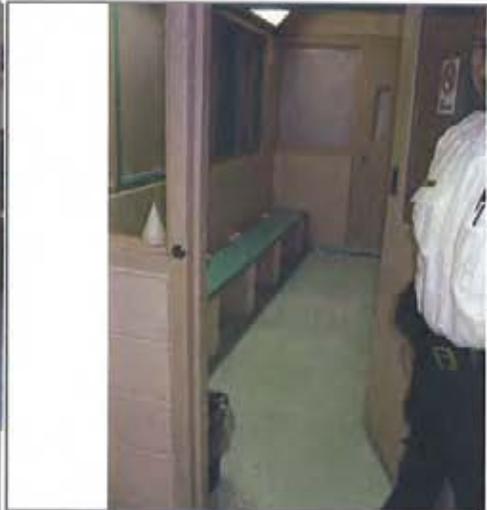
mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Jefferson B. Browne Complex



Inspection Area: 8.10 JUDGE'S CHAMBERS	
Observation	Recommendations
Judge Jones' Chambers have accessible routes and doors. The carpets are firm. ✓ Access to the bench is down the hall, past the jury room. The route is acceptable. Doors are acceptable.	
The Judge's chambers consist of an anteroom, a JA office, and the chambers. Chambers exits directly onto the front porch. ✓ This door is acceptable.	
⊗ The restroom in the judges area is 51" deep, too be accessible. The door is 27" clear.	T1 – These items cannot be corrected within the confines of the existing structure.

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Jefferson B. Browne Complex

9.3 PHOTOS: SALLYPORT



Ramp Entrance

Single Holding Cell



Interior Route

Interior Route

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West Animal Shelter				Address: Stock Island 5230 College Rd.	Yr. Blt: 1970	ATP Priority: 1	No. ECBA070-10049		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
4.1 Parking									
0001	Accessible Parking Space	Accessible parking space is 108" (2743 mm) wide and the access aisle is 72" (1828 mm).	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	6	\$299.81	1	A/E	
4.2 Exterior Routes									
*0002	Accessible Route to Rear Deck	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7)(c)	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$149.36	2	Maintenance	
0003		This entrance is the designated accessible entrance but the door remains locked.	§4.1	Establish a policy of assistance providing a buzzer for employees to open door to disabled patrons.	7	\$380.00	1	Maintenance	
4.3 Ramp									
0004	Rear Ramp to Rear Deck	Ramp does not provide edge protection at drop-off.	§4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	7	\$1,800.00	1	A/E	
0005		Ramp handrails do not have extensions on one side at the top, and the extensions at the bottom are mounted above 27" (685 mm) above the floor to the bottom of the rail.	FBC §11-4.8	Provide handrails extensions 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC/ADAAG Fig. 17).	7	\$1,800.00	1	A/E	
5.1 Entrances									
0006	Front and Rear Office Doors	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	7	\$50.00	2	Maintenance	
6.0 Interior Routes									
0007	Dog Kennel Entrance	The entrance landing does not provide maneuvering clearance to open the doors.	§4.13	Rework slab on grade to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	10	\$1,150.00	2	A/E	

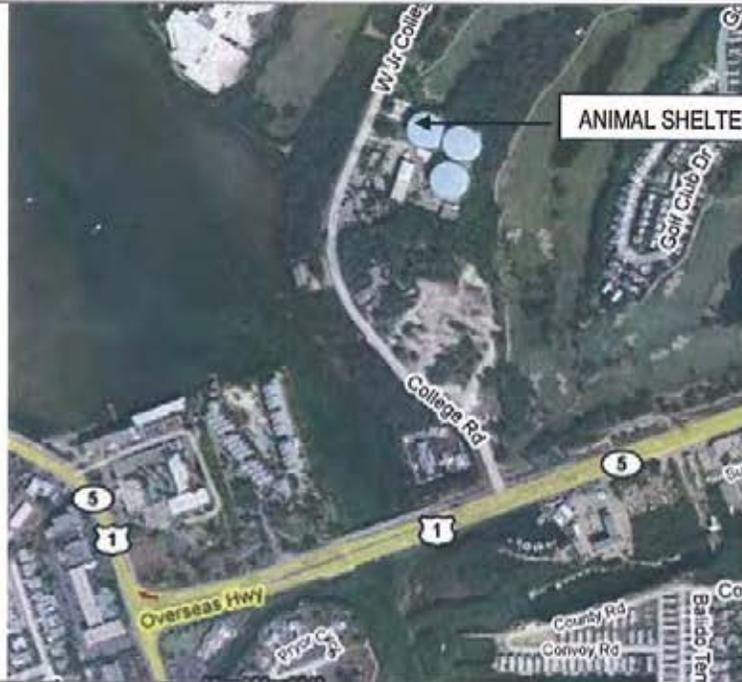
ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West Animal Shelter				Address: Stock Island 5230 College Rd.	Yr. Blt: 1970	ATP Priority: 1	No. ECBA070-10049		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0008	Cat House Entrance	The entrance is restricted by two turns.	§4.3	Reconfigure slabs and/or partitions to provide a 36" (914 mm) min. clear width at accessible route that facilitates turns around an obstruction (ADAAG Fig. 7).	10	\$1,150.00	2	A/E	
0009	Rear Office Deck	Drinking fountain protrudes into walkway, as it is mounted over 27" (686 mm) above the finished floor to its bottom leading edge.	§4.4	Relocate and mount fountain at 27" (685 mm) above the finished floor to its bottom leading edge (ADAAG Fig. 27).	10	\$697.18	4	Sub-contractor	
6.1 Interior Routes									
0010	Restroom	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance	
0011		Door swings into lavatory clear floor space.	§4.22	Reverse door swing or reconfigure fixtures and/or offset partitions to provide a 30" by 48" (762 mm by 1219 mm) min. lavatory clear floor space (ADAAG Fig. 32).	10	\$898.74	3	Sub-contractor	
0012		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	10	\$120.12	3	Maintenance	
0013		Lavatory mirror is mounted over 40" (1016 mm) above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	10	\$131.00	3	Maintenance	
0014		Water closet has a 28" (711 mm) long rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	10	\$380.20	3	Maintenance	
0015		Water closet has a 38" (965 mm) long side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	10	\$380.20	3	Maintenance	
0016		Paper towel dispenser is mounted behind the water closet beyond required reach allowed for approach provided.	§4.2	Lower or install paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object with a 30" x 48" (760 mm x 1220 mm) clear floor space (ADAAG Fig. 5).	10	\$131.00	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West Animal Shelter				Address: Stock Island 5230 College Rd.	Yr. Blt: 1970	ATP Priority: 1	No. ECBA070-10049		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0017		No emergency visual notification device in room.	\$4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	10	\$278.36	2	Sub-contractor	
LEGEND									
				A/E - Bid Package	Y-1	\$6,199.81	1- Highest		Pending
				Sub-contractor	Y-2	\$1,874.27	2 - High		Complete
				Maintenance	Y-3	\$1,871.24	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$9,945.32			
				A/E Fees 20%		\$1,989.06			
				Additional Material Cost 10%		\$994.53			
				Total		\$12,928.91			

ADA Inspection Item:
2.0 LOCATION MAP



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Key West Animal Shelter

4.4 PHOTOS: PARKING AND EXTERIOR ROUTES



Street Parking and Front



Accessible Parking Space



Front Entrance



Ramp 1



Kennel Area



Paths to Kennels



ADA Inspection Item:
5.0 COMMON ROUTES

Summary: The facility is comprised of several small buildings and kennel runs, including an office, two dog kennels, and a cat building.

Inspection Area: 5.1 ENTRANCES	
Observation	Recommendations
<p>Front and Rear Office Doors</p> <p>✓ These doors open out and close in less than 3 seconds, faster than the minimum allowed.</p> <p>Other doors do not have self-closers.</p>	<p>RA\$ - Adjust the doors in accordance with FACBC 11-4.13.</p>

Inspection Area: 6.0 INTERIOR ROUTES	
Observation	Recommendations
<p>✓ Routes throughout most of the buildings are flat and firm.</p> <p>However,</p> <ul style="list-style-type: none"> ⊗ The buildings are very small and have very restricted maneuvering room. ⊗ In some locations, such as food prep, bathing, and kennels, there is a step or gutter, prohibiting wheelchair access. ⊗ Entrance to the Dog Kennel is through accessible double doors. The landing outside these doors does not provide adequate maneuvering room to open the doors. ⊗ Entrance to the Cat House is restricted by two turns. 	<p>TI - The size of the buildings, and the design of the kennels makes it infeasible to make these areas fully accessible. In addition, ADAAG Scoping 203.12 exempts these areas from accessible requirements.</p> <p>AS - Reconfigure the entrance landing to provide proper maneuvering room.</p>

6.2 PHOTOS: INTERIORS



Fountain on Office Rear Deck



Entrance to Dog Kennel



Dog Kennel



Part of Cathouse



Cat Bath Area



Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
3.0 George J. Fajardo Firefighting Facility									
3.2 Parking									
0001	Accessible Parking Space	The accessible parking space and the access aisle are incorrectly painted	FBC§4.6	Restripe to provide an accessible parking space and access aisle.	9	\$229.81	1	A/E	
0002		Accessible parking space has more than 2 % non-compliant surface slope.	§4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	9	\$1,897.00	1	A/E	
0003		Accessible parking space does not have signage indicating accessible parking.	FBC§4.6	Provide an above grade sign mounted at 84" (2134 mm) above the ground to the bottom of the sign bearing the International symbol of Accessibility.	9	\$228.00	1	Maintenance	
0004		There is not sign indicating the location of the accessible entrance.	FBC§4.3	Provide signage indicating the location of the accessible entrance	9	\$149.36	2	Maintenance	
3.3 Exterior Routes									
0005	Front Entrance	Call button is mounted beyond required reach allowed for approach provided and is mounted at 51" (1295 mm) above the finished floor.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	10	\$131.00	4	Maintenance	
0006	Ground Floor Entrance	Non-compliant door opening force is more than 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	10	\$50.00	2	Maintenance	
0007		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0008		Doorway has a 2" (51 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	10	\$3,125.71	2	A/E	
0009		There is no signage indicating the location of the entrance.	§4.30	Provide signage indicating the location of the accessible entrance.	10	\$149.36	2	Maintenance	
0010	Elevator	Elevator hall call button is mounted at 38" (965 mm) above the finished floor to centerline.	§4.10	Relocate elevator hall call button and mount at 42" (1066 mm) above the finished floor to centerline (ADAAG Fig. 20).	10	\$585.00	2	Sub-contractor	
0011		Elevator door notification time is less than 5 seconds.	§4.10	Adjust elevator answer notification time to be 5 seconds min.	10	\$398.00	2	Sub-contractor	
0012	Elevator	Elevator hall call button is mounted at 44" (1118 mm) above the finished floor to centerline.	§4.10	Relocate elevator hall call button and mount at 42" (1066 mm) above the finished floor to centerline (ADAAG Fig. 20).	13	\$585.00	2	Sub-contractor	
0013	Garage Area	Double doors closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	10	\$50.00	2	Maintenance	
0014		Garage door control is mounted beyond required reach allowed for approach provided and is mounted at more than 48" (1219 mm) above the finished floor.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	10	\$293.14	4	Maintenance	
3.6 First Floor Interior Routes									
0015	Main Entrance	Non-compliant door opening force of 20 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8 lbf.	10	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0016		There is no signage for rooms or directions.	§4.30	Install signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	10	\$149.36	2	Maintenance	
0017	Kitchen	Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	ABA §902.3	Rework counter to be mounted at 28" (711 mm) min and 34" (863 mm) max. above the finished floor to top.	14	\$1,136.90	3	Sub-contractor	
0018		Sink does not have the required knee clearance.	§4.24	Rework sink to provide a knee clearance of at least 27" (685 mm) high, 30" (762 mm) wide and 19" (482 mm) deep.	14	\$545.58	3	Maintenance	
0019	Interior Door	Doors from hall to bunk closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance	
0020		Doors from hall to bunk have non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0021		Restroom No. 1 door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance	
0022		Restroom No. 1 has a non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0023		Door from hall to storage has a non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0024		Door from hall to storage has more than 0.5" (13 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	14	\$137.13	2	Maintenance	
0025	Central Stairs	Stair handrails are mounted at 31" (787 mm) above the stair nosing to top of gripping surfaces.	§4.9	Install handrails on both sides of stairs and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	13	\$1,600.00	1	A/E	
0026	Drinking Fountain	Drinking fountain is not a hi/low unit.	§4.1	Replace fountain with hi-lo unit or install paper cup dispenser and mount at the required reach range allowed for approach provided, for people who have difficulty bending or stooping.	14	\$3,137.43	4	Sub-contractor	
3.7 Restrooms									
0027	Restroom 1	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$149.36	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0028		Water closet side wall grab bar is mounted at 50" (1270 mm) perpendicular from rear wall to centerline of its outer flange.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	14	\$380.20	3	Maintenance	
0029		Water closet flush control is toward the wall side.	§4.16	Rotate water closet flush control toward the wide side or install an electronically controlled mechanism.	14	\$350.00	3	Sub-contractor	
0030		Shelf at sink is mounted beyond required reach allowed for approach provided.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	14	\$150.00			
0031	Restroom 2	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$149.36	2	Maintenance	
0032		Water closet side wall grab bar is mounted at 50" (1270 mm) perpendicular from rear wall to centerline of its outer flange.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	14	\$380.20	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0033		Water closet side wall grab bar is mounted at 32" (813 mm) above the finished floor to centerline.	§4.16	Relocate side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	14	\$380.20	3	Maintenance	
0034		Shelf sink is mounted beyond required reach allowed for approach provided.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	14	\$131.00	3	Maintenance	
0035		Shower stall is 36" by 34" (914 by 864 mm) and does not have the required clear floor space.	§4.21	Reconfigure room's fixtures and/or offset partitions to provide a 36" by 36" (914 mm by 914 mm) shower stall with the required 36" by 48" (914 mm by 1219 mm) min. clear floor space (ADAAG Fig. 35).	15	\$4,194.49	3	A/E	
0036		Shower head is a fixed-type unit.	§4.21	Replace or install additional shower spray unit with a hose that is 60" (1524 mm) min. in length and serves both as a fixed and hand-held unit (ADAAG Figs. 35, 37).	15	\$295.57	3	Maintenance	
4.0 Airport Administration Area									
4.2 Interior Routes									
0037	Main Entrance	There is no signage.	§4.30	Provide signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	18	\$149.36	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0038		Intercom is mounted beyond required reach allowed for approach provided and is mounted at 58" (1473 mm) above the finished floor.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	18	\$371.02	4	Sub-contractor	
0039		Non-compliant door opening force of 15 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	18	\$50.00	2	Maintenance	
0040		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	18	\$50.00	2	Maintenance	
0041		Door step has a 6" (152 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	18	\$3,125.71	2	A/E	
0042	Stairs	Stairs have non-compliant handrails.	§4.9	Install handrails on both sides of stairs and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	19	\$1,600.00	1	A/E	
0043	Elevator	The only means of access to second floor is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	19	\$2,692.20	1	A/E	
0044	Top of Stairs	Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	19	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0045		Door has a 5" (127 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	19	\$3,125.71	2	A/E	
0046		The door opens out into the hallway and forms an egress obstruction.	§4.13	Reverse the door swing.	19	\$1,500.00	2	Sub-contractor	
0047	Drinking Fountain	Drinking fountain spout outlet (orifice height) is mounted at 43" (1092 mm) above the finished floor.	§4.1	Replace fountain with hi-lo unit or install additional unit and mount at 36" (914 mm) max. above the finished floor to the spout outlet (ADAAG Fig. 27).	19	\$3,137.43	4	Sub-contractor	
0048	Restrooms	Doorway opening are less than 32" (813 mm) clear width.	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	19	\$1,583.36	2	A/E	
0049		Restrooms have non-compliant fixtures.		Rebuild the restroom in accordance with ADAAG and FBC to be fully compliant including doors, fixtures and appliances.	19	\$6,052.63	3	A/E	
5.0 Adam Arnold Annex Building									
5.2 Exterior Routes									
0050	Ramp	The inner handrail is not continuous at switchback.	FBC§4.8	Provide continuous handrails at inside handrails on switchback or dog-leg ramps.	22	\$320.00	1	Sub-contractor	
0051		Top of the ramp handrails do not have extensions.	FBC§4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	22	\$240.00	1	Sub-contractor	
0052	Ramp at Rear Entrance	The inner handrail is not continuous at switchback.	FBC§4.8	Provide continuous handrails at inside handrails on switchback or dog-leg ramps.	23	\$320.00	1	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0053		Ramp handrails do not have extensions.	FBC§4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	23	\$240.00	1	Sub-contractor	
0054		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	23	\$280.00	1	Sub-contractor	
0055	Stairs	Stair handrails do not have extensions.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	23	\$240.00	1	Sub-contractor	
5.5 Greyhound Bus Terminal Interior Routes									
0056	Main Entrance	Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	26	\$149.36	2	Maintenance	
0057	Service Counter	Counter is mounted at 49" (1245 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	26	\$372.14	4	Maintenance	
0058	Greyhound Bus Terminal Drinking Fountain	Drinking fountain water flow is 3" (76 mm) high.	§4.15	Adjust to provide a flow of water at least 4" (101 mm) high so as to allow the insertion of a cup under it.	27	\$80.50	4	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0059		Wall/post mounted drinking fountain has a 26" (660 mm) knee clearance.	§4.15	Relocate/rework fountain to provide a 27" (685 mm) min. knee clearance above the finished floor, 30" (762 mm) wide and 17" to 19" (431 mm to 482 mm) deep (ADAAG Fig. 27 a, b).	27	\$697.18	4	Sub-contractor	
0060		Lockers encroaches into drinking fountain accessible route clear width.	§4.3	Relocate lockers to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	27	\$131.00	4	Maintenance	
5.6 Greyhound Bus Terminal Restrooms									
0061	Greyhound Bus Terminal Men and Women's Restrooms	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	27	\$50.00	2	Maintenance	
0062		Permanent room identifying signage is mounted at 53" (1346 mm) above the finished floor to centerline.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	27	\$149.36	2	Maintenance	
0063		Water closet flush control is toward the wall side.	§4.16	Rotate water closet flush control toward the wide side or install an electronically controlled mechanism.	27	\$350.00	3	Sub-contractor	
5.8 Sheriff's Office Interior Routes									
0064	Main Entrance	Maneuvering clearance on the side of the door is over the ramp surface.	§4.13	Rework area to provide a level and clear maneuvering space.	31	\$1,500.00	2	A/E	
0065		Non-compliant door opening force of 15 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	31	\$50.00	2	Maintenance	
0066		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	31	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0067		Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	31	\$149.36	2	Maintenance	
0068	Rear Emergency Exits	Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	31	\$137.13	2	Maintenance	
0069	Hall Ramp 1	Ramp only has handrails on one side, and/or handrails do not have extensions.	§4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	31	\$240.00	1	Sub-contractor	
0070	Service Counter	Counter is mounted at 42" (1067 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	31	\$372.14	4	Maintenance	
0071	Hall Ramp 2	Ramp runs 96" (2438 mm) in length and does not have the required handrails.	§4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	31	\$960.00	2	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0072	Kitchen	Sink does not have the required knee clearance.	§4.24	Rework sink to provide a knee clearance of at least 27" (685 mm) high, 30" (762 mm) wide and 19" (482 mm) deep.	31	\$545.58	3	Maintenance	
0073	Locker Area	Lockers encroaches over maneuvering clearance on the pull side of the door.	§4.13	Relocate lockers to provide maneuvering clearance on the pull side of the door (ADAAG Fig. 25).	31	\$80.50	2	Maintenance	
0074	Unoccupied Extra Room	Maneuvering clearance on the side of the door is over the ramp surface.	§4.13	Rework area to provide a level and clear maneuvering space.	31	\$1,500.00	2	A/E	
0075		Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	31	\$50.00	2	Maintenance	
0076		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	31	\$50.00	2	Maintenance	
0077		Roof Access	The entry door open out over a short step.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	31	\$3,125.71	2	A/E
0078		Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	31	\$50.00	2	Maintenance	
0079		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	31	\$50.00	2	Maintenance	
5.9 Sheriff's Office Restrooms									

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070			
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0080	Women's Restroom	Door does not provide maneuvering clearance on the pull side of the door.	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	32	\$1,500.00	2	A/E		
0081		Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	32	\$149.36	2	Maintenance		
0082		Toilet encroaches over paper towel dispenser clear floor space.	§4.2	Relocate paper towel dispenser to provide a 30" by 48" (762 mm by 1219 mm) min. wheelchair clear floor space (ADAAG Fig. 4).	32	\$131.00	3	Maintenance		
0083		Men's Restroom	Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	32	\$898.74	3	Sub-contractor	
0084			Water closet flush control is mounted on the tank-type unit and is toward the wall side.	§4.16	Relocate water closet flush control toward the wide side or install an electronically controlled mechanism.	32	\$350.00	3	Sub-contractor	
5.11 Customs and Border Protection Interior Routes										

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0085	Front Entrance Door	Permanent room identifying signage does not have Braille or raised characters and is mounted over the door frame.	\$4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	35	\$149.36	2	Maintenance	
0086	Rear Entrance Door	Doorway has a 0.75" (19 mm) vertical change of level at threshold.	\$4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	35	\$137.13	2	Maintenance	
0087	Emergency Door	Refrigerated evidence storage unit encroaches into accessible route clear width.	\$4.3	Relocate item to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	35	\$80.50	2	Maintenance	
0088		Non-compliant door opening force of 15 lbf.	\$4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	35	\$50.00	2	Maintenance	
0089		Door closing time is less than 3 seconds.	\$4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	35	\$50.00	2	Maintenance	
0090	Interior Doors	Double doors from the baggage area to the customs area has a non-compliant door opening force of 15 lbf.	\$4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	35	\$50.00	2	Maintenance	
0091		Door from the customs area to the waiting area has a non-compliant door opening force of 12 lbf.	\$4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	35	\$50.00	2	Maintenance	
0092		Door closing time is less than 3 seconds.	\$4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	35	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0093	Lab and Lounge	Sink does not have the required knee clearance.	§4.24	Rework sink to provide a knee clearance of at least 27" (685 mm) high, 30" (762 mm) wide and 19" (482 mm) deep.	36	\$545.58	3	Maintenance	
0094	Drinking Fountain	Drinking fountain water flow is 3" (76 mm) high.	§4.15	Adjust to provide a flow of water at least 4" (101 mm) high so as to allow the insertion of a cup under it.	36	\$80.50	4	Sub-contractor	
5.12 Customs and Border Protection Restrooms									
0095	Men's Women's Restroom, Lounge	Water closet flush control is toward the wall side.	§4.16	Rotate water closet flush control toward the wide side or install an electronically controlled mechanism.	37	\$350.00	3	Sub-contractor	
0096	Men's Restroom, Waiting Room	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	37	\$149.36	2	Maintenance	
0097		Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	37	\$50.00	2	Maintenance	
0098		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	37	\$50.00	2	Maintenance	
0099		Water closet flush control is toward the wall side.	§4.16	Rotate water closet flush control toward the wide side or install an electronically controlled mechanism.	37	\$350.00	3	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0100	Women's Restroom, Waiting Room	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	37	\$149.36	2	Maintenance	
0101		Non-compliant door opening force of 18 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	37	\$50.00	2	Maintenance	
0102		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	37	\$50.00	2	Maintenance	
0103		Water closet flush control is toward the wall side.	§4.16	Rotate water closet flush control toward the wide side or install an electronically controlled mechanism.	37	\$350.00	3	Sub-contractor	
0104		Stall door does not provide the maneuvering clearance on the pull side of the door.	§4.19	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	37	\$2,119.74	3	A/E	
7.0 Control Tower									
7.1 Parking									
0105	Parking	There are no accessible parking spaces marked in any of the adjacent parking areas.	FBC§4.6	Reconfigure parking area to create an accessible parking space with the proper markings, sign, access aisle and accessible route in accordance with FBC§11-4.6	N/A	\$299.81	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002		ATP Priority: 1	No. ECBA071-10070	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
7.2 Exterior Routes									
0106	Control Tower Exterior Routes	Key pad is mounted beyond required reach allowed for approach provided and is mounted at 57" (1448 mm) above the finished floor.	§4.2	Lower or install at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	40	\$371.02	4	Sub-contractor	
0107		The only means of access to main entrance is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	41	\$2,692.20	1	A/E	
0108	Gate	Key pad encroaches over maneuvering clearance on the pull side of the gate.	§4.13	Relocate key pad to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the gate (ADAAG Fig. 25).	40	\$371.02	4	Sub-contractor	
0109		Non-compliant door opening force of 12 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	40	\$50.00	2	Maintenance	
0110		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	40	\$50.00	2	Maintenance	
0111	Stairs	Stair only has handrails on one side, and/or handrails do not have extensions.	§4.9	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	41	\$1,200.00	1	Sub-contractor	
0112		Stairs have open risers.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	41	\$361.80	2	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
8.0 FBO Office and Hanger									
8.1 Parking									
0113	Parking	Accessible parking space is 130" (3302 mm) wide.	FBC§4.6	Restripe to provide an accessible parking space 144" (3600 mm) min. wide.	44	\$299.81	1	A/E	
0114		Far side Accessible parking space does not have an access aisle.	§4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9).	44	\$299.81	1	A/E	
8.2 Exterior Routes									
0115	Exterior Routes	The door to the offices on the far left closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	44	\$50.00	2	Maintenance	
0116		Double doors doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	44	\$137.13	2	Maintenance	
0117	Gate	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	45	\$50.00	2	Maintenance	
0118	Hanger Stairs	These stairs are not accessible in any way	FBC§4.9	Replace the stairs on the outside of the building with one that is in accordance with FBC11-4.9	45	\$2,980.00	2	A/E	
0119	Hanger Entry Door	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	45	\$291.64	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0120		Door does not provide maneuvering clearance on the pull side of the door.	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	45	\$1,500.00	2	A/E	
9.0 Cabanas Aerobatics Hanger and Small Office Building									
9.1 Parking									
0121	Parking	There are no accessible parking spaces marked in any of the adjacent parking areas.	FBC§4.6	Reconfigure parking area to create an accessible parking space with the proper markings, sign, access aisle and accessible route in accordance with FBC§11-4.6	47	\$299.81	1	A/E	
9.2 Exterior Routes									
0122	Office	The only means of access to main entrance is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	47	\$2,692.20	1	A/E	
0123		Door does not provide maneuvering clearance on the pull side of the door.	§4.13	Rework door side partition to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door beyond the latch side and 60" (1524 mm) min. deep clear floor area (ADAAG Fig. 25).	47	\$1,500.00	2	A/E	
0124		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	47	\$291.64	2	Maintenance	
10.0 FedEx Building									

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
10.1 Parking									
0125	Parking	There are no accessible parking spaces marked in any of the adjacent parking areas.		Reconfigure parking area to create an accessible parking space with the proper markings, sign, access aisle and accessible route in accordance with FBC§11-4.6	49	\$299.81	1	A/E	
10.2 Exterior Routes									
0126	Ramp	Ramp has a 8.4 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	49	\$2,019.15	1	A/E	
0127		Ramp does not provide a landing at the top of the ramp.	§4.8	Rework ramp to provide 60" (1524 mm) min. top landings (ADAAG Fig. 16).	49	\$500.00	1	A/E	
0128		Surface does not have truncated domes or contrasting color at the bottom of the ramp.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	49	\$280.00	1	Sub-contractor	
0129		Ramp does not provide edge protection at drop-off.	§4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	49	\$1,200.00	2	Sub-contractor	
0130		Ramp handrails do not have extensions.	FBC§4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	49	\$480.00	2	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

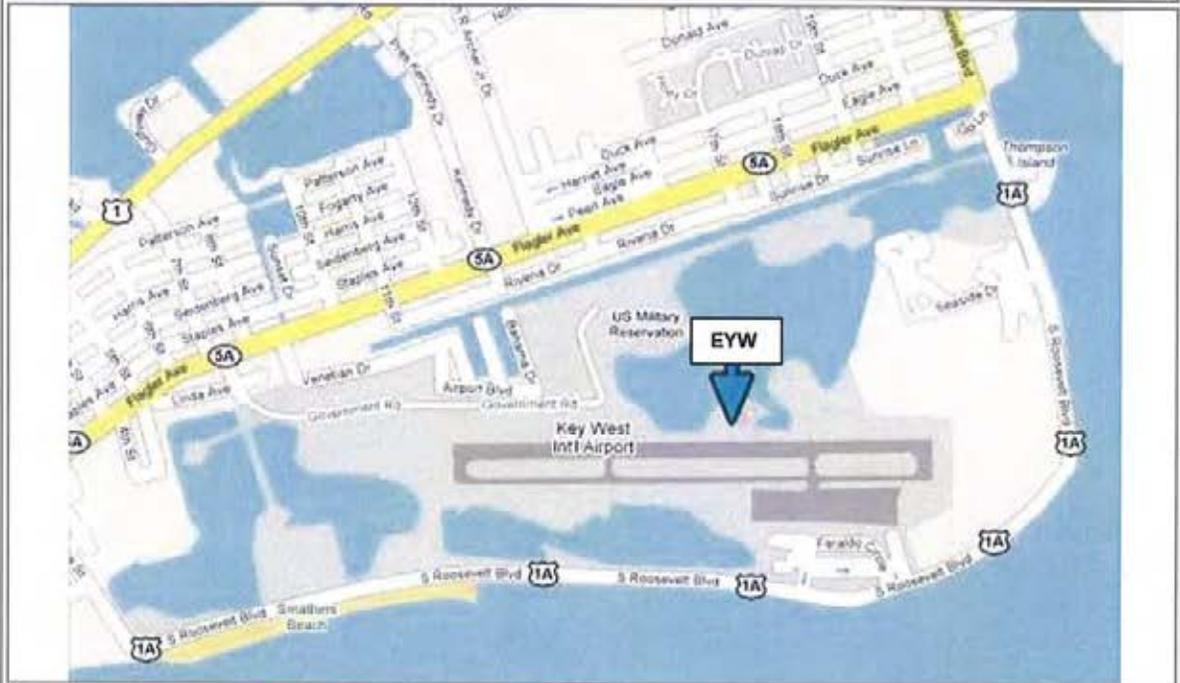
Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0131	Entrance	There is no signage.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	49	\$149.36	2	Maintenance	
0132		Maneuvering clearance on the side of the door is over the ramp surface.	§4.13	Rework area to provide a level and clear maneuvering space.	49	\$1,500.00	2	A/E	
0133		Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	49	\$50.00	2	Maintenance	
0134	Other Exits	Emergency exit door has a non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	49	\$50.00	2	Maintenance	
0135		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	49	\$50.00	2	Maintenance	
0136		Door has a 5" (127 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	49	\$3,125.71	2	A/E	
11.0 Avis Budget Car Rental Preparation Area									
11.1 Exterior Areas									

ALL emergency alarms shall provide both audible and visual notification.

Facility: Key West International Airport Complex				Address:	Yr. Blt: 1960-2002	ATP Priority: 1	No. ECBA071-10070		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0137	Ramp	Ramp with a slope of 8.3 % runs 85" (2159 mm) in length and does not have the required handrails.	§4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	50	\$800.00	2	Sub-contractor	
0138		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	50	\$280.00	1	Sub-contractor	
12.0 Dollar Car Rental Preparation Area									
12.1 Exterior Areas									
0139	Entrance	The only means of access to main entrance is by stairs.	§4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift.	51	\$2,019.15	1	A/E	
				A/E - Bid Package	Y-1	61361.33	1- Highest		Pending
				Sub-contractor	Y-2	22529.74	2 - High		Complete
				Maintenance	Y-3	9996.17	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$93,887.24			
				A/E Fees 20%		\$18,777.45			
				Additional Material Cost 10%		\$9,388.72			
				Total		\$122,053.41			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

ADA Inspection Item:
2.0 LOCATION MAP



3.4 PHOTOS: EXTERIOR ROUTES



Firefighting Facility Building



Accessible Parking



Access Aisle

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Top of Stairs

Front Ramp



Bottom of Ramp

Middle Landing



Top of Front Ramp

Bottom of Rear Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

<p>⊗ Shelf at sink is higher than allowed for front approach.</p> <p>The shower is not accessible.</p>	<p>AS - Reinstall shelf at 48" in accordance with FACBC 11-4.2.</p>
<p>Restroom 2</p> <p>⊗ Signage provided is incorrect and mounted on the door instead of the side wall. The restroom is not indicated as men or women.</p> <p>⊗ There is no closer on the door.</p> <p>✓ Fire alarm device with strobe is provided.</p> <p>✓ All plumbing and accessory fixtures are compliant, with the exception of the following:</p> <ul style="list-style-type: none"> ⊗ The side grab bar at the toilet extends 50" from the rear wall and is centered at 32" above the floor. ⊗ Self at sink is higher than allowed for front approach. <p>Shower</p> <p>⊗ The accessible shower is only 34" x 36".</p> <p>⊗ It has a lever handle at the correct height, but no wand.</p> <p>✓ Grab bars and seat are compliant.</p>	<p>RAS - Provide proper signage in accordance with FACBC 11-4.30.6.</p> <p>AS - Install a door closer in accordance with FACBC 11-4.17.</p> <p>AS - Install grab bars in accordance with FACBC 11-4.16.4</p> <p>AS - Reinstall shelf at 48" in accordance with FACBC 11-4.2.</p> <p>AS - Enlarge the shower stall in accordance with FACBC 11-4.21.</p> <p>RAS - Provide a shower wand in accordance with FACBC 11-4.21.</p> <p>RA - Remove storage items from the shower.</p>

<p>3.8 PHOTOS: FIRST FLOOR INTERIORS</p>	
	
<p>Elevator at main floor level</p>	<p>Top of Central Stairs</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Kitchen Counter



Watch Room



Fountain



Fire Extinguisher



Restroom 1



Restroom 2

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Shower in Restroom 2

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

4.3 PHOTOS: INTERIORS



Entrance Door



Bottom of Stairs



Top Landing



Step at Door

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

	
<p>Exit Door to Stairs</p>	<p>North Hall toward Restrooms with Fountain</p>
	
<p>Men's Restroom</p>	<p>Women's Restroom</p>

5.3 PHOTOS: EXTERIOR ROUTES



Adam Arnold Annex Building



Front Stairs



Stair Landing



Top of Stairs



Front Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

	
Bottom of Ramp	Middle Landing
	
Top of Front Ramp	Bottom of Rear Ramp
	
Rear Ramp	Rear Stairs

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

5.7 PHOTOS: GREYHOUND BUS TERMINAL



Deck Route to Left Side of Annex



Bus Terminal Entrance



Lounge



Service Counter

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

 A photograph of a service counter area with multiple workstations, computers, and a person standing behind the counter.	 A photograph of a hallway with several water fountains and a person standing near one of them.
Counter Area	Fountains
 A photograph of a women's restroom featuring a toilet, a sink, a mirror, and a paper towel dispenser. A grab bar is visible on the wall.	 A photograph of a men's restroom featuring a toilet, a sink, a paper towel dispenser, and a grab bar.
Women's Restroom	Men's Restroom

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

5.10 PHOTOS: SHERIFF'S OFFICE



Sheriff's Office Entrance and Extra Room Door



Entrance Ramp 1



Service Counter



Kitchen Counter



Control Room



Hall to Restrooms and lockers

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Women's Restroom



Men's Restroom



Far Left Emergency Exit



Clearance at Lab Door

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 Key West International Airport Complex

Women's Restroom, Waiting Room

- ⊗ The accessible **signage** is mounted on the door instead of the side wall.
- ⊗ The door requires more than 18 lbs to open and closes in 3 seconds.
- ⊗ The flush valve floor mounted toilet handles are on the far side.
- ⊗ The stall door opens out and does not have a self-closer.
- ⊗ The stall door does not have the proper maneuvering clearance for an out-swing door.
- ✓ There are strobe alarms, mirrors at the correct height, compliant sink, toilet paper and paper towel dispensers, and the pipes are wrapped.

- RAS** - Provide proper signage in accordance with FACBC 11-4.30.6.
- RAS** - Adjust the door for the proper pressure and closing time in accordance with FACBC 11-4.13.
- RAS** - Provide a self-closer on the stall door in accordance with FACBC 11-4.16.
- AS** - Install a flush handle on the wide side in accordance with FACBC 11-4.16.5.
- TI** - Due to the current configuration of this area, the stall door cannot be modified to be fully compliant. The stall is too small for an in-swing door.

5.13 PHOTOS: CUSTOMS AND BORDER PROTECTION



Homeland Security Entrance



Inside Doors



Baggage Inspection



Baggage Carousel

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Lab



Clearance at Lab Door



Far Left Emergency Exit



Lounge Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Women's Employee Restroom



Women's Employee Restroom



Customs and Immigration Control



Waiting Room Fountain



Entrance to Women's Restroom Stall



Typical Accessible Stall

7.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Control Tower



Gate and Key Pad



Exit Button

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Steps to Door



Entrance and Stairs



Stairs up Tower



Stairs up Tower

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

8.3 PHOTOS: PARKING AND EXTERIOR ROUTES



FBO Office and Maintenance Hanger



Office Building



Hanger and Parking Area



Accessible Parking Area



Side Doors

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex



Exit Gate



Rear of Office



Stairs on side of Hanger



Door into Hanger

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

9.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Hanger



Side Entrance Door



Small Office Building



Parking Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
Key West International Airport Complex

- and closes in less than 3 seconds.
- ⊗ The door opens onto a landing that has inaccessible concrete steps leading to the yard.
- ⊗ There are no handrails.
- ⊗ There is no accessible route to the parking lot.

AS - Rebuild the stairs to meet the requirements of FACBC 11-4.9, including proper steps, railings, and landings.
AS - Install an accessible route from the steps to the parking lot in accordance with FACBC 11-4.3.

10.3 PHOTOS: PARKING AND EXTERIOR ROUTES



FedEx Building



Ramp to Front Doors



Side Emergency Exit Door

ADA Inspection Item:
11.0 AVIS BUDGET CAR RENTAL PREPARATION AREA

Summary: The Avis rental car preparation area is generally accessible. There is an office with a ramp leading to the entry door landing. This overall area is only for employees involved in cleaning, washing, and fueling the returned rental cars. The public does not enter this area. This area was inspected for exterior and way finding only. In general, if an office or ramp exists, it needs to be accessible.

