

# Site Accessibility Evaluation

## Americans with Disabilities Act Title II (Public Services: State and Local Government)



### Fair and Events Complex

**366 10th St  
Calhan, CO 80808**

**ADA Only**

***Inspection Date: 10/29/2015***

***Inspector: David Mejia***

**Prepared By**



**(719) 520 - 6866**

**[www.elpasoco.com](http://www.elpasoco.com)**

## Northern Parking Lot

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 1

The surfaces of the accessible parking spaces and access aisles are not firm, stable, and slip resistant.

Floor and ground surfaces shall be stable, firm, and slip resistant

Parking spaces and access aisles serving them shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.

*2010 ADAS Section 502.4*

*Parking spaces and access aisles serving them shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.*

*2010 ADAS Section 302.1*

*Floor and ground surfaces shall be stable, firm, and slip resistant and shall comply with 302.*

### Citation:

2010 ADAS Section: 502.4, 302.1

### As Built:

Gravel / loose dirt

### Budgeting Range:

\$110,000 - \$130,000.00

### Recommendation:

Pave and stripe northern parking lot to meet compliance. Parking lot currently is usable but during the annual County Fair event, the parking lot is strictly used for accessible parking only. During this time the parking lot is not compliant and does not meet the 2010 ADA Standards. Due to estimated costs and time frame, parking lot will be earmarked for the upcoming year to be presented to the Board of County Commissioners for budget approval.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

Corrective Action: Work order #463379 created on 5/22/19.

Finding #1 Continued



Finding 297090 Main Photo

## Swink Hall Parking Lot

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 2

The running slope (long dimension) of the accessible parking stall exceeds 2%.

The running slope in an accessible parking stall and the access aisle must not exceed 2%.

*2010 ADAS Section 502.4*

*Parking spaces and access aisles serving them shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.*

#### Citation:

2010 ADAS Section: 502.4

#### As Built:

Running slope  
between 6% and 6.5%

#### Budgeting Range:

\$2,500 - \$6,500.00

### Recommendation:

Repave accessible parking stalls and access aisles in front of swink hall entrance. Parking lot does not meet ADA compliance in regards to running slope for both parking stalls and access isles.

### Barrier Priority:

1 (High): Should be completed immediately. (Includes; Findings that have little or no cost, were in violation of the codes at the time of construction, or pose an imminent safety threat)

### Department:

N/A

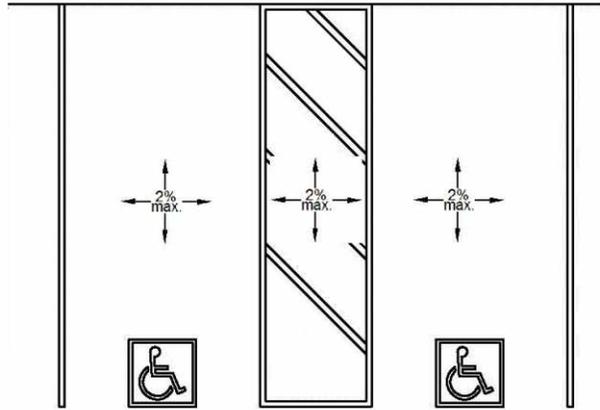
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #2 Continued



Finding 297877 Main Photo

**Finding #2 Additional Finding Photos**



Finding 297877 Additional Photo

## Swink Hall Parking Lot

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 3

The running slope of the access aisle (long dimension) exceeds 2%.

The running slope in an accessible parking stall and the access aisle must not exceed 2%.

*2010 ADAS Section 502.4*

*Parking spaces and access aisles serving them shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.*

#### Citation:

2010 ADAS Section: 502.4

#### As Built:

Running slope  
between 6% and 6.99%

#### Budgeting Range:

\$2,500 - \$6,500.00

### Recommendation:

Repave accessible parking stalls and access aisles in front of swink hall entrance. Parking lot does not meet ADA compliance in regards to running slope for both parking stalls and access isles.

### Barrier Priority:

1 (High): Should be completed immediately. (Includes; Findings that have little or no cost, were in violation of the codes at the time of construction, or pose an imminent safety threat)

### Department:

N/A

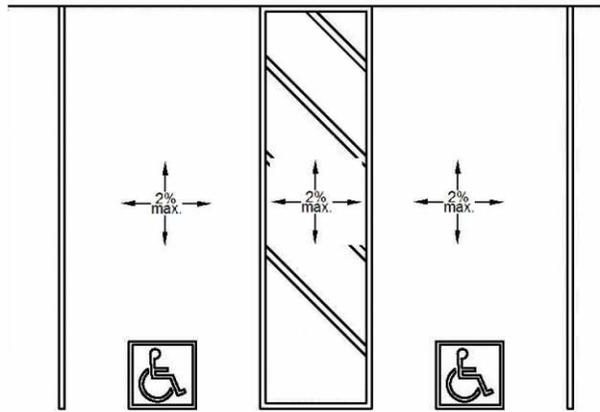
### Estimated Remediation Date:

N/A

### Notes:

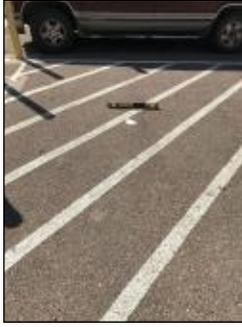
N/A

Finding #3 Continued



Finding 297878 Main Photo

### Finding #3 Additional Finding Photos



Finding 297878 Additional Photo



Finding 297878 Additional Photo



Finding 297878 Additional Photo

## Swink Hall Parking Lot

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 4

The parking stall contains abrupt edges and surface irregularities over a 1/4 inch vertical.

Parking spaces and access aisles serving them shall be stable, firm, and slip resistant. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted and shall not be sloped steeper than 2% in any direction.

*2010 ADAS Section 502.4*

*Parking spaces and access aisles serving them shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.*

#### Citation:

2010 ADAS Section: 502.4

#### As Built:

Circulation path contains surface irregularities beyond .25 of an inch

#### Budgeting Range:

\$1,500 - \$6,500.00

### Recommendation:

Re-pave accessible parking stalls and access aisles in front of Swink Hall entrance. Parking lot does not meet ADA compliance in regards to running slope for both parking stalls and access isles. Shave existing concrete edge or match elevation when new asphalt/concrete is laid.

### Barrier Priority:

1 (High): Should be completed immediately. (Includes; Findings that have little or no cost, were in violation of the codes at the time of construction, or pose an imminent safety threat)

### Department:

N/A

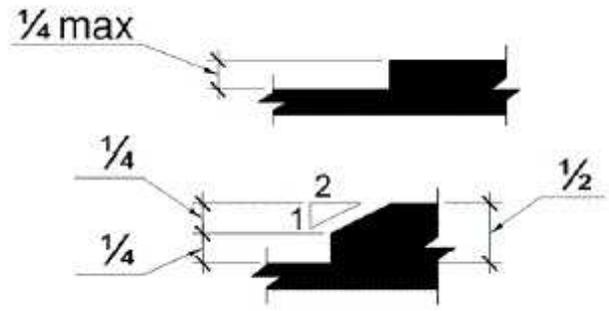
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #4 Continued



Finding 297879 Main Photo

**Finding #4 Additional Finding Photos**



Finding 297879 Additional Photo



Finding 297879 Additional Photo

## Swink Hall

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 5

The AED housing projects more than 4 inches into the circulation path.

Wall-mounted objects that have leading edges between 27 inches and 80 inches from the floor must not project more than 4 inches into the circulation path. Protruding objects that extend to the floor or within 27 inches of the floor are cane detectable and are therefore not hazardous. Where it is necessary or desirable to have objects protrude from the wall, a manner of cane detection must be provided.

*2010 ADAS Section 307.2*

*Objects with leading edges more than 27 inches (685 mm) and not more than 80 inches (2030 mm) above the finish floor or ground shall protrude 4 inches (100 mm) maximum horizontally into the circulation path.*

#### Citation:

2010 ADAS Section: 307.2

#### As Built:

AED housing  
protrudes 7 inches

#### Budgeting Range:

\$0 - \$300.00

### Recommendation:

If possible, replace AED housing with low profile housing or recess housing into wall to meet the 4 inch maximum protrusion or place AED away from circulation path.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

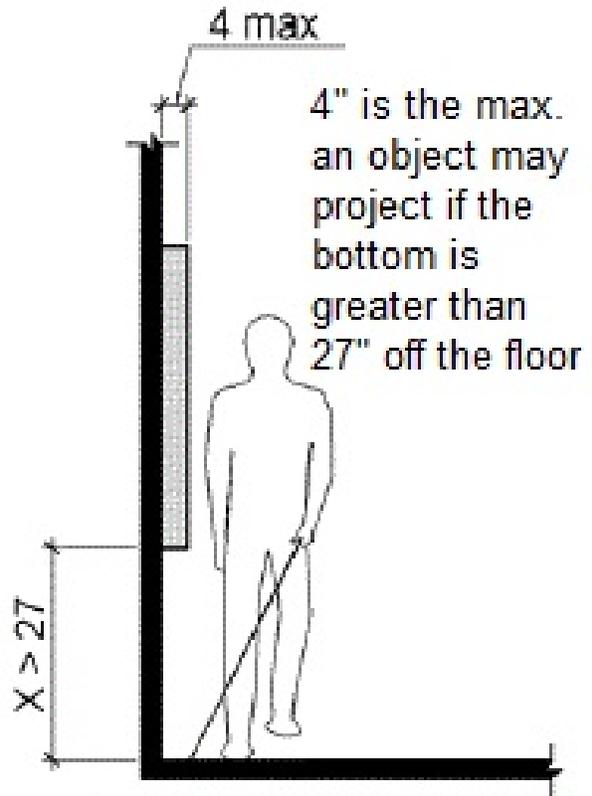
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #5 Continued



Finding 297876 Main Photo

## Finding #5 Additional Finding Photos



Finding 297876 Additional Photo

## Swink Hall

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 6

The maneuvering space between the two doors in the vestibule is noncompliant.

The distance between two hinged or pivoted doors in series shall be 48 inches minimum plus the width of doors or gates swinging into the space.

*2010 ADAS Section 404.2.6*

*The distance between two hinged or pivoted doors in series and gates in series shall be 48 inches (1220 mm) minimum plus the width of doors or gates swinging into the space.*

#### Citation:

2010 ADAS Section: 404.2.6

#### As Built:

29.5 inches between the two doors in the vestibule.

#### Budgeting Range:

\$2,500 - \$8,000.00

### Recommendation:

Several options to meet compliance:

1. Remove inner doors
2. Change door swing of inner doors
3. Add automatic door openers to ensure outside and inner doors open simultaneously.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

N/A

### Estimated Remediation Date:

N/A

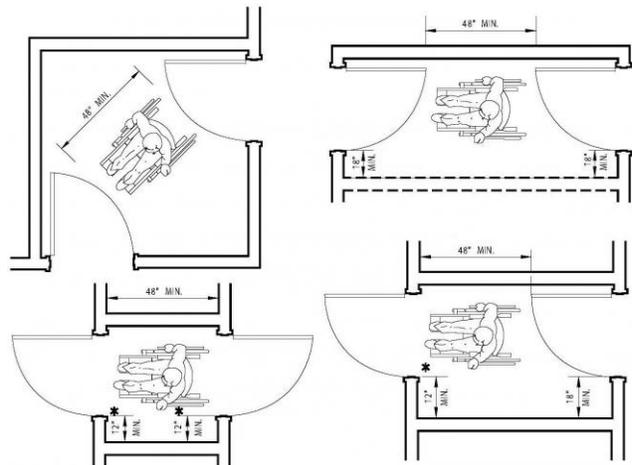
### Notes:

N/A

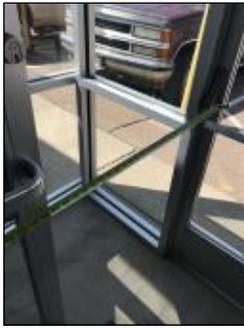
Finding #6 Continued



Finding 32587 Main Photo



**Finding #6 Additional Finding Photos**



Finding 32587 Additional Photo

## Swink Hall

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 7

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

#### Citation:

2010 ADAS Section: 404.2.8.1

#### As Built:

Outside door closing speed is 2.4 seconds.

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

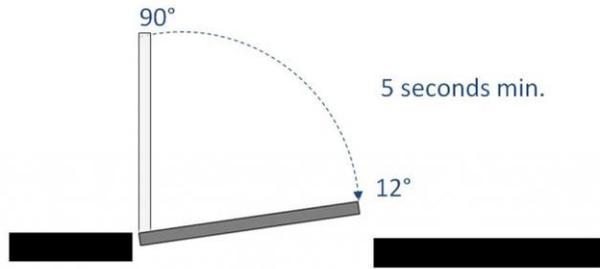
#### Estimated Remediation Date:

N/A

#### Notes:

Corrective Action:

Finding #7 Continued



Finding 32581 Main Photo

**Finding #7 Additional Finding Photos**



Finding 32581 Additional Photo

## Swink Hall

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 8

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

#### Citation:

2010 ADAS Section: 404.2.8.1

#### As Built:

Inside door closing speed is 3.2 seconds.

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

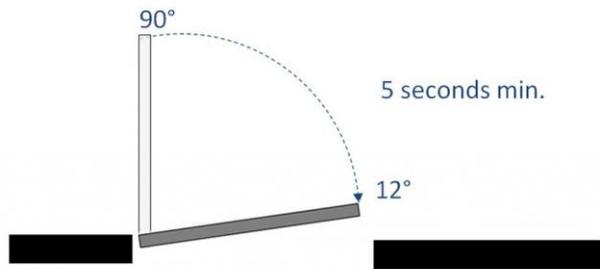
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #8 Continued



Finding 297874 Main Photo

## Swink Hall

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 9

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

44.25 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$6,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

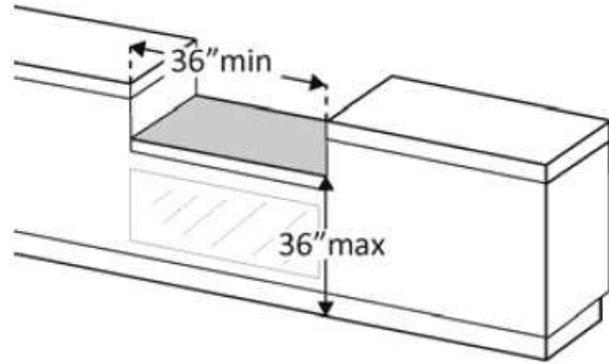
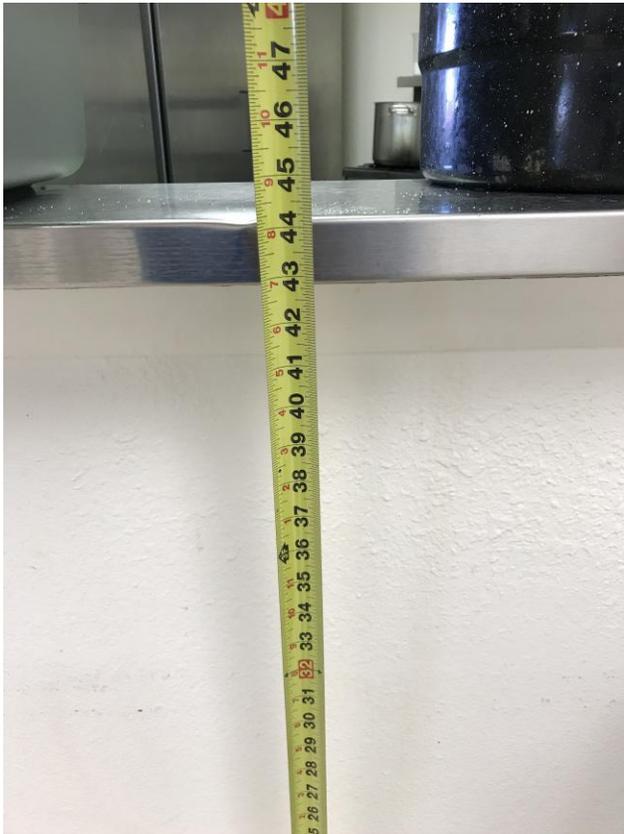
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #9 Continued



Finding 297875 Main Photo

**Finding #9 Additional Finding Photos**



**Finding 297875 Additional Photo**

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 10

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

#### Citation:

2010 ADAS Section: 404.2.9

#### As Built:

7 lbs of pressure required

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #10 Continued



Finding 297905 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 11

Relocate trash can or replace with low profile trash can that does not obstruct door opening.

*2010 ADAS Section Recommended*

*None*

#### Citation:

2010 ADAS Section: Recommended

#### As Built:

Trash can obstructing circulation path into restroom

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Relocate trash can to another location.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #11 Continued



## Swink Hall Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 12

The baby changing table operating mechanism is outside reach range.

The maximum high reach allowed is 48 inches

*2010 ADAS Section 308.3.1*

*Where a clear floor or ground space allows a parallel approach to an element and the side reach is unobstructed, the high side reach shall be 48 inches (1220 mm) maximum and the low side reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.3.1

#### As Built:

57 inches above  
finished floor

#### Budgeting Range:

\$200 - \$350.00

### Recommendation:

Remove and replace existing baby changing station with horizontal baby changing station. Ensure there is a 27 inch knee clearance measured from the finished floor to the bottom edge of the baby changing station and the operable part at a maximum of 48 inches measured from the finished floor.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

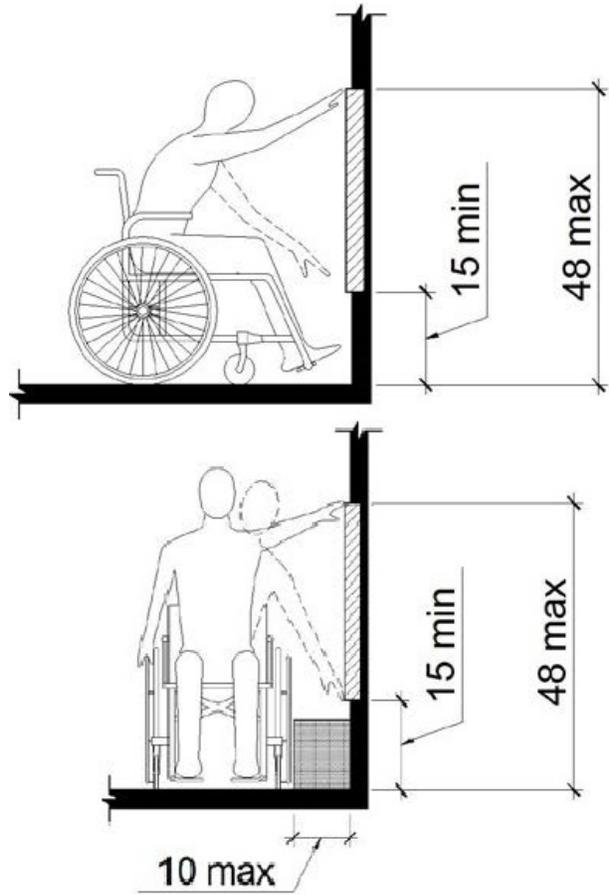
### Notes:

N/A

Finding #12 Continued



Finding 297897 Main Photo



**Finding #12 Additional Finding Photos**



Finding 297897 Additional Photo



Finding 297897 Additional Photo



Finding 297897 Additional Photo

## Swink Hall Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 13

The rear grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.25 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

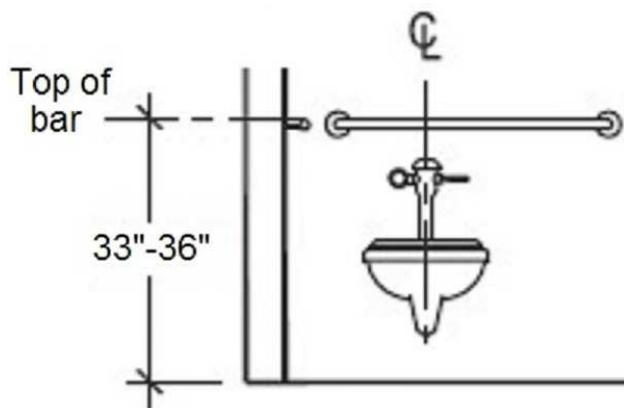
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #13 Continued



Finding 297900 Main Photo

**Finding #13 Additional Finding Photos**



Finding 297900 Additional Photo

## Swink Hall Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 14

The rear grab bar does not extend adequately past the toilet on the wide side.