Inspection Area:
11.1 EXTERIOR AREAS

Observation	Recommendations
<p>Parking There is no specific parking associated with the rental car area. There are no accessible parking spaces marked. Cars are driven in by employees from the car return area in the parking garage. The area has firm, flat asphalt throughout. There are no signs of any kind.</p> <p>Ramp A ramp runs from the parking lot to a landing in front of the office door.</p> <ul style="list-style-type: none"> ✓ The running slope is 5.5 to 7.5%, less than the maximum 8.33%. ⊗ The ramp runs 85" and rises approximately 5" and requires railings on both sides. ✓ The cross slope is less than the maximum 2% permitted. ⊗ Detectable warnings are not provided at the transition of the concrete ramp to asphalt parking lot. <p>Entrance ✓ The door has a lever style handle and a self-closer and operates correctly.</p>	<p>AS - Install handrails on each side of the ramp in accordance with FACBC 11-4.8.5. AS - Install detectable warnings in accordance with FACBC 11-4.29.5.</p>

11.2 PHOTOS: PARKING AND EXTERIOR ROUTES

	
Office Building	Hanger and Parking Area

ADA Inspection Item:
12.0 DOLLAR CAR RENTAL PREPARATION AREA

Summary: The Dollar rental car preparation area is not accessible in any way. This area is only for employees involved in cleaning, washing, and fueling the returned rental cars. The public does not enter this area. This area was inspected for exterior and way finding only.

Inspection Area:
12.1 EXTERIOR AREAS

Observation	Recommendations
<p>Parking There is no specific parking associated with the rental car area. There are no accessible parking spaces marked. Cars are driven in by employees from the car return area in the parking garage. The area has firm, flat asphalt throughout.</p> <p>Entrance There are two sets of doors into the office/storage area. ✓ The doors do not have self-closers but do have lever style handles. ⊗ The entrance doors are up one step from the parking level to a landing. There are no signs other than the Dollar sign over the bay.</p>	<p>AS - Install a curb ramp with detectable warnings in accordance with FACBC 11-4.7.1.</p>

12.2 PHOTOS: PARKING AND EXTERIOR ROUTES



Office Building



Hanger and Parking Area

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
3.1 Parking									
001	Accessible Parking Spaces	Accessible parking space is 128" (3251 mm) wide.	FBC§11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FDOT Index # 17346).	6	\$229.81	1	A/E	
002		Accessible parking space pavement markings are incorrect.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FDOT Index # 17346). Included in #1.	6	\$0.00	1	A/E	
003		The accessible parking spaces have the signage indicating accessible parking mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	6	\$228.00	1	Maintenance	
3.2 Exterior Route									
004	Route from Old Courthouse that crosses the driveway	Surface does not have truncated domes or contrasting color.	\$4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	7	\$280.00	1	Sub-contractor	
005	Side route from the Old Courthouse that crosses the driveway on the right side of the Lester Building.	Driveway has a non-compliant cross slope of 8.33 % .	\$4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	7	\$2,468.25	1	A/E	
006		Ramp has a slope of 8.33 % runs 108" (2743 mm) in length and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	7	\$1,440.00	1	A/E	
007		Surface does not have truncated domes or contrasting color.	\$4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	7	\$280.00	1	Sub-contractor	
4.1 Entrances									
008	Main Entrance (double)	Door has a non-compliant door opening force of 12 lbf.	FBC§11-4.13	Adjust or replace door closer, or provide an automatic door opener to maintain door hinges to provide an opening force not to exceed 8.5 lbf.	8	\$1,500.00	2	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
009	doors)	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	8	\$50.00	2	Maintenance	
010	Small Ramp in Clerk Area	Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	N/A	\$280.00	1	Sub-contractor	
4.3 Elevators									
011	Front Elevator located inside the front foyer	Elevator hall call button is not mounted at 42" (1067 mm) above the finished floor to centerline.	§4.10	Relocate elevator hall call button and mount at 42" (1066 mm) above the finished floor to centerline (ADAAG Fig. 20).	10	\$585.00	2	Sub-contractor	
012		Elevator door reopening device causes elevator doors to remain open for 3 seconds.	§4.10	Adjust elevator door reopening device to remain open for at least 20 seconds.	10	\$398.00	2	Sub-contractor	
013	Rear Elevator	Elevator hall call button is not mounted at 42" (1067 mm) above the finished floor to centerline.	§4.10	Relocate elevator hall call button and mount at 42" (1066 mm) above the finished floor to centerline (ADAAG Fig. 20).	10	\$585.00	2	Sub-contractor	
014		Audible position indicator in elevator car does not sound as the car passes or stops at floors served by the elevator.	§4.10	Provide an audible car position indicator device in elevator car. Audible signal shall sound as the car passes or stops at floors served by the elevator.	10	\$783.00	2	Sub-contractor	
015		The visual position indicator in elevator car do not light up on all floors.	§4.10	Provide a visual car position indicator mounted above the car control panel or over the door. Numerals shall illuminate as the car passes or stops at floors served by the elevator.	10	\$783.00	2	Sub-contractor	
016		Elevator door reopening device causes elevator doors to remain open for 3 seconds.	§4.10	Adjust elevator door reopening device to remain open for at least 20 seconds.	10	\$398.00	2	Sub-contractor	
4.4 Stairs									
017	Front Stairs	Stair handrails extensions do not extend beyond the top and bottom steps.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 17).	10	\$160.00	1	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
018		Stair handrails do not have the correct diameter.	§4.26	Replace stair handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39).	10	\$866.64	2	Sub-contractor	
019		Stairs have a 10" (254 mm) tread and open risers.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	10	\$0.00	2	A/E	
020	Center Stairs	Stair handrails extensions do not extend beyond the top and bottom steps.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 17).	10	\$160.00	1	Sub-contractor	
021		Stairs have a 10" (254 mm) tread and open risers.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	10	\$8,500.00	2	A/E	
022		Stair handrails do not have the correct diameter.	§4.26	Replace stair handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39).	10	\$866.64	2	Sub-contractor	
023	Rear Stairs	Stair handrails extensions do not extend beyond the top and bottom steps.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 17).	10	\$160.00	1	Sub-contractor	
5.2 Interior Routes									
024	Main Entrance	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	14	\$149.36	2	Maintenance	
025		Counter is mounted at 43" (1092 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	14	\$372.14	4	Sub-contractor	
5.3 Restrooms									
026	Accessible Restroom	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	3	Maintenance	
027		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
028		Permanent room identifying signage is mounted at 43" (1092 mm) above the finished floor to centerline.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$55.00	2	Maintenance	
029	Men's Accessible Restroom	Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	3	Maintenance	
030		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance	
031		Urinal is mounted at 22" (559 mm) above the finished floor to top of rim.	§4.18	Lower urinal and mount at 17" (431 mm) max. above the finished floor to top of rim.	14	\$1,029.03	3	Sub-contractor	
032		Water closet does not have a side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	14	\$380.20	3	Maintenance	
033		Toilet tissue dispenser is mounted at more than 36" (914 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	14	\$110.00	3	Maintenance	
034		Paper towel dispenser does not have the required clear floor space.	§4.2	Relocate paper towel dispenser to provide a 30" by 48" (762 mm by 1219 mm) min. wheelchair clear floor space (ADAAG Fig. 4).	14	\$110.00	3	Maintenance	
035	Women's Accessible Restroom	Non-compliant door opening force of 22 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	3	Maintenance	
036		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$50.00	2	Maintenance	
037		Water closet is centered at 17" (432 mm) from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	14	\$1,029.03	3	Sub-contractor	
038		Water closet does not have a side wall grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	14	\$380.20	3	Maintenance	
039		Toilet tissue dispenser is mounted at more than 36" (914 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	14	\$110.00	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
5.5 Supervisor of Elections									
040	Entrance door to the Elections Office	Informational or directional overhead signage character height is less than 3" (76 mm).	§4.30	Rework overhead signage, according to the viewing distance from the reading point, to provide a minimum character height of 3" (76 mm).	16, 17	\$149.36	2	Maintenance	
041		Service counter is mounted at 44" (1118 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	16, 17	\$372.14	4	Sub-contractor	
042		Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	16, 17	\$50.00	3	Maintenance	
043	Door to the lunchroom from the hall	Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	16, 17	\$50.00	3	Maintenance	
044		Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework kitchen counter to provide a portion 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor. Counter thickness and supporting structure shall be 2" (50 mm) max.	16, 17	\$372.14	4	Sub-contractor	
5.6 Commissioner's Office									
045	Entrance door and all interior doors	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	17	\$50.00	3	Maintenance	
046		Fire extinguisher protrudes into walkway, projecting 4" (102 mm) from back wall.	§4.4	Relocate or recess fire extinguisher so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	17	\$239.14	2	Maintenance	
6.3 Public Restrooms									
047	Men's Restroom	Non-compliant door opening force of 14 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	3	Maintenance	
048		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
*049		Single toilet stall is 34" (864 mm) wide.	§4.17	Rework partitions and/or fixtures to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	*N/A	\$2,119.74	3	A/E	
050		Water closet is centered at 16.5" (419 mm) from side wall.	§4.17	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	N/A	\$1,029.03	3	Sub-contractor	
051		Urinal is mounted at 22" (559 mm) above the finished floor to top of rim.	§4.18	Lower urinal and mount at 17" (431 mm) max. above the finished floor to top of rim.	N/A	\$1,029.03	3	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
052		The two lavatories are mounted at 36" (914 mm) above the finished floor to top of rim.	§4.19	Relocate lavatory at 34" (863 mm) max. above the finished floor to top of rim (ADAAG Fig. 31).	N/A	\$1,000.00	3	Sub-contractor	
053	Women's Restroom	Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	20	\$50.00	3	Maintenance	
054		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	20	\$50.00	2	Maintenance	
055		Toilet stall is 36" (914 mm) wide.	§4.17	Rework partitions and/or fixtures to provide a 60" by 59" (1524 mm by 1498 mm) standard stall for a floor mounted water closet (ADAAG Fig. 30 a).	*20	\$2,119.74	3	A/E	
056		Water closet is centered at 16.5" (419 mm) from side wall.	§4.17	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	20	\$1,029.03	3	Sub-contractor	
057		The two lavatories are mounted at 36" (914 mm) above the finished floor to top of rim.	§4.19	Relocate lavatory at 34" (863 mm) max. above the finished floor to top of rim (ADAAG Fig. 31).	20	\$1,000.00	3	Sub-contractor	
058	Office Restroom	Restroom is not accessible	§4.17	Provide signage indicating location of the accessible restroom. (See Items No. 45 and 51)		\$149.36	2	Maintenance	
6.5 Investigator's Office									
059	Main entrance door	Non-compliant door opening force of 14 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	20	\$50.00	3	Maintenance	
060		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	20	\$149.36	2	Maintenance	
7.1 Interior Routes									
061	Entrance Door	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	21	\$149.36	2	A/E	
062	Evidence Room Door	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	21	\$291.64	2	Maintenance	
063		Cipher lock requires pinching, tight grasping or turning of the wrist to operate.	§4.27	Replace or retrofit with system not requiring pinching, tight grasping or turning of the wrist to operate.	21	\$131.00	4	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
8.2 Interior Routes									
*064	Reception area	Counter is mounted at 43" (1041 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	N/A	\$372.14	4	Sub-contractor	
*065	Single Door	Doorway opening has a clear width of 29" (737 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,583.36	2	A/E	
066		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, or provide an automatic door opener to maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$1,500.00	2	Sub-contractor	
067		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
068	Restroom in Conference Room	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,583.36	2	A/E	
*069		Restroom not provide the required diameter wheelchair turnaround space.	§4.2	Reconfigure room's partitions to provide a single-user restroom with the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or T-shaped space (ADAAG Fig. 3).	*N/A	\$6,052.63	3	A/E	
9.1 Interior Routes									
070	Entrance Door, Restrooms, or Stair Door	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	N/A	\$448.08	2	A/E	
071		Counter is mounted at 42" (1067 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	N/A	\$372.14	4	Sub-contractor	
072	Men's Accessible Restroom	Restroom will be decommissioned	§4.30	Install signage to indicate location of the accessible restroom on the first floor (see item No. 27 and No. 33)	21	\$50.00	2	Maintenance	
073	Women's Accessible Restroom	Restroom will be decommissioned	§4.30	Install signage to indicate location of the accessible restroom on the first floor (see item No. 27 and No. 33)	21	\$50.00	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: The Lester Building			Address: 530 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10075		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
	LEGEND								
				A/E - Bid Package	Y-1	26694.33	1- Highest		Pending
				Sub-contractor	Y-2	18591.13	2 - High		Complete
				Maintenance	Y-3	3532.62	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$48,818.08			
				A/E Fees 20%		\$9,763.62			
				Additional Material Cost 10%		\$4,881.81			
				Total		\$63,463.50			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: THE LESTER BUILDING

<p>✓ The route from the Accessible Parking to the front entrance is smooth and flat. The slope is 1:20. The route from the parking to the side entrance is not accessible.</p>	
<p>The front route from Old Courthouse the crosses the driveway on the right side of the Lester Building.</p> <p>✓ The route is a min. of 36" wide and concrete or flat, firmly set brick.</p> <p>✓ There is a sign indicating the direction to the accessible front entrance.</p> <p>⊗ There is no tactile detectible warning or indication that the ramp is crossing a driveway.</p>	<p>AS - Add detectible warnings in accordance with FACBC 11-4.7.7.</p>
<p>The side route from the Old Courthouse crosses the driveway on the right side of the Lester Building. This is the only way to access the side entrance.</p> <p>✓ The route is a min. of 36" wide and concrete or flat, firmly set brick.</p> <p>✓ There is a sign indicating the direction to the accessible front entrance.</p> <p>⊗ The ramp from the driveway to the front sidewalk is greater than 1:20, with a run of 9' and a rise > 6".</p> <p>⊗ The route across the driveway is a continuation of the ramp on each side with a slope greater than 1:20.</p> <p>⊗ There is no tactile detectible warning or indication that the ramp is crossing a driveway.</p>	<p>AS - Replace ramp with one that has a maximum slope of 1:10 in accordance with the special provisions of FACBC 11-4.1.6 (3)(a) or,</p> <p>AS - Add handrails to the ramp in accordance with ADAAG 4.8.5., or</p> <p>AS - Reform as an inset curb cut.</p> <p>FSS - Repave and relay the bricks to eliminate the sloped route.</p> <p>AS - Add detectible warnings in accordance with FACBC 11-4.7.7.</p>

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Accessible Parking



Accessible route from Whitehead St

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: THE LESTER BUILDING

	
Accessible Route from Old Courthouse	

ADA Inspection Item: 4.0 COMMON ROUTES
Summary: There are 2 primary entrance/exits used by the public or the employees. The main entrance is in the front of the building. There is an accessible entrance on the right side that leads to the Clerk of the Courts area.

Inspection Area: 4.1 ENTRANCES	
Observation	Recommendations
The Main Entrance leads to the stairs and elevator for the State Attorney's offices.	
The front doors are double doors. One side is secured. ☒ The active door is 33" clear, opens with 10 lbs of force, and closes in 3 second. ✓ The threshold is accessible. ✓ The elevator foyer floor is smooth and firm. ✓ Interior double doors are blocked open during business hours. Each set is accessible.	RAS - Adjust the door in accordance with FACBC 11-4.13.11, or AS - Add an automatic door opener.
A hall leads to the rear of the Clerk of the Courts offices in the rear section of the building. ☒ There is a small ramp just inside the Clerk's area. It has a slope of 1:12 and has traction tape on the tile floor.	AS - Replace tile with tactile anti-slip tile and detectible warning.
The Side Entrance leads to the Clerk's area, the elevator, and a hallway to the main hall. ✓ The door has 34" clear, closes in > 3 seconds, and requires approximately 8 lbs to open. ✓ The door has a panic bar on the inside.	

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: THE LESTER BUILDING

<ul style="list-style-type: none"> ✓ The threshold is < 3/4". ✓ The foyer floor is tactile rubber flooring material. ✓ There is a sloped area leading to the elevator. The slope is greater than 1:20 (1 5/8 : 24) but the run and rise are acceptable for sloped area. ✓ The surface is tiled with non-slip material. ✓ The door leading to the stairs and the door at the far end of the hallway is accessible. ✓ The hallway leading to the main hallway is carpeted and has a slope of less than 1:20. 	
---	--

4.2 PHOTOS: ENTRANCES	
	
Main Entrance	Side Entrance

Inspection Area:	
4.3 ELEVATORS	
Observation	Recommendations
<p>The Front Elevator is located inside the front foyer, opposite the steps.</p> <ul style="list-style-type: none"> ⊗ Call buttons are not at the correct height. ✓ The signage is acceptable. Side floor indicators are appropriate. ✓ The floor indicator lights up. Direction light is acceptable. The chimes are correct. ✓ The floors are level. The car size is accessible. ✓ The door opening and closing times are correct. However, ⊗ Door closes after 3 seconds when obstructed instead of the required 20. 	<ul style="list-style-type: none"> AS - Change location of call buttons in accordance with ADAAG 4.10.3. AS - Adjust open and close times.

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: THE LESTER BUILDING

4.5 PHOTOS: INTERIOR ROUTES



Front Elevator



Rear Elevator



Front Stairs



Center Stairs



Front Stairs



Center Stairs

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: THE LESTER BUILDING

5.4 PHOTOS: FIRST FLOOR REAR



Public Records Area



Unisex Restroom in Clerk's Area



Men's Restroom in Hallway



Women's Restroom in Hallway

ADA Inspection Item:

5.5 SUPERVISOR OF ELECTIONS

Summary: The Supervisor of Elections office area is on the first floor, just past the stairs on the left.

Observation	Recommendations
<p>The entrance door to the Elections Office is compliant. There are signs indicating the elections office entrance hanging over the door. However,</p> <ul style="list-style-type: none"> ⊗ There are no Braille signs and the high hanging sign has small letters. ✓ There is an HC voting table in the foyer area. ⊗ The Service Counter is 44" high. There is no low area for wheelchair access. ⊗ The door to the office area has a self-closer and requires 	<p>RAS - Install signs in accordance with FACBC 11-4.30.6</p> <p>AS - Rebuild the counter area to have an area with a maximum height of 34" in accordance with FACBC 11-7.2.</p>

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: THE LESTER BUILDING

ADA Inspection Item: 5.6 COMMISSIONER'S OFFICE	
Summary: The Commissioner's office is immediately past the elevator on the right.	
Observation	Recommendations
<ul style="list-style-type: none"> ⊗ The entrance door and all interior doors require more than 10 lbs to open. ⊗ The fire extinguisher in the storage room is an obstruction. The general office space has open pathways and firm flooring. 	<p>RAS - Adjust the doors in accordance with FACBC 11-4.13.11</p> <p>AS - Install low profile fire extinguishers that do not protrude more than 4" from the wall, or relocate out of the path of travel and add a detectable warning beneath the fire extinguisher.</p>

5.7 PHOTOS: FIRST FLOOR	
	
Entrance to Elections Office	Service Area
	
Voting Booths	Side Exit Door

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: THE LESTER BUILDING



Elections Lunch Room



Small Ramp to Garage



Garage Door



Door to Commissioner's Office



Reception Room



Storage Room

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: THE LESTER BUILDING

Inspection Area: 6.4 OFFICE AREA	
Observation	Recommendations
There are many small offices on this floor. In general, the doors are accessible, the floors are firm, and the furniture can be rearranged to make an accessible office area. Public access to this floor is limited.	

Inspection Area: 6.5 INVESTIGATOR'S AREA	
Observation	Recommendations
This area is secure from the rest of the floor.	
<p>⊗ The main entrance door is 32" clear, closes > 3 seconds, and requires 14 lbs to open. The door requires a key to open.</p> <p>✓ There are alarm strobes.</p> <p>✓ The office doors are accessible.</p> <p>✓ The floors are firm and all interior routes are accessible.</p>	<p>RA\$ - Adjust the doors in accordance with FACBC 11-4.13.11</p>

6.6 PHOTOS: SECOND FLOOR	
	
Main Hallway looking toward front	Women's restroom stall

ADA Inspection Item:
7.0 SECOND FLOOR REAR

Summary: The second floor rear area is the Records Room. It has limited public access. There are no restrooms.

Inspection Area:
7.1 INTERIOR ROUTES

Observation	Recommendations
<p>⊗ There are no compliant signs or Braille signage at the entrance door.</p> <p>✓ The double doors are accessible.</p> <p>The center counter is at 41" and does not have knee space or the proper writing area. However, side tables are provided that are 30" high and have 27" clear. The counter gate is 34" clear with a lever handle.</p> <p>✓ There are no obstructions in the entry or hallways.</p> <p>✓ There are alarm strobes and exit signs.</p> <p>⊗ The door to the evidence room has round handles and a cipher lock.</p> <p>✓ The tile floors are in good condition.</p> <p>✓ The rear emergency door is accessible.</p>	<p>AS -Install signage in accordance with ADAAG 4.30.6.</p> <p>AS – Install lever type door handles.</p>
<p>The room is full of mechanical file stacks. The stacks operate with large wheel handles and open to 36" wide. Upper shelves are non-accessible, but the racks themselves are accessible.</p>	

7.2 PHOTOS: SECOND FLOOR REAR



File Room Counter



File Room

discussed above.	
<p>Restrooms</p> <p>⊗ There are two restrooms in this area, one for men, and one for women. They are marked as accessible (with incorrect signage). However, neither restroom is accessible. There is inadequate floor space to make these rooms accessible.</p>	<p>TI – These restrooms cannot be made accessible within the confines of the building.</p> <p>RAS – Change the existing signage to indicate non-accessible restroom.</p>

<p>9.2 PHOTOS: FIRST FLOOR REAR</p>	
	
<p>Entrance to Records Room</p>	<p>Records Room</p>
	
<p>Entrance to Restrooms and Stairs</p>	<p>Women's Restroom</p>

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lighthouse and Keeper's Quarters				Address: 99198 Whitehead Street, Key West		Yr. Blt: 1972 ATP Priority: 2		No: ECBA081-10076	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
3.1 Parking Area									
0001	Parking	There is no sign indicating the location of the accessible entrance from the accessible parking space.	FBC §11-4.6	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$149.36	1	Maintenance	
0002		Accessible parking space marking are incorrect	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3656 mm) min. wide.	6	\$299.81	1	A/E	
0003		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Provide an above grade sign mounted at 84" (2134 mm) above the ground to the bottom of the sign bearing the International symbol of Accessibility.	6	\$228.00	1	A/E	
0004		Access aisle is 55" wide.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9). Included in #2.	6	\$0.00	1	A/E	
0005		Accessible parking space is more than 2 % non-compliant surface slope.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	6	\$1,897.39	1	A/E	
3.2 Exterior Routes									
0006	Exterior Routes	Gate does not have signage that displays the international symbol of accessibility.	§4.3	Post signage indicating the location of the accessible entrance.	6	\$149.36	2	Maintenance	
0007		Brick section passage width is 31" (787 mm) wide.	§4.2	Rework area to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	6	\$150.00	1	A/E	
0008		Ramp does not have the required handrails. Field verify this condition.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17). Field verify this condition.	6	\$1,600.00	1	Sub-contractor	
0009		Ramp runs 39 feet (11.89 m) between landings.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs at 30 feet (ADAAG Fig. 16).	6	\$500.00	1	A/E	
4.1 Gift Shop									
0010	Main Entrance	Doorway opening has a clear width of 31" (787 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	8	\$1,583.36	2	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lighthouse and Keeper's Quarters				Address: 99198 Whitehead Street, Key West	Yr. Blt: 1972	ATP Priority: 2	No: ECBA081-10076		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0011		Non-compliant door opening force of 20 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	8	\$50.00	2	Maintenance	
0012	Parking Lot Door	Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	8	\$50.00	2	Maintenance	
0013	Counter	There is no area at the counter to accommodate someone in a wheelchair.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	8	\$372.14	4	Maintenance	
0014		Counter protrudes into walkway, projecting more than 4" (102 mm).	§4.4	Recess counter so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	8	\$372.14	4	Maintenance	
0015	Door to Courtyard	Non-compliant door opening force of 20 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	8	\$50.00	2	Maintenance	
0016		Doorway opening has a clear width of 31" (787 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	8	\$1,583.36	2	A/E	
4.2 Restrooms									
0017	Restrooms	Doors have non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	8	\$50.00	2	Maintenance	
0018		Toilet stall is 43.6" (1107 mm) wide.	§4.17	Rework partitions and/or fixtures to provide a 60" by 56" (1524 mm by 1422 mm) standard stall for a wall mounted water closet (ADAAG Fig. 30 a).	8	\$2,119.74	3	A/E	
0019		Restrooms are not compliant.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space and provide a full compliant accessible restroom (ADAAG Fig. 3).	8	\$6,052.63	3	A/E	
4.3 Grounds									
*0020	Lighthouse Tower	The only means of access to lighthouse is by stairs.	§4.5	Alterations for compliance with the accessible route requirements for vertical accessibility are technically infeasible due to structural elements and space constraints within the lighthouse; however, compliant handrails should be provided at the steps. As an alternative, a policy can be implemented through a video capturing the ascent to the lighthouse as well as views from top of the lighthouse	9	\$0.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lighthouse and Keeper's Quarters				Address: 99198 Whitehead Street, Key West	Yr. Blt: 1972	ATP Priority: 2	No: ECBA081-10076		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0021	Keeper's Quarters	The only means of access to entrance is by stairs.	\$4.5	Provide alternative accessible location or mitigate condition by means of a ramp, elevator or platform lift. Video - production cost.	9	\$1,500.00	1	A/E	
0022		Doorway opening has a clear width of 20" (508 mm).	\$4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	9	\$1,583.36	2	A/E	
LEGEND									
				A/E - Bid Package	Y-1	17497.65	1- Highest		Pending
				Sub-contractor	Y-2	1600.00	2 - High		Complete
				Maintenance	Y-3	1243.00	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$20,340.65			
				A/E Fees 20%		\$4,068.13			
				Additional Material Cost 10%		\$2,034.07			
				Total		\$26,442.85			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Lighthouse and Keeper's Quarters

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Accessible Parking Area



Entrance from Whitehead Street

ADA Inspection Item:

4.0 COMMON ROUTES

Summary: There are 3 primary structures on the lighthouse property: The Gift Shop, the Keeper's Quarters Museum, and the Lighthouse Tower.

Inspection Area:

4.1 GIFT SHOP

Observation	Recommendations
<p>Main Entrance Door</p> <ul style="list-style-type: none"> ⊗ This door has 31" clear and opens out. ⊗ It requires more than 20 lbs of force to open. ⊗ There is no Braille signage indicating the entrance. 	<p>RA\$ - Provide proper signage in accordance with FACBC 11-4.6.4.</p> <p>RA\$ - Adjust the door to have an opening pressure less than 8.5 lbs per FACBC 11-4.13.</p>
<p>Parking Lot Door</p> <p>This double door acts as the primary accessible entrance to the gift shop area.</p> <ul style="list-style-type: none"> ⊗ Although the entrance is within sight, there is no sign indicating it as an accessible entrance. ⊗ There is no Braille signage at the door. ⊗ The door requires more than 15 lbs to open. 	<p>RA\$ - Provide proper signage in accordance with FACBC 11-4.6.4.</p> <p>RA\$ - Adjust the door to have an opening pressure less than 8.5 lbs per FACBC 11-4.13.</p>
<ul style="list-style-type: none"> ✓ All interior routes in the gift shop area accessible and clear of obstructions. ✓ Maneuvering room is acceptable. ⊗ There is no area at the counter to accommodate someone in a wheelchair. ⊗ The counter edge projects more than 4" and creates an 	<p>AS - Rebuild counter to accommodate wheelchairs and eliminate overhang.</p> <p>RA\$ - Adjust the door to have an opening pressure less than 8.5 lbs per FACBC 11-</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Lighthouse and Keeper's Quarters

4.4 PHOTOS: COMMON AREAS



Route to from Parking Lot



Main Entrance



Gift Shop



Typical Inaccessible Stall

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Lighthouse and Keeper's Quarters



Keeper's Quarters Museum



Entrance to Museum



Lighthouse Tower Entrance



Accessible Routes

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lower Keys Courts Leased Offices Public Defenders Building				Address: 801 Eisenhower Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	06/30/10
2.0 Public Defenders Building										
0001	2.2. Route to Entrance: Ramp	Ramp handrails are mounted at 41.75" (1060 mm) above the finished floor to top of gripping surfaces.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	5	\$6,400.00	1	Sub-contractor		
0002		Ramp has a 40.75" (1035 mm) clear width.	FBC §11-4.8	Rework ramp to provide a 44" (1118 mm) min. clear width (FBC 11-4.8.3).	5	\$5,742.07	1	A/E		
0003		Ramp rises less than 60"x 60" landing required.	FBC §11-4.8	Rework ramp to provide a level landing at the middle section.(FBC Fig. 16).	5	\$3,365.36	1	A/E		
0004	2.2. Interior Routes: Main Entrance	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	5	\$50.00	2	Maintenance		
0005		Non-compliant door opening force of 12 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf. (FBC 11-4.13.11(2)(a)).	5	\$50.00	2	Maintenance		
0006		Threshold at the main entrance has more than 3/4" vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	5	\$300.00	1	A/E		
0007		The surface of the deck is unstable and has loose material.	§4.5	Rework and clean deck to provide a stable, firm, and slip-resistant floor surface.	5	\$600.00	1	A/E		
0008	2.2. Interior Routes: Entrance Foyer	Receptionist window counter is mounted at 48" (1219 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	9	\$372.14	4	Sub-contractor		
0009		Furniture encroaches into accessible route clear width.	§4.3	Relocate item to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	9	\$80.50	2	Maintenance		
0010	2.2. Interior Routes: Interior Routes	The doors to all offices (12 estimated) have a clear width of 30" (762 mm).	§4.13	Rework all doors to all offices (partitions) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	9	\$19,000.28	2	A/E		
0011		Furniture encroaches into accessible route clear width.	§4.3	Relocate item to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	9	\$80.50	2	Maintenance		
0012	2.2. Interior Routes: Exit Door	Threshold has a more than 3/4" vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	9	\$120.00	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lower Keys Courts Leased Offices Public Defenders Building				Address: 801 Eisenhower Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
0013	2.6. Stairs: Front Stairs	Stairs are non-compliant.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	9	\$3,190.10	2	A/E		
0014		Stairs handrails are non-compliant.	FBC §11-4.9	Install handrails on both sides of front stair and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 19).	9	\$12,000.00	1	Sub-contractor		
0015	2.6. Stairs: Rear Stairs	Stairs handrails are non-compliant.	FBC §11-4.9	Install handrails on both sides of front stair and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 19).	9	\$12,000.00	1	Sub-contractor		
*0016	2.7 Public Restrooms: Unisex Men's	Clear floor space does not comply.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	9	\$6,052.63	3	A/E		
0017		Doorway opening has a clear width of 30" (762 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	9	\$1,111.32	2	Maintenance		
0018		Sink faucet requires pinching, tight grasping or turning of the wrist to operate.	§4.27	Replace or retrofit with system not requiring pinching, tight grasping or turning of the wrist to operate.	9	\$131.00	4	Maintenance		
0019	2.10 Interior Routes	The doors to all offices (12 estimated) have a clear width of 30" (762 mm).	§4.13	Rework all doors to all offices (partitions) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	11	\$19,000.28	2	A/E		
*0020	2.11 Public Restrooms: Women's Room	Doorway opening has a clear width of 30" (762 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	11	\$1,583.36	2	A/E		
0021	2.11 Public Restrooms: Men's Room	Doorway opening has a clear width of 30" (762 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	11	\$1,583.36	2	A/E		
0022		Clear floor space is 11'-0" x 6'-11" and is large enough to be reconfigured as an accessible unisex restroom.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	11	\$6,052.63	3	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lower Keys Courts Leased Offices Public Defenders Building				Address: 801 Eisenhower Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
Facility: Lower Keys Courts Leased Offices Drug Court Building				Address: 3139 Riviera Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
3.0 Drug Court Building										
0023	3.2 Parking and Routes	There are 6 parking spaces. There are not designated accessible parking spaces to comply with the minimum number required.	§4.1	Provide one (1) designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	14	\$428.03	1	A/E		
0024		This entrance does not have signage posted indicating the location of an accessible entrance.	§4.1	Post signage indicating location of the accessible entrance serving the facility. If sign is to be placed overhead it shall have a minimum character height of 3" (76 mm).	14	\$129.23	1	Maintenance		
0025		Accessible parking space does not have signage indicating accessible parking.	§4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	14	\$228.00	1	Maintenance		
0026	3.2 Parking and Routes: Ramp	Ramp top landing is only 24" deep.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	14	\$673.07	1	A/E		
0027	3.3 Interior Routes: Front Door	The front doors (2) require 15 lbf. to operate.	FBC §4.13.11	Adjust control and operating mechanism to operate with a force no greater than 8.5 lbf (22.2 N). (FBC 11-4.13.11 (2)(a))	14	\$131.00	4	Maintenance		
0028	3.4 Public Restrooms: Unisex Accessible Restroom	Clear floor space is 7'-0" x 6'-0" but does not have the proper clear floor space.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	14	\$6,052.63	3	A/E		
0029		There is no sign for accessible restrooms.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$149.36	2	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lower Keys Courts Leased Offices Public Defenders Building				Address: 801 Eisenhower Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
0030		Door swings into lavatory clear floor space.	§4.22	Reverse door swing or reconfigure fixtures and/or offset partitions to provide a 30" by 48" (762 mm by 1219 mm) min. lavatory clear floor space (ADAAG Fig. 32).	14	\$898.74	3	Sub-contractor		
0031		Paper towel dispenser is mounted beyond required reach allowed for approach provided and is mounted at 57" (1448 mm) above the finished floor to paper.	§4.2	Lower or install paper towel dispenser at 48" (1219 mm) max. above the finished floor to paper for forward approach to object (ADAAG Fig. 5).	14	\$131.00	3	Maintenance		
0032		Toilet tissue dispenser is mounted at more than 36" from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	14	\$110.00	3	Maintenance		
0033		Furniture encroaches into lavatory accessible route clear width.	§4.3	Relocate item to provide a 36" (914 mm) min. clear width at accessible route (ADAAG Fig. 7).	14	\$80.50	2	Maintenance		
Facility: Lower Keys Courts Leased Offices Mediation and Technical Offices				Address: 600 Whitehead, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
4.0 Mediation and Technical Offices										
0034	4.3 Entrance and Interior Routes	The entrance door control requires 10 lbf. to operate.	§4.27	Adjust control and operating mechanism to operate with a force no greater than 5 lbf (22.2 N).	17	\$131.00	4	Maintenance		
0035		Threshold has a more than 3/4" vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	17	\$120.00	1	A/E		
0036	4.3 Stairs	Stairs are non-compliant.	§4.9	Rework stairs to provide a flight of stairs with closed risers, uniform riser height and treads no less than 11" (280 mm) wide (ADAAG Fig. 19).	17	\$3,190.10	2	A/E		
0037		Stairs handrails are non-compliant.	FBC §11-4.9	Install handrails on both sides of front stair and mount between 34" and 38" (863 mm - 965 mm) above the stair surface to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (FBC Fig. 19).	17	\$12,000.00	1	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility: Lower Keys Courts Leased Offices Public Defenders Building				Address: 801 Eisenhower Drive, Key West		Yr. Blt: N/A		ATP Priority: 1	Report No ECBA613-10077	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/30/10	
0038	4.3 Stairs	Elevator door reopening device causes elevator doors to remain open for 7 seconds.	§4.10	Adjust elevator door reopening device to remain open for at least 20 seconds.	17	\$398.00	2	Sub-contractor		
0039	4.3 Mediation Office	Doorway opening has a clear width of 30" (762 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	17	\$1,583.36	2	A/E		
0040	4.3 Tech Office	Doorway opening has a clear width of 29" (737 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	17	\$1,583.36	2	A/E		
0041		Ramp has a 16.66 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	17	\$2,988.45	1	A/E		
0042	4.4 Public Restroom: Unisex Accessible Restroom	There is no sign for accessible restrooms.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	17	\$149.36	2	Maintenance		
0043		Water closet has wide non-compliant clear floor space.	§4.16	Reconfigure room's fixtures and/or offset partitions to provide the required 48" by 66" (1219 mm by 1676 mm) min. clear floor space for a forward approach (ADAAG Fig. 28).	17	\$6,052.63	3	A/E		
0044		Water closet does not have a rear wall grab bar.	§4.16	Install a 36" (914 mm) min. long rear wall grab bar and mount between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	17	\$380.20	3	Maintenance		
0045		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	17	\$120.12	3	Maintenance		
LEGEND										
				A/E - Bid Package	Y-1	89261.71	1- Highest		Pending	
				Sub-contractor	Y-2	44068.88	2 - High		Complete	
				Maintenance	Y-3	3243.09	3- Low		CIP/ Bid	
					Y-4		4- Lowest			
				Sub-Total		\$136,573.68				
				A/E Fees 20%		\$27,314.74				
				Additional Material Cost 10%		\$13,657.37				
				Total		\$177,545.78				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Leased Offices

2.3 PHOTOS: ROUTES



801 Eisenhower Drive



Accessible Parking Spaces



Accessible Route to the Entrance



Steps to the Entrance Door



Emergency Rear Exits



Emergency Rear Exits

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Leased Offices

2.8 PHOTOS: INTERIOR ROUTES



Hall to Rear Exit



Front Stairs



Unisex Restroom



Unisex Restroom

Inspection Area: 2.11 PUBLIC RESTROOMS	
Observation	Recommendations
<p>Women's Room This restroom is not accessible and is not marked as such. It is too small to be made accessible. ☒ The door has only 30" clear.</p>	<p>TI – This room cannot be made accessible within the confines of the structure.</p>
<p>Men's Restroom This restroom is not accessible and not marked as such. ☒ The door has only 30" clear. The room is 11'-0" x 6'-11" and large enough to be reconfigured as an accessible unisex restroom.</p>	<p>ASS - It is recommended that this room be reconfigured to be the accessible unisex restroom.</p>

2.12 PHOTOS: SECOND FLOOR	
	
Emergency Exit Door	Second Floor Emergency Stairs

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Leased Offices

3.5 PHOTOS: DRUG COURT



Area for Accessible Parking Space



New Ramp



Hall toward Rear



Hall toward Front



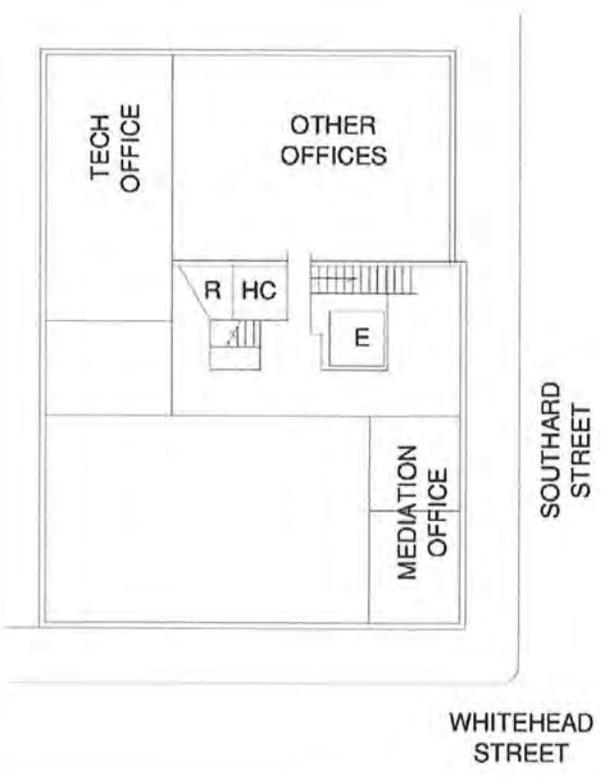
Non-Accessible Restroom



Accessible Restroom

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS COURTS: Leased Offices

Name of Facility: LOWER KEYS COURTS: 600 WHITEHEAD
ADA Inspection Item: 4.0 MEDIATION AND TECHNICAL OFFICES
Summary: The Court Mediation and Technical offices are on the second floor of the building on the corner of Southard and Whitehead Streets.

4.1 SECOND FLOOR	
 <p>The diagram shows a floor plan of the second floor. On the left is a vertical rectangular area labeled 'TECH OFFICE'. To its right is a larger area labeled 'OTHER OFFICES'. In the center, there are two small rooms labeled 'R' and 'HC' (Restroom and Health Care), and an 'E' (Elevator) with a staircase. To the right of the 'OTHER OFFICES' area is a vertical rectangular area labeled 'MEDIATION OFFICE'. The building is bounded by 'SOUTHARD STREET' on the right and 'WHITEHEAD STREET' at the bottom.</p>	
Total Square Footage:	1000 SF

Inspection Area: 4.2 PARKING AND EXTERIOR ROUTES	
Observation	Recommendations
<ul style="list-style-type: none"> <input checked="" type="checkbox"/> There is no parking in the immediate area. Accessible parking is located some distance away on Southard Street, and in the parking lot of Jackson Square. <input checked="" type="checkbox"/> The curb cuts are accessible and compliant. <input checked="" type="checkbox"/> The pedestrian signal at the intersection of Southard and Whitehead does not have an audible indicator. 	<p>LS-AS - Recommend adjusting or adding audible crossing signals.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS COURTS: Leased Offices

<p>Unisex Accessible Restroom</p> <ul style="list-style-type: none"> ⊗ There is no sign for accessible restrooms. ⊗ The room is 5'-5" x 5'-10" and does not have the proper clear floor area. ⊗ The door opens in. The door has 34" clear and does not have a self-closure. It has twist type handles. ✓ The toilet is compliant. ⊗ The grab bar is on the side wall only. ⊗ Paper towel dispenser is not compliant. ⊗ The sink is 34" high and has twist type faucet handles. ⊗ Water pipes are not covered. 	<p>Some efforts can be undertaken to make the restroom more accessible.</p> <p>RAS - Add the proper signage in accordance with ADAAG 4.1.6</p> <p>RAS - Replace the door handles with lever type.</p> <p>AS - Install grab bars in accordance with FACBC 11-4.16.4</p> <p>RAS - Apply protective wrap to the hot water supply lines.</p>
<p>A restroom near the Technical Office is completely inaccessible and too small to be reconfigured.</p>	

<p>4.5 PHOTOS: MEDIATION OFFICE</p>	
	
<p>Entrance to the Mediation Offices</p>	<p>Elevator</p>
	
<p>Stairs</p>	<p>Unisex Restroom</p>

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
3.1 Parking									
0001	Accessible Parking Spaces	Accessible parking space is 14 ft. (4.26 m) long.	FDOT/FB C §11-4.6	Restripe to provide an accessible parking space 18 ft. (5.48 m) long with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	8	\$299.81	1	A/E	
0002		Accessible parking spaces do not have the required white and blue stripe.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	8	\$299.81	1	A/E	
0003		Built-up curb ramp encroaches over access aisle.	§4.7	Rework sidewalk to provide a curb ramp with a 8.33% max. running slope that does not project into access aisle with a 8.33% max. slope on the flare sides (ADAAG Fig.12).	8	\$1,800.00	1	A/E	
0004		Accessible parking space is less than 12 ft. wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346). Included in #1 and #2.	8	\$0.00	1	A/E	
0005		The Signage requires the \$250 fine sign.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	8	\$228.00	1	Maintenance	
0006		Accessible parking space has non-compliant surface slope.	§4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	8	\$1,897.39	1	A/E	
3.2 Ramps									
0007	Ramp No. 2 Rear Entrance	Ramp only has handrails on one side and handrail is less than 34" (863 mm) high.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$2,400.00	1	Sub-contractor	
0008		Ramp handrails extension is not parallel to ground floor.	FBC §11-4.8	Handrails on ramps which are not continuous shall extend not less than 18 inches (457 mm) beyond the sloped segment at both the top and bottom, and shall be parallel to the floor or ground surface. Included in #7.	8	\$0.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

1		Facility: May Hill Library, Key West		Address: 700 Fleming St, Key West, FL 33040-6828		Yr. Blt:1968 ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0009	Ramp No. 3 Emergency Exit From Auditorium	Ramp has a 9.3 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	8	\$2,589.86	1	A/E	
0010		Ramp bottom landing is less than 72" (1829 mm) long.	FBC §11-4.8	Rework ramp to provide a 60 inches (1524 mm) clear intermediate and top landings, and the bottom of each ramp shall have not less than 72 inches (1829 mm) of straight and level clearance (FBC Fig. 17). Included in #9.	8	\$0.00	1	A/E	
0011		Ramp only has handrails on one side and it is not continuous, and handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$2,600.00	1	Sub-contractor	
0012		Ramp does not provide edge protection at drop-off.	§4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	8	\$1,800.00	1	A/E	
0013	Ramp No. 4 Emergency Exit From Auditorium and Children's Room	Ramp has a 16.5 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	8	\$2,692.20	1	A/E	
0014		Ramp does not provide edge protection at drop-off.	§4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	8	\$1,800.00	1	A/E	
0015		Ramp extension is 10" (254 mm) long.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	8	\$3,200.00	1	Sub-contractor	
0016	Accessible Route from Elizabeth St. to Rear Entrance	Accessible route from Elizabeth St. to rear entrance is 42" (1067 mm) wide.	§4.3	Rework to provide an accessible route no less than 44 inches (1118 mm) wide so that users will not be compelled to walk or wheel behind parked vehicles.	9	\$750.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1	No. ECBA091-10052		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0017		There is not a signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	9	\$129.23	1	Maintenance	
5.1 Entrances									
0018	Main Entrance	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	9	\$129.23	1	Maintenance	
0019	Accessible Entrance to Ramp No. 2	The door has a non-compliant door opening force of 15 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide a force not exceeding 8.5 lbf	8	\$50.00	2	Maintenance	
0020		Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	8	\$137.13	2	Maintenance	
0021		Accessible entrance does not have signage displaying the symbol of accessibility.	§4.1	Provide signage displaying the International symbol of accessibility.	8	\$129.23	1	Maintenance	
0022	Rear Door from Technical Services to Parking Lot	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,111.32	2	Maintenance	
0023		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
0024	Rear Door from Internet Area to Parking Area	Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,111.32	2	Maintenance	
0025		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1	No. ECBA091-10052		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0026	Two Rear Doors from Auditorium to Parking Area	The vestibule interior door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
0027		The vestibule exterior door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
0028	Side Door from Auditorium to Ramp No. 4	The door has a non-compliant door opening force of over 8.5 lbf.	FBC §11-4.13	Adjust or replace door closer, maintain door hinges to provide a force not exceeding 8.5 lbf	N/A	\$50.00	2	Maintenance	
0029		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	1	Maintenance	
0030	Side Door from Children's Room to Ramp No. 4	The door has a non-compliant door opening force of over 8.5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide a force not exceeding 8.5 lbf	N/A	\$50.00	2	Maintenance	
6.0 Interior Routes									
0031	Interior Areas	The Florida Reference Room double door has one locked and the other doorway opening has a clear width of 30" (762 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	14	\$1,111.32	2	Maintenance	
0032		Non-compliant door opening force of 7 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0033		The Vault Room doorway opening has a clear width of 31" (787 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	14	\$1,111.32	2	Maintenance	
0034		Non-compliant door opening force of 8 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0035	Area in front of Service Counter	Carpet pile thickness is greater than 0.5" (13 mm).	§4.5	Provide carpet that is securely attached, with a level cut pile texture that does not exceed 0.5" (13 mm) max. (ADAAG Fig 8(f)).	14	\$80.00	2	Maintenance	
0036	Kitchenette	The Kitchenette has a sink and counter at 36" (914 mm).	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	N/A	\$1,136.90	3	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1	No. ECBA091-10052		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0037	Common Areas	Fire pulls are mounted beyond required reach allowed for approach provided and are mounted over 48" (1219 mm) above the finished floor.	§4.2	Lower or install fire pulls at 48" (1219 mm) max. above the finished floor for forward approach to object (ADAAG Fig. 5).	14	\$450.00	4	Sub-contractor	
0038	Drinking Fountain	Drinking fountain spout outlet (orifice height) is mounted at 34" (864 mm) above the finished floor.	§4.1	Replace fountain with hi-lo unit or install paper cup dispenser and mount at the required reach range allowed for approach provided, for people who have difficulty bending or stooping.	14	\$110.00	4	Maintenance	
6.1 Restrooms									
0039	Auditorium Restrooms	Permanent room identifying signage does not have raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	N/A	\$55.00	2	Maintenance	
0040		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	N/A	\$278.36	2	Sub-contractor	
0041		Doorway opening has a clear width of 27" (686 mm).	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	N/A	\$1,111.32	2	Maintenance	
0042	Men's Accessible Restroom	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$55.00	2	Maintenance	
0043		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0044		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$0.00	2	Maintenance	
0045		Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	14	\$1,136.90	3	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1		No. ECBA091-10052	
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
0046		Toilet tissue dispenser is mounted in front of the toilet.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge and at 19" (483 mm) min. above the finished floor to centerline of the paper (ADAAG Fig. 30 d).	14	\$110.00	3	Maintenance	
0047		Hand dryer protrudes into walkway, projecting 10" (254 mm) from back wall, and is mounted at 33" (838 mm) above the finished floor to its bottom leading edge.	§4.4	Relocate or recess hand dryer so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	14	\$293.14	2	Maintenance	
0048	Women's Accessible Restroom	Permanent room identifying signage does not have Braille or raised characters and is mounted on the door leaf.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	14	\$55.00	2	Maintenance	
0049		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	14	\$50.00	2	Maintenance	
0050		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	14	\$0.00	2	Maintenance	
0051		Toilet stall is 46" (1168 mm) wide.	§4.17	Rework partitions and/or fixtures to provide a 60" by 56" (1524 mm by 1422 mm) standard stall for a wall mounted water closet (ADAAG Fig. 30 a).	14	\$2,119.74	3	A/E	
0052		Water closet is centered at 16" (406 mm) from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	14	\$1,029.03	3	Sub-contractor	
0053		Toilet tissue dispenser is mounted at 48" (1219 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	14	\$110.00	3	Maintenance	
0054		Hand dryer protrudes into walkway, projecting 10" (254 mm) from back wall, and is mounted at 33" (838 mm) above the finished floor to its bottom leading edge.	§4.4	Relocate or recess hand dryer so that it does not project more than 4" (101 mm) from back wall to outer leading edge (ADAAG Fig. 8).	14	\$293.14	2	Maintenance	
0055		Lavatory encroaches over maneuvering clearance on the pull side of the door.	§4.13	Install a wall hung lavatory to provide the required 18" (457 mm) min. maneuvering clearance on the pull side of the door (ADAAG Fig. 25).	14	\$950.00	2	Sub-contractor	
LEGEND									
				A/E - Bid Package	Y-1	16048.81	1- Highest		Pending
				Sub-contractor	Y-2	13181.18	2 - High		Complete
				Maintenance	Y-3	8070.71	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$37,300.70			

ALL emergency alarms shall provide both audible and visual notification.

1	Facility: May Hill Library, Key West			Address: 700 Fleming St, Key West, FL 33040-6828	Yr. Blt:1968	ATP Priority: 1	No. ECBA091-10052		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 03/27/10
				A/E Fees 20%		\$7,460.14			
				Additional Material Cost 10%		\$3,730.07			
				Total		\$48,490.91			

mbijk2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Key West Library

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Parking Area



Accessible Parking Space



Ramp 2



Ramp 3



Ramp 4



Steps opposite Ramp 4

mbijk2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Key West Library



Park Entrance



Main Entrance on Fleming

mbjk2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Key West Library

6.2 PHOTOS: INTERIORS



Men's Restroom



Women's Restroom



Auditorium Restroom



Main Front Entry



Front Desk



Accessible Desk Area

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
3.1 Courthouse Parking									
001	Accessible parking spaces	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7)	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	7	\$228.00	1	Maintenance	
002		Accessible parking space is 128" (3251 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FDOT Index # 17346).	7	\$229.81	1	A/E	
003		Accessible parking space has more than a 2 % surface slope.	§4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	7	\$1,897.00	1	A/E	
004		The accessible parking spaces have the signage indicating accessible parking mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	7	\$228.00	1	Maintenance	
005		Ramp has a 10 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	7	\$1,180.00	1	A/E	
3.2 Route to Courthouse									
006	Route from Whitehead St. or from the public transportation stops	There is no sidewalk (accessible route) provided from public transportation bus stops	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	7	\$1,800.00	1	A/E	
007		Driveway has a non-compliant cross slope of 8.33 % .	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	7	\$2,468.25	1	A/E	
008		Accessible route in front of the steps has vertical changes in level that exceed 0.5" (13 mm).	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a ramp (ADAAG Fig. 7 c, d).	7	\$250.00	1	A/E	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
009	The front route from the Lester Building crosses the driveway on the left side of the Old Courthouse (Ramp from the driveway to the front of the sidewalk)	Ramp has a slope of 8.33 % runs 108" (2743 mm) in length and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	7	\$1,440.00	1	Sub-contractor	
010	Route from the side of the Lester building that crosses the drive way on the left side of the old courthouse (Ramp from the driveway to the edge of sidewalk)	Ramp has a slope of 8.33 % runs 108" (2743 mm) in length and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	7	\$1,440.00	1	Sub-contractor	
011		Accessible route across the driveway has a non-compliant cross slope of 10 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	7	\$2,468.25	1	A/E	
012	The route from the Jefferson B. Brown complex that crosses the driveway on the front of the sidewalk	Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	7	\$280.00	1	Sub-contractor	
013		Curb cut to the driveway is slightly greater than 5 %.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	7	\$1,180.00	1	A/E	
014		Accessible route across the driveway has a non-compliant cross slope of over 2 % due to the paving bricks.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	7	\$1,500.00	1	A/E	

4.1 Entrances

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
015	Main Entrance	Door has a Non-compliant opening force.	FBC§11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	9	\$50.00	2	Sub-contractor	
016		Door has a vertical change in level greater than 0.5" (13 mm) due to step.	§4.5	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 or mitigate condition by means of a ramp (ADAAG Fig. 7 c, d).	9	\$500.00	2	Sub-contractor	
017		Ramp handrails extensions do not extend beyond the top and bottom steps.	FBC§11-4.8	Provide handrails extensions 18" (457 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	9	\$160.00	1	Sub-contractor	
018	Emergency Exit out the rear of the rear building	Door has a non-compliant door opening force of 12 lbf.	FBC§11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	9	\$50.00	2	Maintenance	
019	Left side entrance (Lester Building side)	Door has a non-compliant door opening force of 12 lbf.	FBC§11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	9	\$50.00	2	Maintenance	
020		Doorway has a vertical change in level greater than 0.5" (13 mm).	§4.5	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 or mitigate condition by means of a ramp (ADAAG Fig. 7 c, d).	9	\$137.13	2	Sub-contractor	
021	Left entrance ramp	Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	10	\$280.00	1	Sub-contractor	
022	Right side entrance (Jefferson Browne side)	Door has a non-compliant door opening force of 12 lbf.	FBC§11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	10	\$1,500.00	2	Sub-contractor	
023		Doorway has a vertical change in level greater than 0.5" (13 mm).	§4.5	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 or mitigate condition by means of a ramp (ADAAG Fig. 7 c, d).	9	\$137.13	2	Sub-contractor	
4.3 Elevators									
024	Elevator located in the rear building section	Elevator door reopening device causes elevator doors to remain open for 7 seconds.	§4.10	Adjust elevator door reopening device to remain open for at least 20 seconds.	12	\$398.00	2	Sub-contractor	
025		Audible position indicator in elevator car does not sound as the car passes or stops at floors served by the elevator.	§4.10	Provide an audible car position indicator device in elevator car. Audible signal shall sound as the car passes or stops at floors served by the elevator.	12	\$783.00	2	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
026		The visual position indicator in elevator car do not light up on all floors.	§4.10	Provide a visual car position indicator mounted above the car control panel or over the door. Numerals shall illuminate as the car passes or stops at floors served by the elevator.	12	\$783.00	2	Sub-contractor	
5.2 Interior Routes									
027	Rear door to the stairs and rear emergency exit	Door has a non-compliant door opening force of 20 lbf.	FBC§11-4.13.11	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	9	\$50.00	2	Maintenance	
5.3 Public Restrooms									
028	Unisex Accessible Restroom (First Floor)	Door has a non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	18	\$50.00	3	Maintenance	
029		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	18	\$50.00	2	Maintenance	
030		Toilet tissue dispenser is mounted at 42" (1067 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	18	\$110.00	3	Maintenance	
031	Unisex Accessible Restroom (Second Floor)	Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	3	Maintenance	
032		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	21	\$50.00	2	Maintenance	
033	Unisex Accessible Restroom (Fourth Floor)	Non-compliant door opening force of 18 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	N/A	\$50.00	3	Maintenance	
034		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	N/A	\$50.00	2	Maintenance	
035		Toilet tissue dispenser is mounted at 42" (1067 mm) from rear wall to outer leading edge.	§4.17	Relocate toilet tissue dispenser at 36" (914 mm) max. (perpendicular) from back wall to outer leading edge (ADAAG Fig. 30 d).	N/A	\$110.00	3	Maintenance	
5.4 Commissioner's Office									

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
036	Rear exit door at Commissioner's Office	Door has a non-compliant door opening force of 12 lbf.	FBC§11-4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	17	\$50.00	2	Maintenance	
037	Restroom at Commissioner's Office	Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	17	\$50.00	3	Maintenance	
038	Break area counter	Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework kitchen counter to provide a portion 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor. Counter thickness and supporting structure shall be 2" (50 mm) max.	17	\$372.14	4	Sub-contractor	
5.6 Clerk's Office Area									
039	Entrance Door	Non-compliant door opening force of 8 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	17, 18	\$50.00	3	Maintenance	
040		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	17, 18	\$50.00	2	Maintenance	
041	Exterior side door from Kolhage's office	Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	17, 18	\$50.00	3	Maintenance	
042		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	17, 18	\$50.00	2	Maintenance	
043		Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework kitchen counter to provide a portion 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor.	17, 18	\$372.14	4	Sub-contractor	
5.7 Traffic Clerk									
044	Traffic Clerk at left side of the front building	Counter is mounted at 41" (1041 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	18	\$372.14	4	Sub-contractor	
045		Tables have a 24" (610 mm) knee clearance.	§4.32	Provide seating with a corresponding 30" by 48" (762 mm by 1219 mm) clear floor space, 27" (685 mm) min. bottom knee clearance above the finished floor and a 19" (482 mm) horizontal projection (ADAAG Fig. 45).	18	\$287.08	4	Sub-contractor	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
046		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	18	\$278.36	3	Sub-contractor	
047	Main Entrance	Non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	18	\$50.00	3	Maintenance	
048		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	18	\$50.00	2	Maintenance	
049		Doorway has vertical change of level greater than 0.5" (13 mm) at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	18	\$350.00	2	Maintenance	
5.8 Felony and Juvenile Clerk									
050	Entrance Door	Non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	18	\$50.00	3	Maintenance	
051		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	18	\$50.00	2	Maintenance	
052		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	18	\$291.64	2	Maintenance	
053	Break Area	Table surface is 36" (914 mm) above the finished floor to the top.	§4.32	Rework / replace tables to providing a surface mounted at between 28" to 34" (711 mm to 863 mm) above the finished floor to the top.	18	\$372.14	4	Sub-contractor	
6.2 Tangible Personal Property									
054	Door to the rear stairs	Non-compliant door opening force of more than 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	3	Maintenance	
055	Double main doors	Non-compliant door opening force of more than 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	3	Maintenance	
056	Gate at counter	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	21	\$291.64	2	Maintenance	
057	Movable file system	Operation of the movable file system requires pinching, tight grasping or turning of the wrist to operate.	§4.13	Requires a special operational procedure to be developed by the County	21	\$0.00	2	A/E	
058	Door to the storage area and the lunchroom	Non-compliant door opening force of more than 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$100.00	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
059		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	21	\$50.00	2	Maintenance	
6.3 Real Property Division									
060	Double main doors	Non-compliant door opening force of more than 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	3	Maintenance	
061	The gate at the counter	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	21	\$291.64	2	Maintenance	
062	Area behind the counter (two private offices)	Non-compliant door opening force of more than 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$100.00	3	Maintenance	
063		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	21	\$50.00	2	Maintenance	
6.4 Restrooms									
064	Men's Restroom	Non-compliant door opening force of more than 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$100.00	3	Maintenance	
065		Restroom does not provide the required diameter wheelchair turnaround space in room due to boxes.	§4.2	Relocate boxes that obstruct the maneuvering clearance to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	21	\$50.00	3	Maintenance	
066	Women's Restroom	Non-compliant door opening force of more than 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	21	\$50.00	3	Maintenance	
067		Water closet is centered at 21" (533 mm) from side wall.	§4.16	Relocate water closet and center at 18" (457 mm) from side wall (ADAAG Fig. 28).	21	\$1,029.03	3	Sub-contractor	
*068		Restroom does not provide the required diameter wheelchair turnaround space in room due to column.	§4.2.3	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	*21	\$6,052.63	3	A/E	
7.3 Offices (Third floor)									
069	Offices	Non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	23	\$50.00	3	Maintenance	
070		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	23	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

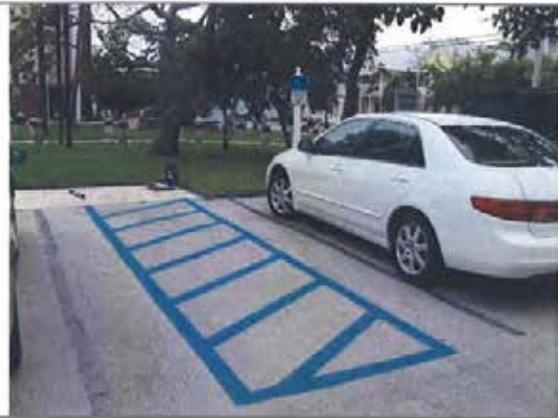
3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
071		Permanent room identifying signage does not have Braille or raised characters and is mounted higher than 60" (1524 mm) above the finished floor to centerline over the door header.	§4.30	Relocate and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	23	\$149.36	2	Maintenance	
8.2 Property Appraiser's Office (Fourth floor)									
072	Door to the rear stairs	Non-compliant door opening force of more than 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	25	\$50.00	3	Maintenance	
073	Interior doors (8)	Non-compliant door opening force of more than 5 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	25	\$400.00	3	Maintenance	
074		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	25	\$0.00	3	Maintenance	
8.3 GIS Area									
075	Double main doors	Non-compliant door opening force of more than 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	25	\$50.00	3	Maintenance	
076		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	25	\$50.00	2	Maintenance	
077	Interior doors (7)	Non-compliant door opening force of more than 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	25	\$350.00	3	Maintenance	
078		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	25	\$50.00	2	Maintenance	
9.0 General Observation (All Areas)									
079	Property Appraiser's areas	Base cabinets used for storage and filing located in all Property Appraiser's areas are mounted at 36" (914 mm) above the finished floor to the top.	§4.24	Rework base counters to provide a portion 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor.	N/A	\$372.14	4	Sub-contractor	
080	Drinking Fountains	There is only one low drinking fountain provided.	§4.15	Install paper cup dispenser and mount at the required reach range allowed for approach provided, for people who have difficulty bending or stooping.	25	\$150.00	4	Sub-contractor	
081	Doors (General)	Doors have non-compliant door opening force of more than 5 lbf interior and 8.5 lbf exterior	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf interior and 8.5 lbf exterior	25	\$50.00	3	Maintenance	
082		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	25	\$50.00	2	Maintenance	
LEGEND									

ALL emergency alarms shall provide both audible and visual notification.

3B	Facility: Old Monroe County Courthouse			Address: 500 Whitehead Street	Yr. Blt: N/A	ATP Priority: 2	No. ECBA044-10091		
Item No.	Area/ Room	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 06/27/10
				A/E - Bid Package	Y-1	19025.94	1- Highest		Pending
				Sub-contractor	Y-2	11493.43	2 - High		Complete
				Maintenance	Y-3	4800.28	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$35,319.65			
				A/E Fees 20%		\$7,063.93			
				Additional Material Cost 10%		\$3,531.97			
				Total		\$45,915.55			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Old Monroe County Courthouse

3.3 PHOTOS: PARKING AND ROUTES



Accessible Parking



Route from Parking



Route toward Lester Building



Route toward Lester Building



Route from Lester Building



Side Route from JBB

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Old Monroe County Courthouse

<p>accessible entrance. This sign faces the route from the Lester Building.</p>	
<p>Right Side Entrance (Jefferson Browne side)</p> <ul style="list-style-type: none"> ⊗ The door has 33" clear, closes in > 3 seconds, but requires 12 lbs to open. ✓ The door has a panic bar on the inside and lever handles on the outside. ✓ The threshold is < ½". ⊗ The door opens onto a level area that has a gap adjoining the ramp area > ½". 	<p>RAS - Adjust the door in accordance with FACBC 11-4.13.11, or</p> <p>AS - Add an automatic door opener.</p> <p>RAS - Fill the gap with grout to obtain a smooth surface, or gaps not greater than ½".</p>
<p>The Right Entrance Ramp begins just beyond the covered door area.</p> <ul style="list-style-type: none"> ✓ The slope is 1:12. ✓ The railings are inside a higher railing and at 34". ✓ The railings extend at the top and bottom of the ramp. ✓ The ramp ends on a level landing area that extends to the sidewalk. ⊗ There is a sign at the bottom of the ramp indicating the accessible entrance. This sign faces the street and not the accessible route. 	<p>RAS - Change the sign so that it can be seen from the front of the building.</p>

4.2 PHOTOS: ENTRANCES



Main Entrance



Left Accessible Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Old Monroe County Courthouse

	
<p>Ramp on Left Side</p>	<p>Rear Entrance</p>
	
<p>Right Accessible Entrance</p>	

<p>Inspection Area: 4.3 ELEVATORS</p>	
<p>Observation</p>	<p>Recommendations</p>
<p>The elevator is located in the rear building section and is accessible from all areas. It has doors that open on two sides because the rear building second and third floors are half a floor off the front section of the Courthouse.</p> <ul style="list-style-type: none"> ✓ Call buttons area acceptable height with arrows as required. ✓ The signage is acceptable. Side floor indicators are appropriate. ✓ The floors are level. The car size is accessible. ✓ The door opening and closing times are correct. However, ⊗ Door closes after 7 seconds when obstructed instead of the required 20. ⊗ The floor indicators do not light up on all floors. 	<ul style="list-style-type: none"> AS - Adjust open and close times. AS - Adjust or repair the lights and chimes to meet code.

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Old Monroe County Courthouse

<ul style="list-style-type: none"> ⊗ Direction light does not light on each floor. ⊗ The chimes indicate passing floor, but do not indicate direction of car or the closing of doors. 	
---	--

Inspection Area:	
4.4 STAIRS	
Observation	Recommendations
The Main Stairs in the central hall are historic and not accessible.	No action required.
<p>The Rear Stairs are located beyond the elevator. Access to that hall area is through a non-compliant door.</p> <ul style="list-style-type: none"> ✓ The stairs are new and completely compliant. ✓ The railings are correct. ✓ The treads are correct. The steps are the correct size. ✓ There are emergency lights at each level. 	
<p>The Center Stairs are located on each side of the elevator on the second to fourth floors. The stairs are new and completely compliant.</p> <ul style="list-style-type: none"> ✓ The railings are correct. ✓ The treads are correct. The steps are the correct size. 	

4.5 PHOTOS: INTERIOR ROUTES	
	
Front Historic Stairs	Front of Elevator at First Floor

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Old Monroe County Courthouse

	
Rear of Elevator at First Floor	Elevator and Stairs at Third Floor
	
Rear Stairs	

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Old Monroe County Courthouse

5.9 PHOTOS: FIRST FLOOR



Commissioner's Receptionist



Commissioner's Counter Area



Commissioner's Restroom



Property Appraisers Receptionist Counter Area



Low Counter Area



Real Estate Offices

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Old Monroe County Courthouse

	
Traffic Counter	Traffic Offices
	
Felony Counter	Felony Office Area
	
Typical Restrooms	Accessible Fountain

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Old Monroe County Courthouse

6.5 PHOTOS: SECOND FLOOR



Tangible Property Counter



Gate at Counter



Men's Restroom



Women's Restroom



Real Property Counter and Gate



Typical Sliding File Racks

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Old Monroe County Courthouse

Inspection Area: 7.3 OFFICES	
Observation	Recommendations
<p>There is emergency lighting, alarm strobes, and exit signs.</p> <p>⊗ All interior doors (33" clear) close < 3 seconds or require more than the allowed 5 lbs to open.</p> <p>Floors are firm although the carpet is worn.</p> <p>⊗ Signage is not compliant. They are mounted above each door and have Braille.</p>	<p>RAS - Adjust the doors in accordance with FACBC 11-4.13.11</p> <p>RAS - Relocate the signs to the latch side of the door, centered at 60" high.</p>

7.4 PHOTOS: THIRD FLOOR	
	
Clerk's Office Area	Clerk's Office Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Old Monroe County Courthouse

Inspection Area: 8.3 GIS AREA	
Observation	Recommendations
The Graphic Information Systems Department occupies the left side of the third floor of the annex.	
<p>⊗ The double main doors require more than 12 lbs to open and close in less than 3 seconds.</p> <p>All routes are clear, firm, and flat. All signage is correct.</p> <p>⊗ All 7 interior doors with self-closers close in less than 3 seconds or require more than 5 lbs of pressure to open.</p>	<p>RAS - Adjust the doors in accordance with FACBC 11-4.13.11.</p>

8.4 PHOTOS: FOURTH FLOOR	
	
Entrance to Appraiser's Office	Hallway in GIS area
	
Fourth Floor Landing	Typical Fountain



<p>Inspection Area: 9.0 GENERAL OBSERVATIONS, ALL AREAS</p>	
<p>Observation</p>	<p>Recommendations</p>
<p>The following comment apply to all areas of the building and called out here for clarity.</p>	
<p>There are emergency lights and strobes throughout the building. The fire pulls are less than 54" high and accessible for side approach. The fire extinguishers are located near the exits and are not obstructions.</p> <ul style="list-style-type: none"> ⊗ There are 36" high base cabinets used for storage and filing located in all Property Appraiser's areas. These cabinets are not service counters and are therefore higher than the maximum 34" allowed for side approach and maximum reach. ⊗ The water fountains are all accessible; however, there is only a low fountain. ⊗ Doors with a self-closer operate with too much pressure (more than 5 lbs interior and 8.5 lbs exterior) and/or close too quickly (less than 3 seconds.) 	<p>FSS - Install 34" base cabinets per FACBC 11-4.2.6.</p> <p>AS - Reconfigure the area to allow for the installation of a high/low fountain in accordance with FACBC 11-4.15.4.</p> <p>RAS - Adjust the doors in accordance with FACBC 11-4.13.11.</p>

ALL emergency alarms shall provide both audible and visual notification.

Facility : Restaurant Building				Address: 1000 Atlantic Blvd, Key West	Yr. Blt: 1949	ATP Priority: 4	No: ECBA021-10102		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
3.1 Parking									
0001	Parking	Accessible parking space is 14' (4267 mm) long.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle, 18' (5486 mm) long (FBC Fig. 9, FDOT Index # 17346).	5	\$299.81	1	A/E	
0002		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04)	5	\$228.00	1	Maintenance	
0003		Accessible parking space does not have an access aisle.	§4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9). Included in #1.	5	\$0.00	1	A/E	
0004		There is no accessible route provided to Main Entrance	§4.3	Provide accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	5	\$450.00	1	A/E	
0005		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1.2(7) ©	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	5	\$149.36	2	Maintenance	
4.1 Entrances									
0006	Main Entrance	Main Entrance has a 8" (203 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	6	\$3,125.71	2	A/E	
0007	Door from Outside Dining to Bar	Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	6	\$137.13	2	Maintenance	
0008	Kitchen to Exterior	Small transition ramp is too steep.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	6	\$807.66	1	A/E	
5.0 Interior Routes									

ALL emergency alarms shall provide both audible and visual notification.