The rear grab bar must be a minimum of 36 inches long and extend from the centerline of the toilet 12 inches minimum on wall side and 24 inches minimum on the wide side.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 604.5.2*

*The rear wall grab bar shall be 36 inches (915 mm) long minimum and extend from the centerline of the water closet 12 inches (305 mm) minimum on one side and 24 inches (610 mm) minimum on the other side.*

#### Citation:

2010 ADAS Section: 604.5.2

#### As Built:

21 inches from  
centerline of toilet

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position rear grab bar to extend from the centerline of the toilet 12 inches minimum on wall side and 24 inches minimum on the wide side.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

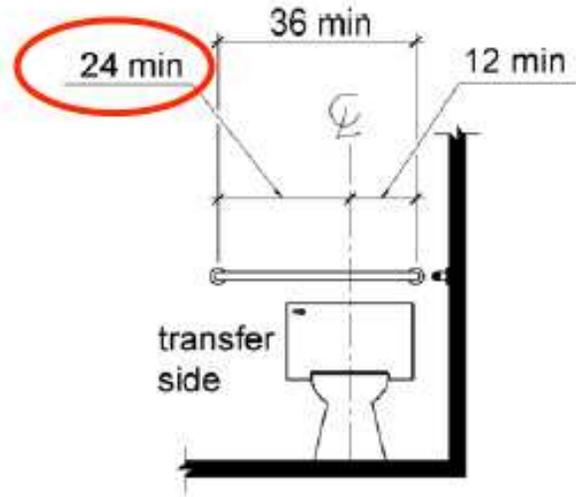
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #14 Continued



Finding 297901 Main Photo

**Finding #14 Additional Finding Photos**



Finding 297901 Additional Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 15

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not fully insulated

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

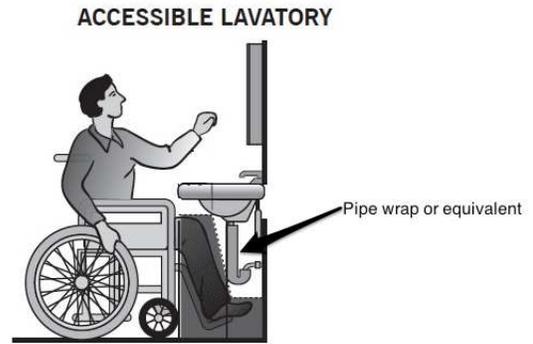
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #15 Continued



Finding 297894 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 16

The water closet compartment door is missing a loop handle on the outside.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handle  
on outside of  
compartment door

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Install loop or U-shaped handle on outside of compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

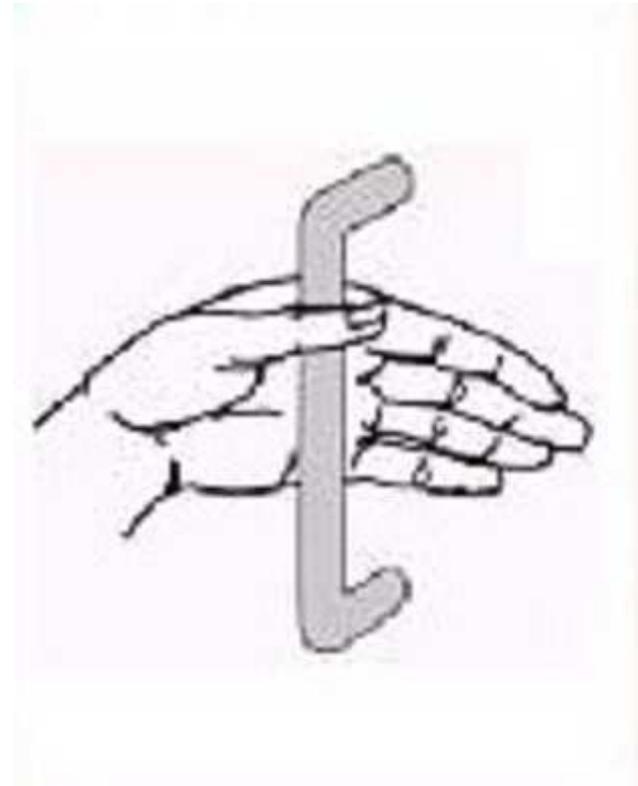
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #16 Continued



Finding 297895 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 17

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

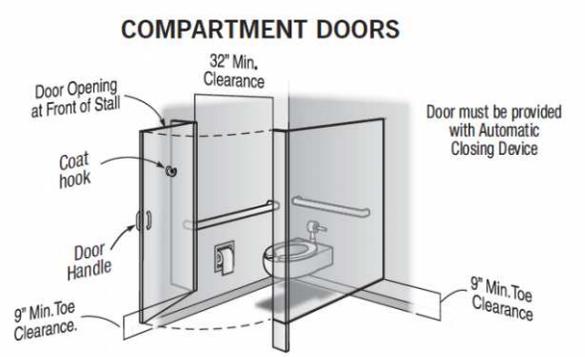
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #17 Continued



Finding 297896 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 18

The side grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.5 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$150.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

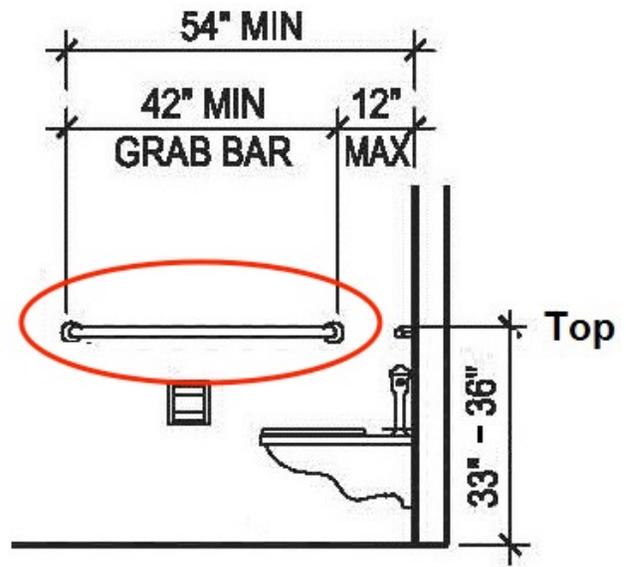
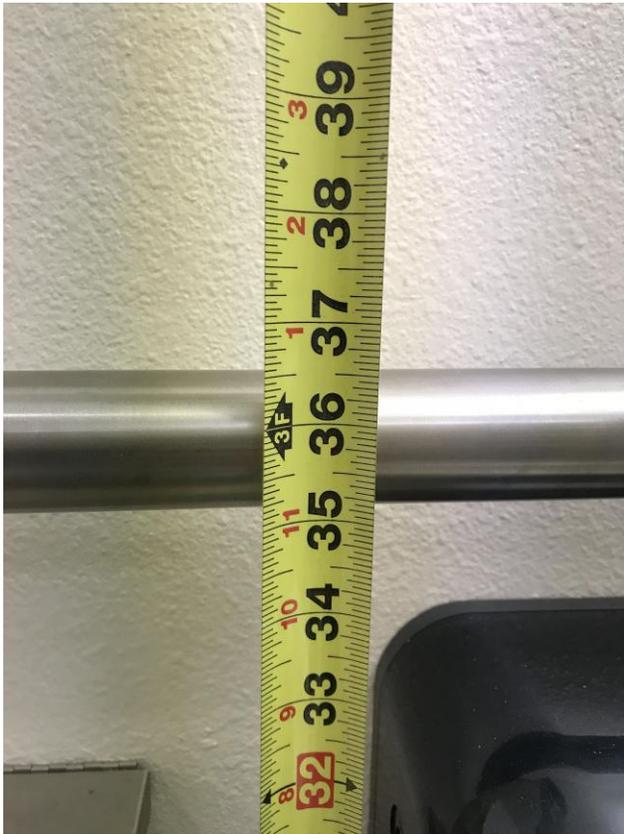
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #18 Continued



Finding 297898 Main Photo

**Finding #18 Additional Finding Photos**



Finding 297898 Additional Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 19

The side grab bar does not extend far enough from the rear wall.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall. A 42 inch grab bar installed the maximum distance from the rear wall (12 inches) will leave the leading end 54 inches from the rear wall. Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5.1*

*The side wall grab bar shall be 42 inches (1065 mm) long minimum, located 12 inches (305 mm) maximum from the rear wall and extending 54 inches (1370 mm) minimum from the rear wall.*

#### Citation:

2010 ADAS Section: 604.5.1

#### As Built:

48 inches from rear wall

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust side grab bar not to exceed 12 inches from rear wall. The side grab bar must extend at least 54 inches minimum beyond the rear wall.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

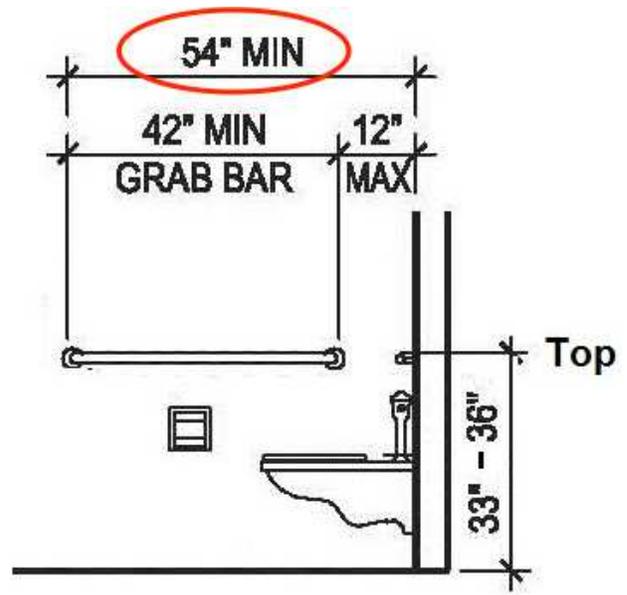
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #19 Continued



Finding 297899 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 20

The flush handle is located on the wrong side of the toilet.

Controls shall be operable with one hand and shall not require tight grasping, pinching or twisting. Controls for the flush valves shall be mounted on the wide side of toilet areas, no more than 48 inches above the floor.

*2010 ADAS Section 604.6*

*Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with 309. Flush controls shall be located on the open side of the water closet except in ambulatory accessible compartments complying with 604.8.2.*

#### Citation:

2010 ADAS Section: 604.6

#### As Built:

Flush handle located  
on wall side of toilet

#### Budgeting Range:

\$150 - \$500.00

### Recommendation:

Replace toilet water tank with one that has flush handle on the opposite side (open side of toilet area).

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

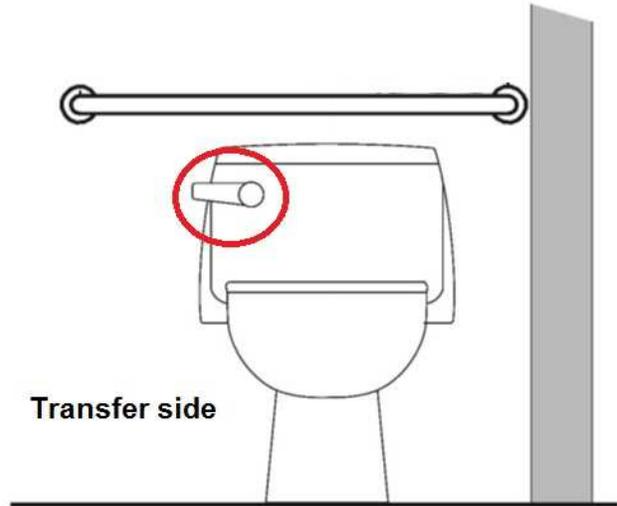
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #20 Continued



Finding 297903 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 21

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

1 inch in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

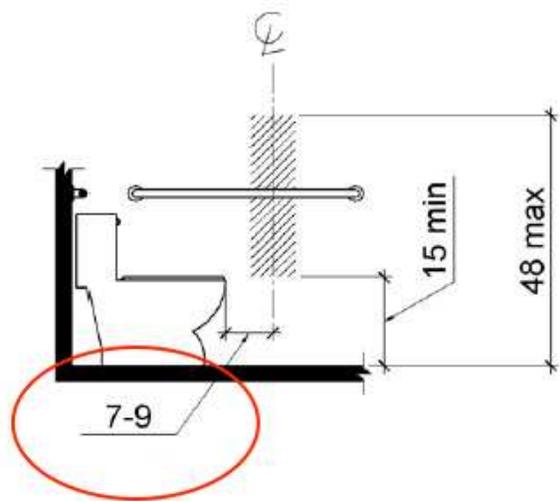
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #21 Continued



Finding 297904 Main Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 22

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

**3 (Moderate):** Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #22 Continued



Finding 297906 Main Photo

**Finding #22 Additional Finding Photos**



Finding 297906 Additional Photo

## Swink Hall Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 23

The toilet is not located within the range allowed from the side wall or partition.

The centerline of the toilet must be 16 to 18 inches from the side wall.

*2010 ADAS Section 604.2*

*The water closet shall be positioned with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16 inches (405 mm) minimum to 18 inches (455 mm) maximum from the side wall or partition, except that the water closet shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum from the side wall or partition in the ambulatory accessible toilet compartment specified in 604.8.2. Water closets shall be arranged for a left-hand or right-hand approach.*

#### Citation:

2010 ADAS Section: 604.2

#### As Built:

18.75 inches from side wall to centerline of toilet

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Re-position toilet between 16 inches minimum and 18 inches maximum from centerline of toilet to side wall. May require plumbing alteration.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

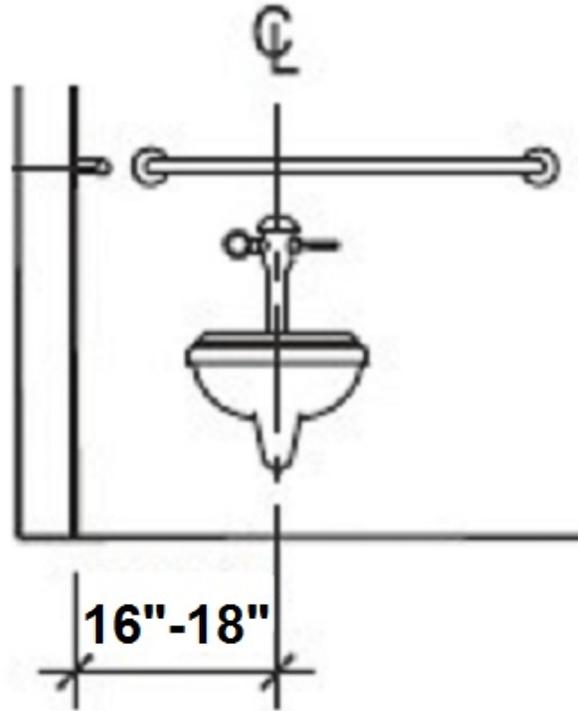
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #23 Continued



Finding 297902 Main Photo

**Finding #23 Additional Finding Photos**



Finding 297902 Additional Photo

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 24

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

7 lbs of pressure required

### Budgeting Range:

\$30 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #24 Continued



Finding 297880 Main Photo

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 25

Relocate trash can or replace with low profile trash can that does not obstruct door opening.

2010 ADAS Section Recommended  
None

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: Recommended	Trash can obstructing circulation path into restroom	\$0 - \$0.00

### Recommendation:

Relocate trash can to another location.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #25 Continued



Finding 297881 Main Photo

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 26

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not fully insulated

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

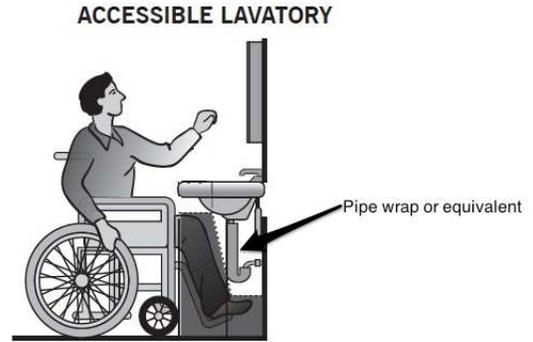
#### Notes:

N/A

Finding #26 Continued



Finding 297883 Main Photo



## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 27

The water closet compartment door is missing a loop handle on the outside.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handle  
on outside of  
compartment door

#### Budgeting Range:

\$20 - \$40.00

#### Recommendation:

Install loop or U-shaped handle on outside of compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

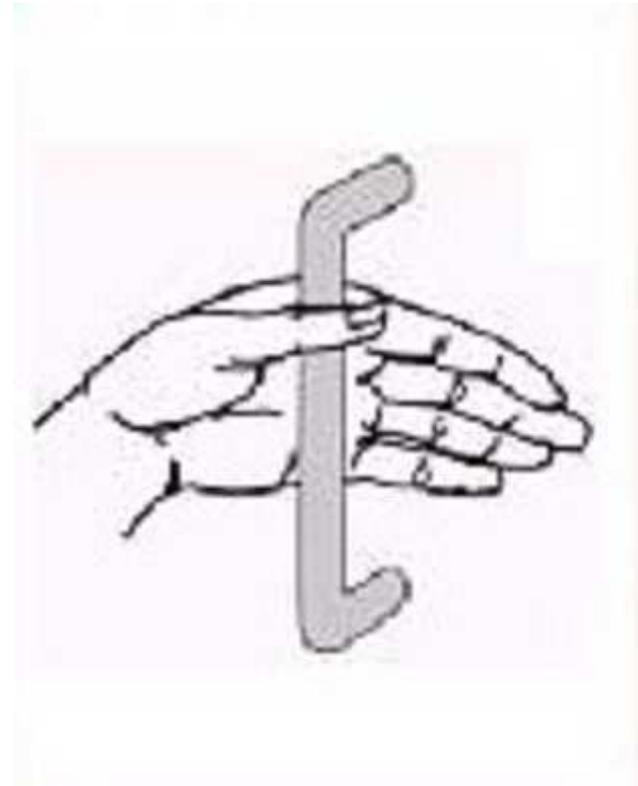
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #27 Continued



Finding 297884 Main Photo

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 28

The rear grab bar does not extend adequately past the toilet on the wide side.