Facility : Restaurant Building				Address: 1000 Atlantic Blvd, Key West	Yr. Blt: 1949	ATP Priority: 4	No: ECBA021-10102		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0009	Area in front Bar	Floor has more than 0.5" (13 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	7	\$375.00	1	A/E	
*0010	Route to Rear Office	The route has a step down and the route is not accessible.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	7	\$807.66	1	A/E	
5.1 Restrooms									
0011	Restrooms	Both doors have a 8" (203 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	7	\$3,125.71	3	A/E	
0012		Both restrooms doors swing out onto a non-compliant ramp.	§4.13	Rework area to provide a level and clear maneuvering space.	7	\$3,125.71	3	A/E	
0013		Both restrooms clear floor space are not provide the required diameter wheelchair turnaround space in room.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	7	\$12,105.26	3	A/E	
LEGEND									
				A/E - Bid Package	Y-1	24222.52	1- Highest		Pending
				Sub-contractor	Y-2	0.00	2 - High		Complete
				Maintenance	Y-3	514.49	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$24,737.01			
				A/E Fees 20%		\$4,947.40			
				Additional Material Cost 10%		\$2,473.70			
				Total		\$32,158.11			

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Restaurant Building

<p>and 14' long.</p> <ul style="list-style-type: none"> ⊗ It has incorrect pavement markings. ⊗ The sign is not at the correct height, and it does not have the fine indication sign. ⊗ There is no access aisle. ⊗ There is no accessible route marked to the door. ⊗ There are no signs indicating the direction to an accessible entrance. ✓ The parking space slope is less than 2% and acceptable. ✓ It is located close to the entrance. 	<p>RAS - Repaint the accessible parking area with the proper markings in accordance with FACBC 11-4.6.</p> <p>RAS - Provide proper signage in accordance with FACBC 11-4.6.4.</p>
---	---

3.2 PHOTOS: PARKING AND EXTERIOR ROUTES	
	
Accessible Parking	Route to Main Entrance

<p>ADA Inspection Item: 4.0 COMMON ROUTES</p> <p>Summary: There are 4 possible entrances to the building that could be used by employees and public. There is also access to the open air dining area directly from the beach sidewalk that is accessible.</p>
--

<p>Inspection Area: 4.1 ENTRANCES</p>	
Observation	Recommendations
<ul style="list-style-type: none"> ⊗ Main Entrance Door to the bar area has a 8" step up. ⊗ Door to Outside Dining has a threshold more than 3/4", a large gap, and ramps down to the floor. ⊗ Doors from Outside Dining to Bar are double doors that swing each direction. There is an 8" step. ⊗ Kitchen to Exterior has a small transition ramp that is too steep. ✓ Beach to Outside Dining this is a gate that is open during business hours and could be considered accessible 	<p>RAS - Provide proper signage to the accessible beach entrance.</p> <p>RAS - Fill the gap and smooth the threshold at the door to the outside dining.</p> <p>TI - Add a landing and ramp to the bar area in accordance with FACBC 11-4.6.4.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: Restaurant Building

entrance.	
-----------	--

Inspection Area:	
5.0 INTERIOR ROUTES	
Observation	Recommendations
<p>Interior routes are all compliant, with the following exception:</p> <ul style="list-style-type: none"> ⊗ The floor in front of the bar has a change in elevation greater than the ½" allowed. ⊗ The route to the rear office area has a step down and the route is not accessible. <p>✓ There is a transition slope from the bar to the kitchen that is acceptable.</p>	<p>AS - Install a new transition to the bar area.</p> <p>TI - It is not possible to make these areas accessible without rebuilding major portions of the building.</p>

Inspection Area:	
5.1 RESTROOMS	
Observation	Recommendations
<p>There are 2 restrooms in an adjacent structure, neither of which is accessible:</p> <ul style="list-style-type: none"> ⊗ Both restrooms are out a door with an 8" step down onto a small landing. ⊗ Both restrooms doors swing out onto a non-compliant ramp. ⊗ Both restrooms have narrow turns inside to reach the toilet area. ⊗ Toilet areas are completely inaccessible. 	<p>FSS - Rebuild the restrooms to be accessible, including a new door and landing at the bar area. Provide access to the restrooms from the accessible dining area.</p>

5.2 PHOTOS: INTERIORS	
	
Door from Outside Dining to Bar	Step up

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Restaurant Building

	
Bar area with raised floor	Non-compliant Swing doors with ramp
	
Door from bar to Restroom Area	Typical Restroom Entrance
	
Typical Restroom Interior Route	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Senior Nutrition Center				Address: 1200 Truman Avenue, Key West		Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA112-10108	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
3.1 Parking										
0001	Accessibles Parking	Accessible parking spaces do not have a compliant access aisle. The two (2) access aisles are 53" (1346 mm) wide, less than 60" (1524 mm) wide required.	FBC §11-4.6	Restripe to provide the two (2) accessible parking spaces with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9).	6	\$599.62	1	A/E		
0002	Ramp 4	Built-up curb ramp encroaches over access aisle.	§4.7	Rework sidewalk to provide a curb ramp with a 8.33% max. running slope that does not project into access aisle.	6	\$1,175.00	1	A/E		
0003		Sidewalk does not have a curb ramp where accessible route crosses curb.	§4.7	Rework sidewalk to provide a curb ramp with an 8.33% max. running slope that does not project into vehicular traffic lanes (ADAAG Fig. 15).	6	\$1,800.00	1	A/E		
0004	Acces Route	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$129.23	1	Maintenance		
4.3 Exterior Routes										
0005	Route from the Harvey Government Center leads to Ramp 3.	Ramp with a slope of 8.33 % runs 10' (3048 mm) in length and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	6	\$4,800.00	1	Sub-contractor		
0006		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	6	\$280.00	1	Sub-contractor		
0007		This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	6	\$129.23	1	Maintenance		
0008		At the top of the ramp, there is a gap in the sidewalk greater than 1".	§4.5	Rework and clean sidewalk to provide a stable, firm, and slip-resistant floor surface.	6	\$300.00	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Senior Nutrition Center				Address: 1200 Truman Avenue, Key West	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA112-10108	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0009	Rear entrance to the Kitchen	This entrance is inaccessible and does not have signage posted indicating the location of an accessible entrance.	§4.1	The accessible entrance shall be identified by the International Symbol of Accessibility in compliance with §4.30.7 (ADAAG Fig. 43 (a) and (b)). Inaccessible entrances shall have directional signage indicating route to nearest accessible entrance.	9	\$129.23	1	Maintenance	
0010		The treshold for the hurricane shutters is greater than 1" (25 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	9	\$300.00	1	A/E	
0011		Non-compliant door opening force of 12 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	9	\$50.00	2	Maintenance	
0012		Doorway opening has two doors with a clear width of 28" (711 mm) each one.	§4.13	Rework doorway (partition) to provide the required 32" (812 mm) min. clear door or entryway width (ADAAG Fig. 24).	9	\$3,166.71	2	A/E	
0013		Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	9	\$291.64	2	Maintenance	
3.2 Interior Routes									
0014	Kitchen	Sink is mounted at non-compliant heigth above the finished floor to the top.	§4.24	Rework/relocate sink and mount at 34" (863 mm) max. above the finished floor to the top.	9	\$1,136.90	3	Sub-contractor	
0015		Tables and/or top counters are mounted at non-compliant heigth above the finished floor to the top.	§4.32	Replace tables and/or counter to provide 5% or at least one accessible table or counter mounted at 28" to 34" (711 mm to 863 mm) above the finished to the top.	9	\$287.08	4	Sub-contractor	
0016		The kitchen has a smoke detector, but there is no fire alarm	§4.28	Replace existing single station audible alarm with a combo unit to provide the visual and audible alarm notification.	9	\$278.36	2	Sub-contractor	
0017		Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	9	\$149.36	2	Maintenance	
4.5 Restrooms									
0018	Accessible Restrooms	There is no sign indicating the direction to the restrooms. Three (3) Restrooms	§4.30	Rework overhead signage, according to the viewing distance from the reading point, to provide a minimum character height of 3" (76 mm).	9	\$448.08	3	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility : Senior Nutrition Center				Address: 1200 Truman Avenue, Key West	Yr. Blt: 1985		ATP Priority: 1	Report No: ECBA112-10108	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0019		Clear floor space is 69" (1753 mm) x 69" (1753 mm) and does not provide the required diameter wheelchair turnaround space in room. Three (3) restrooms.	§4.2	Reconfigure room's fixtures and/or offset partitions to provide the required clear 60" (1524 mm) min. diameter wheelchair turnaround space or a T-shaped space (ADAAG Fig. 3).	9	\$18,157.90	3	A/E	
0020		There is no strobe warning light or emergency light	§4.28	Install combo unit to provide the visual and audible alarm notification.	9	\$835.07	2	Sub-contractor	
0021	Men and Women's Restrooms	Toilet tissue dispenser is mounted at " from rear wall to outer leading edge.	§4.17	Toilet tissue dispenser is mounted at " from rear wall to outer leading edge.	9	\$220.00	3	Maintenance	
0022	Accessible Restrooms - Men's Restroom	Urinal is mounted at 24" (610 mm) above the finished floor to top of rim.	§4.18	Lower urinal and mount at 17" (431 mm) max. above the finished floor to top of rim.	9	\$1,029.03	3	Sub-contractor	
0023	Employee's Restroom	Non-compliant door opening force of more than 10lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	9	\$50.00	3	Maintenance	
LEGEND									
				A/E - Bid Package	Y-1	25499.23	1- Highest		Pending
				Sub-contractor	Y-2	8646.43	2 - High		Complete
				Maintenance	Y-3	1596.78	3- Low		CIP/ Bid
					Y-4		4- Lowest		
				Sub-Total		\$35,742.45			
				A/E Fees 20%		\$7,148.49			
				Additional Material Cost 10%		\$3,574.24			
				Total		\$46,465.18			

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES



Accessible Parking



Accessible Parking



Curb Ramp in Access Aisle Ramp 4



Ramp 3



Sidewalk between buildings

<p>system in the building.</p> <ul style="list-style-type: none">⊗ This exit is not marked with an exit sign.⊗ The sink and prep counter area in the kitchen is not accessible for wheelchair use.⊗ In general, signs are lacking and none are in Braille.	<p>access a sink and prep counter.</p> <p>AS - Install an emergency exit sign over the door from the kitchen area.</p>
--	---

4.4 PHOTOS: COMMON ROUTES



Main Entrance



Rear Entrance



Common Area



Kitchen Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Senior Nutrition Center

4.6 PHOTOS: RESTROOMS



Women's Restroom Stall



Sink in Stall



Men's Restroom



Employee's Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
Upper Keys Temporary Polling Places										
3.0 Academy at Ocean Reef - 395 South Harbor Drive, Ocean Reef										
3.1 Parking										
0001	3.1 Parking	Access aisle is 56" (1422 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9).	7	\$229.81	1	A/E		
4.0 American Legion Post - 333 97630 Overseas Highway, Key Largo										
4.1 Parking										
0002	Parking	Accessible parking space is 9 ft. (2.74 m) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	9	\$229.81	1	A/E		
0003		Accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	9	\$228.00	1	Maintenance		
0004		Accessible parking space does not have an access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9). Included in #2.	9	\$0.00	1	A/E		
4.2 Routes										
0005	Routes	Curb ramp has a 9.2 % non-compliant running slope.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	9	\$1,180.00	1	A/E		
0006		Ramp does not have the required handrails and handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	9	\$1,600.00	1	Sub-contractor		
0007		The size of the Handrails are non-compliant in diameter.	§4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39). Cost included in #6.	9	\$0.00	1	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0008		Parked vehicles encroaches over ramp bottom landing clear floor space.	\$4.2	Install wheel stops to provide 72" (1829 mm) of straight and level clearance free of obstructions (FBC Fig. 16).	9	\$150.00	1	Sub-contractor		
5.0 Elks Lodge 1872 - MM 92.5 Overseas Highway, Tavernier										
5.1 Parking										
0009	Parking	Accessible parking space does not have the required white and blue stripe.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	11	\$440.00	1	A/E		
0010		Left accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	11	\$228.00	1	Maintenance		
0011		Right signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	11	\$228.00	1	Maintenance		
5.2 Routes										
0012	Routes	Doorway has a 1.5" (38 mm) vertical change of level at threshold.	\$4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	11	\$287.10	1	A/E		
6.0 Immanuel Lutheran Church - 108 Ocean Terrace, Tavernier										
6.1 Parking										
0013	Two Accessible Parking Spaces	Accessible parking space has a 5.0 % non-compliant surface slope.	\$4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	11	\$1,897.39	1	A/E		
0014		Accessible parking space has a non-compliant access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3657 mm) wide with a 60" (1525 mm) wide access aisle (FBC Fig. 9, FDOT Index # 17346).	11	\$229.81	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0015		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	11	\$228.00	1	Maintenance		
6.2 Routes										
0016	Sidewalk and Routes	Accessible route is less than 36" (914 mm) wide.	§4.3	Rework or repave accessible route to provide a 36" (914 mm) min. clear width accessible route with a cross slope not exceeding 2%.	13	\$450.00	1	A/E		
0017	Ramp and Steps	The side ramp to the steps has a 9.0 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	13	\$2,988.30	1	A/E		
0018		There is no landing at the bottom of the ramp.	FBC§11-4.8	Rework ramp to provide 72" (1524 mm) min. long bottom landing. Cost included in #17.	13	\$0.00	1	A/E		
0019		Ramp does not have the required handrails and handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	13	\$1,600.00	1	Sub-contractor		
0020		The size of the Handrails are non-compliant in diameter.	§4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39).	13	\$150.00	1	Sub-contractor		
0021		Ramp on the far right side of the building has a 9.7 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	13	\$2,988.30	1	A/E		
0022		Ramp does not have the required handrails and handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (457 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	13	\$1,600.00	1	Sub-contractor		
0023		The size of the Handrails are non-compliant in diameter.	§4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39). Cost included in #22.	13	\$0.00	1	Sub-contractor		
0024		There is no landing at the top or the bottom.	FBC §11-4.8	Rework ramp to provide 60" (1524 mm) min. long top landing and 72" long bottom landing.	13	\$500.00	1	A/E		
7.0 Key Colony City Hall - 600 W. Ocean Drive, Key Colony Beach										
7.1 Parking										

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A	Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0025	Parking	Accessible parking space is 180" (4572 mm) long	FBC §11-4.6	Restripe to provide an accessible parking space 216" (2440 mm) min. long.	15	\$229.81	1	A/E	
0026		Accessible parking space lines are incorrect.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (2440 mm) min. wide. Cost included in #25.	15	\$0.00	1	A/E	
0027		Accessible parking space access aisle is incorrectly marked.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9). Cost included in #25.	15	\$0.00	1	A/E	
0028		Accessible parking space signage is incorrect.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	15	\$228.00	1	Maintenance	
7.2 Routes									
0029	Front Door	Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	15	\$137.13	2	Maintenance	
0030	Voting Area	There is no landing at the doors at the top of this ramp.	§4.13	Door will be blocked open during elections.	15	\$500.00	1	A/E	
8.0 Key Largo Baptist Church - 835 Largo Road, Key Largo									
8.1 Parking									
0031	Parking	The are no designated accessible parking spaces provided to comply with the minimum number required.	§4.1	Provide designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	17	\$428.03	1	A/E	
8.2 Routes									
0032	Stairs by Entrance	Stairs do not have handrails.	§4.9	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	17	\$800.00	1	Sub-contractor	
0033	Doors	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	17	\$291.64	2	Maintenance	
9.0 Key Largo Civic Club - Ocean Bay Drive, Key Largo									

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
9.1 Parking										
0034	Parking	Accessible parking space is less than 144" (3658 mm) wide.	FBC§11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide.	19	\$229.81	1	A/E		
0035		Accessible parking space access aisle is less than 60" wide.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9). Cost included in #34.	19	\$0.00	1	A/E		
0036		Accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	19	\$228.00	1	Maintenance		
9.2 Routes										
0037	Ramp by Front Door	There is no landing at the top of the ramp.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	19	\$500.00	1	A/E		
0038	Doors	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	19	\$291.64	2	Maintenance		
0039		Maneuvering clearance on the pull side of the door is not provided.	§4.13	Door will be blocked during elections.	19	\$500.00	1	A/E		
Middle Keys Temporary Polling Places										
10.0 American Legion - 4115 Overseas Highway, Marathon										
10.1 Parking										
0040	Parking and Routes	Accessible parking space is 108" (2743 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide.	21	\$229.81	1	A/E		
0041		Accessible parking space lines are incorrect.	FBC§11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide. Cost included in #40.	21	\$0.00	1	A/E		
0042		Accessible parking access aisle has incorrect markings	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9). Cost included in #40.	21	\$0.00	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0043		Accessible parking space signage is incorrect.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	21	\$228.00	1	Maintenance		
11.0 First Baptist Church - 200 62nd Street, Ocean Side Marathon										
11.1 Parking										
0044	Parking	The are no designated accessible parking spaces provided to comply with the minimum number required.	FBC §11-4.6	Provide designated accessible parking spaces that comply with FBC §11-4.6 (See Minimum Parking Requirement Table 1).	23	\$229.81	1	A/E		
0045		Sidewalk does not have a curb ramp where accessible route crosses curb.	§4.7	Rework sidewalk to provide a curb ramp with an 8.33% max. running slope that does not project into vehicular traffic lanes (ADAAG Fig. 15).	23	\$1,180.00	1	A/E		
11.2 Routes										
0046	Stairs	Stairs have a non-compliant set of handrails.	§4.9	Install handrails on both sides of stair and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	23	\$480.00	1	Sub-contractor		
0047		The size of the Handrails are non-compliant in diameter.	§4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39). Cost included in #46.	23	\$0.00	1	Sub-contractor		
0048	Double Entry Doors	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	23	\$291.64	2	Maintenance		
0049		Doorway has more than 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	23	\$137.13	2	Maintenance		
12.0 Marathon Moose Lodge - 11601 1st Ave. Gulf Side, Marathon										
12.1 Parking										
0050	Parking	All 2 accessible parking spaces are not located on the shortest accessible route of travel from their location to an accessible entrance.	FBC §11-4.6	Relocate accessible parking spaces to provide the shortest accessible route of travel from adjacent parking to an accessible entrance.	25	\$459.62	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0051		Accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	25	\$456.00	1	Maintenance		
12.2 Routes										
0052	Ramp	Ramp has more than 8.3 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	25	\$2,390.64	1	A/E		
0053		Ramp handrails do not have extensions.	FBC §11-4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment. Cost included in #54.	25	\$0.00				
0054		Ramp only has handrails on one side, and/or handrails do not have extensions.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment.	25	\$2,400.00	1	Sub-contractor		
0055		Ramp does not provide edge protection at drop-off.	§4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	25	\$4,000.00	1	Sub-contractor		
0056	Double Doors	Non-compliant door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	25	\$291.64	2	Maintenance		
13.0 Presbyterian Kirk - 8877 Overseas Highway, Marathon										
13.2 Parking										
0057	Parking	Accessible parking space lines are incorrect.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide with the correct marking.	27	\$229.81	1	A/E		
0058		Accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	27	\$228.00	1	Maintenance		
0059	Accessible Route from Parking Spaces	Car encroaches into passage width.	§4.2	Install wheel stops to provide a 36" (914 mm) min. clear width continuously (ADAAG Fig. 1 and Fig. 24 e).	27	\$150.00	1	Sub-contractor		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
13.2 Routes										
0060	Routes	There is no signage indicating the location of the accessible entrance.	FBC§4.6	Provide signage indicating the location of the accessible entrance.	27	\$149.36	2	Maintenance		
0061	Ramp	Ramp has more than 8.3 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	27	\$2,988.30	1	A/E		
Lower Keys Temporary Polling Places										
14.0 Moose Lodge - Wilder Road, Big Pine Key										
14.1 Parking										
0062	Parking	There are no designated accessible parking spaces to comply with the minimum number required.	§4.1	Provide designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	29	\$428.03	1	A/E		
0063	Accessible Route	There is not an accessible route.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	29	\$1,000.00	1	A/E		
14.2 Routes										
0064	Ramp at Main	Ramp has a 12 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	29	\$1,992.20	1	A/E		
0065	Entrance	Top landing has a non-compliant cross slope of 6.7 %.	§4.8	Rework or repave landing to provide a cross slope not exceeding 2%.	29	\$500.00	1	A/E		
0066	Doors	Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	29	\$137.13	2	Maintenance		
15.0 Sea Base (BSA) - 23800 Overseas Highway, Summerland Key										
15.1 Parking										
0067	Parking	Accessible parking space is less than 144" (3658 mm) wide.	FBC§11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide.	31	\$229.81	1	A/E		
0068		Signage indicating accessible parking is incorrect.	FBC§11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	31	\$228.00	1	Maintenance		
16.0 Sugarloaf Fire Station - MM 17 Overseas Highway, Sugarloaf										

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
16.1 Parking										
0069	Parking	There are no designated accessible parking spaces to comply with the minimum number required.	§4.1	Provide designated accessible parking spaces that comply with §4.6 (See Minimum Parking Requirement Table 1).	32	\$428.03	1	A/E		
0070		Bib has a 10 % non-compliant running slope.	§4.8	Provide ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	32	\$398.44	1	A/E		
17.0 Key West Baptist Temple - 5706 Maloney Avenue, Stock Island										
17.1 Parking										
0071	Parking	Accessible parking space is less than 144" (3658 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide. (FBC Figure 9)	35	\$229.81	1	A/E		
0072		Accessible parking space and access aisle lines are incorrect.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide with the correct markings. (FBC Figure 9) Cost included in #71.	35	\$0.00	1	A/E		
0073		Signage indicating accessible parking is incorrect.	FBC§4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	35	\$228.00	1	Maintenance		
0074	Accessible Route to Main Entrance	There is no accessible route provided.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	35	\$1,000.00	1	A/E		
17.2 Routes										
0075	Ramp	Ramp has a 20 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	35	\$2,979.30	1	A/E		
0076		Ramp handrails do not have extensions at the bottom.	FBC §11-4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	35	\$480.00	1	Sub-contractor		
0077		The size of the Handrails are non-compliant in diameter.	§4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39). Cost included in #76.	23	\$0.00	1	Sub-contractor		
0078	Ramp at Exit Door	Ramp has a 15 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	35	\$1,992.20	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10
0079		Ramp has no landing.	\$4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	35	\$500.00	1	A/E		
0080	Ramp inside the Door	Ramp has a 20 % non-compliant running slope.	\$4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	35	\$2,979.30	1	A/E		
0081		Ramp only has handrails on one side, and/or handrails do not have extensions.	\$4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the finished floor to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (ADAAG Fig. 17).	35	\$2,400.00	1	Sub-contractor		
0082		The size of the Handrails are non-compliant in diameter.	\$4.26	Replace handrails to provide a 1.25" to 1.5" (32 mm to 38 mm) wide gripping surface (ADAAG Fig. 39). Cost included in #81.	23	\$0.00	1	Sub-contractor		
0083		Ramp handrails do not have extensions.	FBC\$4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment. Cost included in #81.	35	\$0.00	1	Sub-contractor		
0084		There is no landing at the top of the ramp.	\$4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	35	\$500.00	1	A/E		
Key West Temporary Polling Places										
18.0 Jaycee Clubhouse - 3825 Flagler Avenue										
18.1 Parking										
0085	Parking	Accessible parking space is 78" (1981 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide. (FBC Fig. 9).	37	\$229.81	1	A/E		
0086		Accessible parking space does not have an access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9). Cost included in #85.	37	\$0.00	1	A/E		
0087		Sidewalk does not have a curb ramp where accessible route crosses curb.	\$4.7	Rework sidewalk to provide a curb ramp with an 8.33% max. running slope that does not project into vehicular traffic lanes (ADAAG Fig. 15).	37	\$1,180.00	1	A/E		
0088		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	37	\$228.00	1	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Blt: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0089	Accessible Route from Parking Spaces	Accessible route has a non-compliant cross slope greater than 2 %.	\$4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	37	\$1,000.00	1	A/E		
18.2 Exterior Routes										
0090	Curb Ramp	Sidewalk does not have a curb ramp where accessible route crosses curb.	\$4.7	Sidewalk does not have a curb ramp where accessible route crosses curb.	37	\$1,800.00	1	A/E		
0091	Doors	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	\$4.13	Replace knob-type door hardware with lever or loose grip pull handle.	37	\$291.64	2	Maintenance		
19.0 Key West High School										
19.1 Parking										
0092	Parking	Accessible parking space lines have incorrect markings.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658mm) min. wide with correct marking.	39	\$229.81	1	A/E		
0093		Accessible parking space does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	39	\$228.00	1	Maintenance		
19.2 Exterior Routes										
0094	Ramp	Ramp has a 9.0 % non-compliant running slope.	\$4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	39	\$2,490.25	1	A/E		
20.0 Martin Luther King Community Center - 300 Catherine Street										
20.1 Parking										
0095	Parking	The surface of the parking is uneven.	\$4.5	Rework surface to provide a stable, firm, and slip-resistant floor surface.	41	\$1,897.39	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0096		Signage indicating accessible parking is mounted too high.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	41	\$228.00	1	Maintenance		
21.0 Old City Hall - 510 Greene Street										
21.1 Parking										
0097	Parking	Accessible parking space No. 2 does not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	43	\$456.00	1	Maintenance		
0098		Accessible parking space has a slope greater than 2.0 %.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	43	\$1,897.39	1	A/E		
0099		Access aisle has a slope greater than 2.0 %.	FBC §11-4.6	Rework or repave to provide an access aisle with surface slope not exceeding 2% in all directions.	43	\$427.83	1	A/E		
21.2 Exterior Routes										
0100	Accessible Route	Accessible route has a non-compliant cross slope greater than 2.0 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	43	\$1,000.00	1	A/E		
0101	Doors	Doorway has a higher than 0.5" (13 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	43	\$137.13	2	Maintenance		
22.0 St. Mary's Convent										
22.1 Parking										
0102	Parking	Accessible parking space is 132" (3353 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide.	44	\$229.81	1	A/E		
0103		Accessible parking space is 142" (3645 mm) long	FBC §11-4.6	Restripe to provide an accessible parking space 216" (5486 mm) min. long. Cost included in #102.	44	\$0.00	1	A/E		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0104		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	44	\$228.00	1	Maintenance		
24.0 Glad Tiding Tabernacle - 1209 United Street										
24.1 Parking										
0105	Parking	Accessible parking space has a slope greater than 2.0 %.	§4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	48	\$1,897.39	1	A/E		
0106		Accessible parking space does not have an access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9).	48	\$299.81	1	A/E		
0107		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	48	\$228.00	1	Maintenance		
0108	Accessible Route	Accessible route has a non-compliant cross slope is greater than 2.0 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	48	\$1,000.00	1	A/E		
24.2 Exterior Routes										
0109	Ramp	Ramp has a 9.4 % non-compliant running slope.	§4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	48	\$2,490.25	1	A/E		
0110		There is no landing at the top of the ramp.	§4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (ADAAG Fig. 16).	48	\$500.00	1	A/E		
0111	Main Entrance	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	48	\$291.64	2	Maintenance		
25.0 Senior Citizen Plaza - 1400 Kennedy Drive										
25.1 Parking										

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Blt: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0112	Parking	Accessible parking spaces (6) are less than 144" (3658 mm) wide.	FBC§4.6	Restripe to provide accessible parking spaces 144" (3658 mm) min. wide.	50	\$1,798.85	1	A/E		
0113		Accessible parking space is line has incorrect markings.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide with correct markings. Cost included in #112.	50	\$0.00	1	A/E		
0114		Accessible parking spaces (6) have a 6.0 % non-compliant surface slope.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	50	\$11,384.34	1	A/E		
0115		Accessible parking spaces (6) do not have signage indicating accessible parking.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	50	\$1,368.00	1	Maintenance		
25.2 Exterior Routes										
0116	Ramp from the Parking Area	Ramp has a 10.0 % non-compliant running slope.	FBC §11-4.8	Rework ramp to provide a running slope not exceeding 8.33% (FBC Fig. 16).	50	\$996.10	1	A/E		
0117		Ramp with a slope of 10.0% runs 104" in length and does not have the required handrails.	FBC §11-4.8	Install handrails on both sides of ramp and mount between 34" and 38" (863 mm - 965 mm) above the ramp surface to top of gripping surfaces. Handrails shall extend 18" (304 mm) min. beyond the top and bottom of the ramp segment (FBC Fig. 17).	50	\$2,080.00	1	Sub-contractor		
0118		There is no landing at the top of the ramp.	FBC §11-4.8	Rework ramp to provide 60" (1524 mm) min. long landings for runs rising over 30" (762 mm) (FBC Fig. 16).	50	\$500.00	1	A/E		
26.0 Church of Latter Day Saints - 3424 Northside Drive										
26.1 Parking										
0119	Parking	Access aisle is 44" (1118 mm) wide.	FBC §11-4.6	Restripe to provide an access aisle 60" (2440 mm) min. wide.	52	\$229.81	1	A/E		
0120		Accessible parking space lines are incorrect.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3658 mm) min. wide with correct markings. Cost included in #119.	52	\$0.00	1	A/E		
0121		There is no signage indicating the location of the accessible route.	§4.30	Provide signage indicating the location of the accessible route.	52	\$149.36	2	Maintenance		

ALL emergency alarms shall provide both audible and visual notification.

Facility : Temporary Polling Places				Address: N/A		Yr. Bit: N/A		ATP Priority: 1	Report No:	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0122		Signage indicating Van-accessible parking is mounted too low.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	52	\$228.00	1	Maintenance		
26.2 Exterior Routes										
0123	Ramp	Ramp bottom landing is less than 72" long.	FBC§4.8	Rework ramp to provide 72" (1524 mm) min. long landings for runs rising over 30" (762 mm).	52	\$500.00	1	A/E		
0124	Stairs	Stairs handrails do not have extensions.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	52	\$320.00	1	Sub-contractor		
0125	Rear Stairs	Stairs handrails do not have extensions.	§4.9	Provide handrails extensions 12" (304 mm) min. beyond the top and bottom of the stair segment (ADAAG Fig. 19).	52	\$320.00	1	Sub-contractor		
0126	Door	Maneuvering clearance on the pull side of the door is 43" (1092 mm) wide for a forward approach.	§4.13	Rework door side partition to provide the required 60" (1524 mm) min. wide maneuvering clearance (ADAAG Fig. 25).	52	\$500.00	1	A/E		
LEGEND										
				A/E - Bid Package	Y-1	71152.12	1- Highest		Pending	
				Sub-contractor	Y-2	18530.00	2 - High		Complete	
				Maintenance	Y-3	8525.08	3- Low		CIP/ Bid	
					Y-4		4- Lowest			
				Sub-Total		\$98,207.20				
				A/E Fees 20%		\$19,641.44				
				Additional Material Cost 10%		\$9,820.72				
				Total		\$127,669.35				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Accessible Parking



Front Door



Accessible Route



Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Ramp to Voting Area



Accessible Parking



Accessible Ramp



Entrance Doors to Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Front of Elks Lodge



Accessible Parking and Voting Entrance



Accessible Route to Entrance



Entrance to Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Front of Church



Accessible Parking



Accessible Route



Accessible Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



City Hall and Accessible Parking



Entrance



Accessible Route



Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Baptist Church, Entrance to Left



Parking and Entrance



Entrance to Voting Area



Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Entrance to Voting Area



Accessible Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



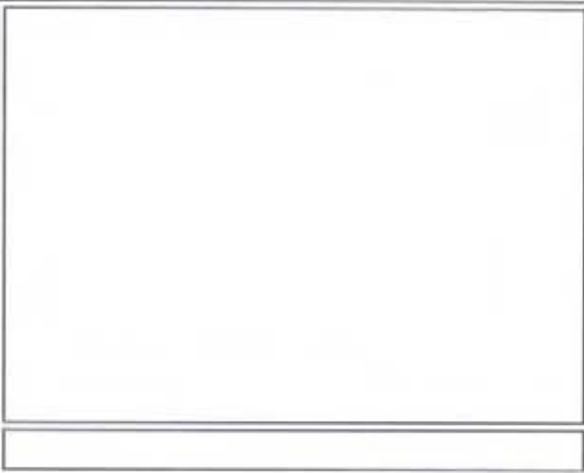
American Legion and Accessible Parking



Entrance



Voting Area



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Side Entrance and Street View



Entrance



Parking Area



Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Moose Lodge and Parking Area



Entrance with Double Ramp



Accessible Parking



Route to Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Presbyterian Kirk from US 1



Accessible Parking Area



Ramp



Entrance to Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Moose Lodge 1585



Entrance to Polling Area



Accessible Route



Voting Area

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places

	
Accessible Parking	Entrance
	
Accessible Route	Voting Area

ADA Inspection Item:

16.0 SUGARLOAF FIRE STATION - MM 17 Overseas Highway, Sugarloaf

Summary: The volunteer fire station opens the two right bays for elections and moves the fire trucks to the parking lot.

Inspection Area:

16.1 PARKING AND ROUTE

Observation	Recommendations
<p>The parking lot is a large asphalt paved area accessed directly from the Overseas Highway.</p> <ul style="list-style-type: none"> ⊗ There are no accessible parking spaces. <p>The pavement near the bay doors is fairly smooth and flat. It then slopes up at approximately 5% to the concrete bib.</p> <ul style="list-style-type: none"> ⊗ The bib is 36" wide with a slope of more than 10% and a rise greater than 3". 	<p>AS - Reconfigure the accessible parking area to have the proper size space and access aisle, with the proper markings, an accessible route to the door, and proper signage in accordance with FACBC 11-4.6.</p> <p>AS - Provide a ramp to allow access over the steeply sloped bib area.</p>



Voting in open bays



Bib with slope > 10%

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Polling Area and Parking Lot



Accessible Parking Area and Exit Door/Ramp



Entrance Door



Interior Entrance Ramp



Voting Area

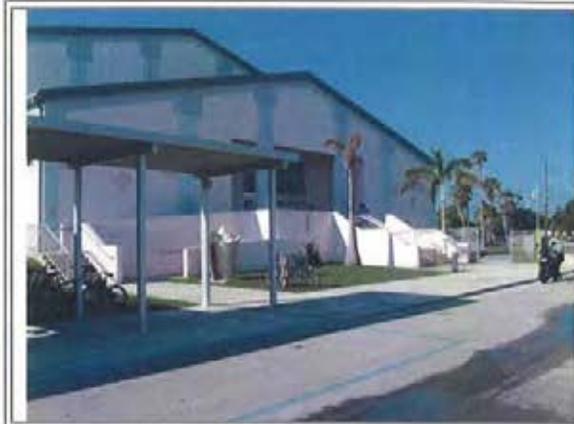


Interior Exit Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places

	
Jaycee Clubhouse	Accessible Parking
	
Entrance	Transition Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Auditorium



Accessible Parking



Accessible Ramp



Accessible Steps

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Martin Luther King Jr. Community Center



Accessible Parking



Accessible Route to Entrance



Uneven Surface at Accessible Parking

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Old City Hall



Main Entrance



Accessible Parking



Accessible Entrance

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



St. Mary's Convent



Parking Lot



Accessible Space



Entrance

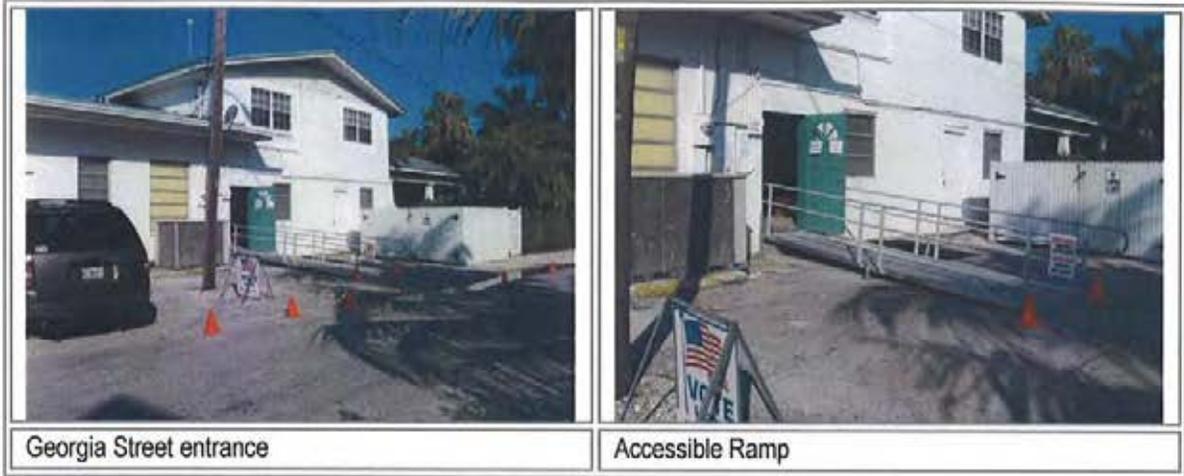
mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places

ADA Inspection Item: 23.0 FIRE STATION , temporary site for Moose Lodge	
Summary: A fire at the Moose Lodge required that Precinct 7 vote at the Fire Station on Roosevelt Blvd. The fire station is new and accessible. The Moose Lodge was not inspected.	
Inspection Area: 23.1 PARKING	
Observation	Recommendations
<ul style="list-style-type: none"> ✓ Two accessible parking spaces are located near the entrance. They are correct in terms of slope, size, and markings. ✓ The access aisle is correct. ✓ Temporary parking spaces were identified. 	

Inspection Area: 23.2 EXTERIOR ROUTES	
Observation	Recommendations
SIDEWALK AND ROUTES <ul style="list-style-type: none"> ✓ Aisle from sidewalk to the doors is acceptable. ✓ Curb ramp is correct and has detectable warnings. 	
ELECTION SIGNAGE <ul style="list-style-type: none"> ✓ Vote Here signs at the sidewalk. ✓ Voter's Rights signs posted on the doors. 	
DOORS <ul style="list-style-type: none"> ✓ The double doors are acceptable. 	



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
THE FLORIDA KEYS: Temporary Polling Places



Church of Latter Day Saints



Accessible Parking



Route to ramp



Ramp and Steps

ALL emergency alarms shall provide both audible and visual notification.

Facility : West Martello Tower				Address: 1002 Atlantic Blvd.		Yr. Blt: 1862		ATP Priority: 4		Report No: ECBA081-10119	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
3.1 Parking											
0001	Parking	Accessible parking space is 126" (3200 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 144" (3654 mm) min. wide.	5	\$299.81	1	A/E			
0002		Accessible parking space has more than 2 % non-compliant surface slope.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	5	\$1,897.39	1	A/E			
0003		Signage does not indicate the fine amount.	FBC §11-4.6	Install FDOT approved signage at 84" (2133 mm) above the ground, displaying the international symbol of accessibility, the caption "PARKING BY DISABLED PERMIT ONLY", and the penalty for illegal use of the space (FBC Fig. 9, FDOT FTP-22-04).	5	\$228.00	1	A/E			
0004		Accessible parking space does not have an access aisle.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (FBC Fig. 9). Cost included in #1.	5	\$0.00	1	A/E			
0005		Accessible route to curb ramp has a non-compliant cross slope of more than 2 %.	§4.3	Rework or repave accessible route to provide a cross slope not exceeding 2%.	5	\$450.00	1	A/E			
3.2 Exterior Routes											
0006	Curb Ramp 1	Curb ramp has a 13.0 % non-compliant running slope.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	6	\$1,180.00	1	A/E			
0007	Curb Ramp 2	Curb ramp from the street crossing has a 15 % non-compliant running slope.	§4.7	Rework curb ramp to provide a running slope not to exceed 8.33% (ADAAG Fig. 11).	6	\$1,180.00	1	A/E			
0008		Surface does not have truncated domes or contrasting color.	§4.29	Rework surface to provide raised truncated domes with a diameter of nominal 0.9" (22 mm), a height of 0.2" (5 mm) and a center-to-center spacing of nominal 2.35" (59 mm) and that shall contrast visually with adjoining surfaces.	6	\$280.00	1	Sub-contractor			
4.1 Entrances											
0009	Main Entrance Door	Doorway opening has a clear width of 28" (711 mm).	§4.13	This area cannot be made accessible without adversely affecting the historic fabric of the building.	8	\$0.00	2	A/E			
0010		Doorway has a 0.75" (19 mm) vertical change of level at threshold.	§4.13	Rework door threshold to provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2 (ADAAG Fig. 7 c, d).	8	\$137.13	2	Maintenance			

ALL emergency alarms shall provide both audible and visual notification.

Facility : West Martello Tower				Address: 1002 Atlantic Blvd.		Yr. Blt: 1862		ATP Priority: 4		Report No: ECBA081-10119	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status	00/00/10	
4.2 Interior Routes											
0011	Interior Areas	Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.32	Rework kitchen counter to provide work surface 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor. Counter thickness and supporting structure shall be 2" (50 mm) max.	8	\$372.14	4	Sub-contractor			
0012	Courtyard Ramp	Ramp has a 15 % non-compliant running slope.	FBC §11-4.8	Rework ramp to provide a running slope not exceeding 8.33% (ADAAG Fig. 16).	8	\$1,180.00	1	A/E			
0013		Ramp handrails do not have extensions.	FBC §11-4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	8	\$480.00	1	Sub-contractor			
*0014	Stairs to Ramparts	Stair handrails do not have extensions.	FBC §11-4.8	Provide stair extensions 12" (304 mm) min. beyond the top and bottom of the stair segment.(ADAAG Fig 19)	8	\$480.00	1	Sub-contractor			
4.4 Restrooms											
0015	Ramp by Restrooms	Ramp handrails are not continuous and do not have extensions.	FBC §11-4.8	Provide handrails extensions 18" (304 mm) min. beyond the top and bottom of the ramp segment.	10	\$640.00	1	Sub-contractor			
0016		Ramp does not provide edge protection at drop-off.	FBC §11-4.8	Provide curbs, railings or projecting surfaces to prevent people from slipping off the ramp (ADAAG Fig. 17).	10	\$1,600.00	1	Sub-contractor			
0017	Restrooms	Water closet encroaches over paper towel dispenser clear floor space.	§4.2	Relocate paper towel dispenser to provide a 30" by 48" (762 mm by 1219 mm) min. wheelchair clear floor space (ADAAG Fig. 4).	10	\$131.00	3	Maintenance			
LEGEND											
					A/E - Bid Package	Y-1	6415.20	1- Highest		Pending	
					Sub-contractor	Y-2	3852.14	2 - High		Complete	
					Maintenance	Y-3	268.13	3- Low		CIP/ Bid	
						Y-4		4- Lowest			
					Sub-Total		\$10,535.47				
					A/E Fees 20%		\$2,107.09				
					Additional Material Cost 10%		\$1,053.55				
					Total		\$13,696.11				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
 LOWER KEYS: West Martello Tower

Inspection Area: 3.2 EXTERIOR ROUTES	
Observation	Recommendations
<p>Curb Ramp 1</p> <ul style="list-style-type: none"> ⊗ The ramp from the parking area has a slope of 13%, greater than the 8.33% allowed. ✓ The landing at the top of the ramp is on the sidewalk and is acceptable. <p>Curb Ramp 2</p> <ul style="list-style-type: none"> ⊗ The ramp from the street crossing to the sidewalk has a slope of 15%, greater than the 8.33% allowed. ⊗ There are no detectable warnings at either curb cut. 	<p>AS - Rebuild the curb ramps to have the proper slope and detectable warnings in accordance with FBC 11-4.7.</p>
<ul style="list-style-type: none"> ✓ The sidewalks are acceptable, and the areas within the arches of the fort, are firm and relatively flat. 	

3.3 PHOTOS: PARKING AND EXTERIOR ROUTES	
	
Accessible Parking Area	Parking and Accessible Route

mbi | k2m Architecture, Inc.
 Monroe County Accessibility Evaluation
 LOWER KEYS: West Martello Tower



ADA Inspection Item:
4.0 COMMON ROUTES

Summary: There is one entrance for visitors and employees. There is a gate for employees and service vehicles. Most of the interior portions of the fort have brick pavers or slate tiles.

Inspection Area: 4.1 ENTRANCE	
Observation	Recommendations
<p>Main Entrance Door</p> <ul style="list-style-type: none"> ⊗ The door to the Reception area is 28" wide. ⊗ It has a threshold greater than the ¾" allowed. ⊗ There is no Braille signage indicating the entrance, or interior features of the fort. 	<p>TI - This door cannot be made wider without adversely affecting the historic fabric of the building. Employee policy is to direct wheelchair visitors to a side entrance.</p> <p>RAS - Provide proper signage in accordance with FACBC 11-4.6.4.</p>

Inspection Area: 4.2 INTERIOR ROUTES	
Observation	Recommendations
<p>Interior Areas</p> <ul style="list-style-type: none"> ✓ Overall, the floors are firm and relatively flat. ✓ The openings are greater than 36". ⊗ The Kitchenette has a counter and sink at 36" that does not allow side approach. 	<p>AS - Replace the cabinets and counters to correct height (34") in accordance with FACBC 11-4.32.4.</p>

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: West Martello Tower

4.3 PHOTOS: INTERIORS



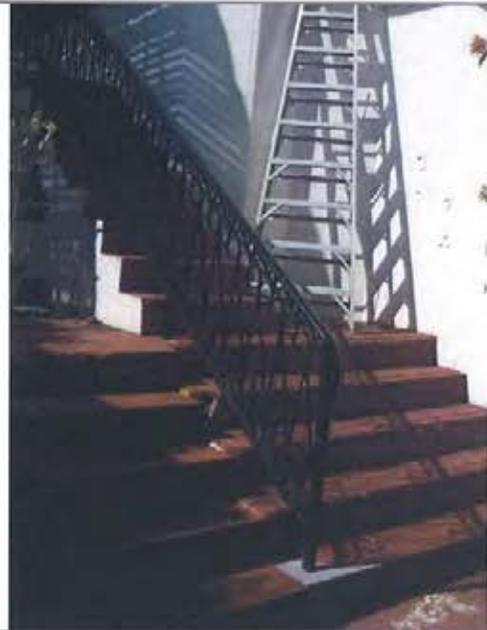
Main Entrance



Typical Brick Pathway



Interior Route



Stairs to Ramparts

4.5 PHOTOS: RESTROOMS



Ramp to Restrooms



Railing on Ramp



Typical Stall in Restroom

ALL emergency alarms shall provide both audible and visual notification.

Facility : William A. Freeman Jr. Sheriff's Substation Cudjoe Key		Address: 20950 Overseas Hwy, Cudjoe Key		Yr. Blt: 1989		ATP Priority: 1	Report No: ECBA071-10122		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
4.1 Parking									
0001	Parking	Accessible parking space is 96" (2438 mm) wide.	FBC §11-4.6	Restripe to provide an accessible parking space 96" (3658 mm) min. wide.	7	\$299.81	1	A/E	
0002		All accessible parking spaces are not located on the shortest accessible route of travel from their location to an accessible entrance.	FBC §11-4.6	Relocate accessible parking spaces to provide the shortest accessible route of travel from adjacent parking to an accessible entrance. Cost included in #1.	7	\$0.00	1	A/E	
0003		Accessible parking space has a more than 2 % non-compliant surface slope.	FBC §11-4.6	Rework or repave to provide an accessible parking space with surface slope not exceeding 2% in all directions.	7	\$1,897.39	1	A/E	
0004		Access aisle has incorrect markings.	FBC §11-4.6	Restripe to provide an accessible parking space with a corresponding 60" (1524 mm) min. wide access aisle (ADAAG Fig. 9). Cost included in #1.	7	\$0.00	1	A/E	
0005		Signage indicating accessible parking is mounted too low.	FBC §11-4.6	Provide an above grade sign mounted at 84" (2134 mm) above the ground to the bottom of the sign bearing the International symbol of Accessibility.	7	\$228.00	1	A/E	
4.2 Routes									
0006	Routes	Top landing at the ramp is 58" (1473 mm) wide.	§4.8	Rework landing to provide 60" (1524 mm) min. long landings (ADAAG Fig. 16).	7	\$375.00	1	A/E	
5.1 Entrances									
0007	Sheriff's Main Entrance Door	Non-compliant door opening force of 11 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	7	\$50.00	2	Maintenance	
0008	Sheriff's Rear Door	Non-compliant knob-type door hardware, requiring grasping and turning of the wrist to operate.	§4.13	Replace knob-type door hardware with lever or loose grip pull handle.	7	\$291.64	2	Maintenance	
0009		Door has a 6" (152 mm) vertical change in level.	§4.3	Rework area and provide a 0.5" (12 mm) max. change of level, beveled with a slope no greater than 1:2, or mitigate condition by means of a curb ramp or ramp (ADAAG Fig. 7 c, d).	7	\$3,125.71	2	A/E	
0010		Non-compliant door opening force of 15 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	7	\$50.00	2	Maintenance	
0011	Fire Rescue Main Entrance	Non-compliant door opening force of 10 lbf.	FBC§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 8.5 lbf.	7	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility : William A. Freeman Jr. Sheriff's Substation Cudjoe Key		Address: 20950 Overseas Hwy, Cudjoe Key		Yr. Blt: 1989		ATP Priority: 1	Report No: ECBA071-10122		
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10
0012	Door	Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	7	\$50.00	2	Maintenance	
6.0 Sheriff's Interior Routes									
0013	Interior Routes	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	11	\$149.36	2	Maintenance	
0014	Service Counter	Counter is mounted at 45" (1143 mm) above the finished floor to top.	§7.2	Rework (cut out) a portion of the main counter 36" (914 mm) max. above the finished floor to top and 36" (914 mm) min. in length.	11	\$372.14	4	Sub-contractor	
0015	Door from Waiting Room to Offices	Non-compliant door opening force of 15 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	11	\$50.00	2	Maintenance	
0016	Offices	Counter encroaches over maneuvering clearance on the push side of the door.	§4.13	Rework counter to provide the required 12" (304 mm) min. maneuvering clearance on the push side of the door handle side (ADAAG Fig. 25).	11	\$400.00	2	Maintenance	
0017	Drinking Fountain	Drinking fountain spout outlet (orifice height) is mounted at 36" (914 mm) above the finished floor.	§4.1	Replace fountain with hi-lo unit or install paper cup dispenser and mount at the required reach range allowed for approach provided, for people who have difficulty bending or stooping.	11	\$3,137.43	4	Maintenance	
6.1 Sheriff's Restrooms									
*0018	Common Restroom	Common restroom is not accessible.	§4.13	Reconfigure room's fixtures and/or offset partitions to provide the required 48" by 66" (1219 mm by 1676 mm) min. clear floor space for a forward approach (ADAAG Fig. 28).	N/A	\$6,052.63	3	A/E	
0019	Men and Women's Accessible Restroom	Permanent room identifying signage does not have Braille or raised characters.	§4.30	Rework/replace existing signage with signage displaying raised characters on non-glare contrasting surface, Grade 2 Braille text of same information and mount on wall adjacent to latch side of door at 60" (1524 mm) above the finished floor to centerline.	11	\$149.36	2	Maintenance	
0020		Non-compliant door opening force of 10 lbf.	§4.13	Adjust or replace door closer, maintain door hinges to provide an opening force not to exceed 5 lbf.	11	\$50.00	2	Maintenance	

ALL emergency alarms shall provide both audible and visual notification.

Facility : William A. Freeman Jr. Sheriff's Substation Cudjoe Key				Address: 20950 Overseas Hwy, Cudjoe Key		Yr. Blt: 1989		ATP Priority: 1	Report No: ECBA071-10122	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction	Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
0021		Door closing time is less than 3 seconds.	§4.13	Provide a sweep period of 3 seconds min. measured from 70° open position to 3" (76 mm) from door latch.	11	\$50.00	2	Maintenance		
0022		Lavatory knob-type faucet requires pinching and tight grasping to operate.	§4.19	Replace or retrofit lavatory controls with paddle-operated, push-type or electronically-controlled mechanism.	11	\$200.00	3	Maintenance		
0023		Lavatory does not provide the required knee clearance.	§4.19	Rework lavatory to provide the required 29" (736 mm) min. clearance above the finished floor to bottom edge of apron and 27" (685 mm) min. knee clearance at an 8" (203 mm) min. horizontal projection (ADAAG Fig. 31-32).	11	\$545.58	3	Maintenance		
0024		Lavatory mirror is mounted at non-compliant height above the finished floor to bottom edge of its reflecting surface.	§4.19	Lower lavatory mirror to 40" (1016 mm) max. above the finished floor to bottom edge of its reflecting surface (ADAAG Fig. 31).	11	\$131.00	3	Maintenance		
0025		Urinal is mounted at 24" (610 mm) above the finished floor to top of rim.	§4.18	Lower urinal and mount at 17" (431 mm) max. above the finished floor to top of rim.	11	\$1,029.03	3	Sub-contractor		
0026		Lavatory has unwrapped bottom sink pipes.	§4.19	Cover (insulate) lavatory bottom supply and drain pipes.	11	\$120.12	3	Maintenance		
0027		Water closet has non-compliant floor mounted side grab bar.	§4.16	Install a 42" (1066 mm) min. long side wall grab bar at 54" (1371 mm) min. perpendicular from rear wall to centerline of outer flange and mount horizontally between 33" and 36" (838 mm - 914 mm) above the finished floor to centerline (ADAAG Fig. 29 a, b).	11	\$318.90	3	Maintenance		
0028		No emergency visual notification device in room.	§4.28	Install a visual alarm at 80" (2032 mm) above the highest floor level within the space or 6" (152 mm) below the ceiling, whichever is lower, and integrate to existing facility alarm system (hard-wire).	11	\$278.36	2	Sub-contractor		
7.0 Fire Rescue Interior Routes										
0029	Kitchenette	Kitchen counter is mounted at 36" (914 mm) above the finished floor to the top.	§4.32	Rework kitchen counter to provide work surface 30" (762 mm) long that is mounted at 34" (863 mm) max. above the finished floor. Counter thickness and supporting structure shall be 2" (50 mm) max.	11	\$372.25	2	Maintenance		
*0030	Restroom	The restroom has a shower and is too small to be accessible. None of the fixtures are compliant.	§4.16	This restroom cannot be made accessible in their current configuration and would require significant remodeling of area to accomplish.	11	\$6,052.63	3	A/E		
LEGEND										
				A/E - Bid Package	Y-1	18031.17	1- Highest		Pending	
				Sub-contractor	Y-2	1679.53	2 - High		Complete	
				Maintenance	Y-3	6165.64	3- Low		CIP/ Bid	

ALL emergency alarms shall provide both audible and visual notification.

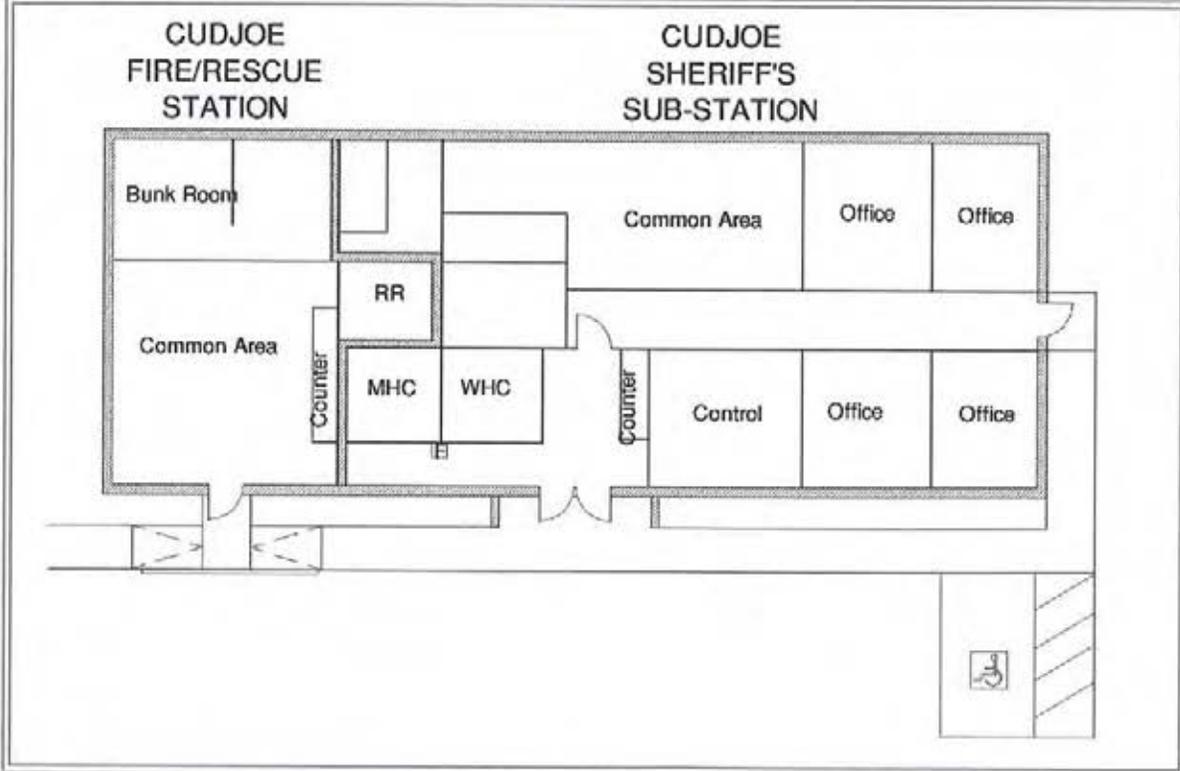
Facility : William A. Freeman Jr. Sheriff's Substation Cudjoe Key				Address: 20950 Overseas Hwy, Cudjoe Key		Yr. Blt: 1989		ATP Priority: 1		Report No: ECBA071-10122	
Item No.	Room No. Name	Physical Obstacle	ADA Code	Method/ Proposed Correction		Photo Page	Cost	Schedule/ Priority	Official Responsible	Status 00/00/10	
						Y-4		4- Lowest			
				Sub-Total			\$25,876.34				
				A/E Fees 20%			\$5,175.27				
				Additional Material Cost 10%			\$2,587.63				
				Total			\$33,639.25				

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Freeman Sheriff's Substation Cudjoe Key

ADA Inspection Item:
2.0 LOCATION MAP



ADA Inspection Item:
3.0 SITE PLAN



4.3 PHOTOS: PARKING AND EXTERIOR ROUTES



William A. Freeman Jr. Sheriff's Substation



Handicap Parking



Sheriff's Entrance



Entrance to Fire Rescue Side



Ramp

mbi | k2m Architecture, Inc.
Monroe County Accessibility Evaluation
LOWER KEYS: Freeman Sheriff's Substation Cudjoe Key

8.0 PHOTOS: INTERIORS



Sheriff's Receptionist



Sheriff's Common Restroom



Women's Accessible Restroom



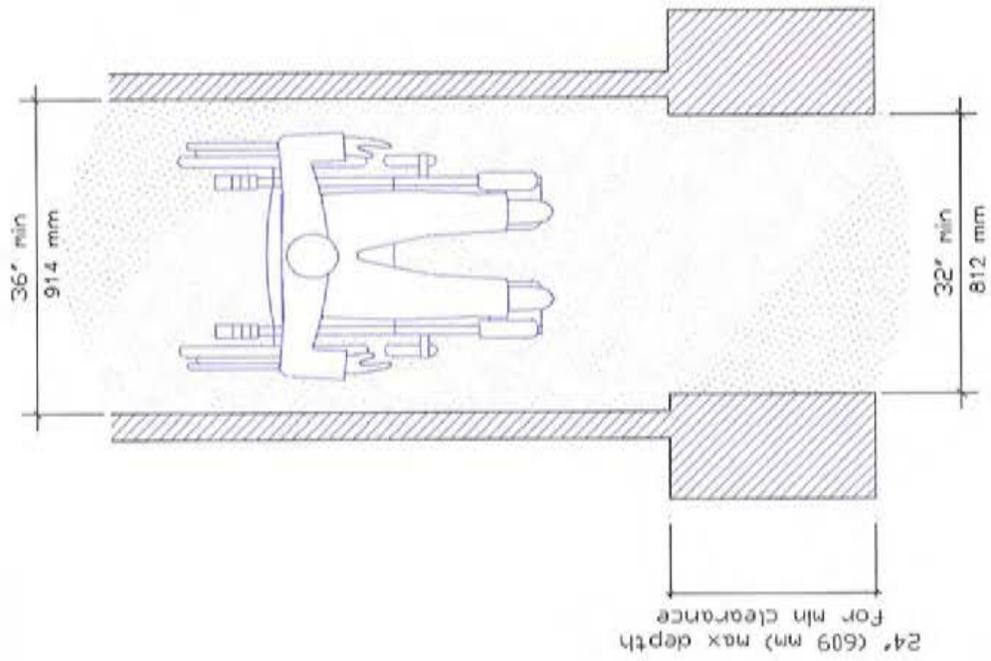
Men's Accessible Restroom



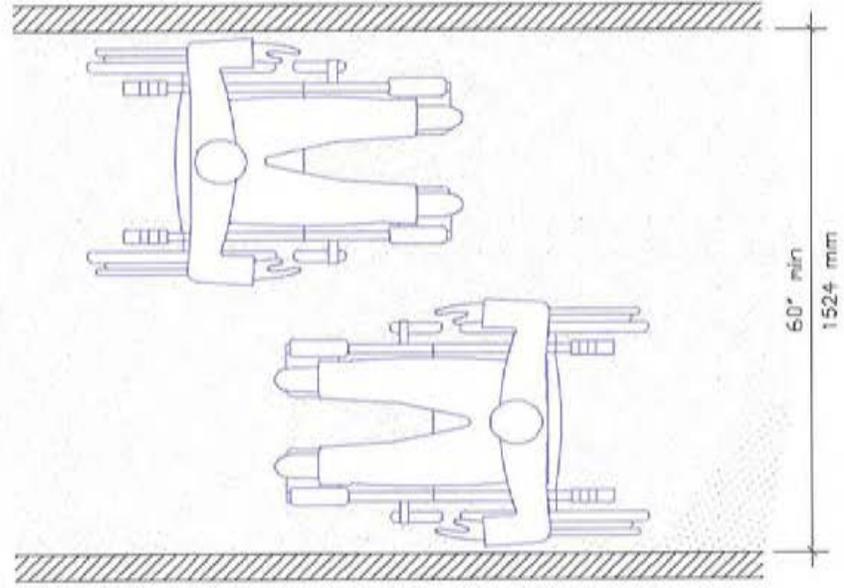
Fire Rescue Kitchenette



Fire Rescue Restroom



SINGLE WHEELCHAIR



TWO WHEELCHAIRS



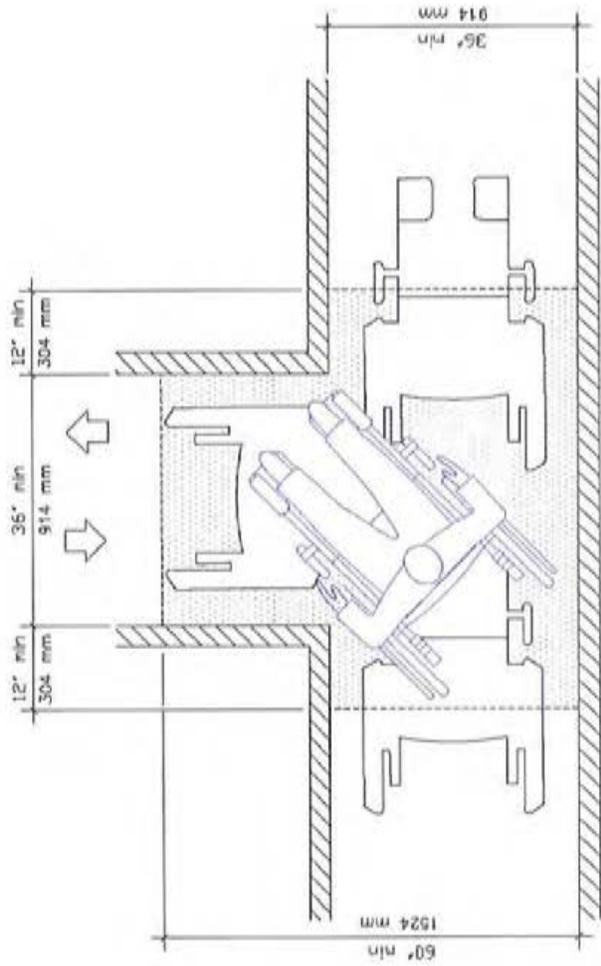
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

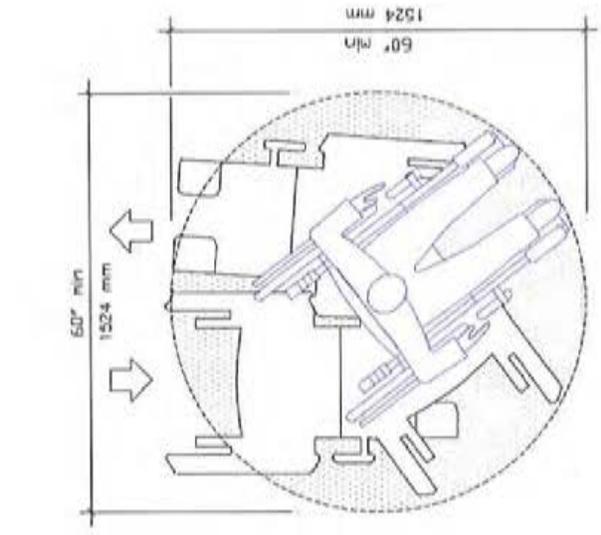
TITLE
MINIMUM CLEAR WIDTH FOR WHEELCHAIRS

SCALE
NTS

F-1
F-2



(a)
60" (1524 mm) DIAMETER SPACE



(b)
T-SHAPED SPACE FOR 180 DEGREE TURNS

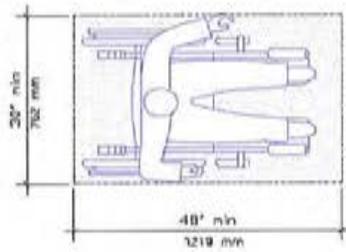


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

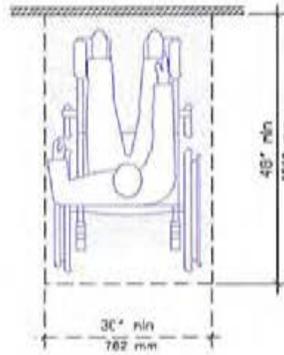
TITLE
WHEELCHAIR TURNING SPACE

SCALE
NTS

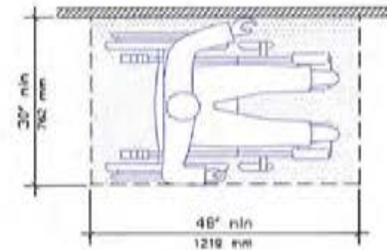
F-3



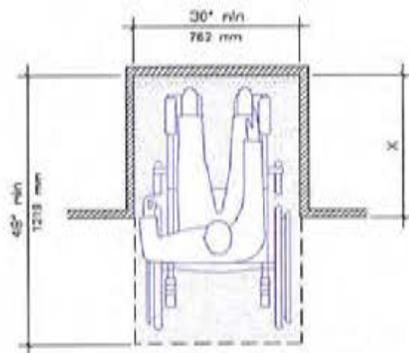
(a)
CLEAR FLOOR SPACE



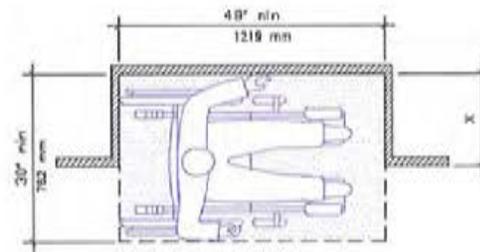
(b)
FORWARD APPROACH



(c)
PARALLEL APPROACH

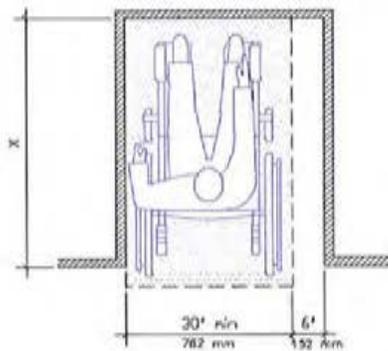


NOTE: $X < 24"$ (609 mm)

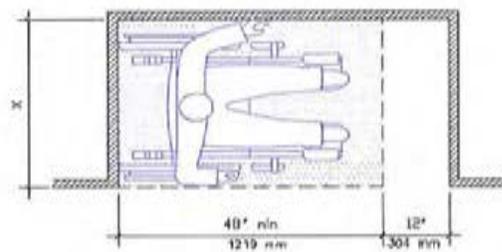


NOTE: $X < 15"$ (381 mm)

(d)
CLEAR FLOOR SPACE IN ALCOVES



NOTE: If $X > 24"$ (609 mm), then an additional maneuvering clearance of 6" (152 mm) shall be provided as shown.



NOTE: If $X > 15"$ (381 mm), then an additional maneuvering clearance of 12" (304 mm) shall be provided as shown.

(e)
ADDITIONAL MANEUVERING CLEARANCES FOR ALCOVES

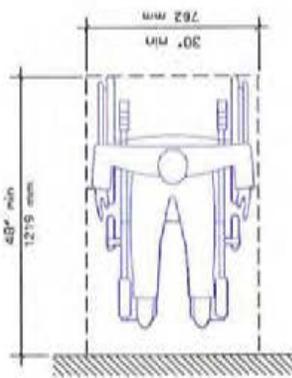
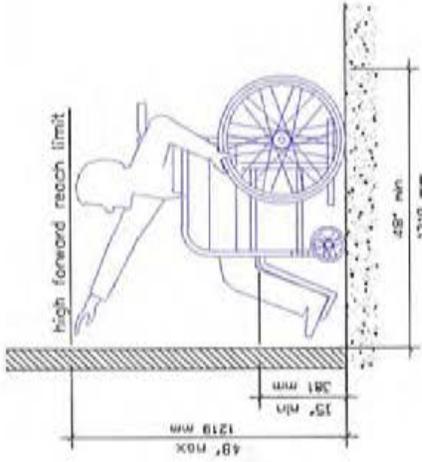


ADAAG CONSULTING SERVICES, LLC
© Copyright © 2002 ADAAG Consulting Services, LLC

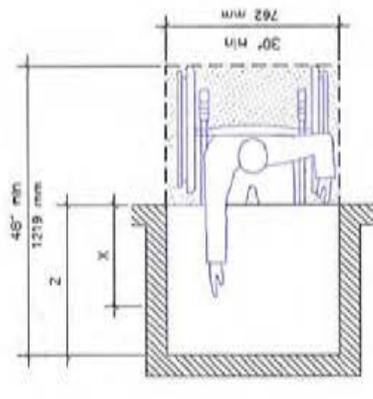
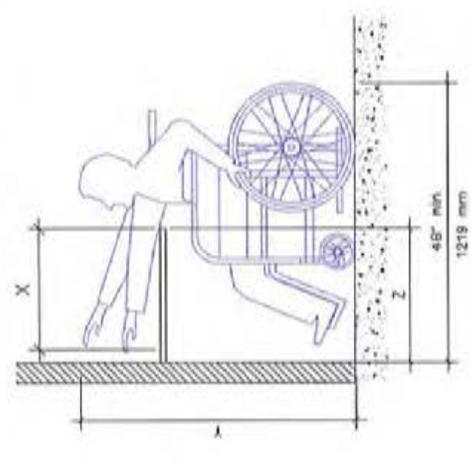
TITLE
MINIMUM CLEAR FLOOR SPACE FOR WHEELCHAIRS

SCALE
NTS

F-4



(a) HIGH FORWARD REACH LIMIT



NOTE: X shall be < 25" (635 mm); Z shall be > X. When X < 20" (508 mm), then Y shall be 48" (1219 mm) maximum. When X is 20" to 25" (508 mm to 635 mm), then Y shall be 44" (1117 mm) maximum. X is the maximum forward reach over an obstruction.

(b) MAXIMUM FORWARD REACH OVER AN OBSTRUCTION

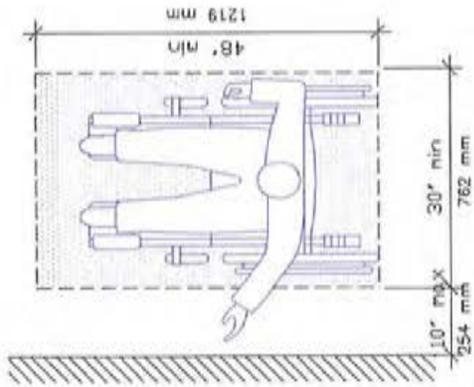


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

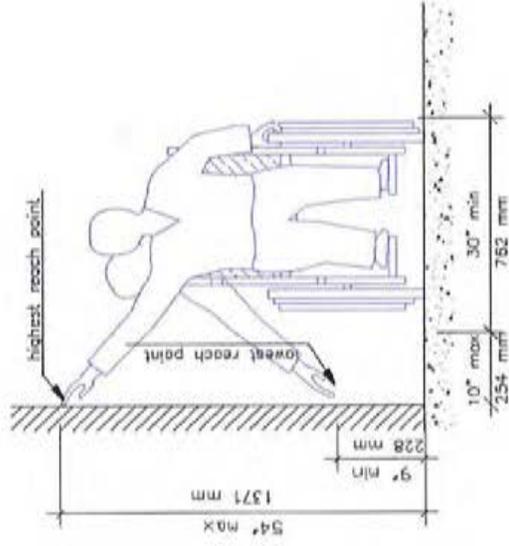
TITLE
FORWARD REACH

SCALE
 NTS

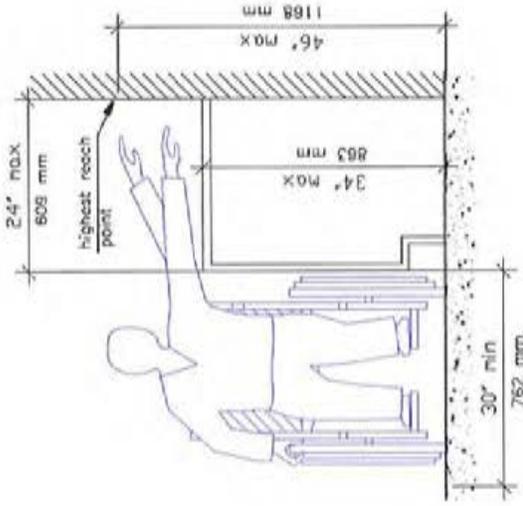
F-5



(a)
CLEAR FLOOR SPACE
PARALLEL APPROACH



(b)
HIGH AND LOW SIDE REACH LIMITS



(c)
MAXIMUM SIDE REACH OVER OBSTRUCTION



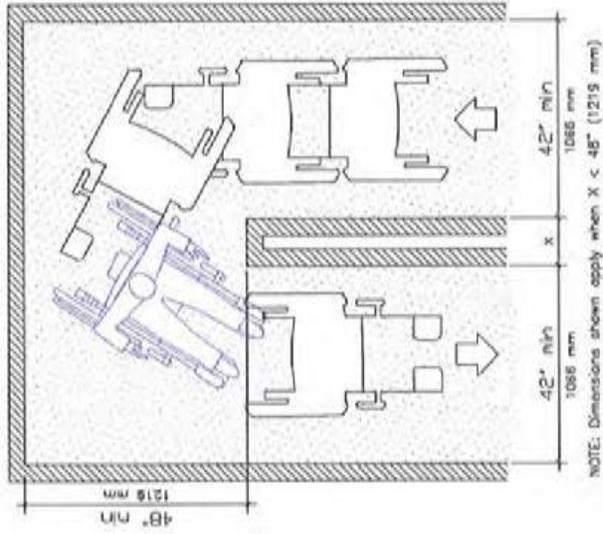
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

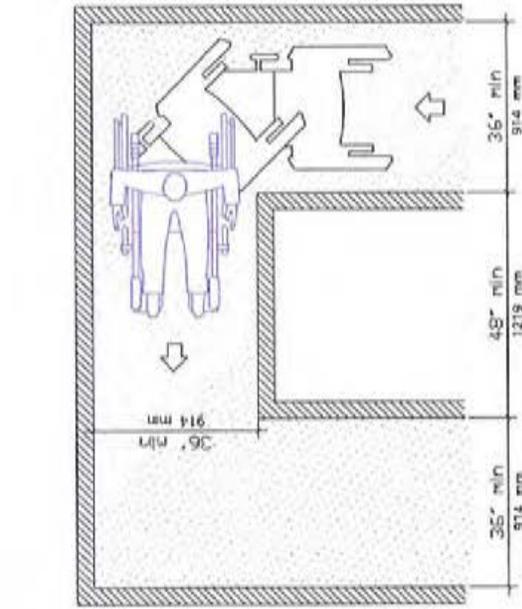
**TITLE
SIDE REACH**

**SCALE
NTS**

F-6

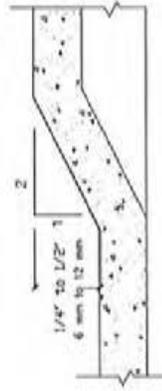


(a)
90° TURN

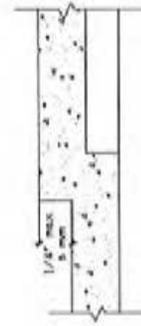


(b)
TURNS AROUND AN OBSTRUCTION

NOTE: Dimensions shown apply when X < 48" (1219 mm)



(c)
CHANGES IN LEVEL



(d)
CHANGES IN LEVEL

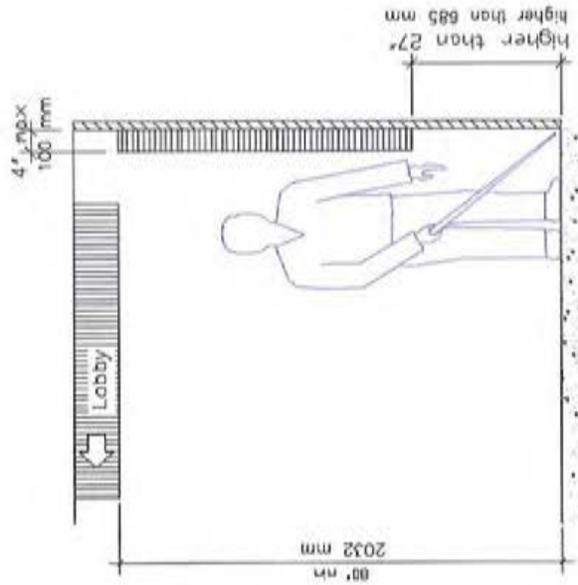


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

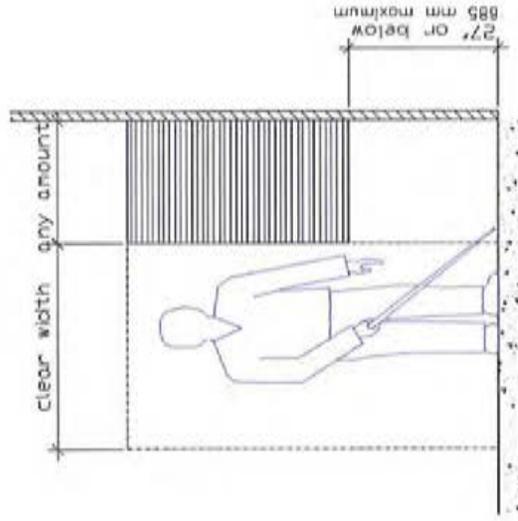
TITLE
ACCESSIBLE ROUTE

SCALE
NTS

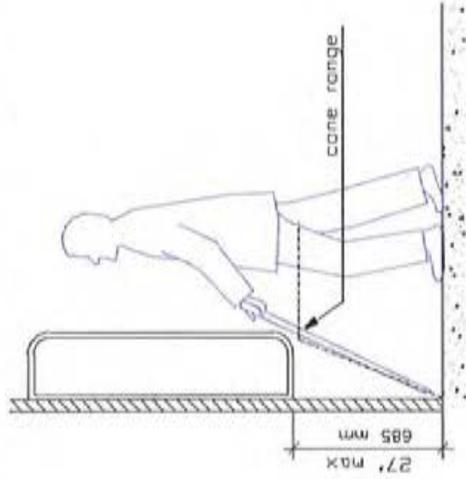
F-7



(a) WALKING PARALLEL TO A WALL



(b) WALKING PERPENDICULAR TO A WALL



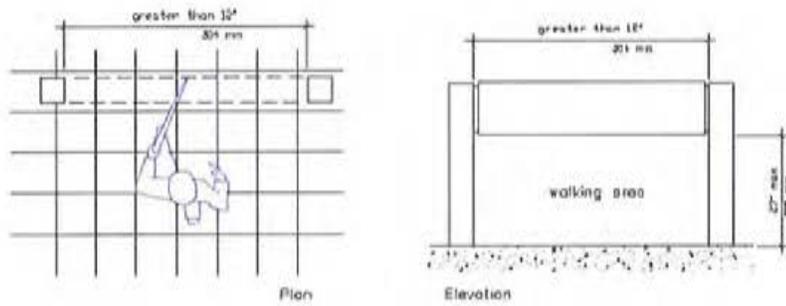
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