The rear grab bar must be a minimum of 36 inches long and extend from the centerline of the toilet 12 inches minimum on wall side and 24 inches minimum on the wide side.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 604.5.2*

*The rear wall grab bar shall be 36 inches (915 mm) long minimum and extend from the centerline of the water closet 12 inches (305 mm) minimum on one side and 24 inches (610 mm) minimum on the other side.*

#### Citation:

2010 ADAS Section: 604.5.2

#### As Built:

21.5 inches from  
centerline of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position rear grab bar to extend from the centerline of the toilet 12 inches minimum on wall side and 24 inches minimum on the wide side.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

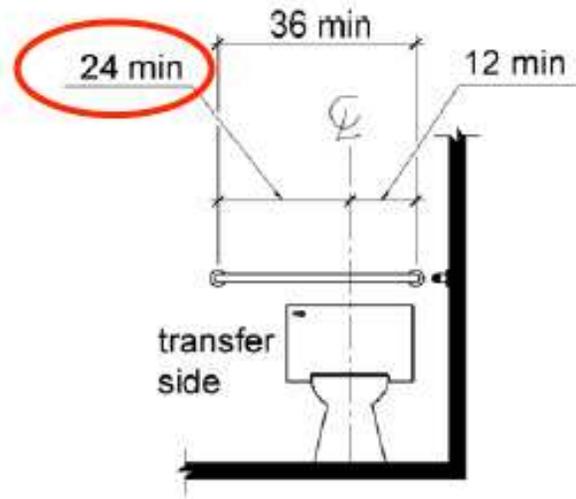
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #28 Continued



Finding 297889 Main Photo

**Finding #28 Additional Finding Photos**



**Finding 297889 Additional Photo**

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 29

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

4 inches in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

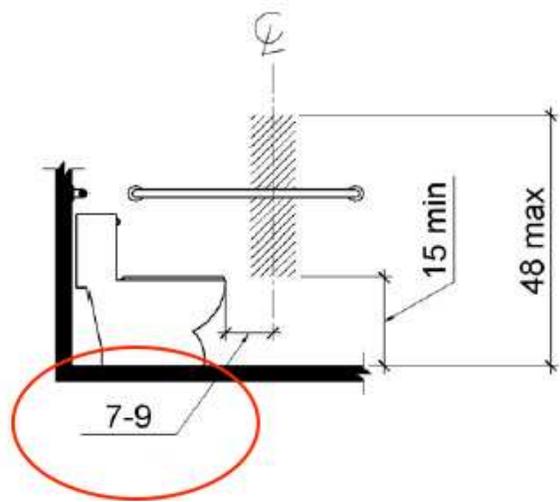
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #29 Continued



Finding 297890 Main Photo

**Finding #29 Additional Finding Photos**



Finding 297890 Additional Photo

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 30

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

**3 (Moderate):** Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #30 Continued



Finding 297891 Main Photo

**Finding #30 Additional Finding Photos**



**Finding 297891 Additional Photo**

## Swink Hall Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 31

Recommend installing baby changing station due to pedestrian traffic during the annual fair. Also, fair grounds complex supervisor inquired and asked if it would possible to install a changing station due to it's demand during the annual fair.

Install inside compartment stall on adjacent or perpendicular wall.

2010 ADAS Section Recommended  
None

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: Recommended	Baby changing table non existing	\$200 - \$400.00

### Recommendation:

Install horizontal baby changing station and ensure it meets current ADA standards for knee clearance and reach ranges.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #31 Continued



## Swink Hall Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 32

The rim of the urinal is too high.

Wall-hung urinals must be provided with an elongated rim projecting a minimum of 13 1/2 inches from the wall and a maximum of 17 inches above the floor.

*2010 ADAS Section 605.2*

*Urinals shall be the stall-type or the wall-hung type with the rim 17 inches (430 mm) maximum above the finish floor or ground. Urinals shall be 13 1/2 inches (345 mm) deep minimum measured from the outer face of the urinal rim to the back of the fixture.*

#### Citation:

2010 ADAS Section: 605.2

#### As Built:

26 inches above  
finished floor

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Lower urinal to ensure a maximum height of 17 inches above finished floor. May require plumbing alteration.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

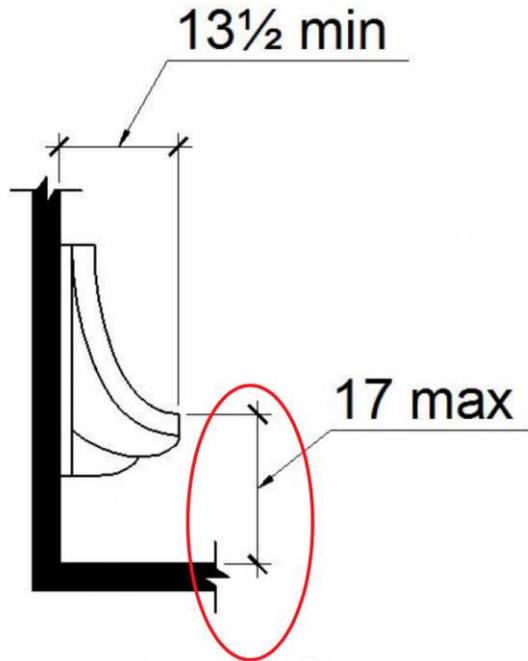
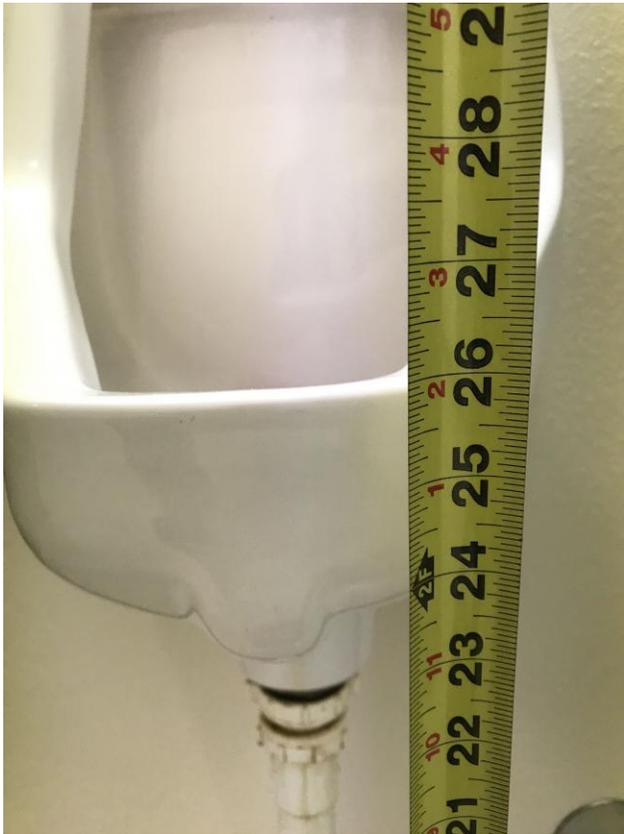
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #32 Continued



Finding 297882 Main Photo

**Finding #32 Additional Finding Photos**



Finding 297882 Additional Photo



Finding 297882 Additional Photo

## Swink Hall Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 33

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

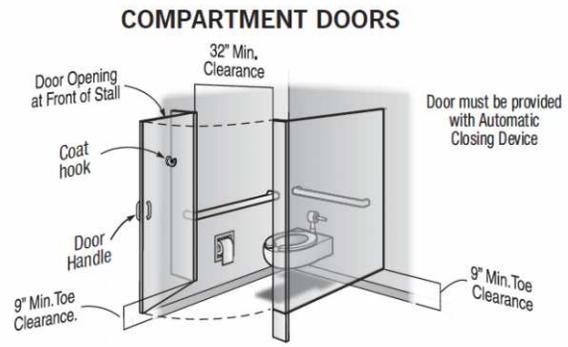
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #33 Continued



Finding 297885 Main Photo

## Swink Hall Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 34

The side grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.75 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

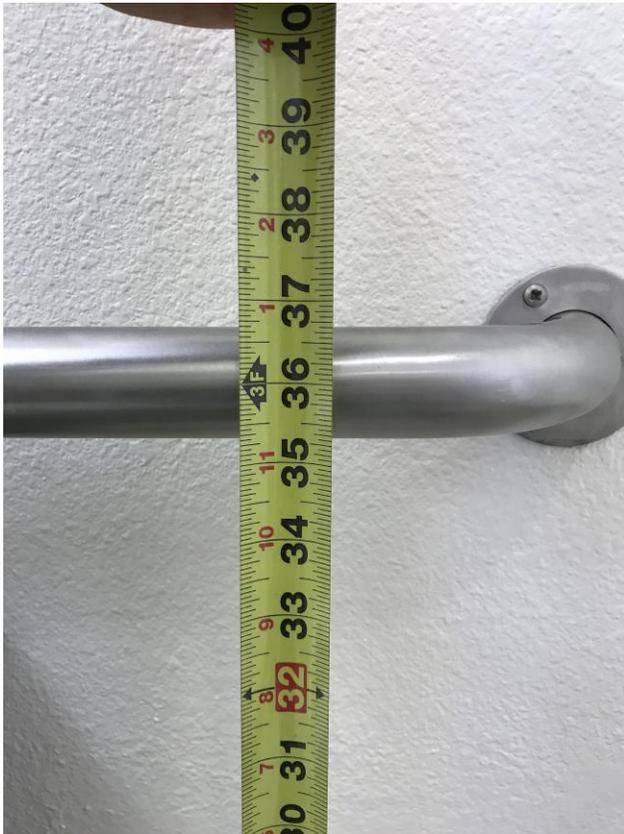
#### Estimated Remediation Date:

N/A

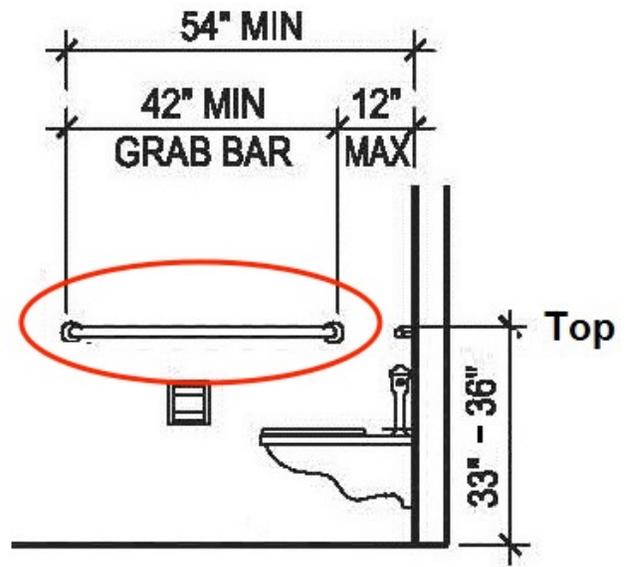
#### Notes:

N/A

Finding #34 Continued



Finding 297886 Main Photo



**Finding #34 Additional Finding Photos**



Finding 297886 Additional Photo

## Swink Hall Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 35

The side grab bar does not extend far enough from the rear wall.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall. A 42 inch grab bar installed the maximum distance from the rear wall (12 inches) will leave the leading end 54 inches from the rear wall. Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5.1*

*The side wall grab bar shall be 42 inches (1065 mm) long minimum, located 12 inches (305 mm) maximum from the rear wall and extending 54 inches (1370 mm) minimum from the rear wall.*

#### Citation:

2010 ADAS Section: 604.5.1

#### As Built:

49 inches from rear wall

#### Budgeting Range:

\$50 - \$100.00

### Recommendation:

Adjust side grab bar no to exceed 12 inches from rear wall. The side grab bar must extend at least 54 inches minimum beyond the rear wall.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

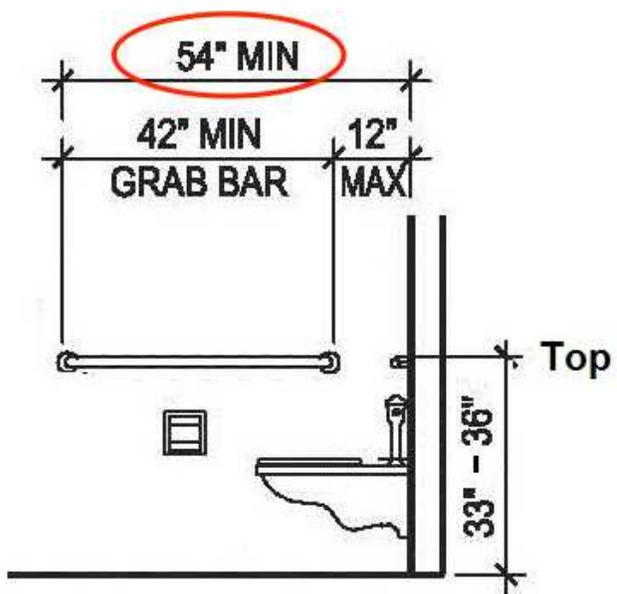
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #35 Continued



Finding 297887 Main Photo

## Finding #35 Additional Finding Photos



Finding 297887 Additional Photo

## Swink Hall Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 36

The rear grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.5 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

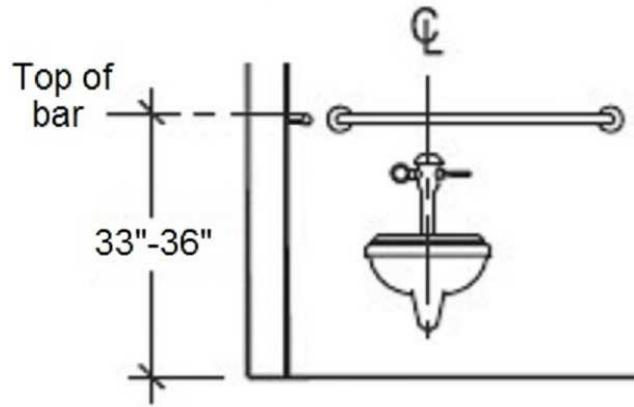
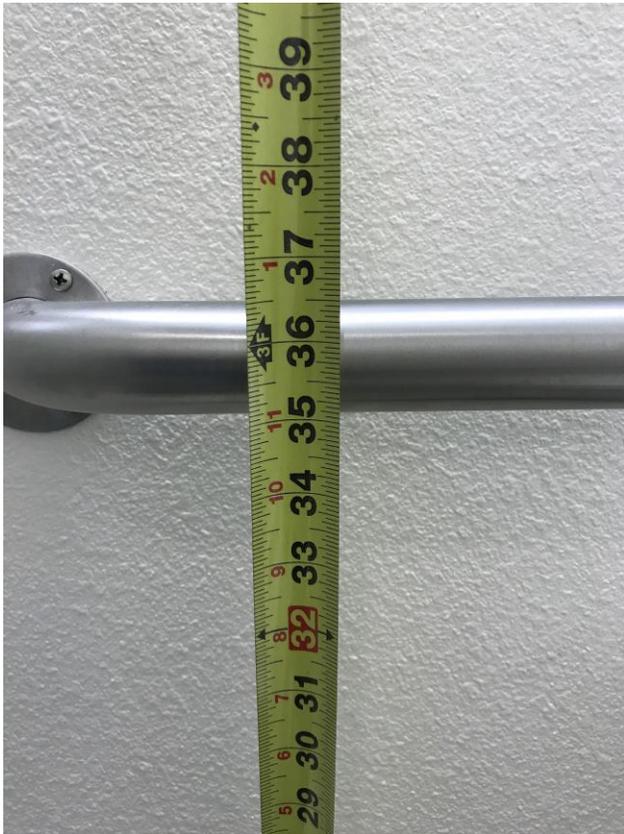
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #36 Continued



Finding 297888 Main Photo

**Finding #36 Additional Finding Photos**



Finding 297888 Additional Photo

## Gazebo/Pavillion

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 37

The walkway contains abrupt vertical edges and/or variations over a 1/4 inch.

1/4 inch is the maximum vertical rise. Changes in level between 1/4 inch and 1/2 inch must be beveled at 1:2 or less.

Changes in level greater than 1/2 inch must be by way of a ramp.

*2010 ADAS Section 303.3*

*Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (13 mm) high maximum shall be beveled with a slope not steeper than 1:2.*

*2010 ADAS Section 303.2*

*Changes in level of 1/4 inch (6.4 mm) high maximum shall be permitted to be vertical.*

#### Citation:

2010 ADAS Section: 303.3, 303.2

#### As Built:

3.5 inches vertical change

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Entrance not accessible to mobility devices due to the obstruction at the entrance. Recommend backfilling dirt/gravel to ensure a change in level no more than 1/4 of an inch or install an ADA ramp as used in school playgrounds or construct concrete ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

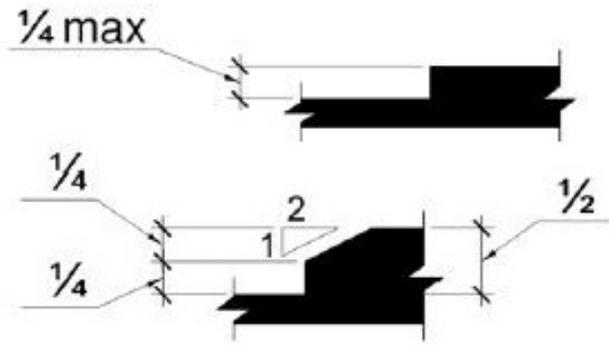
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #37 Continued



Finding 297967 Main Photo

**Finding #37 Additional Finding Photos**



Finding 297967 Additional Photo

## Information Lost and Found Booth

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 38

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

45.5 inches above  
finished floor

#### Budgeting Range:

\$1,500 - \$2,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively. If forward approach is provided, please ensure knee clearance is also provided.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

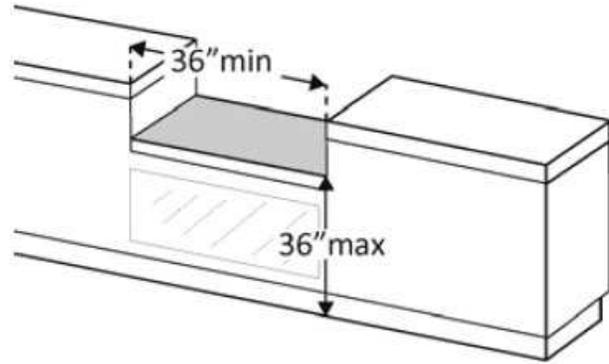
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #38 Continued



Finding 297910 Main Photo

**Finding #38 Additional Finding Photos**



Finding 297910 Additional Photo

## Kids Playground

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 39

There is no accessible route/entrance to the playground area.

At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.

*2010 ADAS Section 206.2.2*

*At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.*

#### Citation:

2010 ADAS Section: 206.2.2

#### As Built:

No accessible entrance to play structure

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

No accessible entrance to playground. Recommend installing an ADA ramp as used in school playgrounds or construct concrete ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

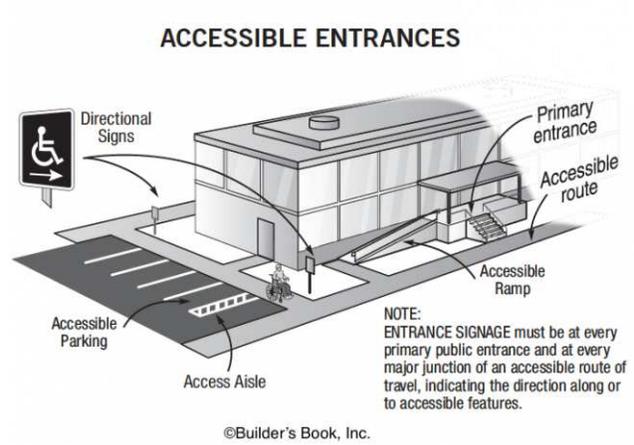
#### Notes:

N/A

### Finding #39 Continued



Finding 297911 Main Photo



**Finding #39 Additional Finding Photos**



Finding 297911 Additional Photo



Finding 297911 Additional Photo



Finding 297911 Additional Photo

## Kids Playground

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 40

The accessible route contains loose gravel and/or surfaces that do not provide for a stable, firm slip resistant surface.

*2010 ADAS Section 302.1*

*Floor and ground surfaces shall be stable, firm, and slip resistant and shall comply with 302.*

#### Citation:

2010 ADAS Section: 302.1

#### As Built:

Rubber mulch not  
stable nor firm

#### Budgeting Range:

\$500 - \$4,500.00

#### Recommendation:

Existing surface material not compliant. Install an accessible route that is firm, stable and slip resistant.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

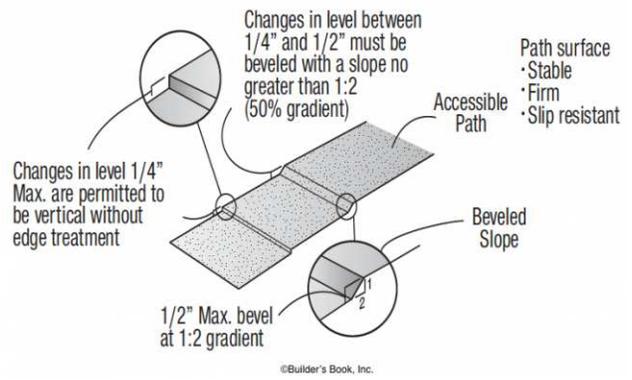
#### Notes:

N/A

### Finding #40 Continued



Finding 297914 Main Photo



**Finding #40 Additional Finding Photos**



Finding 297914 Additional Photo



Finding 297914 Additional Photo

## Kids Playground

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 41

There is no accessible route to the seating bench.

At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.

*2010 ADAS Section 206.2.2*

*At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.*

#### Citation:

2010 ADAS Section: 206.2.2

#### As Built:

No accessible route to seating bench

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

Existing surface material not compliant. Install an accessible route that is firm, stable and slip resistant to the entry and exit points of the play structure and bench.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

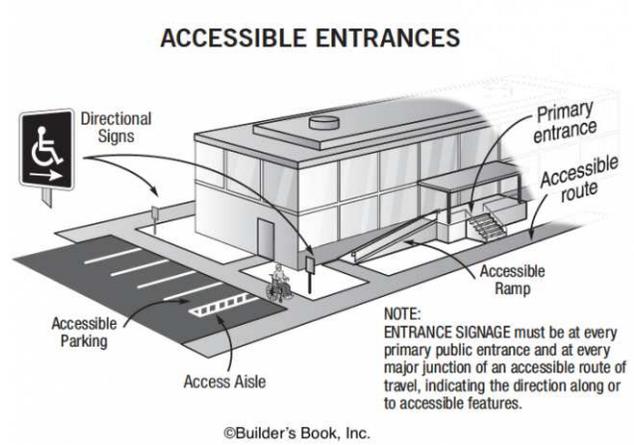
#### Notes:

N/A

### Finding #41 Continued



Finding 297998 Main Photo



**Finding #41 Additional Finding Photos**



Finding 297998 Additional Photo

## Kids Playground

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 42

There is no accessible route to the ground level play components or elevated play structure transfer or exit points.

At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.

*2010 ADAS Section 206.2.2*

*At least one accessible route shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site.*

#### Citation:

2010 ADAS Section: 206.2.2

#### As Built:

No accessible route to play components

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

Existing surface material not compliant. Install an accessible route that is firm, stable and slip resistant to the entry and exit points of the play structure.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

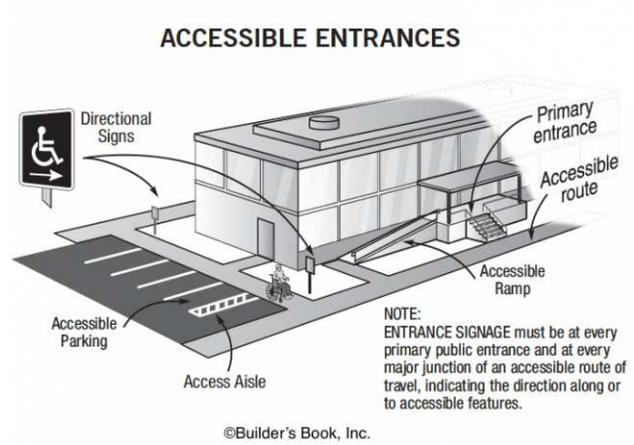
#### Notes:

N/A

Finding #42 Continued



Finding 297912 Main Photo



**Finding #42 Additional Finding Photos**



Finding 297912 Additional Photo



Finding 297912 Additional Photo

## Grand Stands Women's Restroom North

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 43

The coat hook is installed greater than 48 inches above the finished floor.

Where a forward reach is unobstructed, the high forward reach shall be 48 inches maximum above the finished floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

60.25 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

### Recommendation:

Lower coat hook 13 inches minimum or install another coat hook. Not to exceed a maximum height of 48 inches above finished floor.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

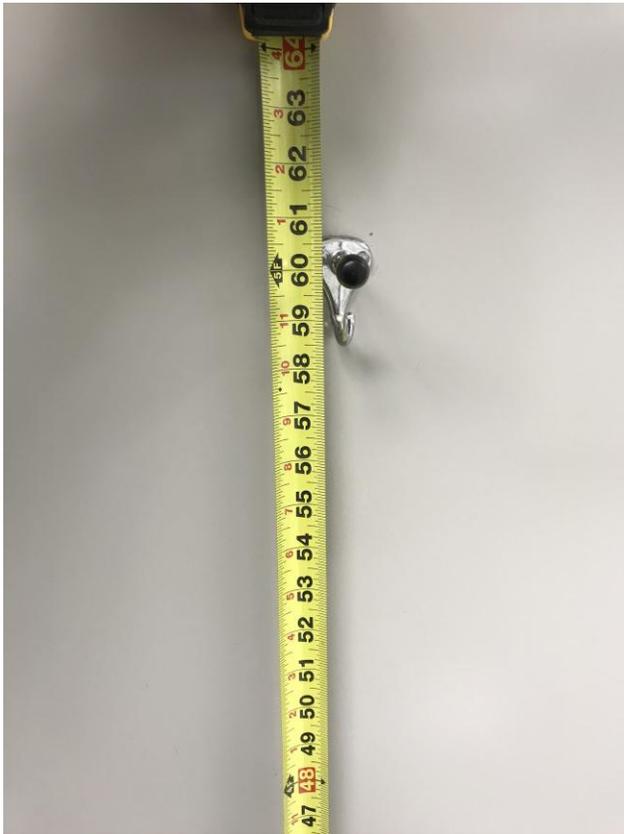
### Estimated Remediation Date:

N/A

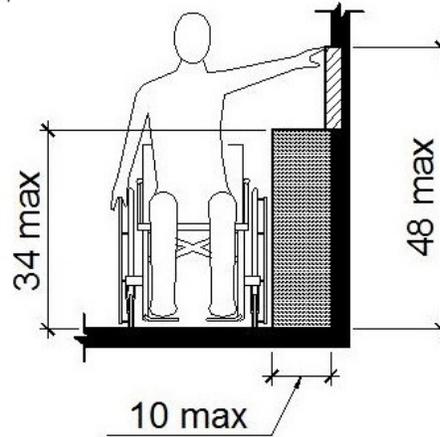
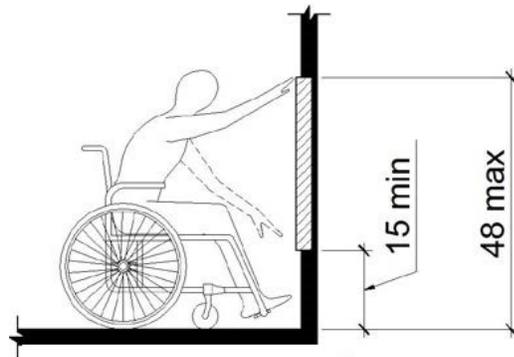
### Notes:

N/A

Finding #43 Continued



Finding 297976 Main Photo



Considered  
Unobstructed

## Grand Stands Women's Restroom North

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 44

The baby changing table is too high when folded down.

The tops of baby changing surfaces shall be 28 inches minimum and 34 inches maximum above the finish floor or ground.

*2010 ADAS Section 902.3*

*The tops of dining surfaces and work surfaces shall be 28 inches (710 mm) minimum and 34 inches (865 mm) maximum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 902.3

#### As Built:

36 inches above  
finished floor

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Lower baby changing station 3 inches to meet compliance.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #44 Continued



Finding 297977 Main Photo

**Finding #44 Additional Finding Photos**



Finding 297977 Additional Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 45

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 306.3.3	No knee clearance provided under lavatory	\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

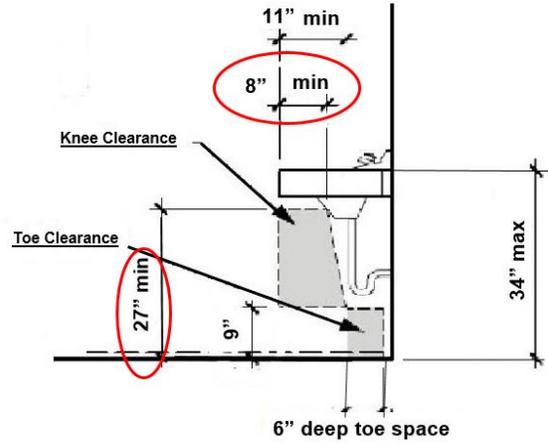
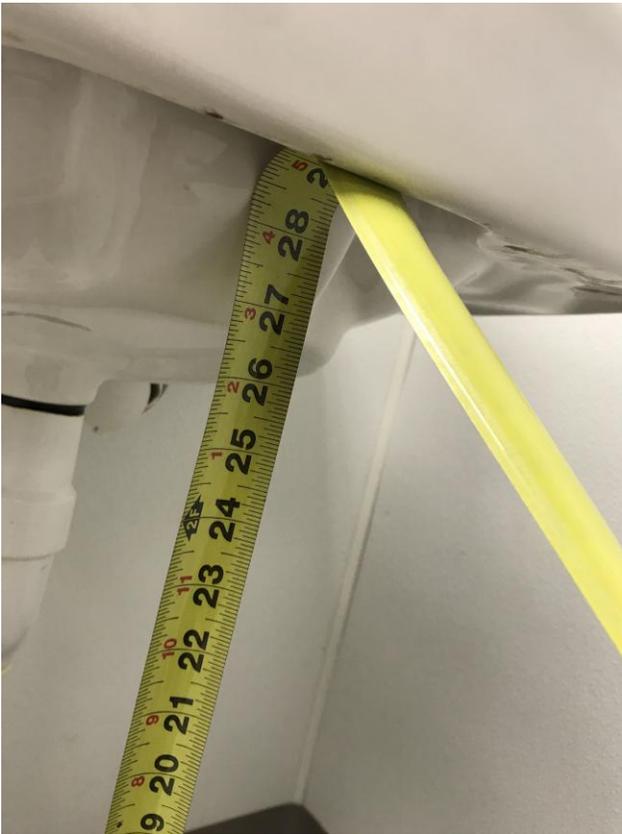
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #45 Continued



Finding 297999 Main Photo

**Finding #45 Additional Finding Photos**



Finding 297999 Additional Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 46

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

8 lbs of pressure required

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #46 Continued**



Finding 297970 Main Photo

**Finding #46 Additional Finding Photos**



**Finding 297970 Additional Photo**

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 47

The side grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.75 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

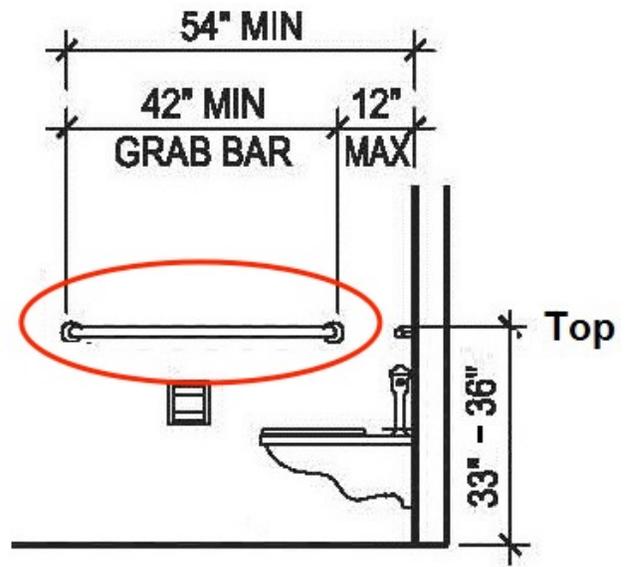
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #47 Continued



Finding 297972 Main Photo

**Finding #47 Additional Finding Photos**



Finding 297972 Additional Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 48

The rear grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.25 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

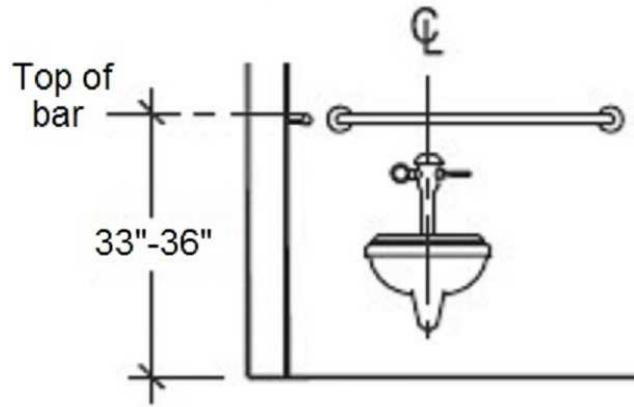
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #48 Continued



Finding 297973 Main Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 49

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

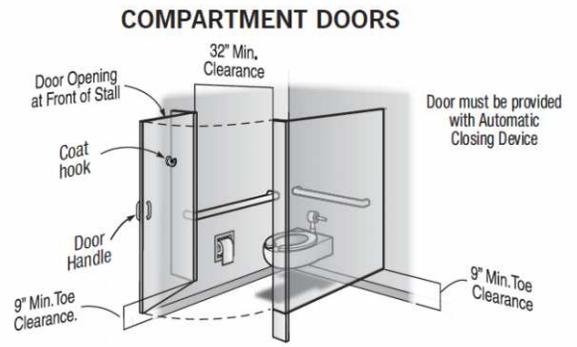
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #49 Continued



Finding 297974 Main Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 50

The water closet compartment door is missing a loop handle on the outside.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on outside of  
compartment door

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Install loop or U-shaped handle on outside of compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

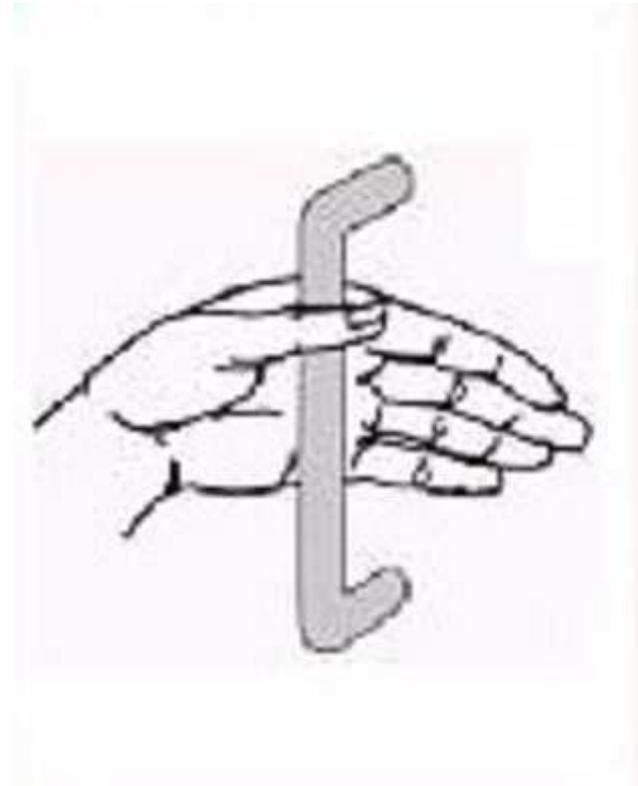
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #50 Continued



Finding 297975 Main Photo

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 51

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #51 Continued



Finding 297978 Main Photo

**Finding #51 Additional Finding Photos**



**Finding 297978 Additional Photo**

## Grand Stands Women's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 52

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 404.2.8.1	3.18 seconds to closed position	\$25 - \$50.00

### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

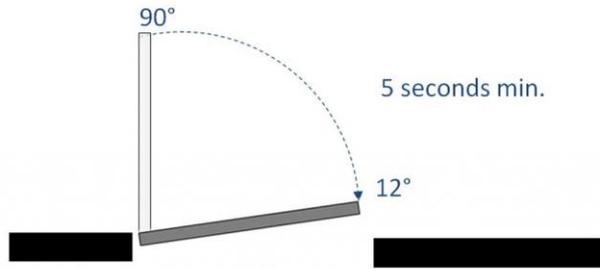
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #52 Continued



Finding 297971 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 53

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

8 lbs of pressure required

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #53 Continued



Finding 298000 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 54

The side grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.5 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

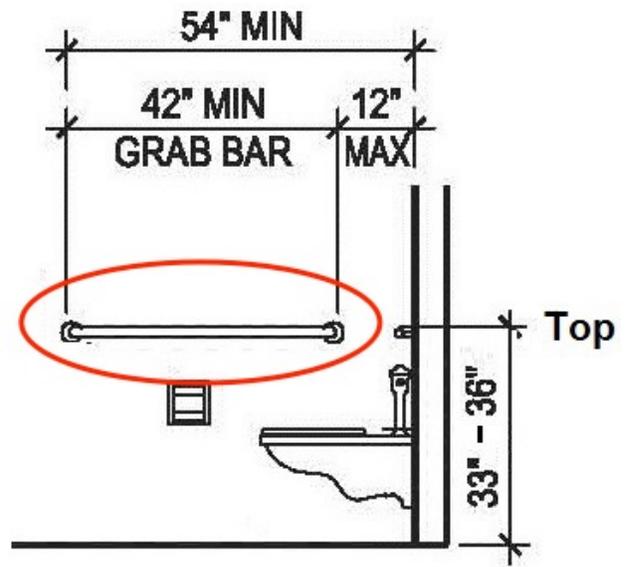
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #54 Continued



Finding 298001 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 55

The side grab bar does not extend far enough from the rear wall.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall. A 42 inch grab bar installed the maximum distance from the rear wall (12 inches) will leave the leading end 54 inches from the rear wall. Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5.1*

*The side wall grab bar shall be 42 inches (1065 mm) long minimum, located 12 inches (305 mm) maximum from the rear wall and extending 54 inches (1370 mm) minimum from the rear wall.*

#### Citation:

2010 ADAS Section: 604.5.1

#### As Built:

53.5 inches from rear wall

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust side grab bar not to exceed 12 inches from rear wall. The side grab bar must extend at least 54 inches minimum beyond the rear wall.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

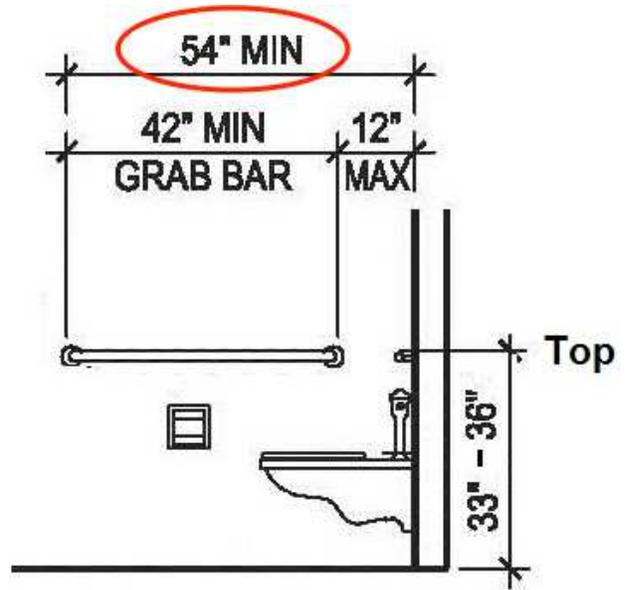
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #55 Continued