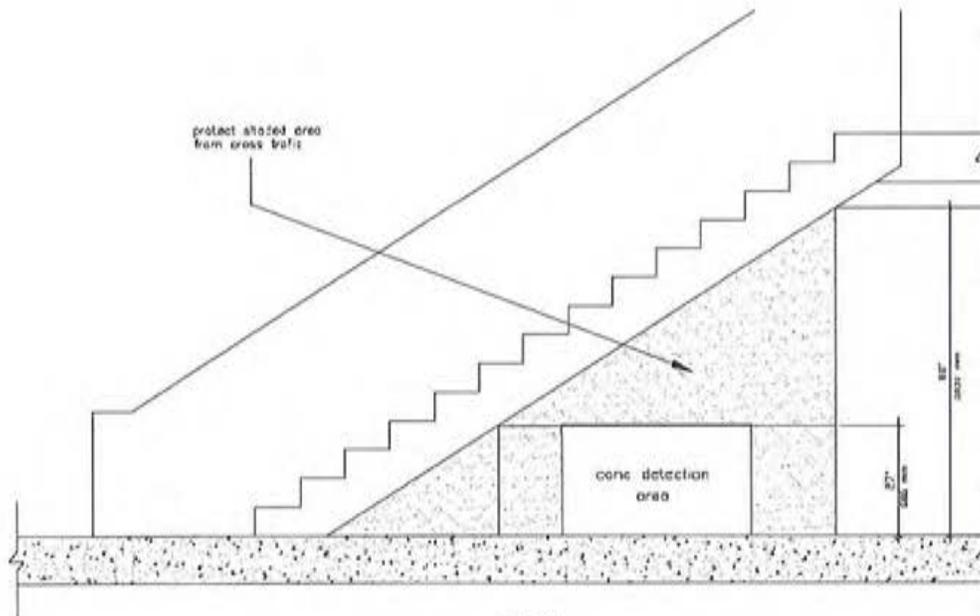
TITLE
PROTRUDING OBJECTS WALKING PARALLEL
AND PERPENDICULAR TO WALL

SCALE
NTS

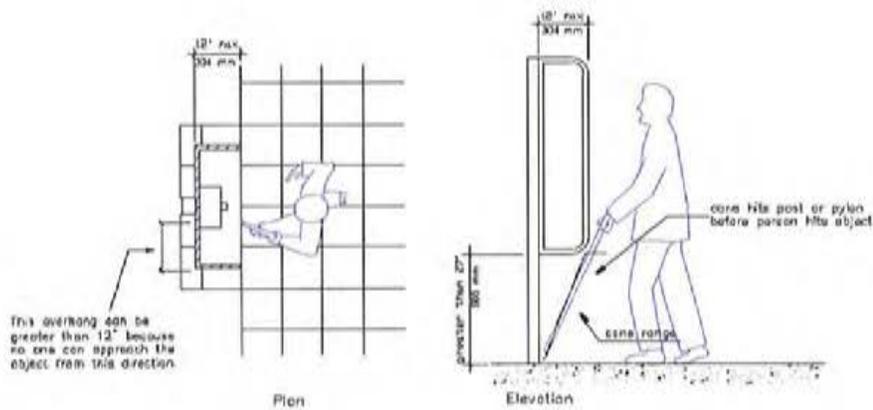
F-8a
F-8b



(c)
FREE-STANDING OVERHANGING OBJECTS



(c-1)
OVERHEAD HAZARDS



(d)
OBJECTS MOUNTED ON POSTS OR PYLONS

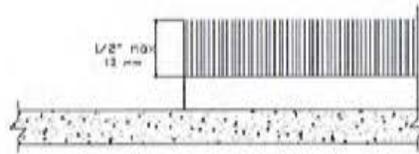


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

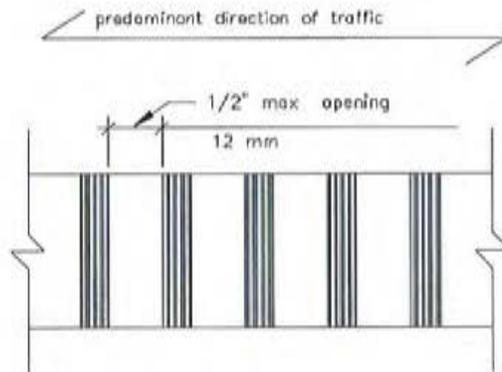
TITLE
PROTRUDING OBJECTS

SCALE
 NTS

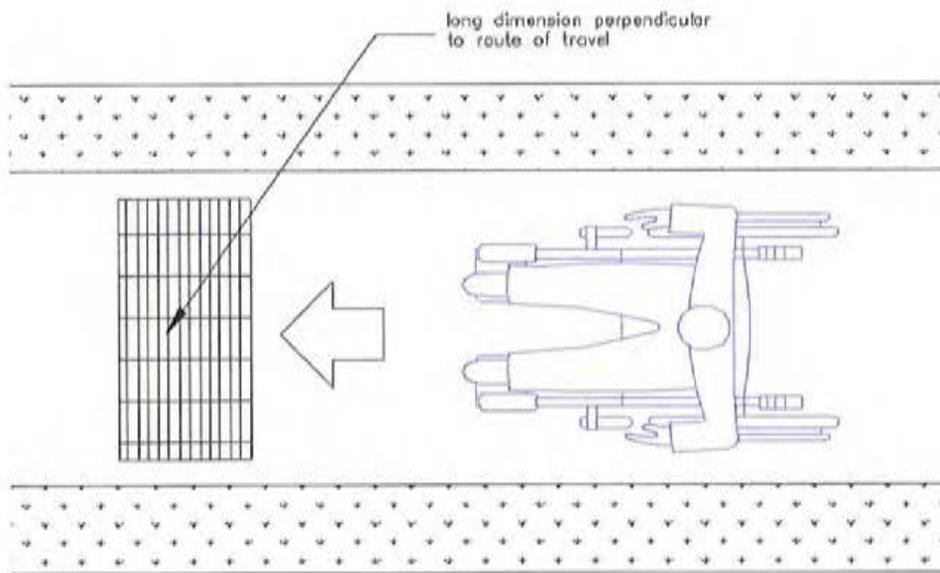
F-8c
F-8d



(f)
CARPET TILE THICKNESS



(g)
GRATINGS



(h)
GRATING ORIENTATION

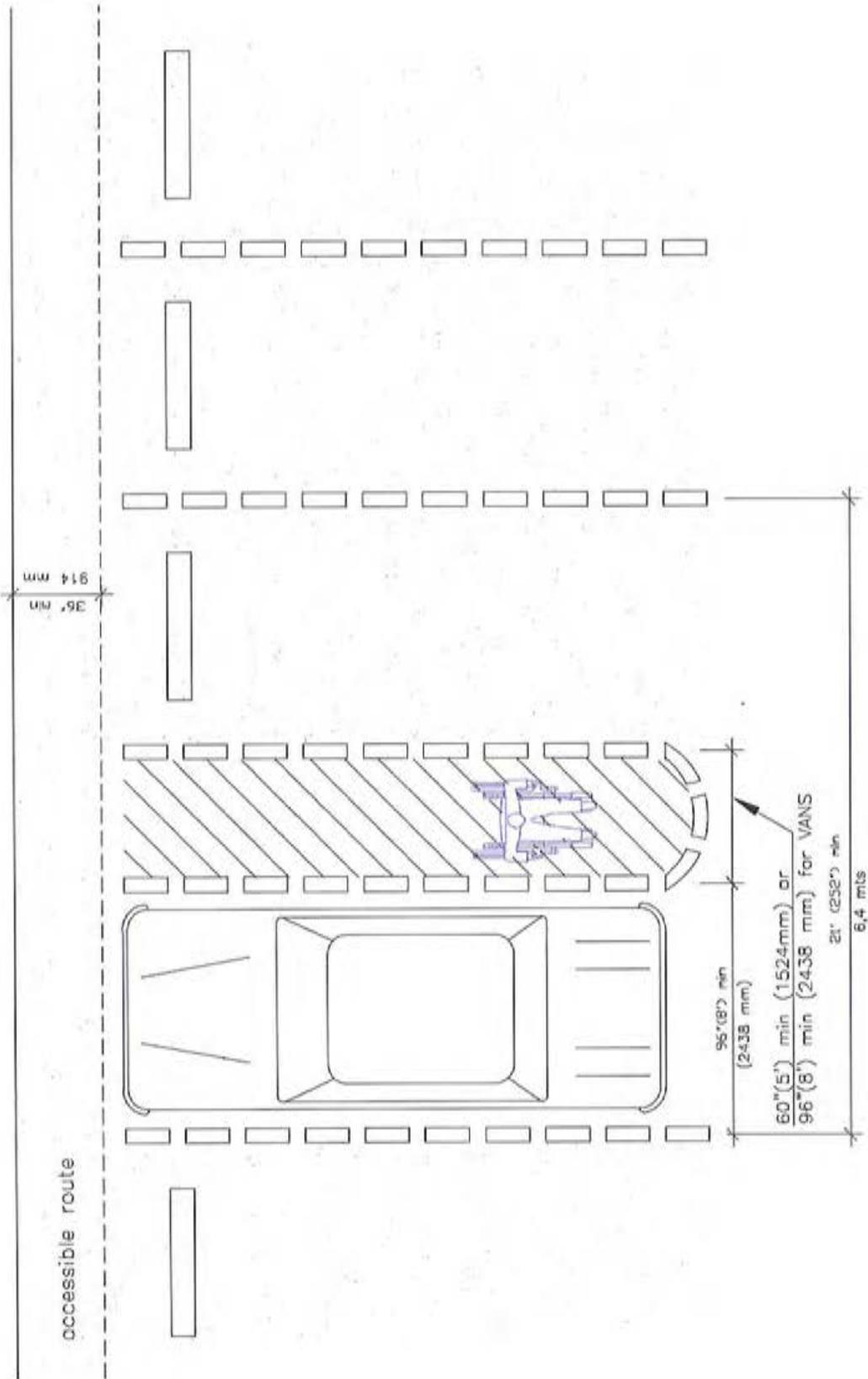


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
CARPET TILE THICKNESS
GRATINGS AND GRATING
ORIENTATION

SCALE
NTS

F-8f
F-8g
F-8h

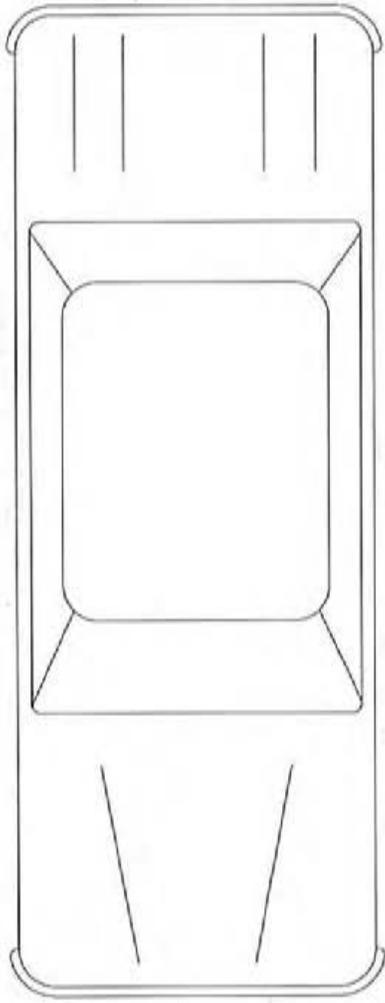
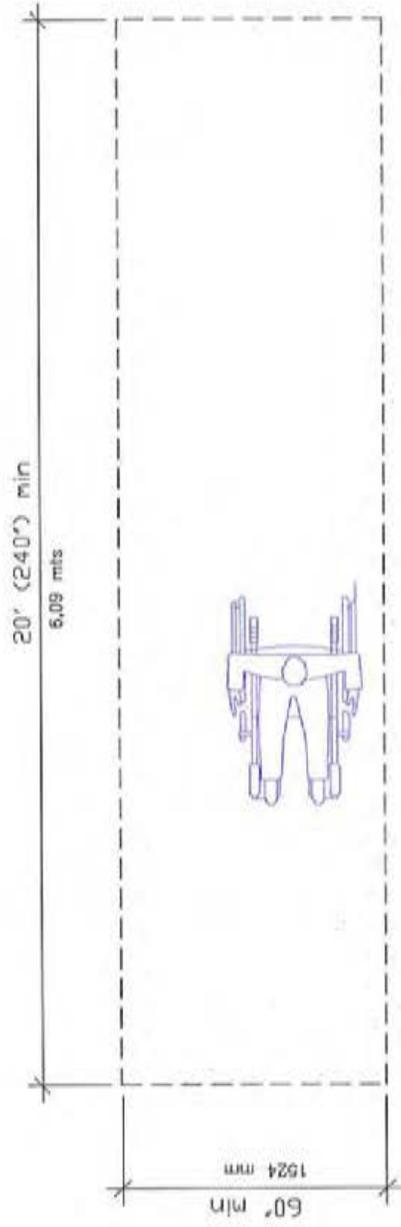


SCALE
NTS

TITLE
DIMENSIONS OF PARKING SPACES

 ADAAG CONSULTING SERVICES, LLC
Copyright © 2002, ADAAG Consulting Services, LLC

F-9



ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
ACCESS AISLE AT PASSENGER LOADING ZONES

SCALE
NTS

F-10

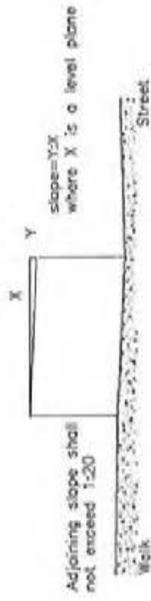


Fig. 11
MEASUREMENT OF CURB RAMP SLOPES

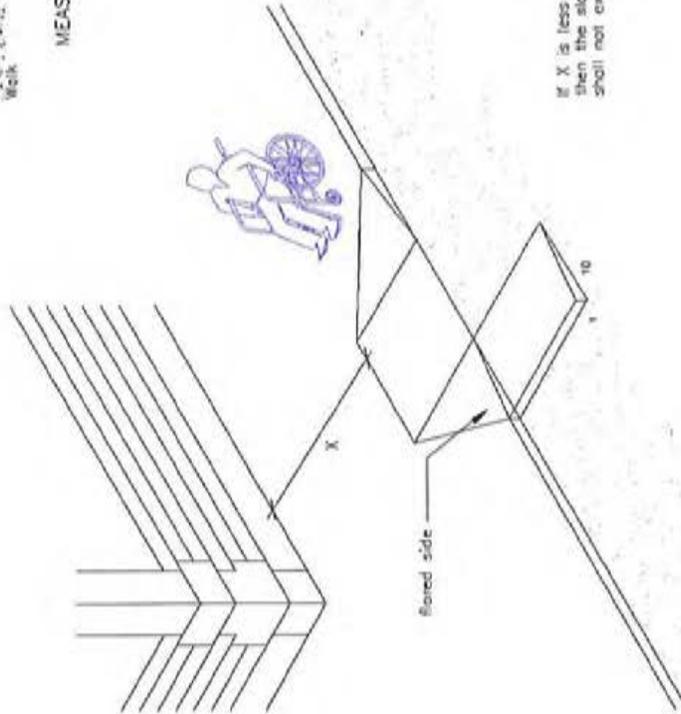


Fig. 12(c)
FLARED SIDES

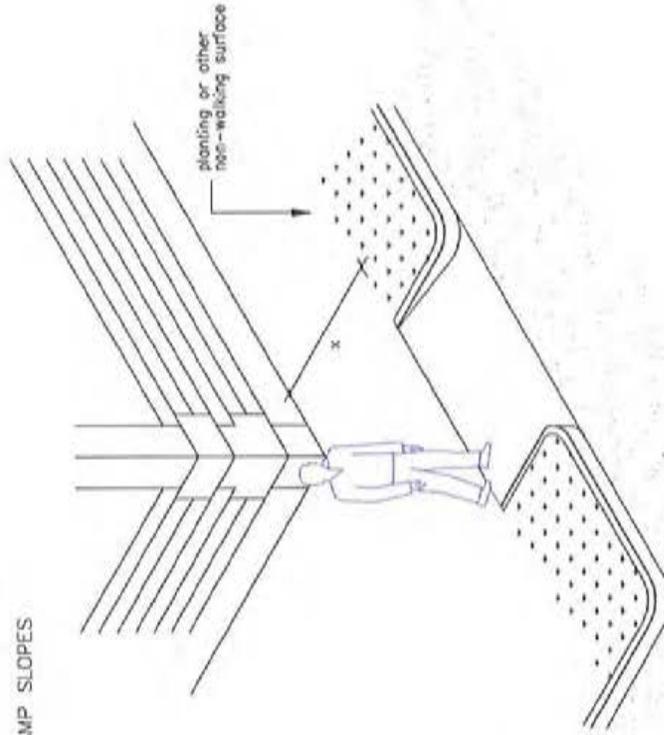


Fig. 12(b)
RETURNED CURB

If X is less than 48 in (1219 mm), then the slope of the flared side shall not exceed 1:12.



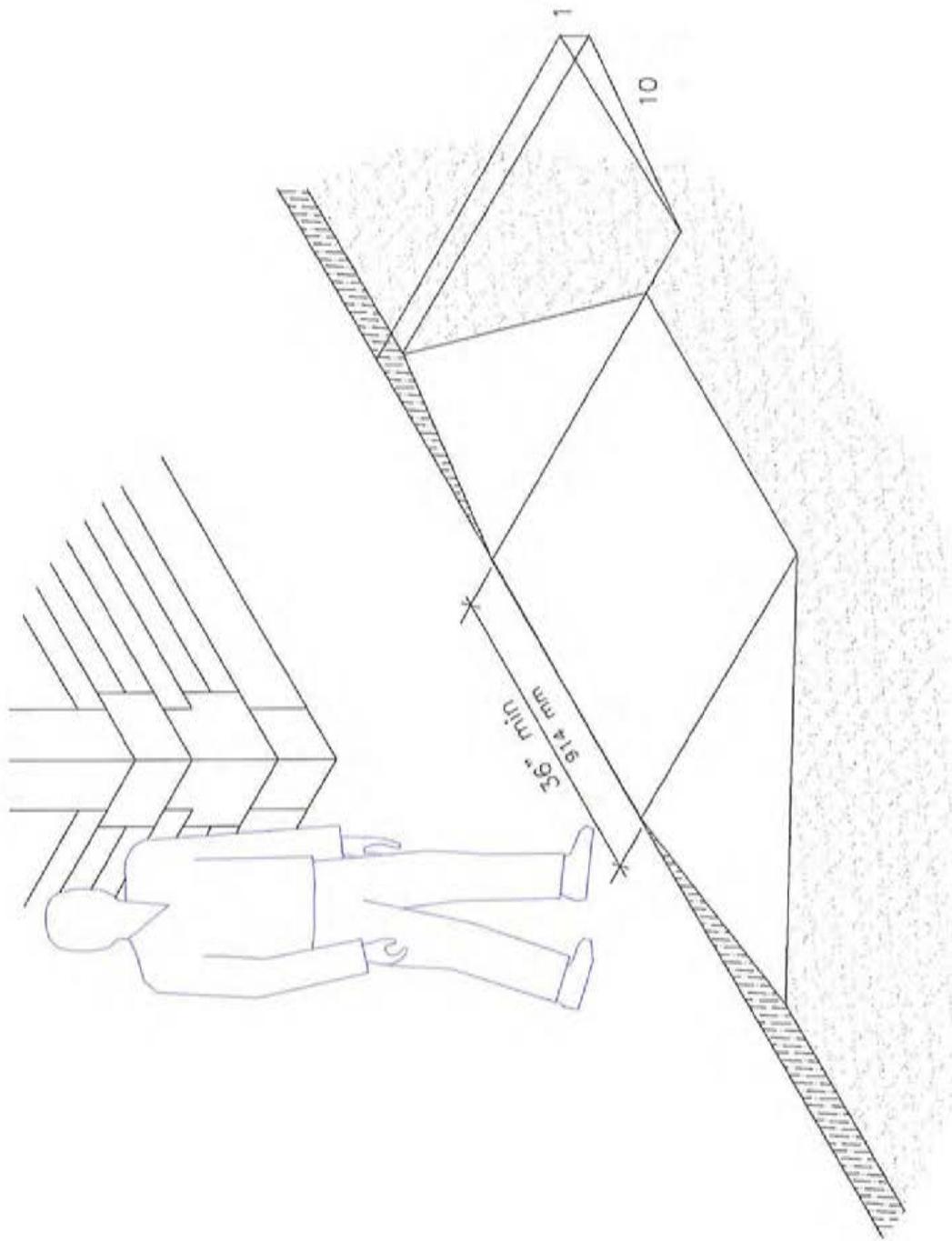
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
SIDES OF CURB RAMP

SCALE
NTS

F-11
F-12



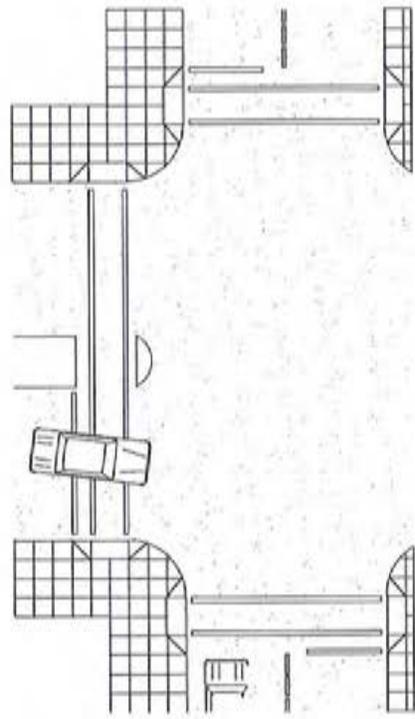
SCALE
NTS

F-13

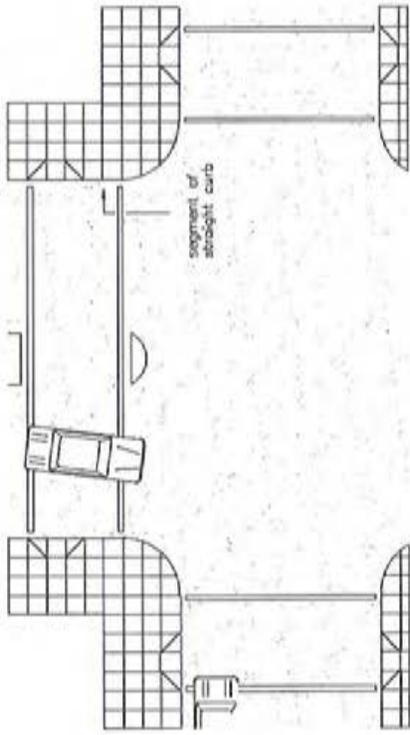
TITLE
BUILT-UP CURB RAMPS

ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

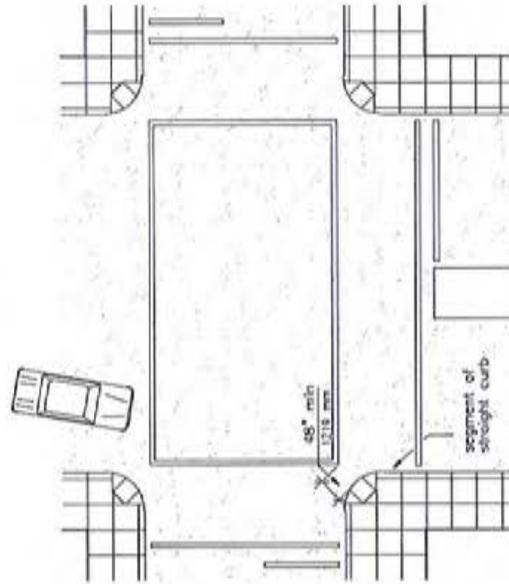




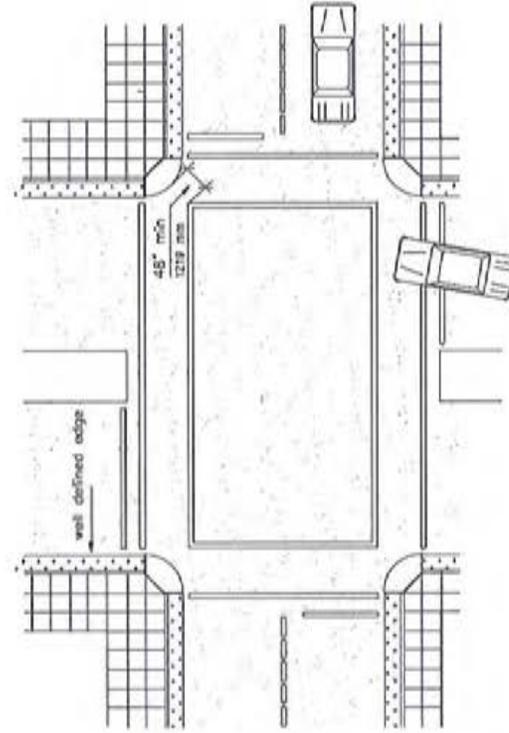
(a)



(b)



(c)



(d)

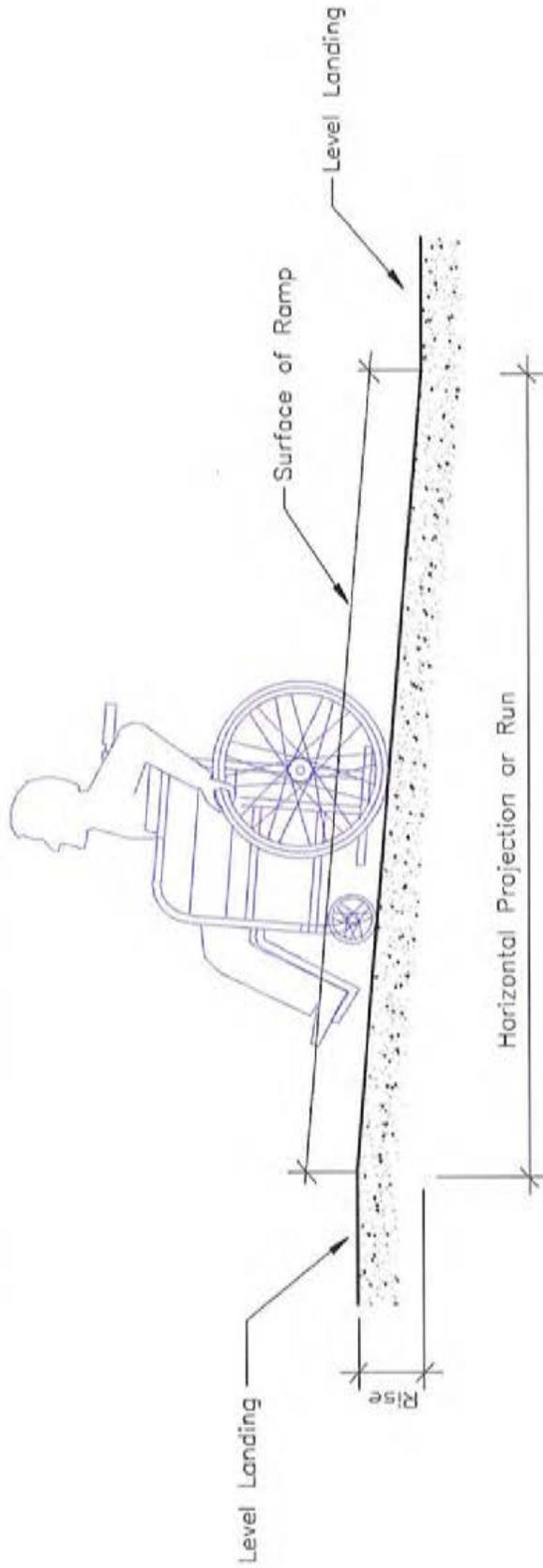


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

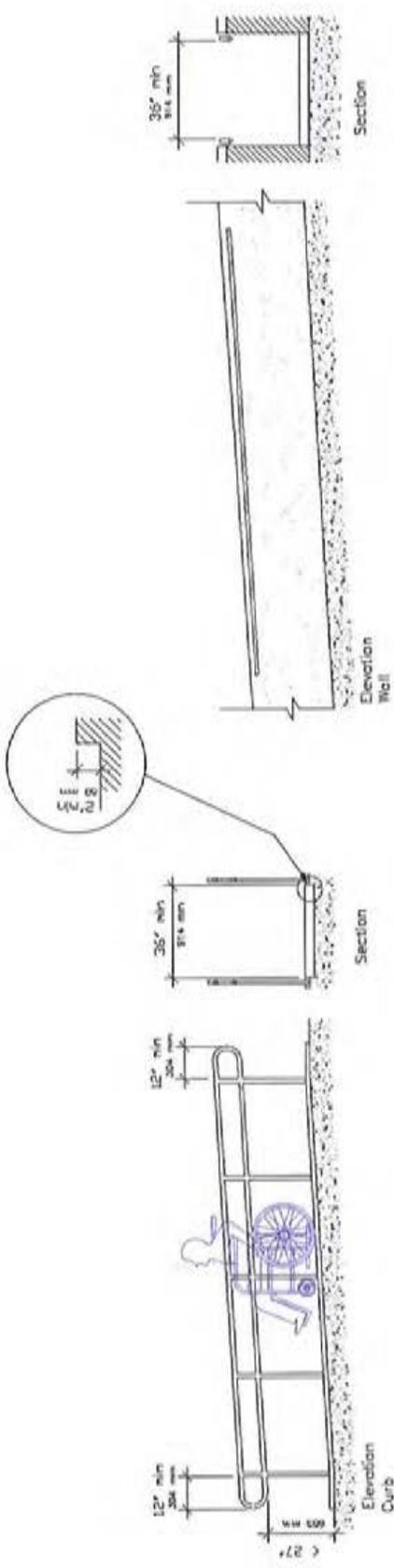
TITLE
CURB RAMPS AT MARKED CROSSINGS

SCALE
NTS

F-15

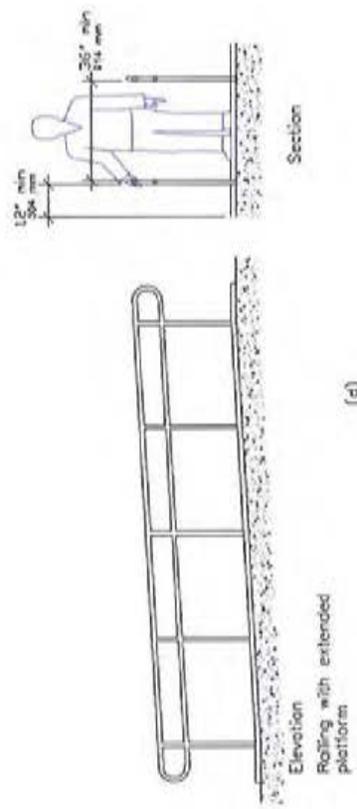


Slope	Maximum Rise		Maximum Horizontal Projection	
	in	mm	ft	m
1:12 to < 1:16	30	762	30	9.14
1:16 to < 1:20	30	762	40	12.19



(b)

(c)



(d)

(e)

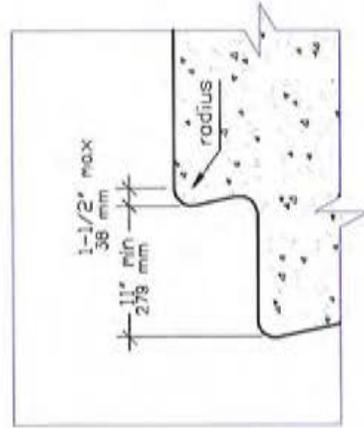


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

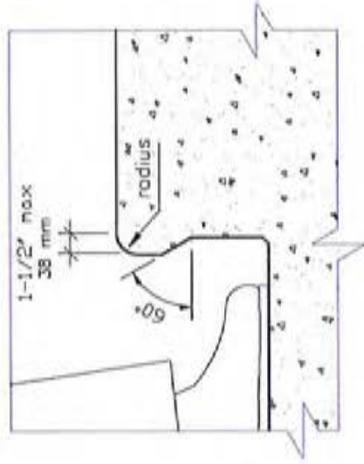
TITLE
EXAMPLES OF EDGE PROTECTION AND
HANDRAIL EXTENSIONS

SCALE
NTS

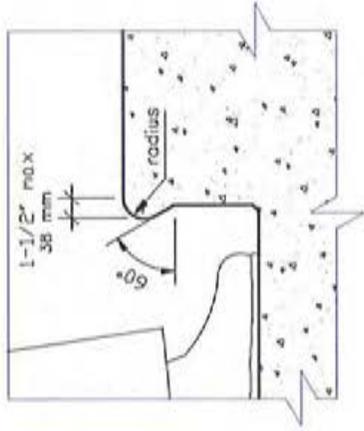
F-17



(a)
FLUSH RISER



(b)
ANGLED NOSING



(c)
ROUNDED NOSING



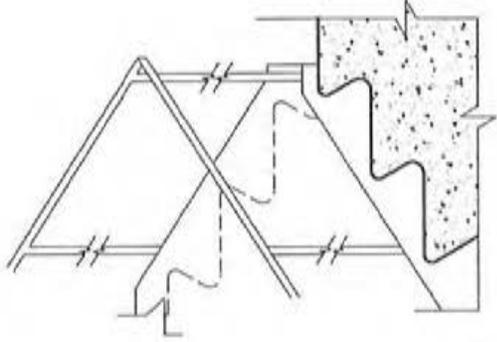
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
USABLE TREAD WIDTH AND EXAMPLES OF
ACCEPTABLE NOSINGS

SCALE
NTS

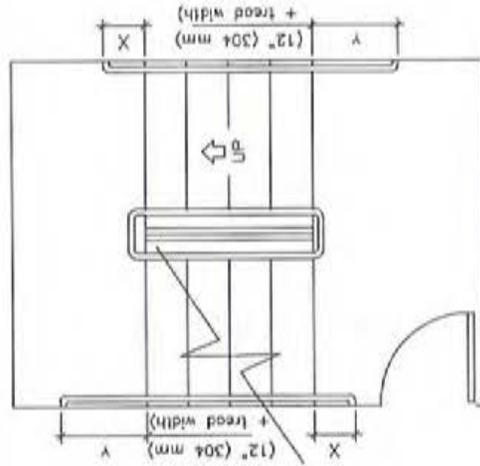
F-18



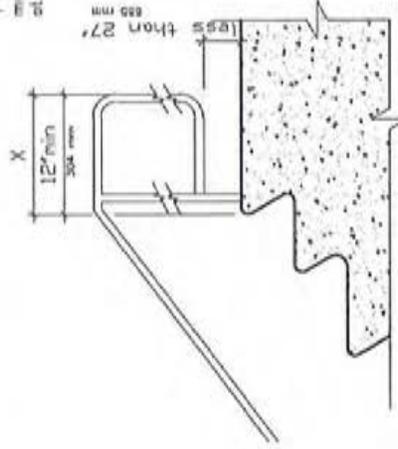
(b)
ELEVATION OF CENTER HANDRAIL

NOTE: X is the 12" (304 mm) minimum handrail extension required at each top riser.