Finding 298002 Main Photo

**Finding #55 Additional Finding Photos**



Finding 298002 Additional Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 56

The rear grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.5 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

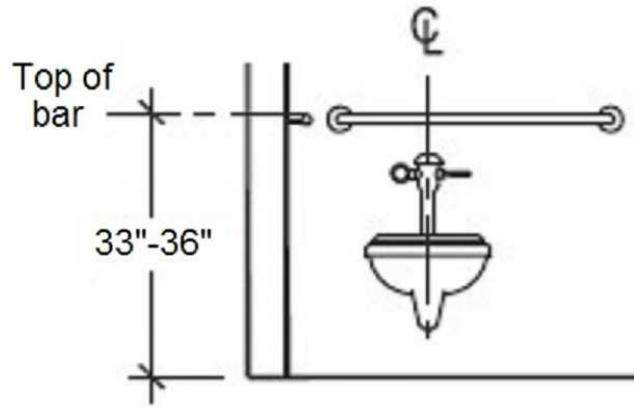
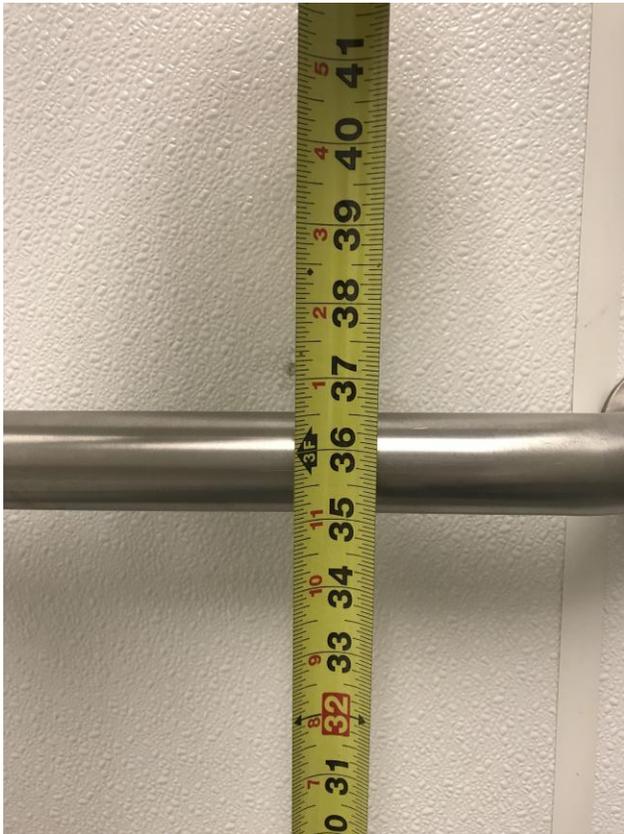
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #56 Continued



Finding 298003 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 57

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

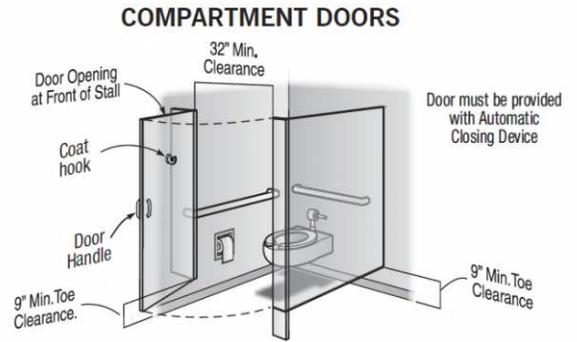
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #57 Continued



Finding 298004 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 58

The water closet compartment door is missing loop handles.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shaped handles on compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

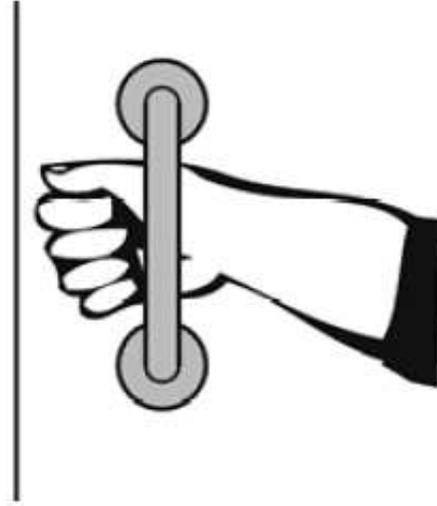
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #58 Continued



Finding 298005 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 59

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #59 Continued**



Finding 298006 Main Photo

**Finding #59 Additional Finding Photos**



Finding 298006 Additional Photo

## Grand Stands Men's Restroom North

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 60

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

12 inches in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

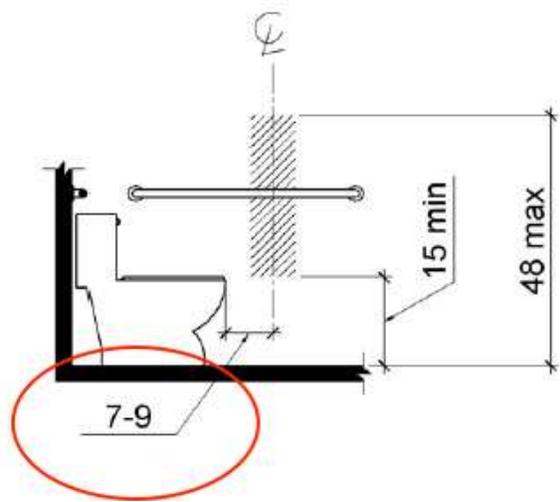
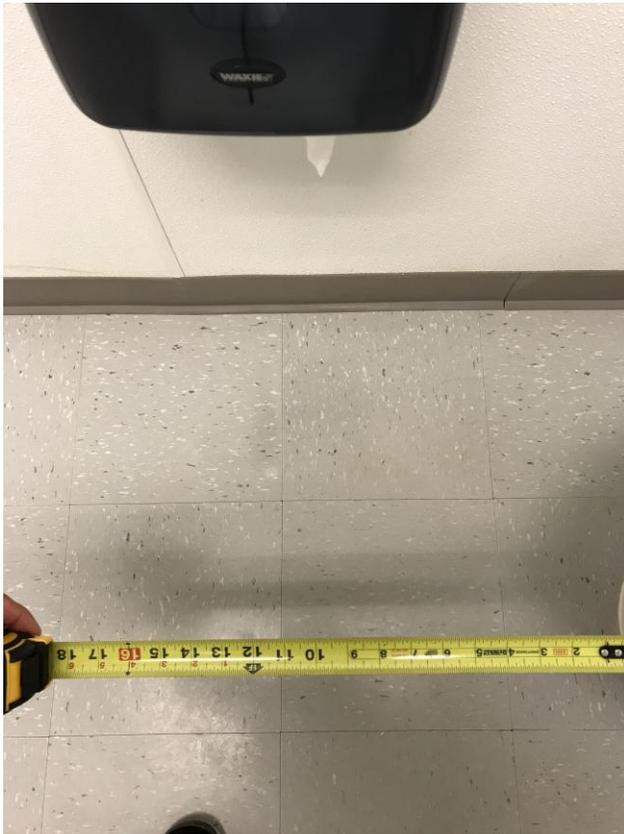
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #60 Continued



Finding 298007 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 61

The toilet is not located within the range allowed from the side wall or partition.

The centerline of the toilet must be 16 to 18 inches from the side wall.

*2010 ADAS Section 604.2*

*The water closet shall be positioned with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16 inches (405 mm) minimum to 18 inches (455 mm) maximum from the side wall or partition, except that the water closet shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum from the side wall or partition in the ambulatory accessible toilet compartment specified in 604.8.2. Water closets shall be arranged for a left-hand or right-hand approach.*

#### Citation:

2010 ADAS Section: 604.2

#### As Built:

19.25 inches from side wall to centerline of toilet

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Re-position toilet between 16 inches minimum and 18 inches maximum from centerline of toilet to side wall. May require plumbing alteration.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

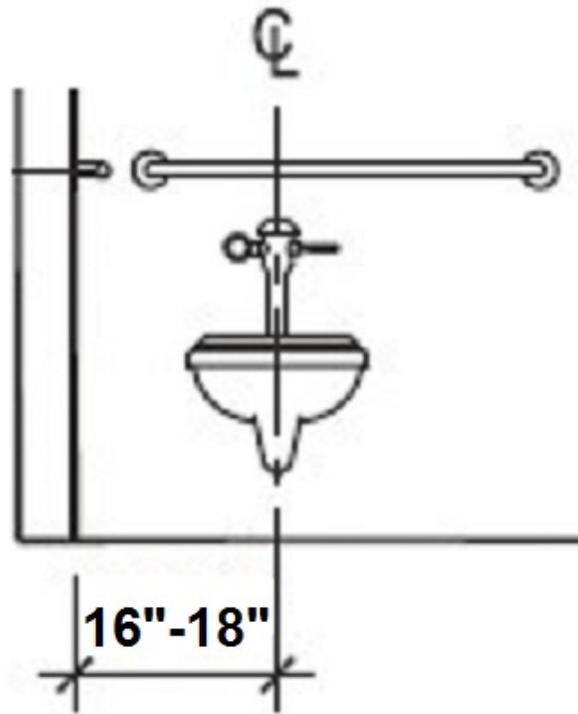
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #61 Continued



Finding 298008 Main Photo

## Grand Stands Men's Restroom North

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 62

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 306.3.3

#### As Built:

No knee clearance provided under lavatory

#### Budgeting Range:

\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

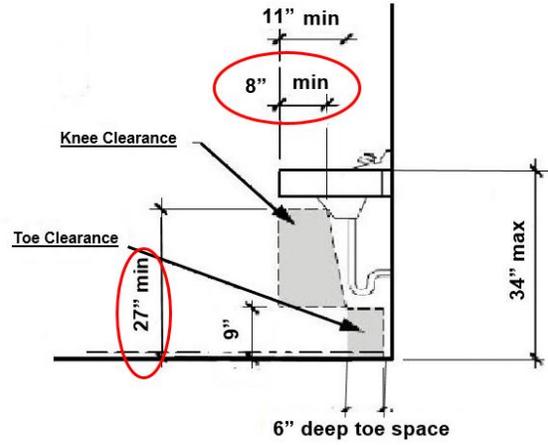
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #62 Continued



Finding 298009 Main Photo

## Finding #62 Additional Finding Photos



Finding 298009 Additional Photo

## Grand Stands Men's Restroom North

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 63

Relocate trash can or replace with low profile trash can that does not obstruct door opening.

2010 ADAS Section Recommended  
None

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: Recommended	Trash can obstructing circulation path into restroom	\$0 - \$0.00

### Recommendation:

Relocate trash can to another location.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

## Finding #63 Continued



Finding 298010 Main Photo

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 64

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

#### Citation:

2010 ADAS Section: 404.2.8.1

#### As Built:

1.29 seconds to closed position

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

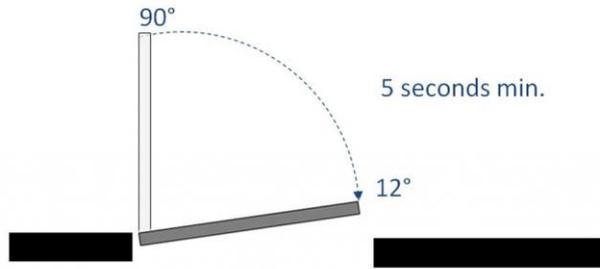
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #64 Continued



Finding 297923 Main Photo

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 65

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #65 Continued



Finding 297926 Main Photo

**Finding #65 Additional Finding Photos**



Finding 297926 Additional Photo

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 66

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

16 lbs of pressure required

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #66 Continued



Finding 297927 Main Photo

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 67

The side grab bar is too high.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

36.25 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

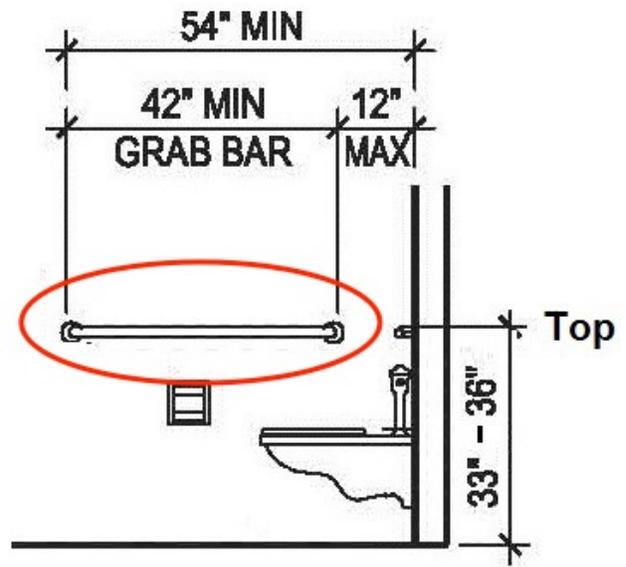
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #67 Continued



Finding 297928 Main Photo

## Grand Stands Women's Restroom South

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 68

The coat hook is installed greater than 48 inches above the finished floor.

Where a forward reach is unobstructed, the high forward reach shall be 48 inches maximum above the finished floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

67.5 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

### Recommendation:

Lower coat hook 20 inches minimum or install another coat hook. Not to exceed a maximum height of 48 inches above finished floor.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

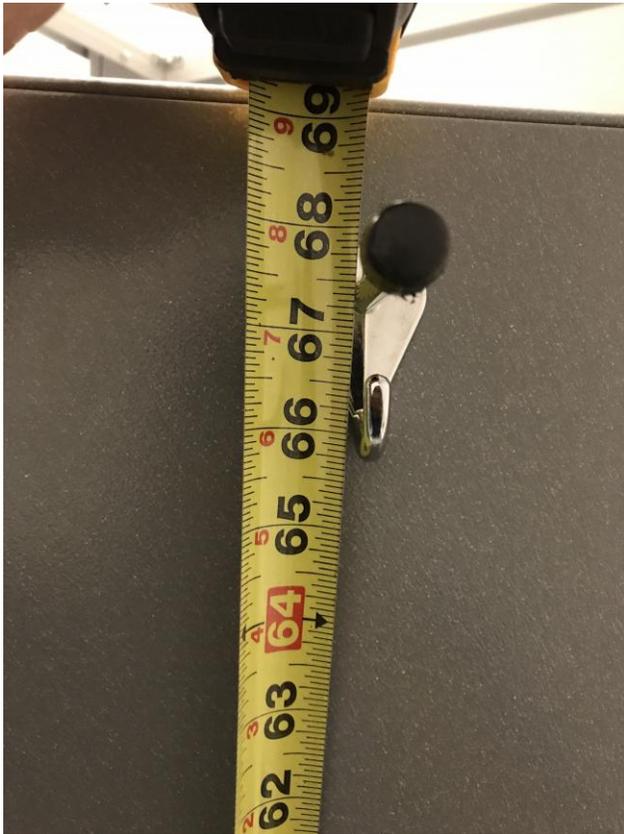
### Estimated Remediation Date:

N/A

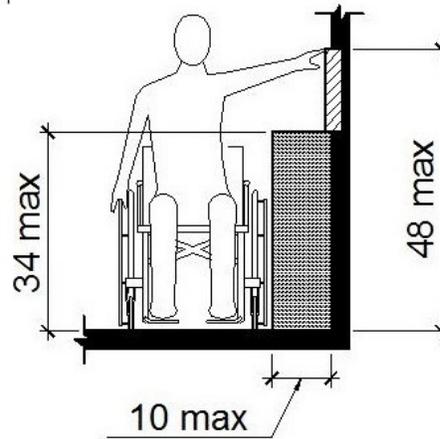
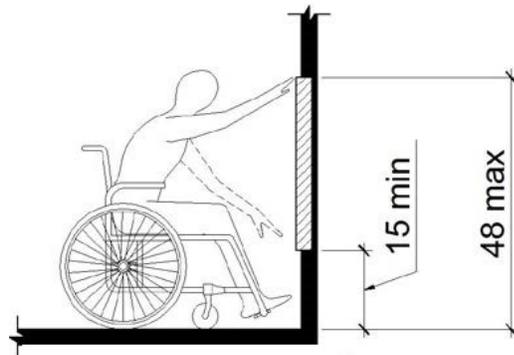
### Notes:

N/A

Finding #68 Continued



Finding 297929 Main Photo



Considered  
Unobstructed

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 69

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

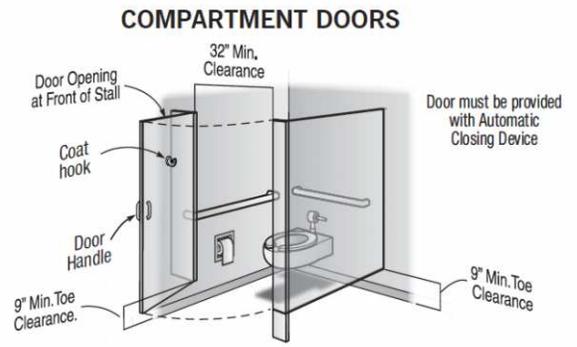
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #69 Continued



Finding 297924 Main Photo

## Grand Stands Women's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 70

The water closet compartment door is missing a loop handle.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handles on the inside and outside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

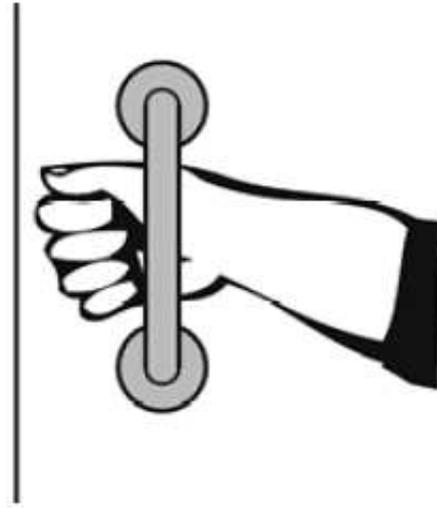
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #70 Continued



Finding 297925 Main Photo

## Grand Stands Men's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 71

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

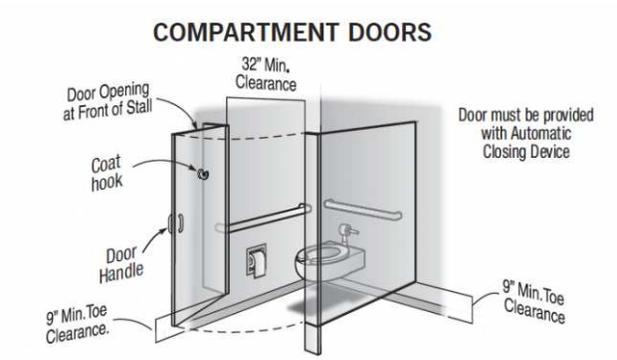
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #71 Continued



Finding 297917 Main Photo

## Grand Stands Men's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 72

The water closet compartment door is missing a loop handle.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handles on the inside and outside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

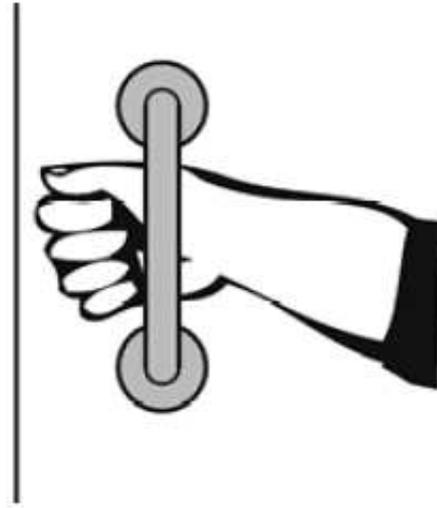
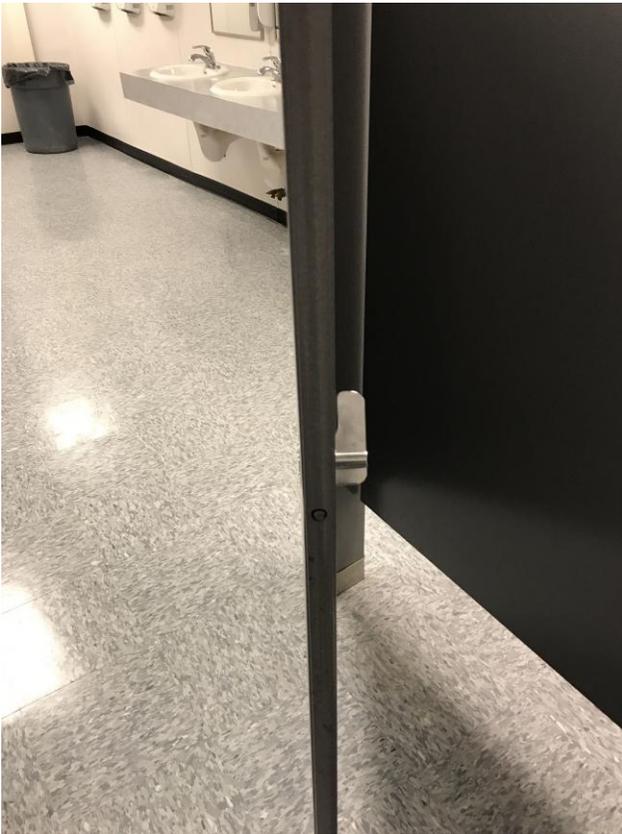
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #72 Continued



Finding 297918 Main Photo

## Grand Stands Men's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 73

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

## Finding #73 Continued



Finding 297919 Main Photo

**Finding #73 Additional Finding Photos**



**Finding 297919 Additional Photo**

## Grand Stands Men's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 74

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

#### Citation:

2010 ADAS Section: 404.2.8.1

#### As Built:

1.36 seconds to closed position

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

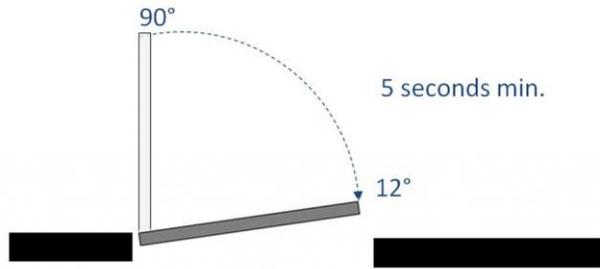
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #74 Continued



Finding 297920 Main Photo

## Grand Stands Men's Restroom South

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 75

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

#### Citation:

2010 ADAS Section: 404.2.9

#### As Built:

16 lbs of pressure required

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #75 Continued



Finding 297921 Main Photo

## Grand Stands Men's Restroom South

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 76

The coat hook is installed greater than 48 inches above the finished floor.

Where a forward reach is unobstructed, the high forward reach shall be 48 inches maximum above the finished floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

67 inches above  
finished floor

#### Budgeting Range:

\$150 - \$100.00

### Recommendation:

Lower coat hook 20 inches minimum or install another coat hook. Not to exceed a maximum height of 48 inches above finished floor.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

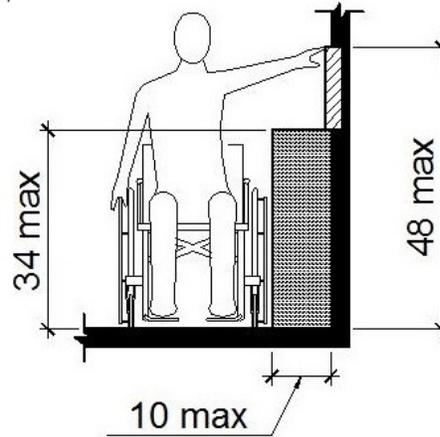
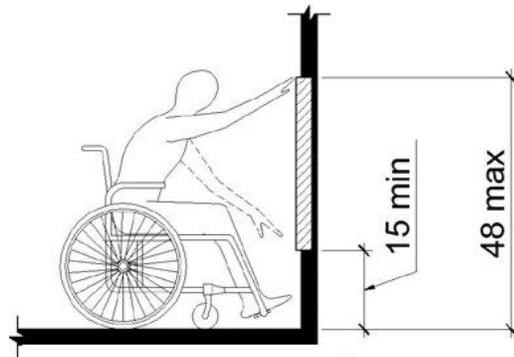
### Notes:

N/A

Finding #76 Continued



Finding 297922 Main Photo



Considered  
Unobstructed

## Grand Stands Interior Drinking Fountain

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 77

The drinking fountain is not accessible.

Drinking fountains must be on an accessible route. An accessible route of travel is 36 inches wide minimum and provides a 30 inch by 48 inch clear floor space centered on the unit that allows a forward approach to the drinking fountain.

At "hi-low" type fountains, the center line of the 30 inch by 48 inch clear floor space must be centered on the "low" fountain. Spout outlets of drinking fountains for standing persons shall be 38 inches minimum and 43 inches maximum above the finish floor or ground.

All drinking fountains shall be located completely within alcoves, positioned completely between wing walls, or otherwise positioned so as not to encroach into pedestrian ways. An alcove must not be less than 32 inches in width and 18 inches in depth. Wing walls must project out from the supporting wall at least as far as the drinking fountain.

*2010 ADAS Section 403.5.1*

*Except as provided in 403.5.2 and 403.5.3, the clear width of walking surfaces shall be 36 inches (915 mm) minimum.*

*2010 ADAS Section 602.1*

*Drinking fountains shall comply with 307 and 602.*

#### Citation:

2010 ADAS Section: 403.5.1, 602.1

#### As Built:

Non compliant

#### Budgeting Range:

\$1,500 - \$5,500.00

#### Recommendation:

Replace existing drinking fountain with a HiLo drinking to meet ADA compliance. Ensure knee compliance is met and set at 27 inches exactly from bottom edge of drinking fountain to finished floor.

#### Barrier Priority:

4 (Low): Should be completed as soon as possible due to being a technical violation, but may not result in providing greater access to persons with disabilities. (Includes; Findings that are technically violations but provide a moderate to low increase in accessibility compared to the financial impact on the entity)

#### Department:

N/A

#### Estimated Remediation Date:

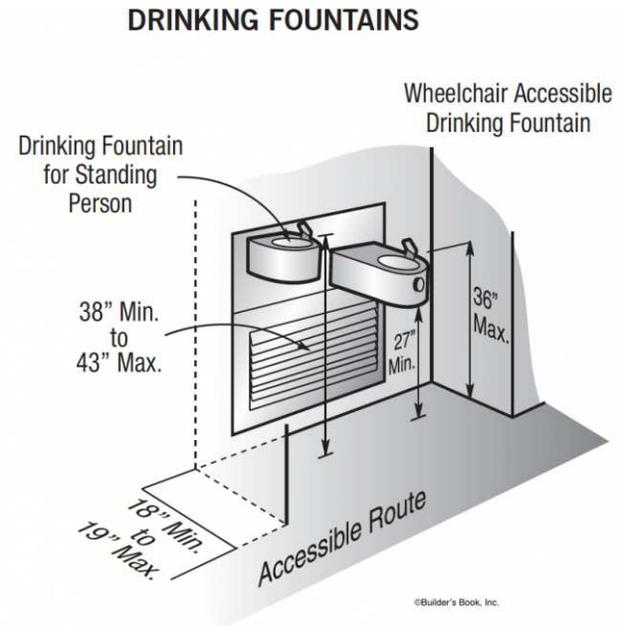
N/A

Notes:

N/A



Finding 297981 Main Photo



## Grand Stands North Food Counter

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 78

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

42.25 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$3,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

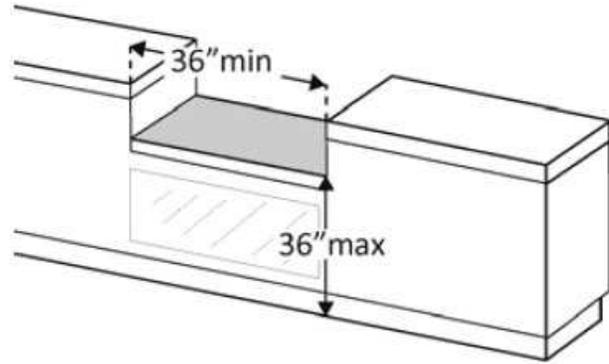
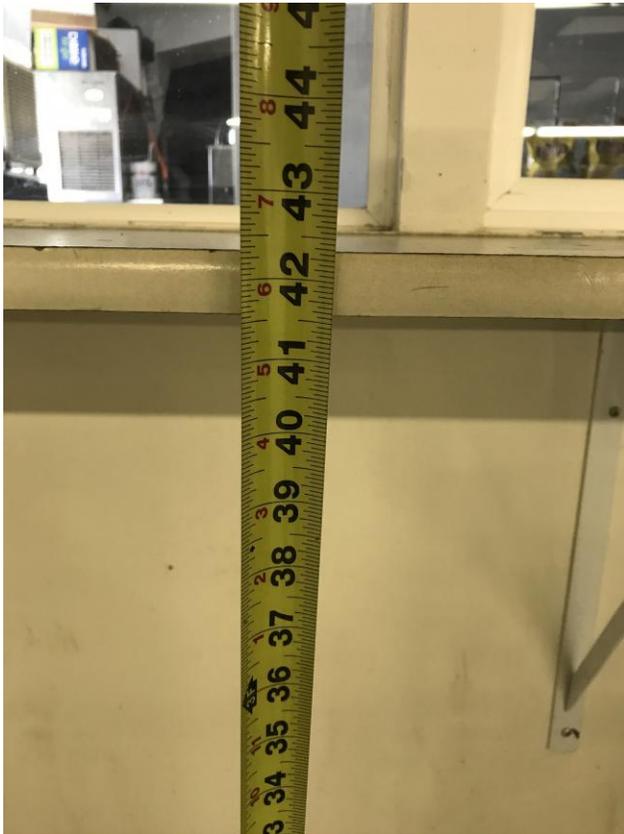
#### Estimated Remediation Date:

N/A

#### Notes:

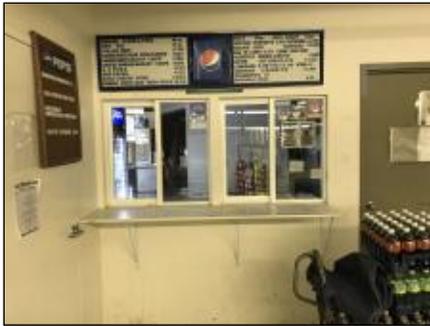
N/A

Finding #78 Continued



Finding 297980 Main Photo

**Finding #78 Additional Finding Photos**



**Finding 297980 Additional Photo**

## Grand Stands South Food Counter

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 79

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

42.5 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$3,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

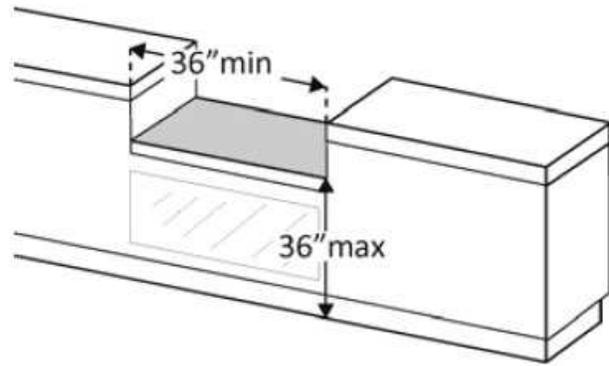
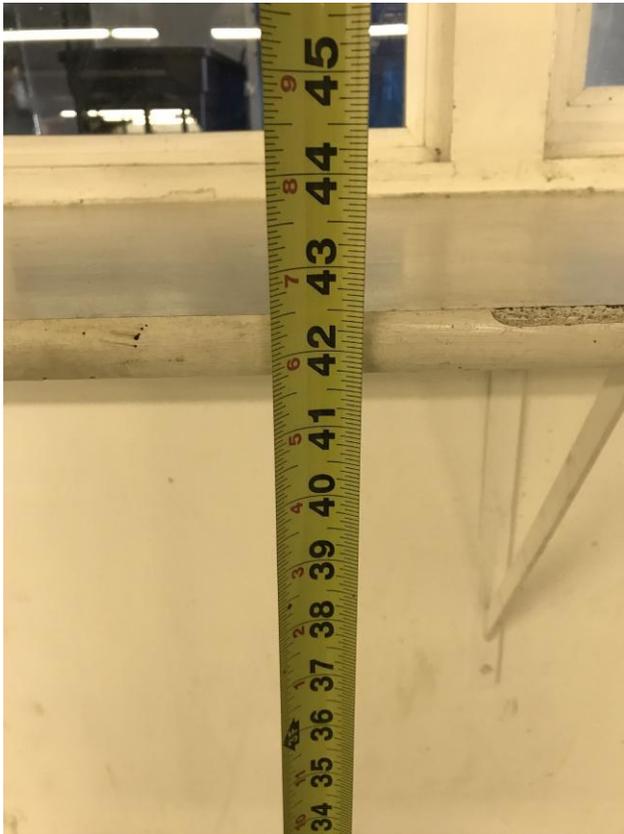
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #79 Continued



Finding 297979 Main Photo

**Finding #79 Additional Finding Photos**



**Finding 297979 Additional Photo**

## Poultry Barn

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 80

The walkway contains abrupt vertical edges and/or variations over a 1/4 inch.

1/4 inch is the maximum vertical rise. Changes in level between 1/4 inch and 1/2 inch must be beveled at 1:2 or less.

Changes in level greater than 1/2 inch must be by way of a ramp.

*2010 ADAS Section 303.3*

*Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (13 mm) high maximum shall be beveled with a slope not steeper than 1:2.*

*2010 ADAS Section 303.2*

*Changes in level of 1/4 inch (6.4 mm) high maximum shall be permitted to be vertical.*

#### Citation:

2010 ADAS Section: 303.3, 303.2

#### As Built:

.75 inch vertical  
change and abrupt  
vertical edges and/or  
variations over a 1/4  
inch

#### Budgeting Range:

\$500 - \$1,500.00

#### Recommendation:

Recommend installing an ADA ramp as used in school playgrounds or construct permanent concrete ADA compliant ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

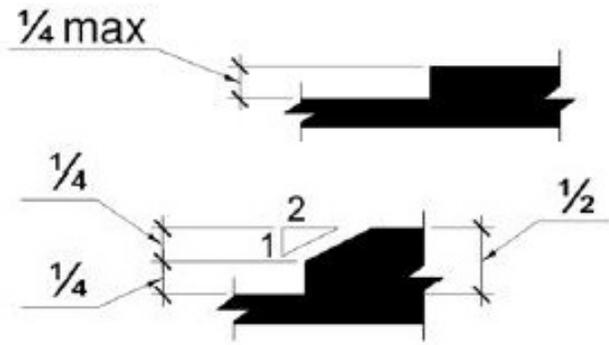
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #80 Continued

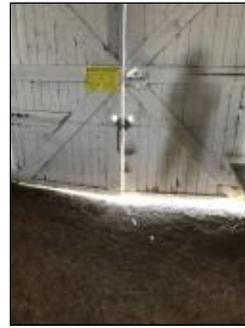


Finding 297997 Main Photo

**Finding #80 Additional Finding Photos**



Finding 297997 Additional Photo



Finding 297997 Additional Photo

## Pygmy Goat Barn

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 81

The walkway contains abrupt vertical edges and/or variations over a 1/4 inch.

1/4 inch is the maximum vertical rise. Changes in level between 1/4 inch and 1/2 inch must be beveled at 1:2 or less.

Changes in level greater than 1/2 inch must be by way of a ramp.

*2010 ADAS Section 303.3*

*Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (13 mm) high maximum shall be beveled with a slope not steeper than 1:2.*

*2010 ADAS Section 303.2*

*Changes in level of 1/4 inch (6.4 mm) high maximum shall be permitted to be vertical.*

#### Citation:

2010 ADAS Section: 303.3, 303.2

#### As Built:

2 inches vertical change

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Both entrances to the pygmy goat barn are not accessible to mobility devices due to the obstruction at the entrance. Recommend backfilling dirt/gravel to ensure a change in level no more than 1/4 of an inch or install an ADA ramp as used in school playgrounds or construct permanent concrete ADA compliant ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

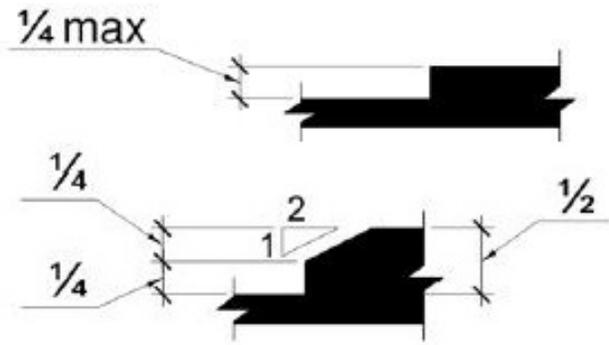
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #81 Continued



Finding 297892 Main Photo

**Finding #81 Additional Finding Photos**



Finding 297892 Additional Photo



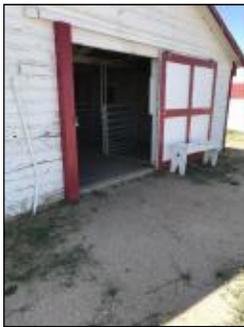
Finding 297892 Additional Photo



Finding 297892 Additional Photo



Finding 297892 Additional Photo



Finding 297892 Additional Photo

## Rabbit Barn

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 82

The walkway contains abrupt vertical edges and/or variations over a 1/4 inch.

1/4 inch is the maximum vertical rise. Changes in level between 1/4 inch and 1/2 inch must be beveled at 1:2 or less.

Changes in level greater than 1/2 inch must be by way of a ramp.

*2010 ADAS Section 303.3*

*Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (13 mm) high maximum shall be beveled with a slope not steeper than 1:2.*

*2010 ADAS Section 303.2*

*Changes in level of 1/4 inch (6.4 mm) high maximum shall be permitted to be vertical.*

#### Citation:

2010 ADAS Section: 303.3, 303.2

#### As Built:

.75 inch vertical  
change and 12.9%  
running slope

#### Budgeting Range:

\$500 - \$1,500.00

#### Recommendation:

Recommend installing an ADA ramp as used in school playgrounds or construct permanent concrete ADA compliant ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

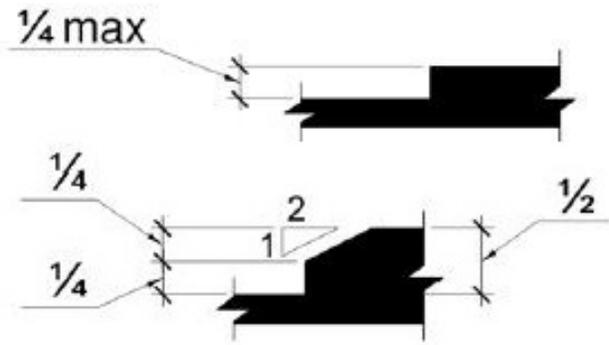
#### Notes:

N/A

Finding #82 Continued



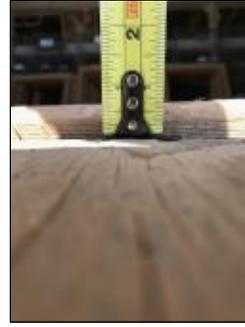
Finding 297893 Main Photo



**Finding #82 Additional Finding Photos**



Finding 297893 Additional Photo



Finding 297893 Additional Photo



Finding 297893 Additional Photo



Finding 297893 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 83

The mirror is mounted too high.