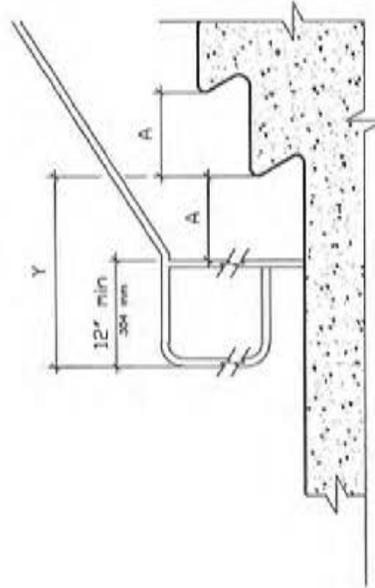
Y is the minimum handrail extension of 12" (304 mm) plus the width of one tread that is required at each bottom riser. (Y=A+A+12)



(c)
PLAN



(d)
EXTENSION AT TOP OF RUN



(e)
EXTENSION AT BOTTOM OF RUN



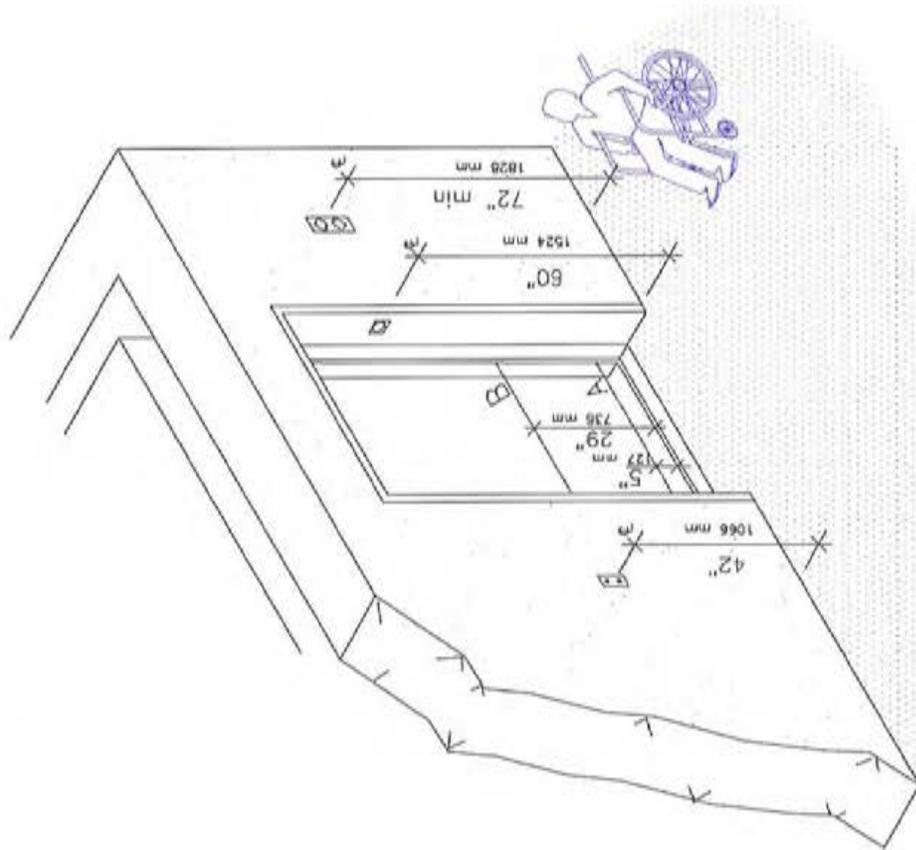
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

**TITLE
STAIR HANDRAILS**

**SCALE
NTS**

F-19



NOTE: The automatic door reopening device is activated if an object passes through either line A or line B. Line A and line B represent the vertical locations of the door reopening device not requiring contact.

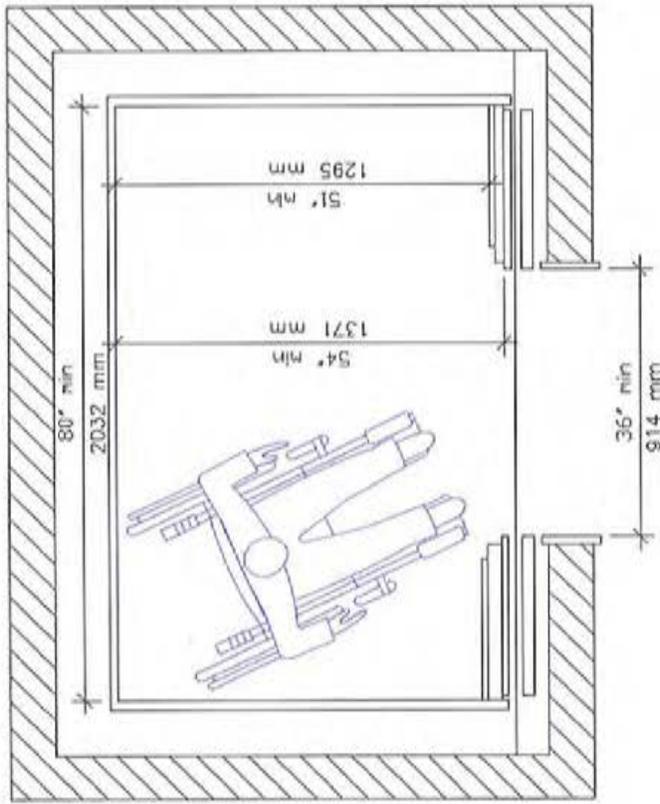


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

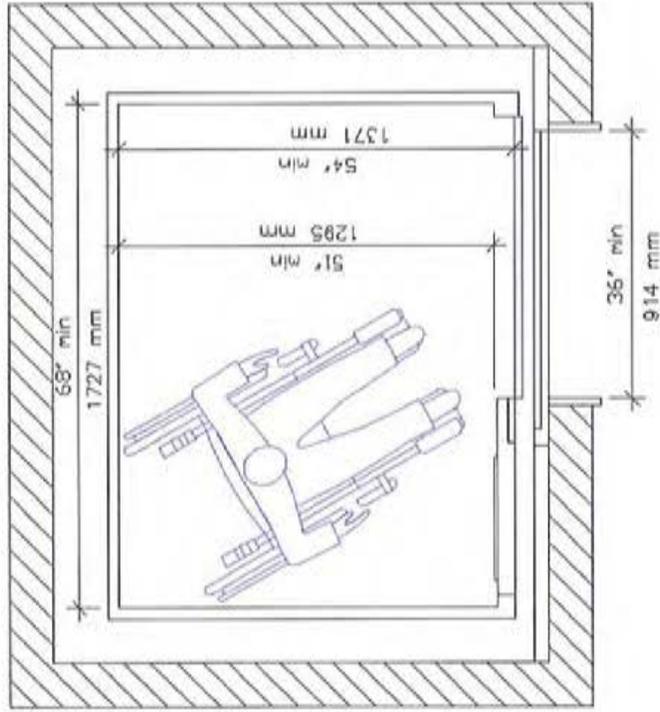
TITLE
HOISTWAY AND ELEVATOR ENTRANCES

SCALE
NTS

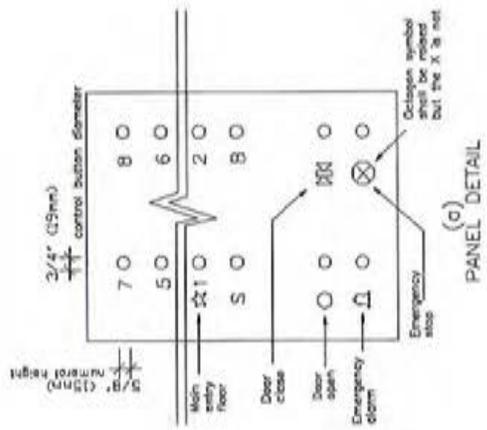
F-20



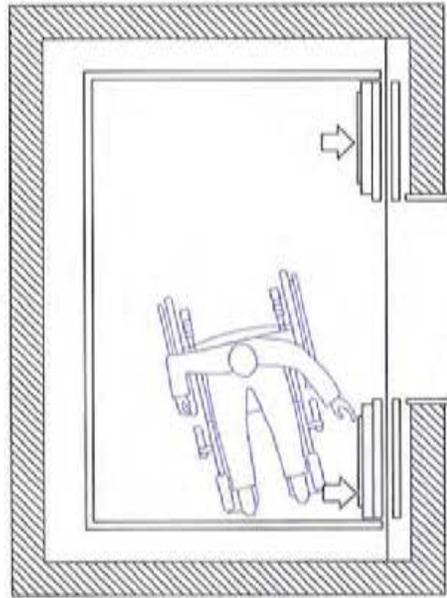
(a)



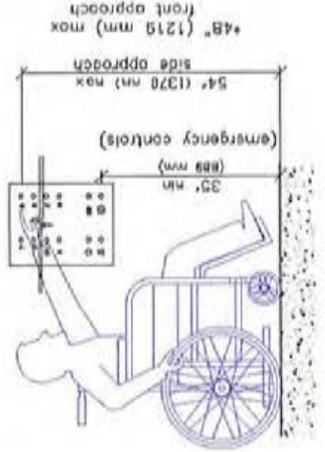
(b)



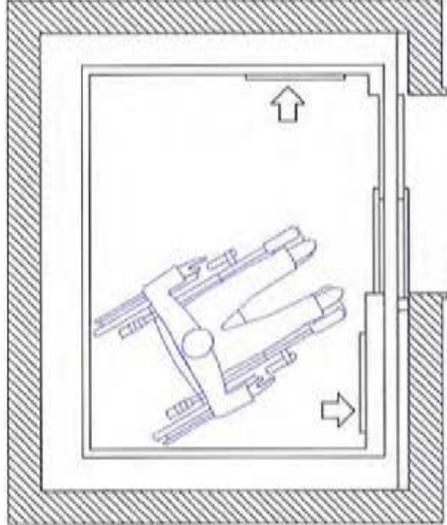
PANEL DETAIL (a)



(c) ALTERNATE LOCATIONS OF PANEL WITH CENTER OPENING DOOR

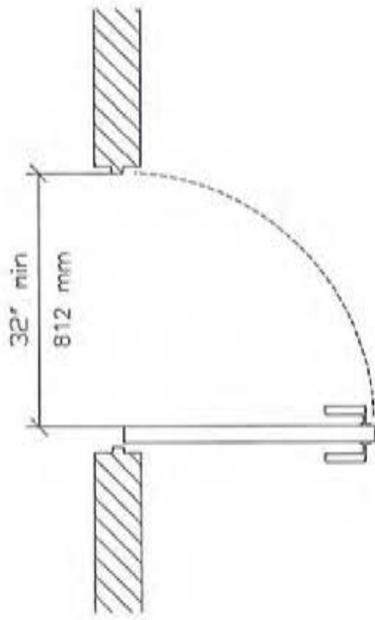


(b) CAR CONTROL HEIGHT



(c) ALTERNATE LOCATIONS OF PANEL WITH SIDE OPENING DOOR

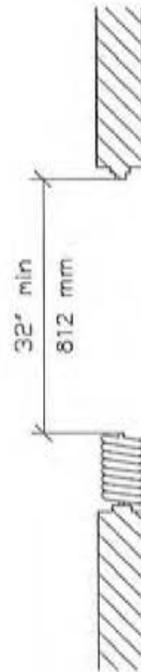




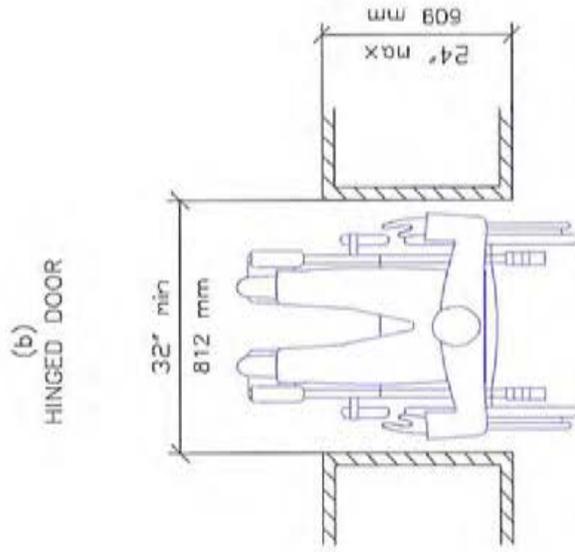
(a)
DETAIL



(b)
SLIDING DOOR



(c)
FOLDING DOOR



(d)
HINGED DOOR

(e)
MAXIMUM DOORWAY DEPTH

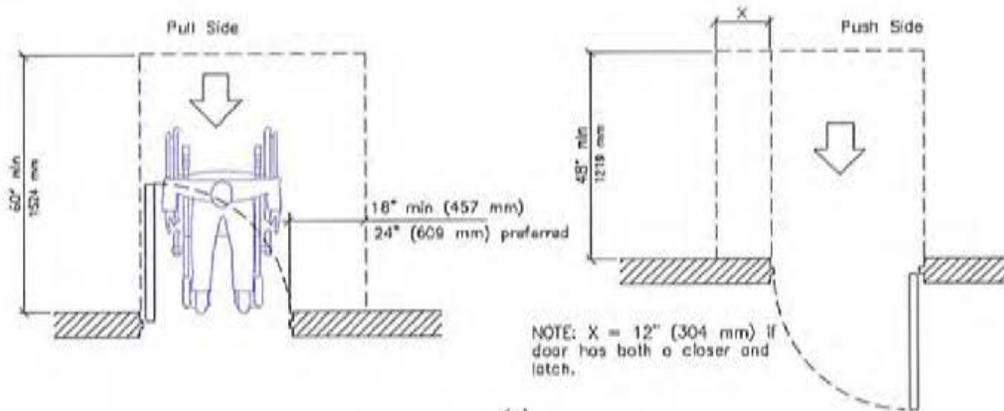
ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
CLEAR DOORWAY WIDTH AND DEPTH

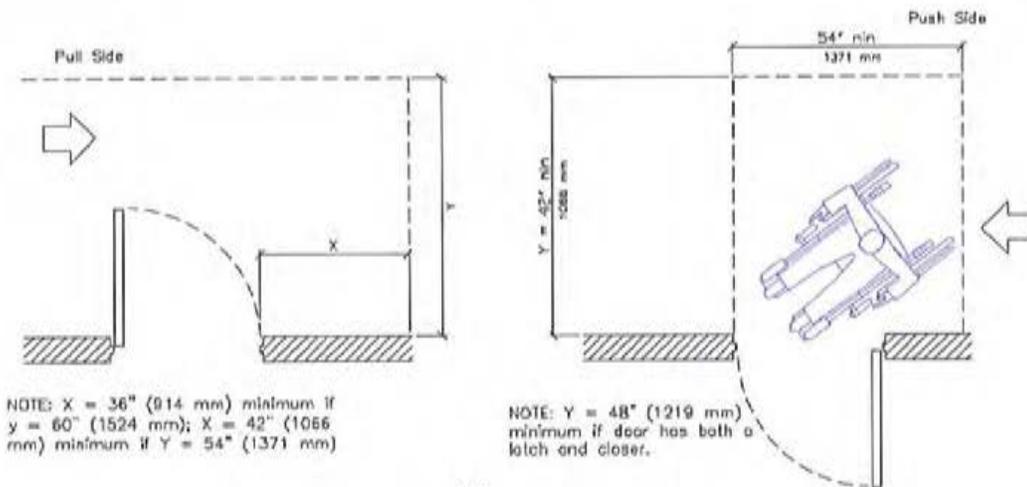
SCALE
NTS

F-24

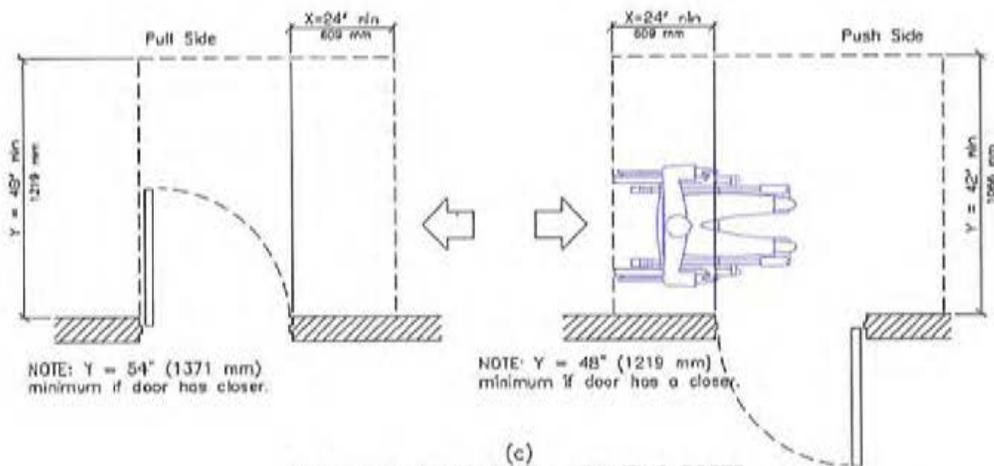




(a)
FRONT APPROACHES - SWINGING DOORS



(b)
HINGE SIDE APPROACHES - SWINGING DOORS



(c)
LATCH SIDE APPROACHES - SWINGING DOORS

NOTE: All doors in alcoves shall comply with the clearances for front approaches.



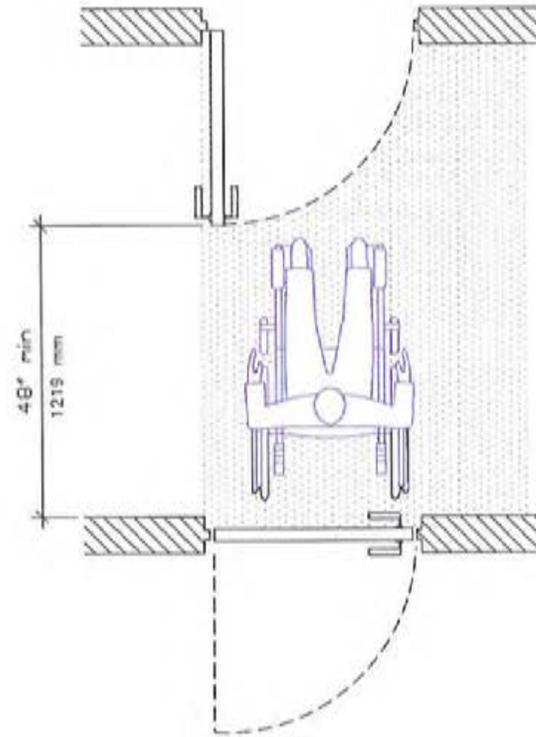
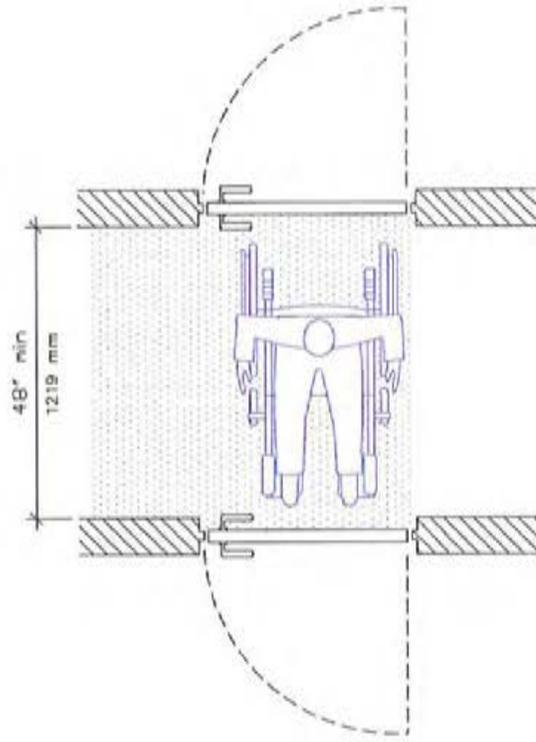
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
MANEUVERING CLEARANCES AT DOORS (SWINGING DOORS)

SCALE
NTS

**F-25a
F-25b
F-25c**

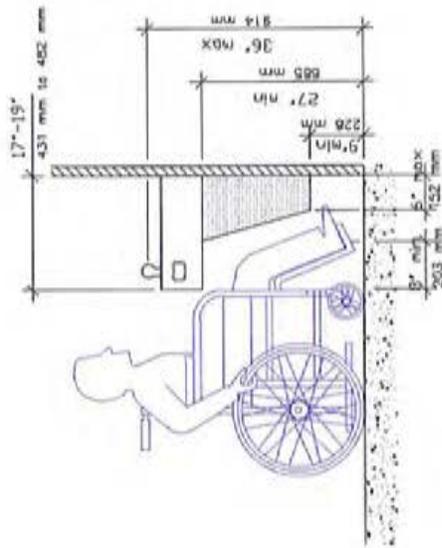


SCALE
NTS

TITLE
TWO HINGED DOORS IN SERIES

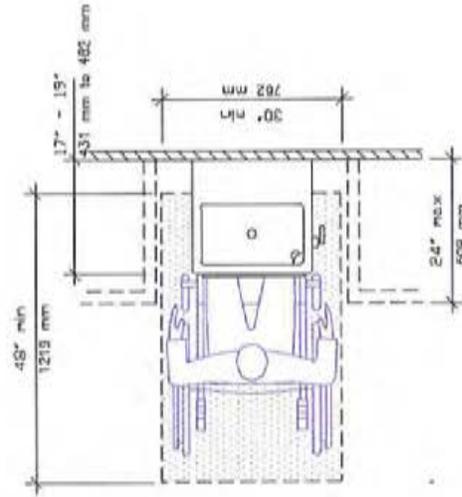
 ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

F-26

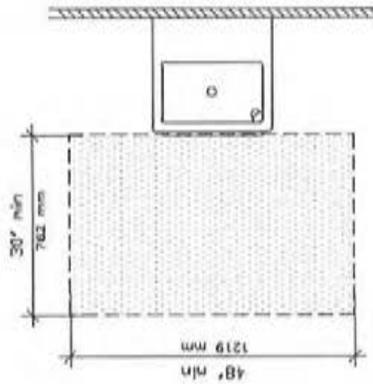


NOTE: Equipment permitted in shaded area.

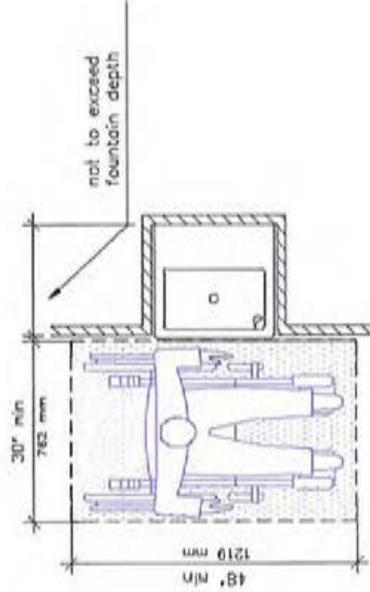
(a)
SPOUT HEIGHT AND KNEE CLEARANCE



(b)
CLEAR FLOOR SPACE



(c)
FREE-STANDING FOUNTAIN OR COOLER



(d)
BUILT-IN FOUNTAIN OR COOLER



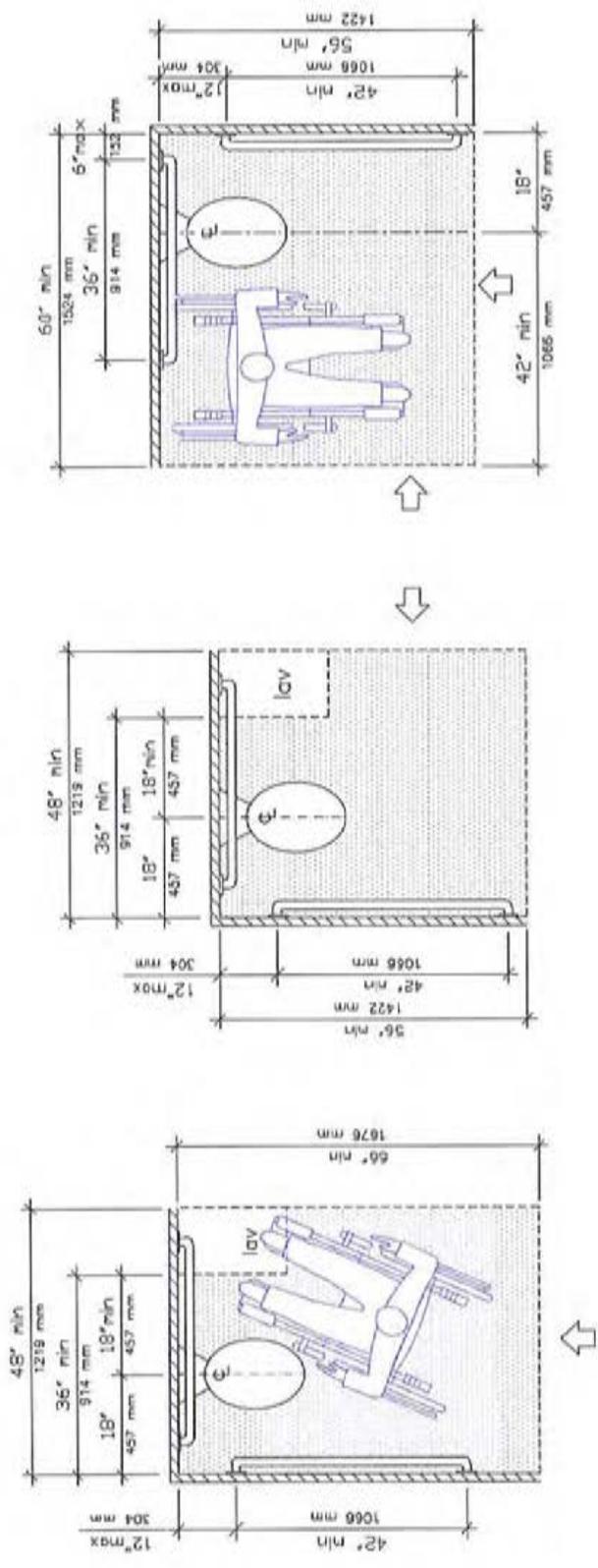
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
DRINKING FOUNTAINS AND WATER COOLERS

SCALE
NTS

F-27



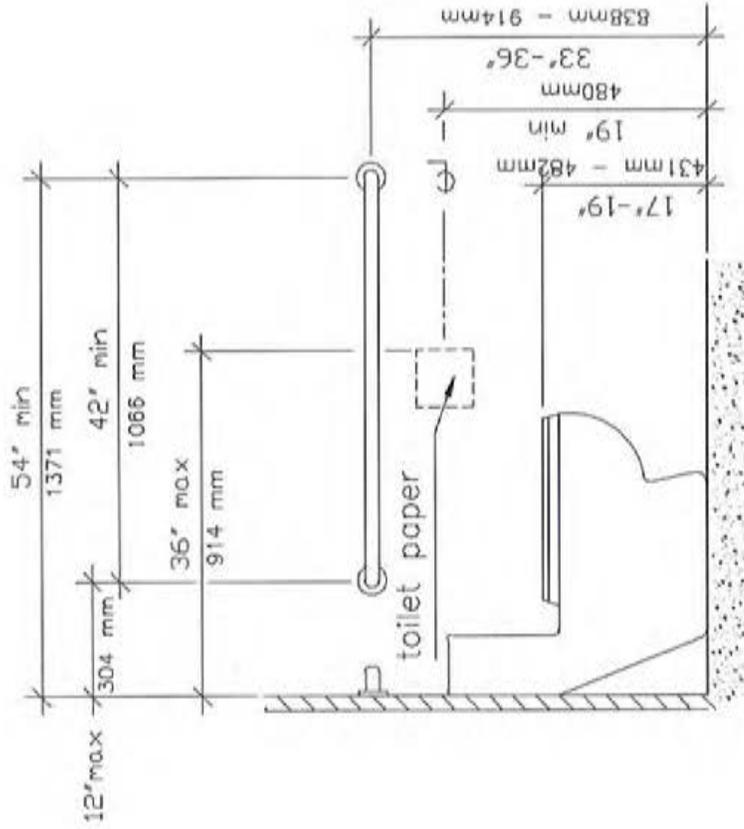
SCALE
NTS

TITLE
CLEAR FLOOR SPACE AT WATER CLOSETS

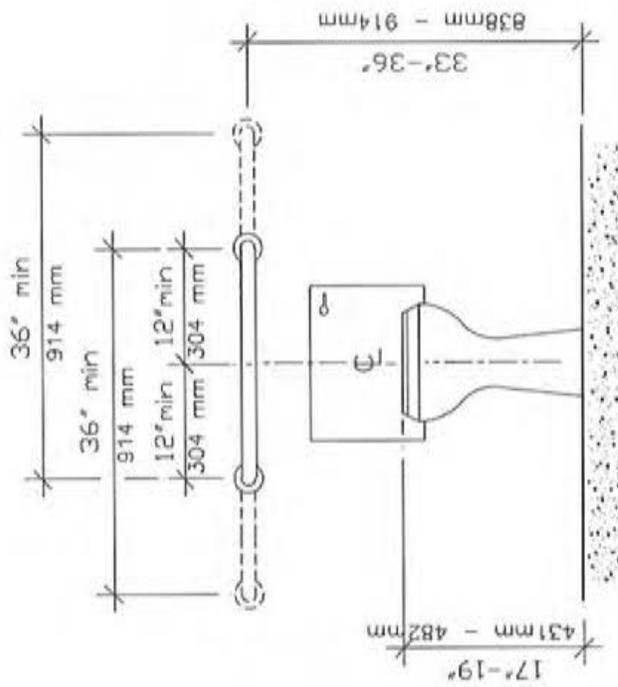
F-28

ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC





(a)
SIDE WALL



(b)
BACK WALL



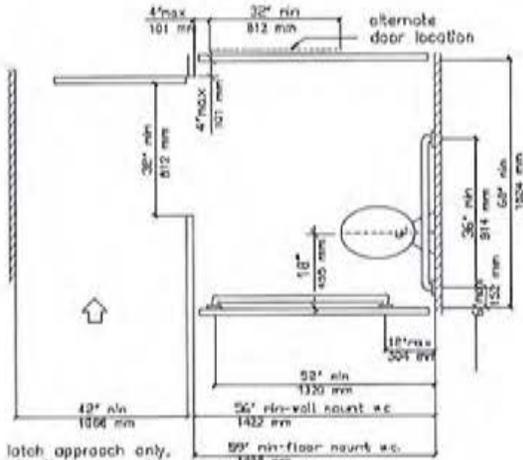
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
GRAB BARS AT WATER CLOSETS

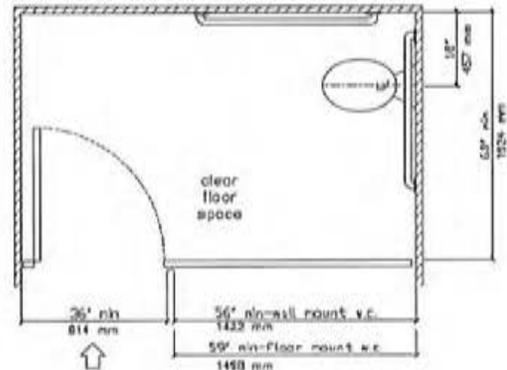
SCALE
NTS

F-29

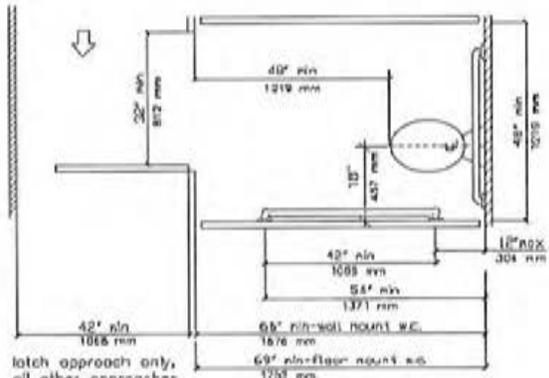


latch approach only,
all other approaches
48" (1219 mm) min

(a)
STANDARD STALL

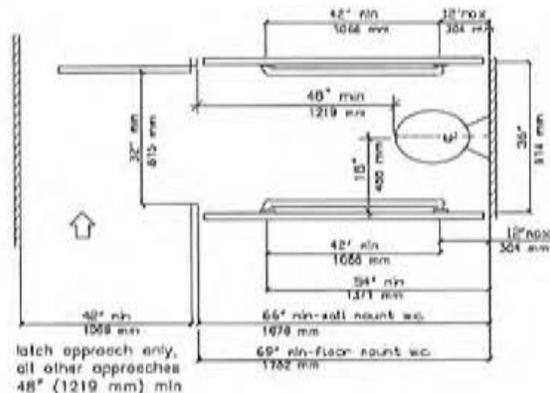


(b-1)
STANDARD STALL (END OF ROW)



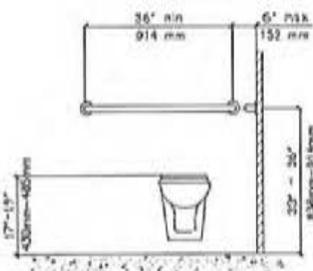
latch approach only,
all other approaches
48" (1219 mm) min

(b)
ALTERNATE STALL

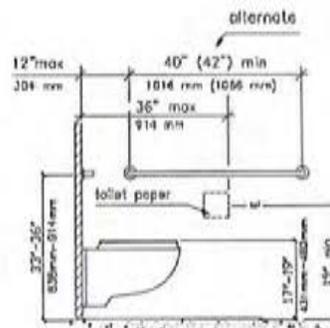


latch approach only,
all other approaches
48" (1219 mm) min

(b-1)
ALTERNATE STALL



(c)
REAR WALL OF STANDARD STALL



(d)
SIDE WALLS



ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
TOILET STALLS

SCALE
NTS

F-30

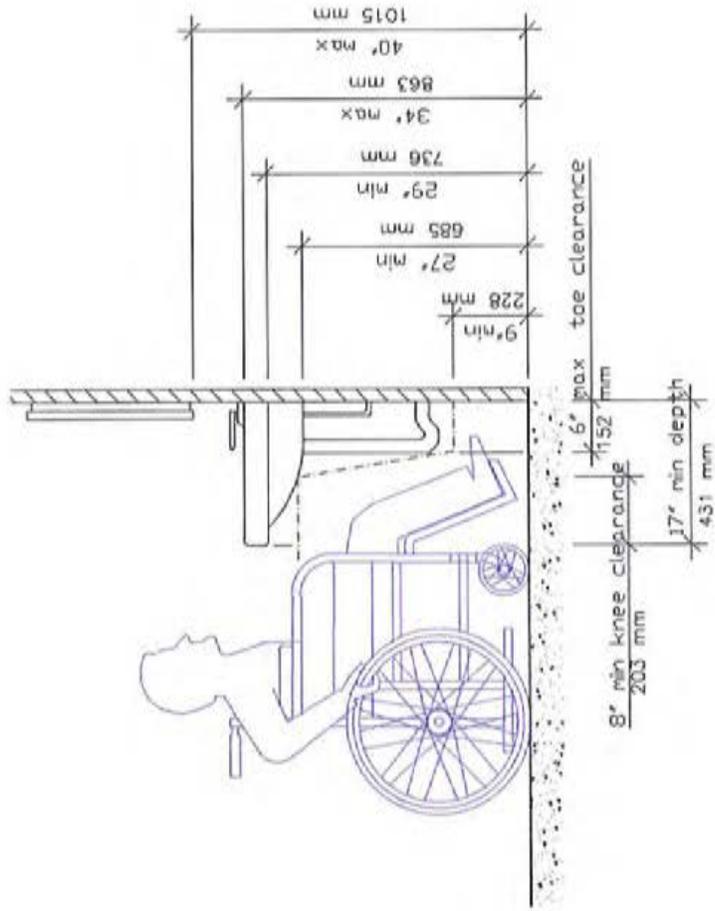


FIG. 31

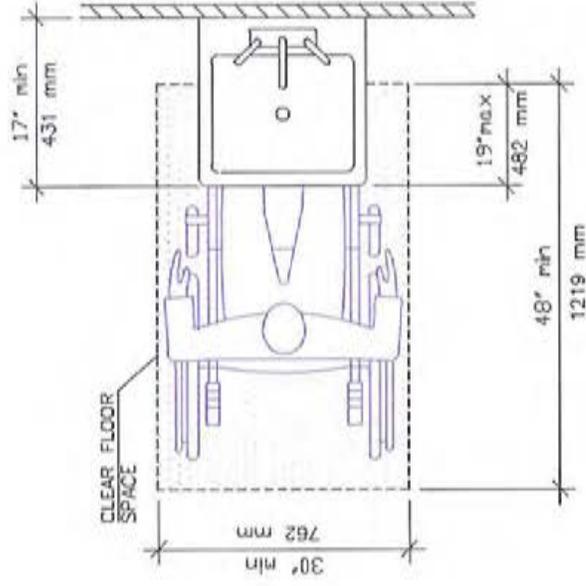


FIG. 32



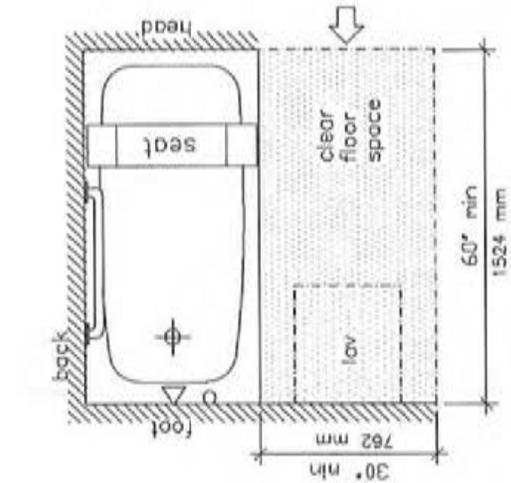
ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

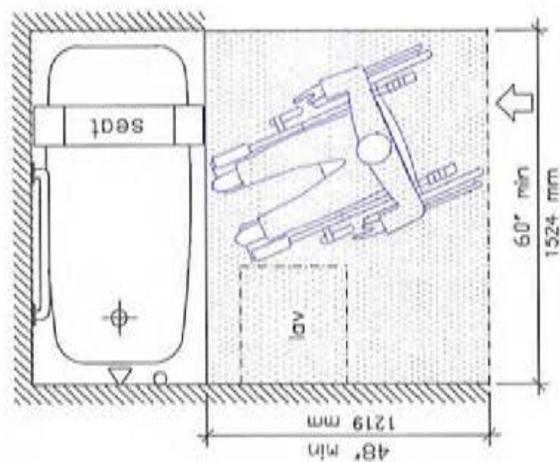
TITLE
LAVATORY CLEARANCES AND
CLEAR FLOOR SPACE

SCALE
NTS

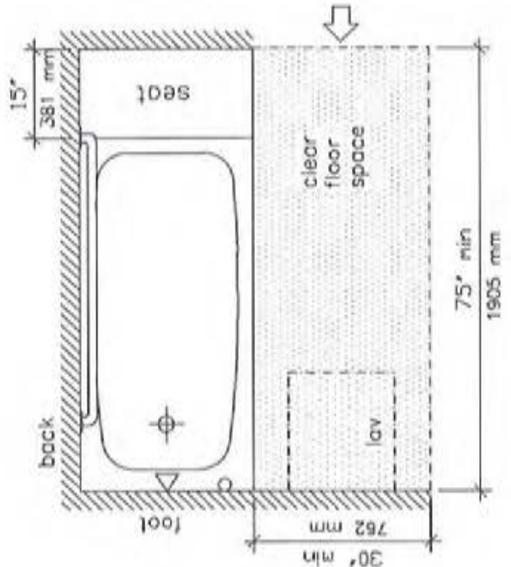
F-31
F-32



WITH SEAT IN TUB
(a)