Mirrors must have the bottom edge of the reflecting surface a maximum of 40 inches above the floor if above a sink or counter. Mirrors not located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35 inches maximum above the finish floor or ground.

*2010 ADAS Section 603.3*

*Mirrors located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 40 inches (1015 mm) maximum above the finish floor or ground. Mirrors not located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35 inches (890 mm) maximum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 603.3

#### As Built:

48.5 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Lower mirror to a maximum of 40 inches above finished floor measured to the bottom edge of the reflective surface. Recommend lowering mirror a 9 inches.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

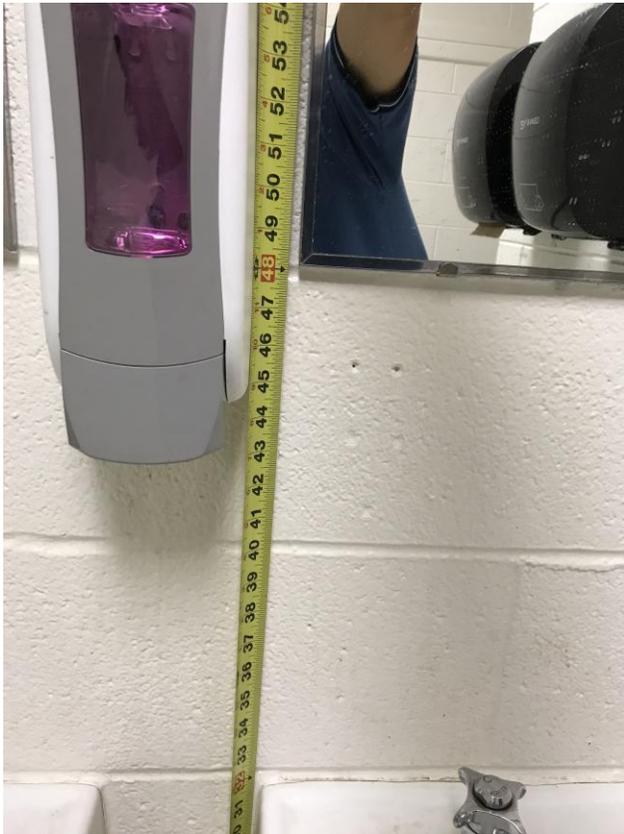
#### Estimated Remediation Date:

N/A

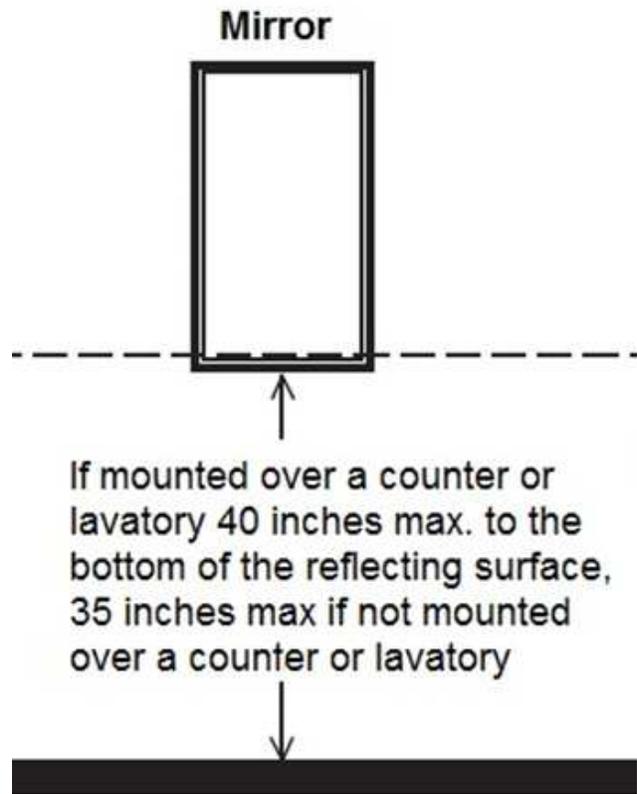
#### Notes:

N/A

Finding #83 Continued



Finding 297952 Main Photo



**Finding #83 Additional Finding Photos**



**Finding 297952 Additional Photo**

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 84

The paper towel dispenser's operation mechanism is too high off the floor.

Dispensers must have all operable parts a maximum of 48 inches above the floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

52.5 inches above  
finished floor to  
operable part

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Lower paper towel dispenser 6 inches to meet compliance. 48 inches maximum height above finished floor for operable parts (sensor).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

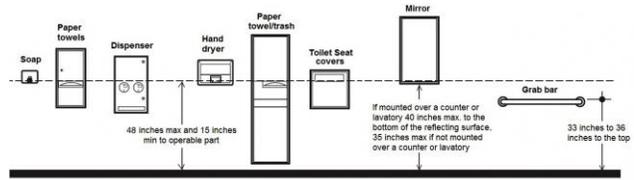
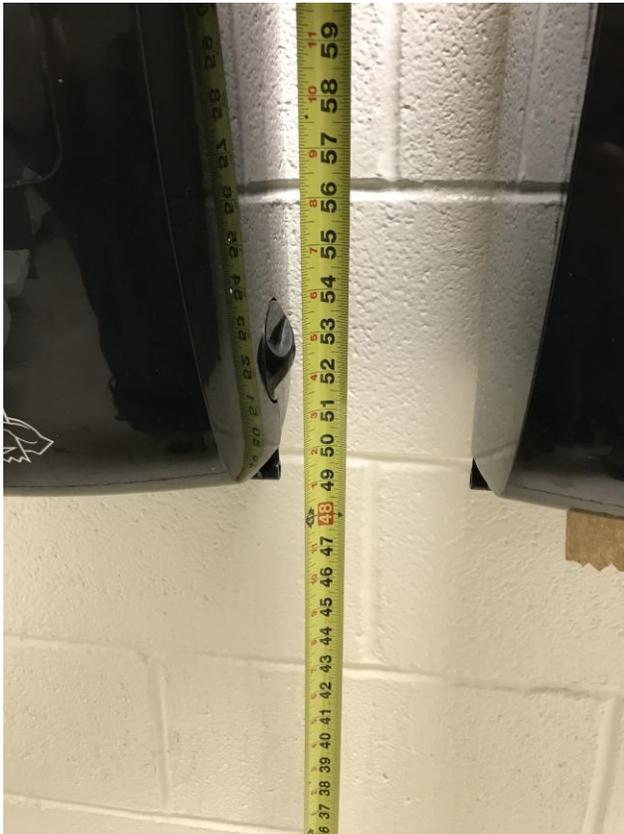
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

### Finding #84 Continued



Finding 297954 Main Photo

**Finding #84 Additional Finding Photos**



Finding 297954 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 85

The toilet compartment is not wide enough.

Toilet compartments must be a minimum of 60 inches in width.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

#### Citation:

2010 ADAS Section: 604.8.1.1

#### As Built:

32 inches wide

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

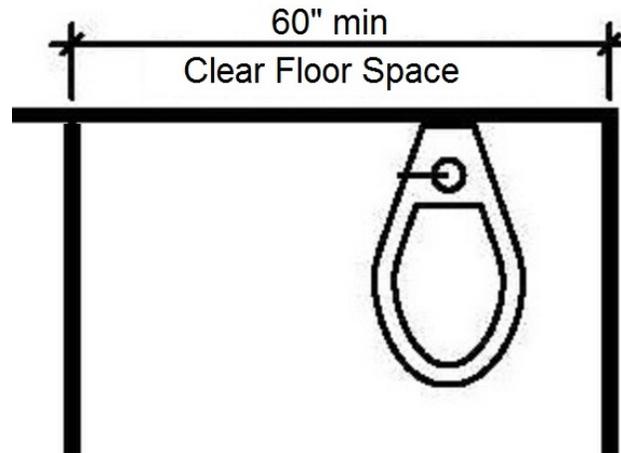
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #85 Continued



Finding 297955 Main Photo

**Finding #85 Additional Finding Photos**



**Finding 297955 Additional Photo**

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 86

The toilet stall is not deep enough.

Wheelchair accessible compartments shall be 59 inches deep minimum measured from the back wall for floor mount water closets.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.8.1.1	55.5 inches deep	\$1,500 - \$4,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

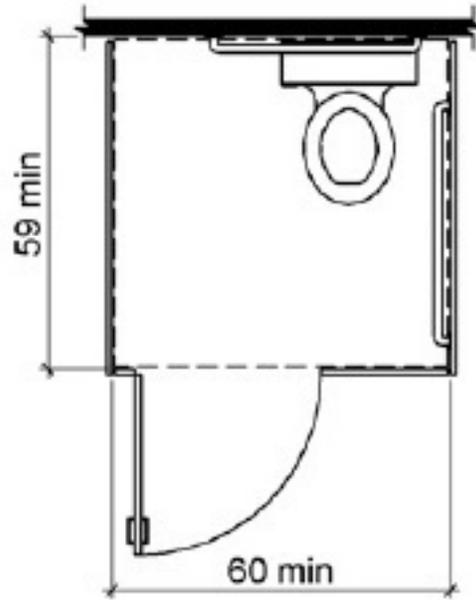
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #86 Continued



Finding 297956 Main Photo

**Finding #86 Additional Finding Photos**



Finding 297956 Additional Photo



Finding 297956 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 87

The compartment door does not have an unobstructed clear opening width of 32 inches.

The water closet compartment shall be equipped with a door that has an automatic-closing device, and must have a clear, unobstructed opening width 32 inches.

*2010 ADAS Section 404.2.3*

*Door openings shall provide a clear width of 32 inches (815 mm) minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees. Openings more than 24 inches (610 mm) deep shall provide a clear opening of 36 inches (915 mm) minimum. There shall be no projections into the required clear opening width lower than 34 inches (865 mm) above the finish floor or ground. Projections into the clear opening width between 34 inches (865 mm) and 80 inches (2030 mm) above the finish floor or ground shall not exceed 4 inches (100 mm).*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 404.2.3	20 inches wide	\$150 - \$1,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

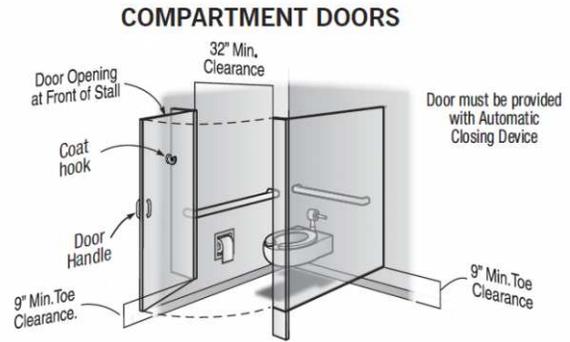
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #87 Continued



Finding 297957 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 88

Accessible toilets must have grab bars installed.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall.

The rear grab bar must be a minimum of 36 inches long and extend from the centerline of the toilet 12 inches minimum on one side and 24 inches minimum on the other side.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5*

*Grab bars for water closets shall comply with 609. Grab bars shall be provided on the side wall closest to the water closet and on the rear wall.*

#### Citation:

2010 ADAS Section: 604.5

#### As Built:

Rear and side grab bars missing

#### Budgeting Range:

\$2,500 - \$5,000.00

#### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

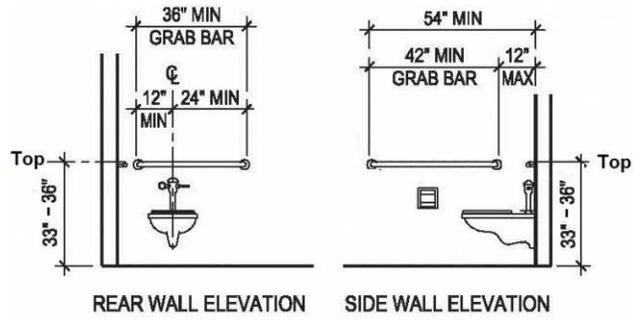
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #88 Continued



Finding 297958 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 89

The toilet seat is not located within the range allowed off the floor.

The height of accessible water closets shall be a minimum of 17 inches and a maximum of 19 inches measured to the top of a maximum 2-inch high toilet seat.

*2010 ADAS Section 604.4*

*The seat height of a water closet above the finish floor shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum measured to the top of the seat. Seats shall not be sprung to return to a lifted position.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 604.4	16 inches above finished floor	\$150 - \$1,500.00

### Recommendation:

Adjust toilet height, replace toilet or replace toilet seat with one that will meet the minimum height requirement of 17 inches.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

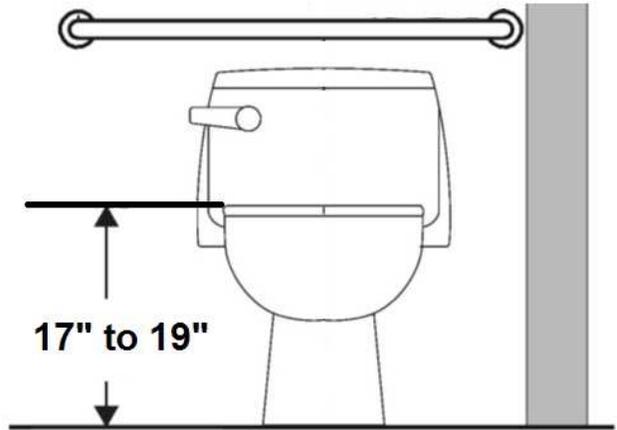
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #89 Continued



Finding 297959 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 90

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

1 inch in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

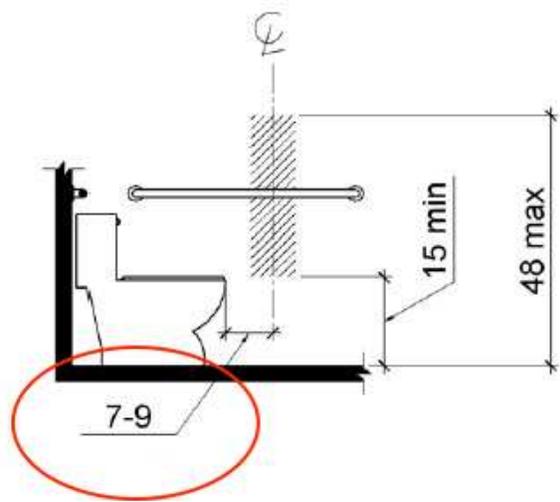
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #90 Continued



Finding 297960 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 91

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

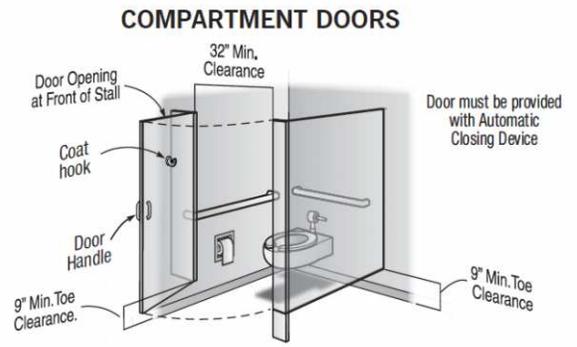
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #91 Continued



Finding 297961 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 92

The water closet compartment door is missing a loop handle.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on both sides of  
compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handles on the inside and outside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

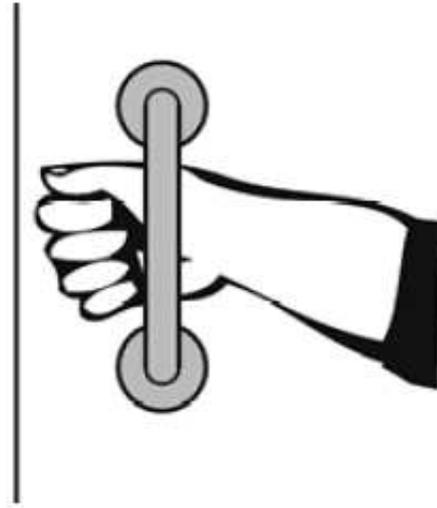
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #92 Continued



Finding 297962 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 93

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #93 Continued



Finding 297964 Main Photo

**Finding #93 Additional Finding Photos**



Finding 297964 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 94

The rim of the urinal is too high.

Wall-hung urinals must be provided with an elongated rim projecting a minimum of 13 1/2 inches from the wall and a maximum of 17 inches above the floor.

*2010 ADAS Section 605.2*

*Urinals shall be the stall-type or the wall-hung type with the rim 17 inches (430 mm) maximum above the finish floor or ground. Urinals shall be 13 1/2 inches (345 mm) deep minimum measured from the outer face of the urinal rim to the back of the fixture.*

#### Citation:

2010 ADAS Section: 605.2

#### As Built:

21.5 inches above finished floor

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Lower urinal to ensure a maximum height of 17 inches above finished floor.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

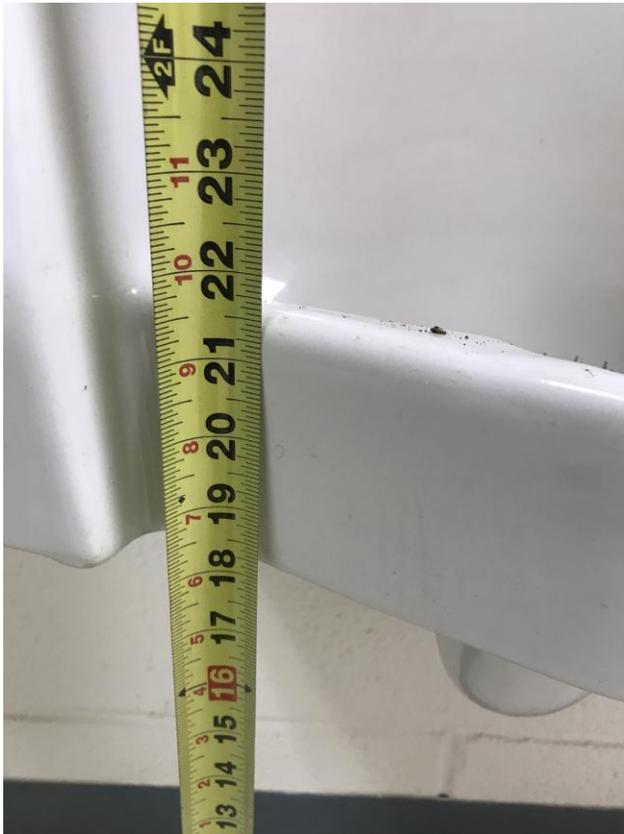
#### Estimated Remediation Date:

N/A

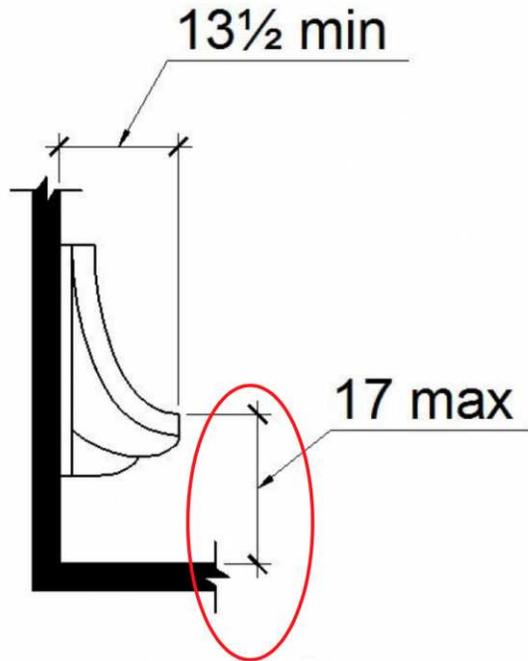
#### Notes:

N/A

Finding #94 Continued



Finding 297965 Main Photo



**Finding #94 Additional Finding Photos**



**Finding 297965 Additional Photo**

## Livestock Arena Men's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 95

This restroom is not accessible.