WITH SEAT IN TUB
(d)



WITH SEAT AT HEAD OF TUB
(b)

SYMBOL KEY:

- Shower controls
- ▽ Shower head
- ⊕ Drain

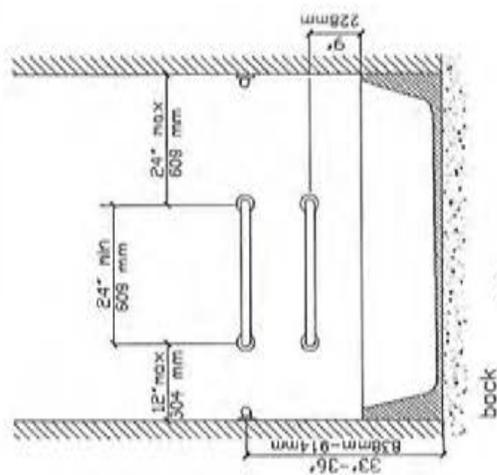
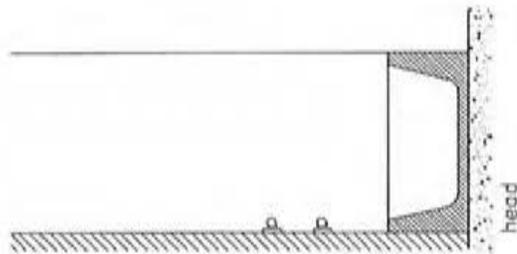
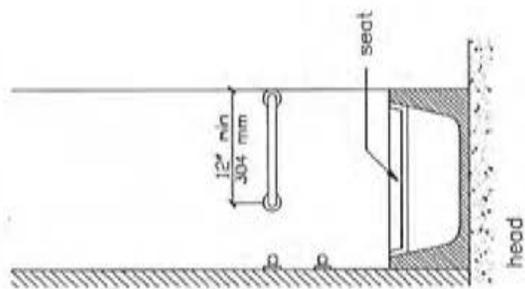


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

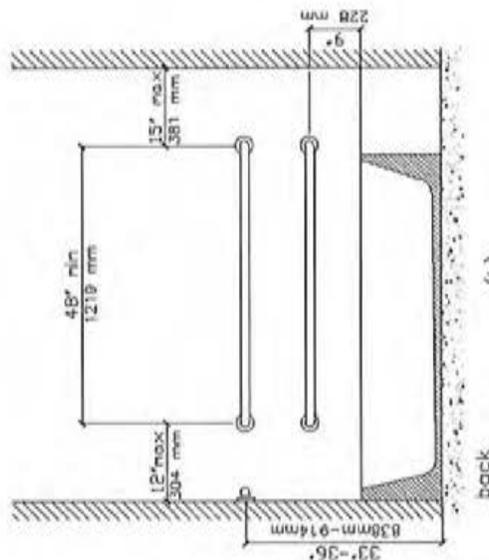
TITLE
CLEAR FLOOR SPACE AT BATHTUBS

SCALE
NTS

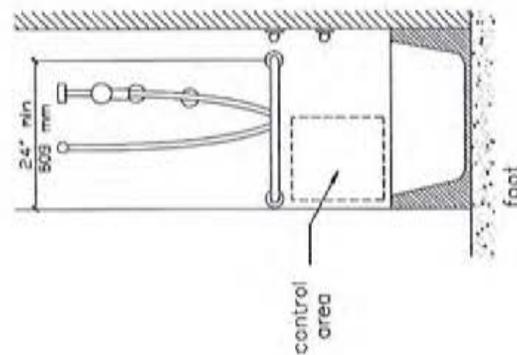
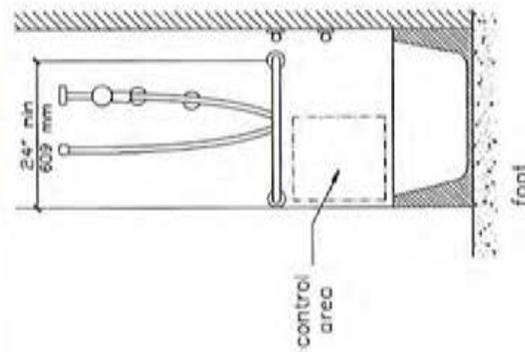
F-33



(a)
WITH SEAT IN TUB



(b)
WITH SEAT AT HEAD OF TUB



ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
GRAB BARS AT BATHTUBS

SCALE
NTS

F-34

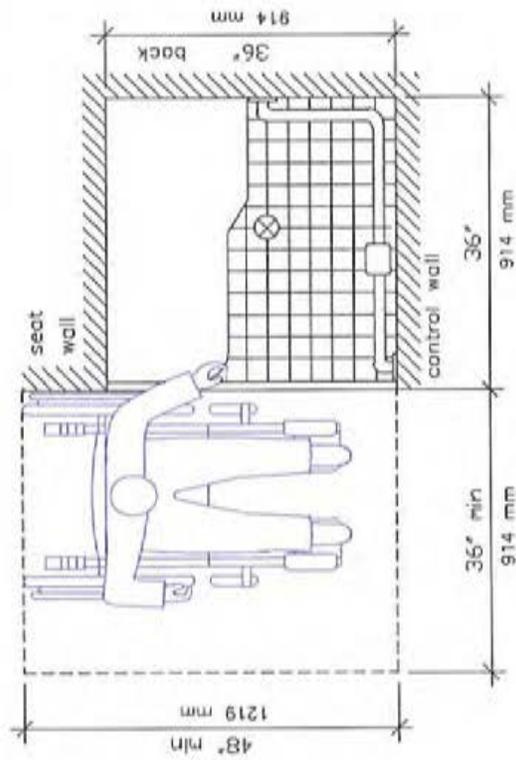


FIG. 35(o)
36" X 36" STALL
(914 mm by 914 mm)

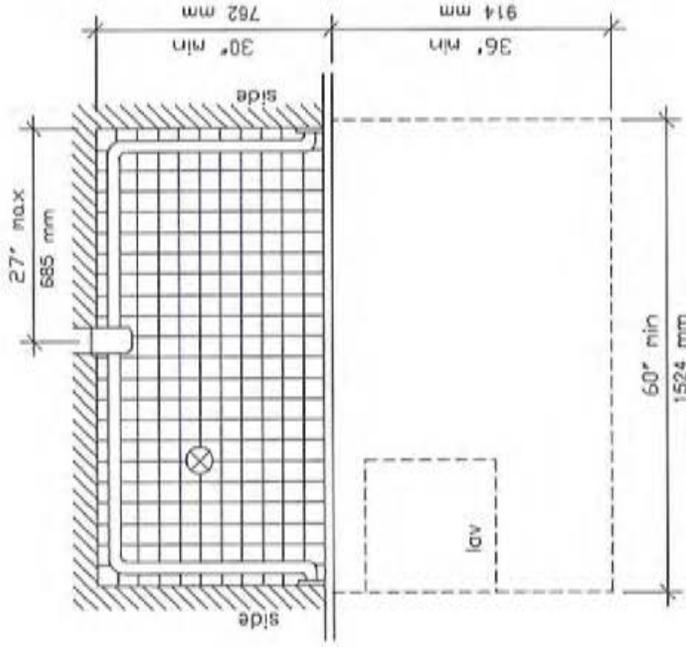


FIG. 35(b)
30" X 60" STALL
(762 mm by 1524 mm)

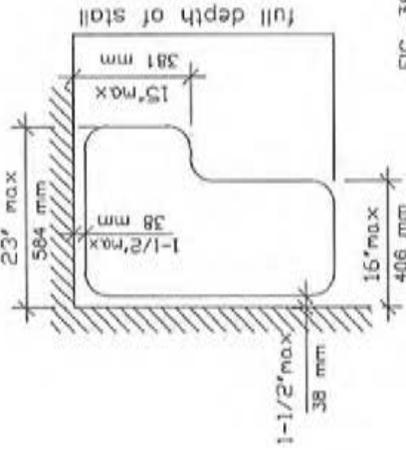


FIG. 36
SHOWER SEAT DESIGN

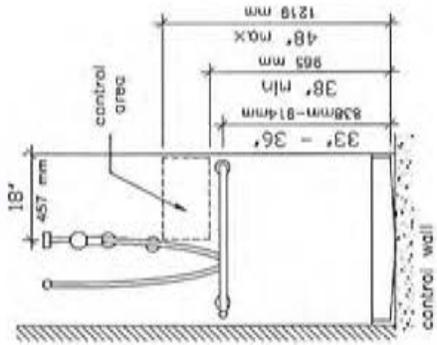
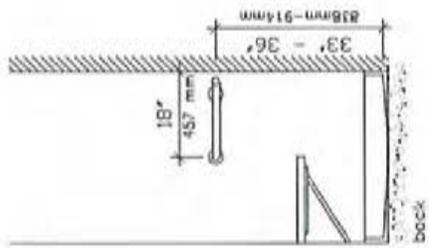
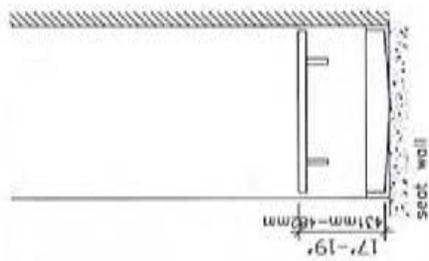


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

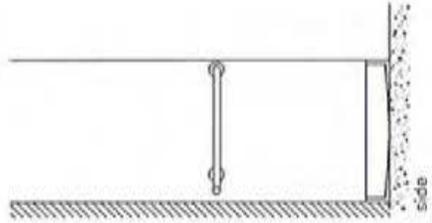
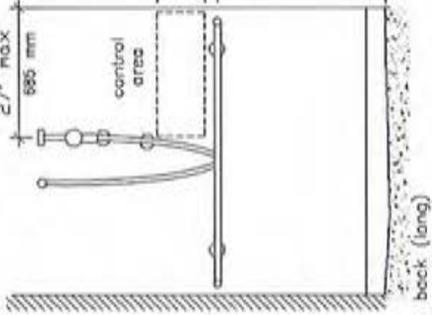
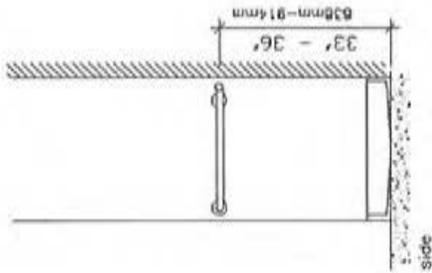
TITLE
SHOWER SIZE AND CLEARANCES
SHOWER SEAT DESIGN

SCALE
NTS

F-35



(a)
36" X 36" STALL
(914 mm by 914 mm)



NOTE: Shower head and control area may be on back (long) wall (as shown) or on either side wall.

(b)
30" X 60" STALL
(762 mm by 1524 mm)

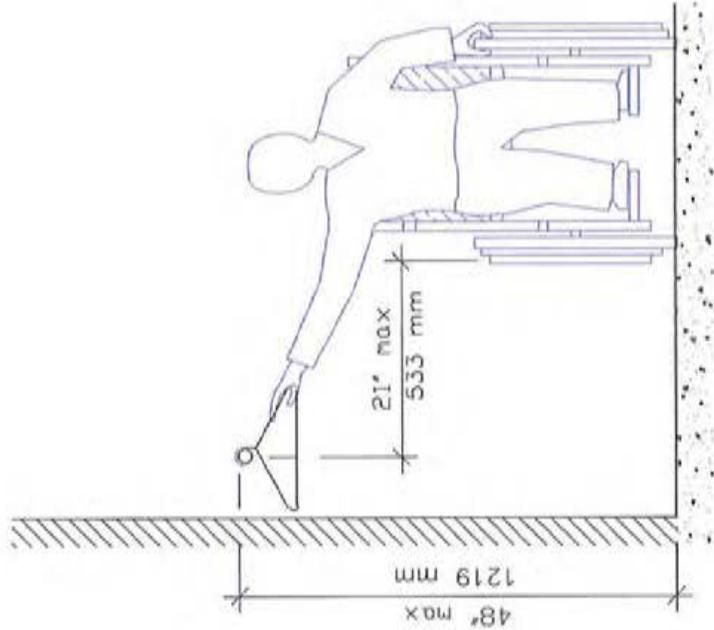


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

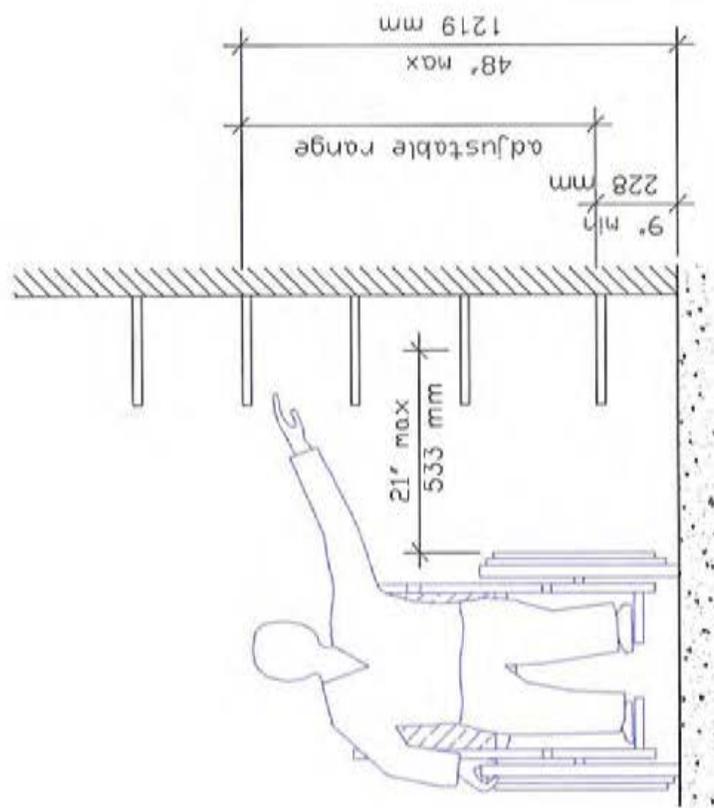
TITLE
GRAB BARS AT SHOWER STALLS

SCALE
NTS

F-37



(a)



(b)

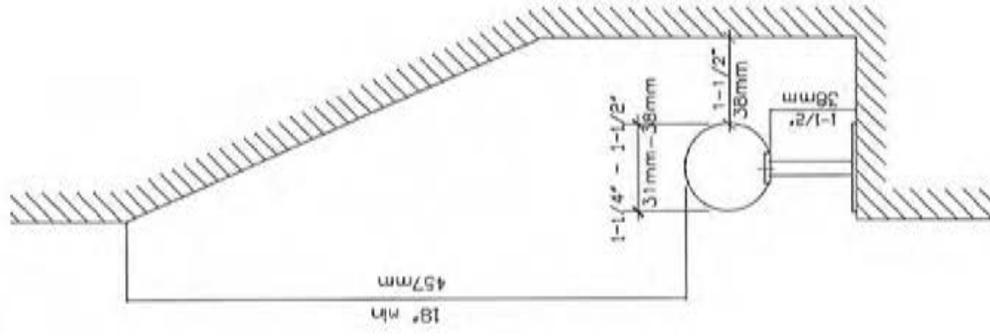


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

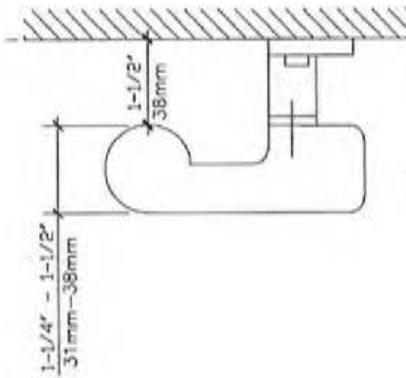
TITLE
STORAGE SHELVES AND CLOSETS

SCALE
NTS

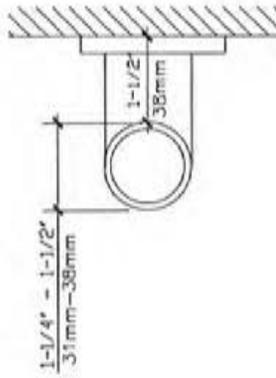
F-38



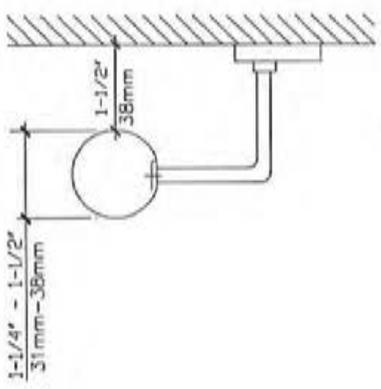
(d)
HANDRAILS



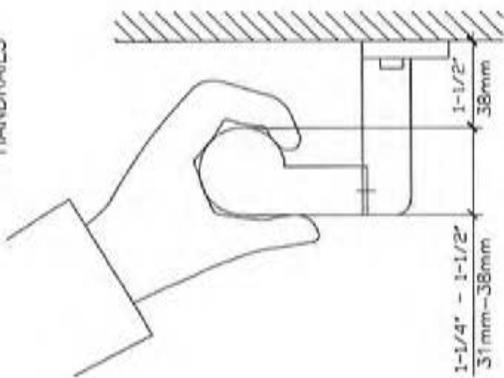
(b)
HANDRAILS



(e)
GRAB BARS



(a)
HANDRAILS



(c)
HANDRAILS

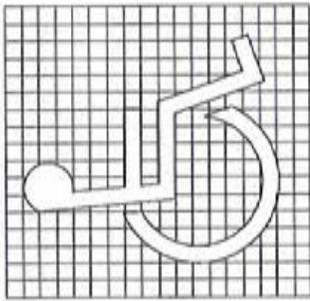


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

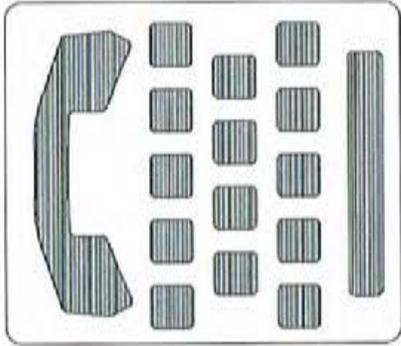
TITLE
SIZE AND SPACING OF HANDRAILS AND
GRAB BARS

SCALE
NTS

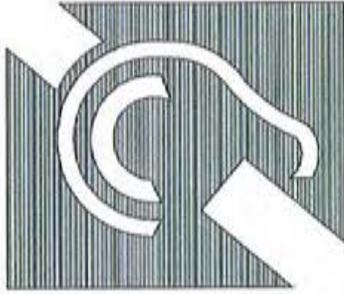
F-39



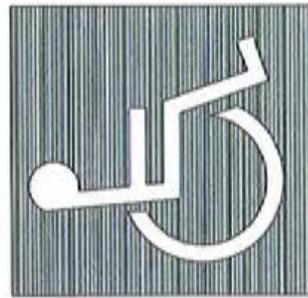
(a)
PROPORTIONS
INTERNATIONAL SYMBOL OF ACCESSIBILITY



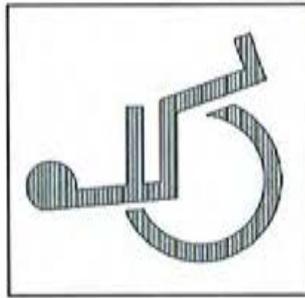
(c)
INTERNATIONAL TDD SYMBOL



(d)
INTERNATIONAL SYMBOL OF ACCESS
FOR HEARING LOSS



(b)
DISPLAY CONDITIONS
INTERNATIONAL SYMBOL OF ACCESSIBILITY



VOLUME CONTROL TELEPHONE

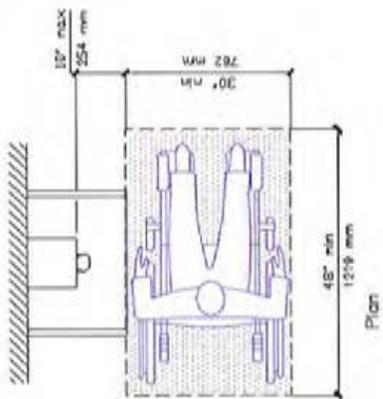
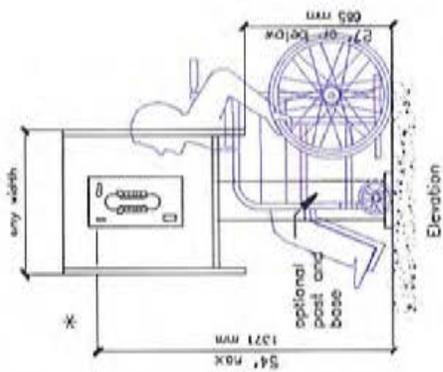


ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC

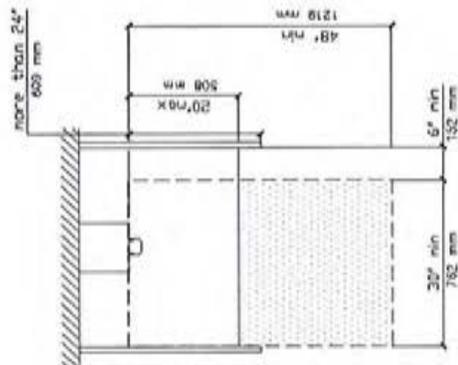
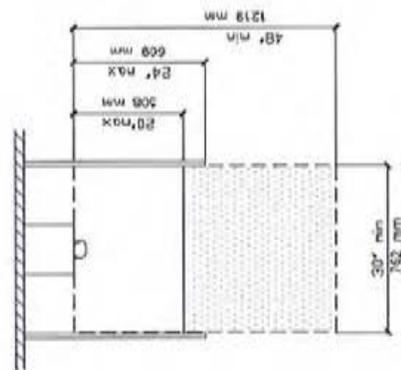
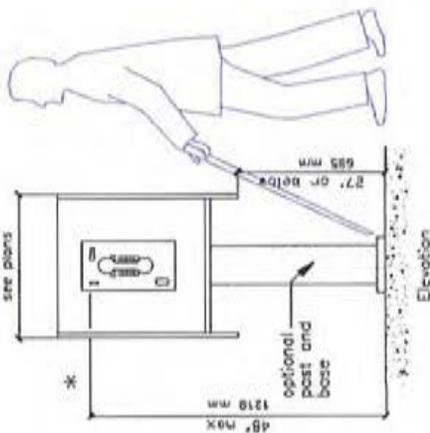
TITLE
INTERNATIONAL SYMBOLS

SCALE
NTS

F-43



(a) SIDE REACH POSSIBLE



(b) FORWARD REACH REQUIRED

*NOTE: Height to highest operable parts which are essential to basic operation of telephone.

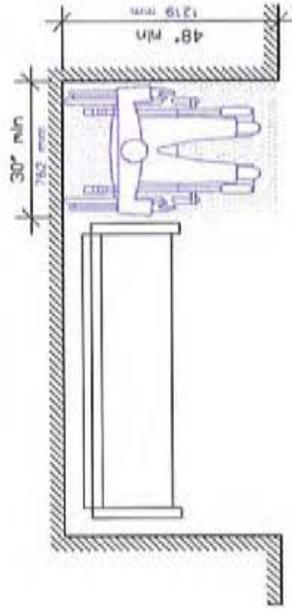
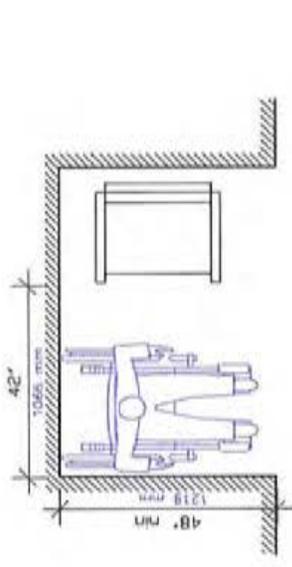


ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

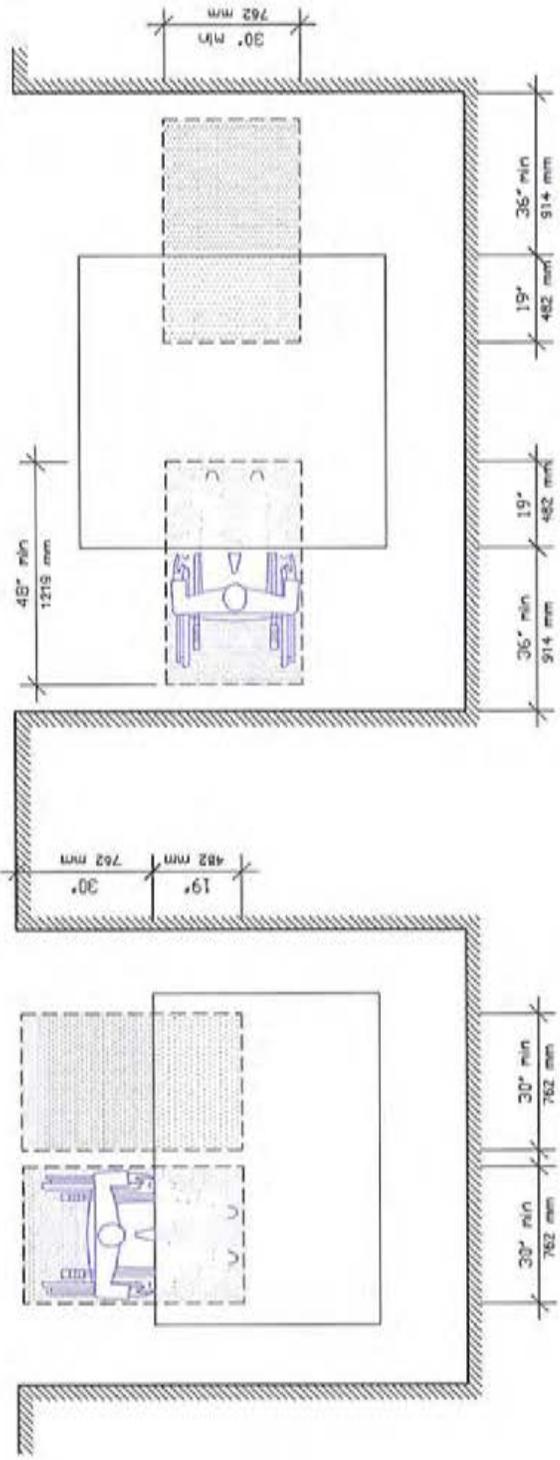
TITLE
MOUNTING HEIGHTS AND CLEARANCES
FOR TELEPHONES

SCALE
NTS

F-44



accessible path of travel



ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
MINIMUM CLEARANCES FOR SEATING AND TABLES

SCALE
NTS

F-45

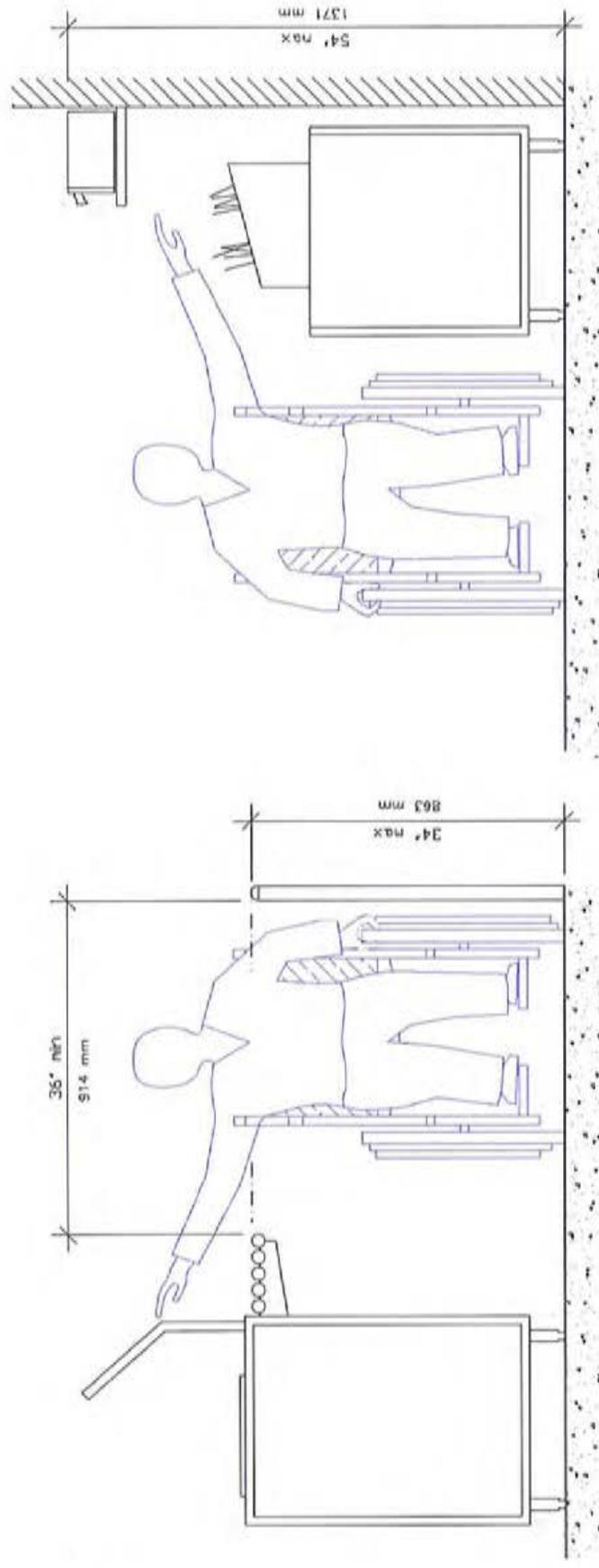


FIG. 54
TABLEWARE AREAS



ADAAG CONSULTING SERVICES, LLC
 Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
FOOD SERVICE LINES AND
TABLEWARE AREAS

SCALE
NTS

F-53
F-54

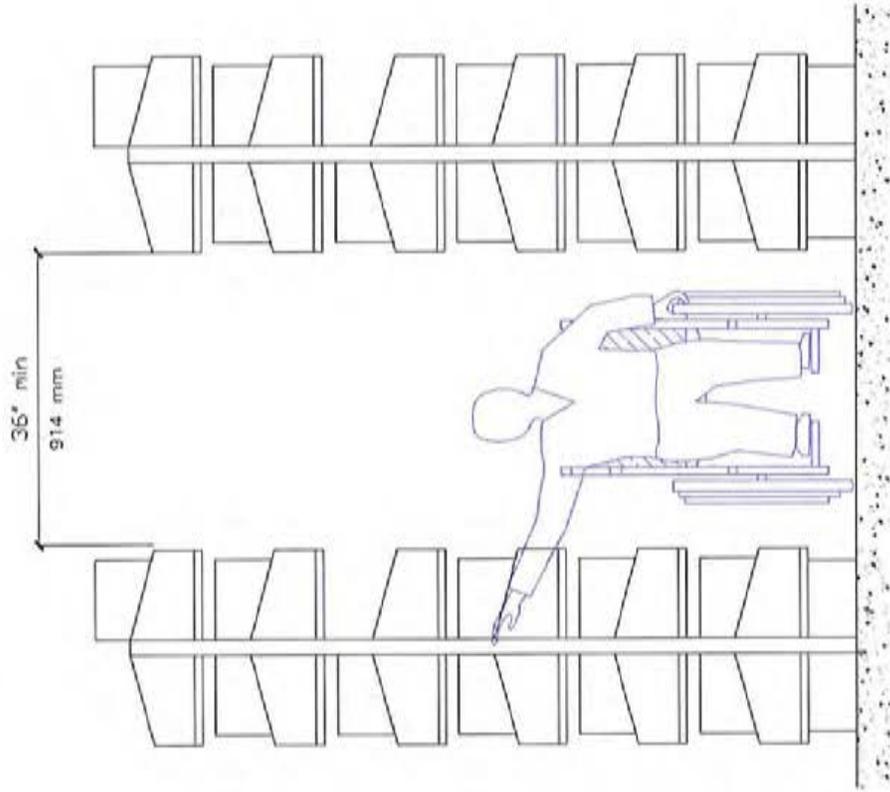


FIG. 56
STACKS

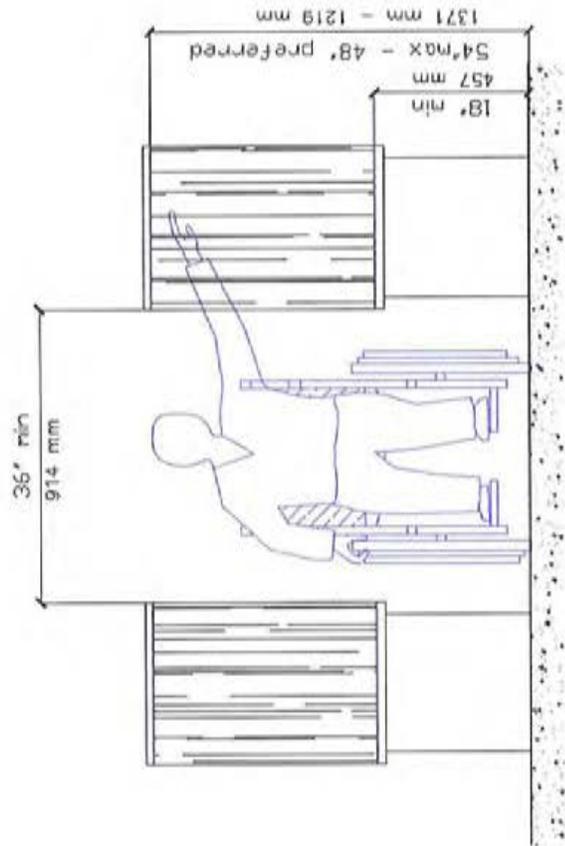


FIG. 55
CARD CATALOG

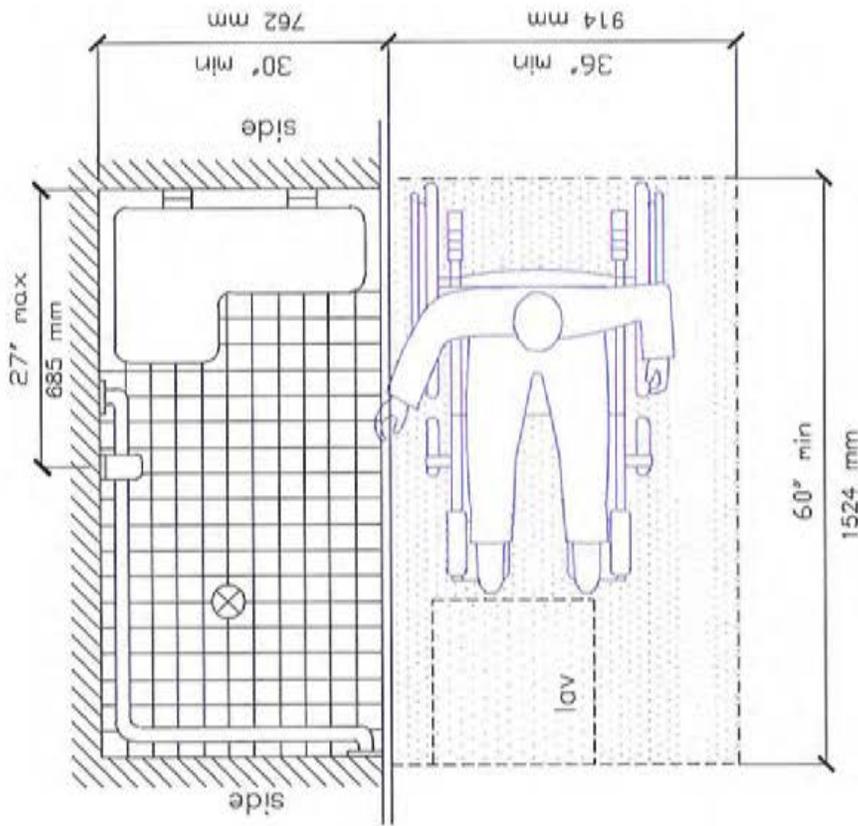
F-55
F-56

SCALE
NTS

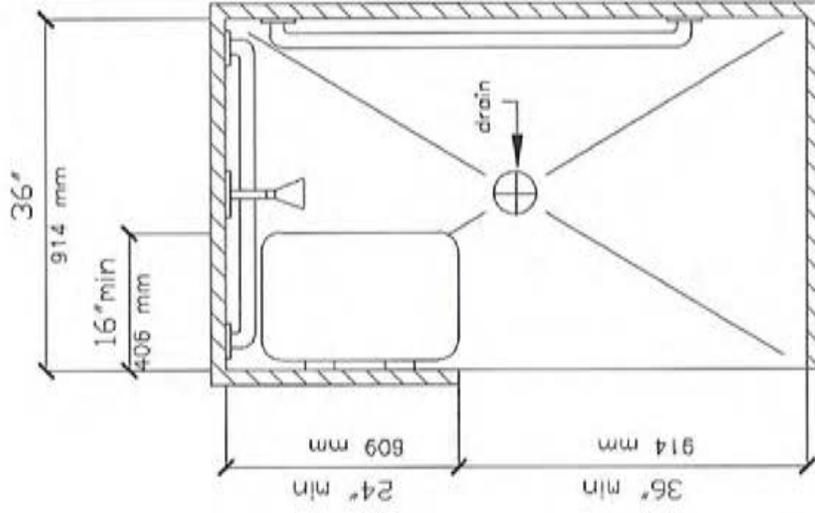
TITLE
LIBRARY CARD CATALOG AND STACKS

ADAAG CONSULTING SERVICES, LLC
Copyright © 2002 ADAAG Consulting Services, LLC





(a)



(b)



ADAAG CONSULTING SERVICES, LLC

Copyright © 2002 ADAAG Consulting Services, LLC

TITLE
ROLL-IN SHOWER WITH FOLDING SEAT

SCALE
NTS

F-57