Where existing toilet rooms or bathing rooms do not comply, directional signs indicating the location of the nearest accessible toilet room or bathing room within the facility shall be provided. Signs shall include the International Symbol of Accessibility.

Where existing toilet rooms or bathing rooms do comply, the accessible toilet rooms or bathing rooms shall be identified by the International Symbol of Where clustered single user toilet rooms or bathing facilities are permitted, accessible toilet rooms or bathing facilities shall be identified by the International Symbol of Accessibility unless all toilet rooms and bathing facilities are accessible.

*2010 ADAS Section 216.8*

*Where existing toilet rooms or bathing rooms do not comply with 603, directional signs indicating the location of the nearest toilet room or bathing room complying with 603 within the facility shall be provided. Signs shall comply with 703.5 and shall include the International Symbol of Accessibility complying with 703.7.2.1. Where existing toilet rooms or bathing rooms do not comply with 603, the toilet rooms or bathing rooms complying with 603 shall be identified by the International Symbol of Accessibility complying with 703.7.2.1. Where clustered single user toilet rooms or bathing facilities are permitted to use exceptions to 213.2, toilet rooms or bathing facilities complying with 603 shall be identified by the International Symbol of Accessibility complying with 703.7.2.1 unless all toilet rooms and bathing facilities comply with 603.*

### Citation:

2010 ADAS Section: 216.8

### As Built:

No directional sign indicating location to accessible restrooms

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Install directional signage outside of restrooms informing public of accessible restroom locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #95 Continued

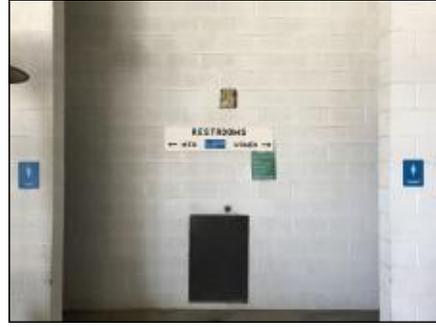


Finding 297966 Main Photo

**Finding #95 Additional Finding Photos**



Finding 297966 Additional Photo



Finding 297966 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 96

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 306.3.3

#### As Built:

No knee clearance provided under lavatory

#### Budgeting Range:

\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

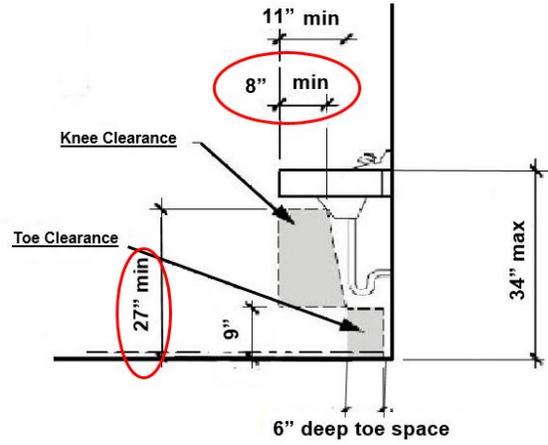
### Notes:

N/A

Finding #96 Continued



Finding 297953 Main Photo



## Finding #96 Additional Finding Photos



Finding 297953 Additional Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 97

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

7 lbs of pressure required

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

### Finding #97 Continued



Finding 297949 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 98

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 404.2.8.1	4.5 seconds to closed position	\$25 - \$50.00

### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

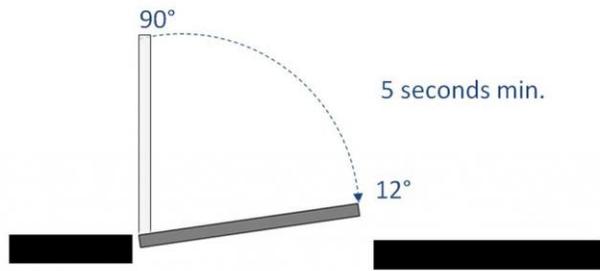
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #98 Continued



Finding 297950 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 99

The faucet controls require 9 lbs of pressure to operate or pinching and twisting of the wrist.

Faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lb. Lever-operated, push-type and electronically controlled mechanisms are examples of acceptable designs. Self-closing valves are allowed if the faucet remains open for at least 10 seconds.

*2010 ADAS Section 606.4*

*Controls for faucets shall comply with 309. Hand-operated metering faucets shall remain open for 10 seconds minimum.*

#### Citation:

2010 ADAS Section: 606.4

#### As Built:

Faucet push buttons requires 9 pounds of pressure to operate or pinching and twisting of the wrist

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Install lever type faucet controls that do not require tight grasping, pinching or twisting of the wrist or adjust push button pressure to 5 lbs or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

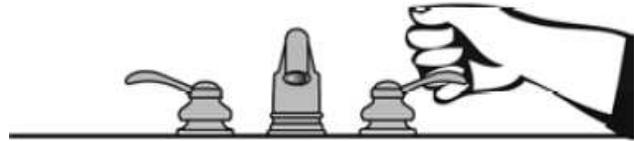
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

### Finding #99 Continued



Finding 297951 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 100

The door has a locking mechanism that requires tight grasping, pinching or twisting of the wrist.

Door locking mechanisms should be push button and release upon activation of the door hardware.

*2010 ADAS Section 309.4*

*Operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. The force required to activate operable parts shall be 5 pounds (22.2 N) maximum.*

#### Citation:

2010 ADAS Section: 309.4

#### As Built:

Locking hardware  
requires twisting and  
pinching of the wrist

#### Budgeting Range:

\$30 - \$50.00

### Recommendation:

Replace locking hardware with locking lever that does not require tight grasping, tight pinching or twisting of the wrist to operate.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #100 Continued



Finding 297963 Main Photo

## Livestock Arena Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 101

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not fully insulated

#### Budgeting Range:

\$50 - \$150.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

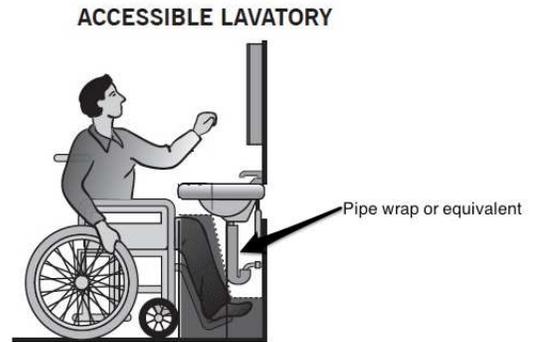
#### Notes:

N/A

Finding #101 Continued



Finding 298011 Main Photo



## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 102

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

### Citation:

2010 ADAS Section: 404.2.9

### As Built:

8 lbs of pressure required

### Budgeting Range:

\$25 - \$50.00

### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #102 Continued**



Finding 297933 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 103

The mirror is mounted too high.

Mirrors must have the bottom edge of the reflecting surface a maximum of 40 inches above the floor if above a sink or counter. Mirrors not located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35 inches maximum above the finish floor or ground.

*2010 ADAS Section 603.3*

*Mirrors located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 40 inches (1015 mm) maximum above the finish floor or ground. Mirrors not located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35 inches (890 mm) maximum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 603.3

#### As Built:

45.5 inches above  
finished floor

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Lower mirror to a maximum of 40 inches above finished floor measured to the bottom edge of the reflective surface. Recommend lowering mirror a 6 inches.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

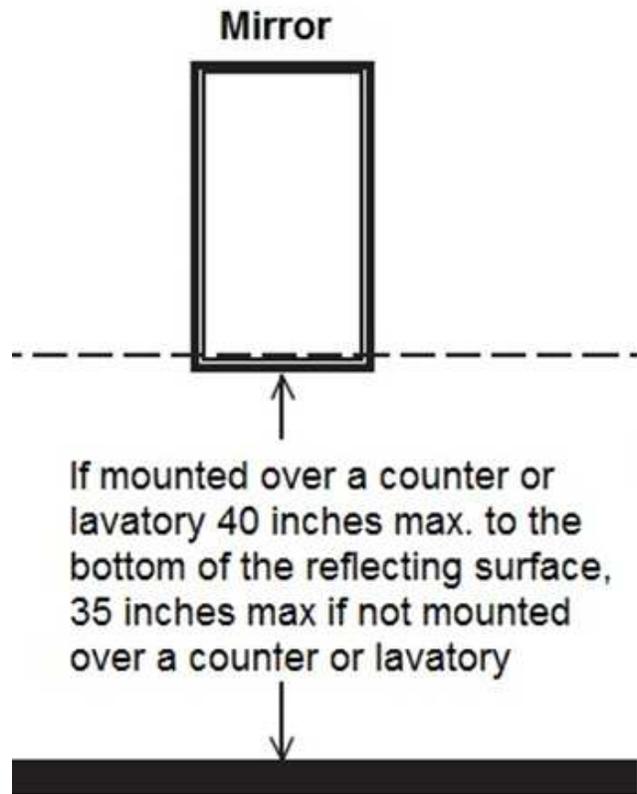
#### Notes:

N/A

Finding #103 Continued



Finding 297935 Main Photo



**Finding #103 Additional Finding Photos**



Finding 297935 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 104

The compartment door does not have an unobstructed clear opening width of 32 inches.

The water closet compartment shall be equipped with a door that has an automatic-closing device, and must have a clear, unobstructed opening width 32 inches.

*2010 ADAS Section 404.2.3*

*Door openings shall provide a clear width of 32 inches (815 mm) minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees. Openings more than 24 inches (610 mm) deep shall provide a clear opening of 36 inches (915 mm) minimum. There shall be no projections into the required clear opening width lower than 34 inches (865 mm) above the finish floor or ground. Projections into the clear opening width between 34 inches (865 mm) and 80 inches (2030 mm) above the finish floor or ground shall not exceed 4 inches (100 mm).*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 404.2.3	20.25 inches wide	\$150 - \$1,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

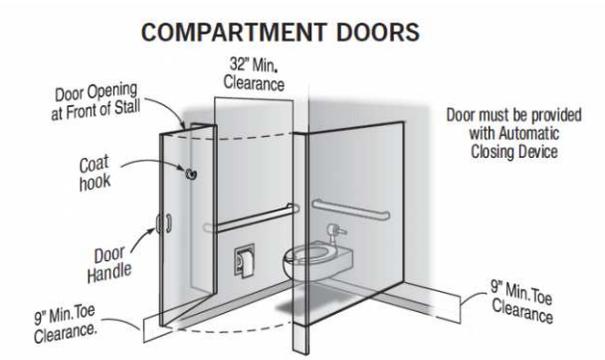
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #104 Continued



Finding 297940 Main Photo

**Finding #104 Additional Finding Photos**



**Finding 297940 Additional Photo**

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 105

The toilet seat is not located within the range allowed off the floor.

The height of accessible water closets shall be a minimum of 17 inches and a maximum of 19 inches measured to the top of a maximum 2-inch high toilet seat.

*2010 ADAS Section 604.4*

*The seat height of a water closet above the finish floor shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum measured to the top of the seat. Seats shall not be sprung to return to a lifted position.*

#### Citation:

2010 ADAS Section: 604.4

#### As Built:

16 inches above  
finished floor

#### Budgeting Range:

\$150 - \$1,500.00

#### Recommendation:

Adjust toilet height, replace toilet or replace toilet seat with one that will meet the minimum height requirement of 17 inches.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

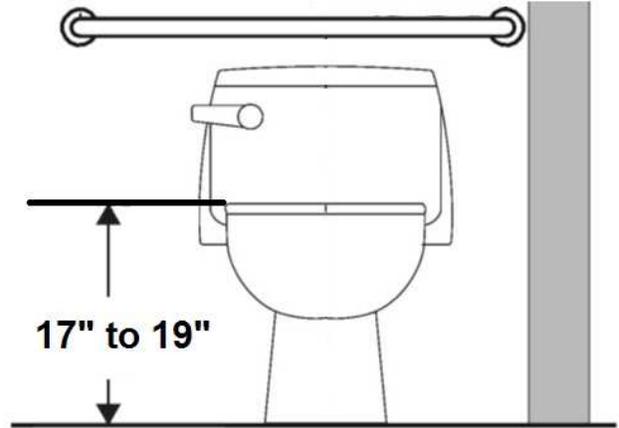
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #105 Continued



Finding 297942 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 106

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

1 inch in front of toilet

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

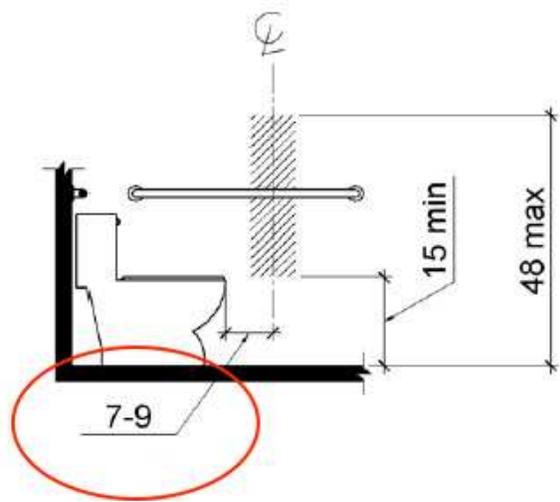
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #106 Continued



Finding 297943 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 107

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

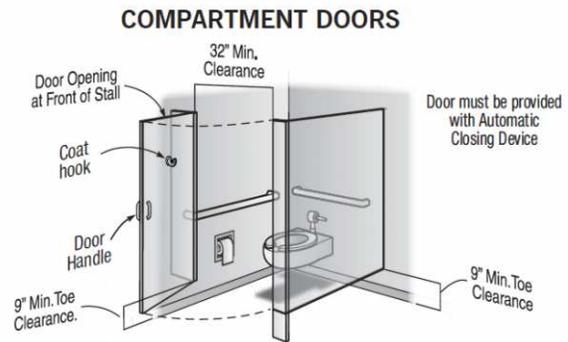
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #107 Continued



Finding 297944 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 108

The water closet compartment door is missing a loop handle.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handles  
on both sides of  
compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handles on the inside and outside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

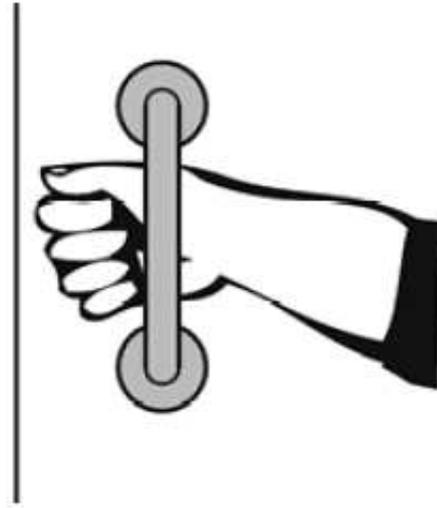
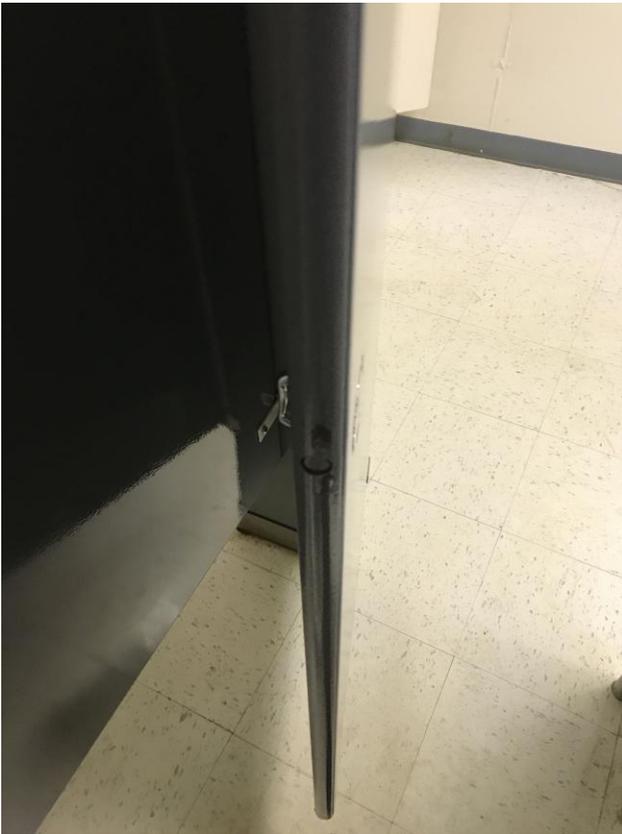
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #108 Continued



Finding 297945 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 109

The door has a locking mechanism that requires tight grasping, pinching or twisting of the wrist.

Door locking mechanisms should be push button and release upon activation of the door hardware.

*2010 ADAS Section 309.4*

*Operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. The force required to activate operable parts shall be 5 pounds (22.2 N) maximum.*

#### Citation:

2010 ADAS Section: 309.4

#### As Built:

Locking hardware  
requires twisting and  
pinching of the wrist

#### Budgeting Range:

\$30 - \$50.00

### Recommendation:

Replace locking hardware with locking lever that does not require tight grasping, tight pinching or twisting of the wrist to operate.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #109 Continued**



Finding 297946 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 110

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

**3 (Moderate):** Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #110 Continued



Finding 297947 Main Photo

**Finding #110 Additional Finding Photos**



Finding 297947 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 111

This restroom is not accessible.

Where existing toilet rooms or bathing rooms do not comply, directional signs indicating the location of the nearest accessible toilet room or bathing room within the facility shall be provided. Signs shall include the International Symbol of Accessibility.

Where existing toilet rooms or bathing rooms do comply, the accessible toilet rooms or bathing rooms shall be identified by the International Symbol of Where clustered single user toilet rooms or bathing facilities are permitted, accessible toilet rooms or bathing facilities shall be identified by the International Symbol of Accessibility unless all toilet rooms and bathing facilities are accessible.

*2010 ADAS Section 216.8*

*Where existing toilet rooms or bathing rooms do not comply with 603, directional signs indicating the location of the nearest toilet room or bathing room complying with 603 within the facility shall be provided. Signs shall comply with 703.5 and shall include the International Symbol of Accessibility complying with 703.7.2.1. Where existing toilet rooms or bathing rooms do not comply with 603, the toilet rooms or bathing rooms complying with 603 shall be identified by the International Symbol of Accessibility complying with 703.7.2.1. Where clustered single user toilet rooms or bathing facilities are permitted to use exceptions to 213.2, toilet rooms or bathing facilities complying with 603 shall be identified by the International Symbol of Accessibility complying with 703.7.2.1 unless all toilet rooms and bathing facilities comply with 603.*

#### Citation:

2010 ADAS Section: 216.8

#### As Built:

No directional sign  
indicating location to  
accessible restrooms

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Install directional signage outside of restrooms informing public of accessible restroom locations.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #111 Continued

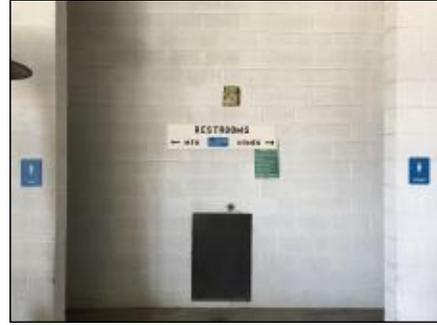


Finding 297948 Main Photo

Finding #111 Additional Finding Photos



Finding 297948 Additional Photo



Finding 297948 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 112

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not fully insulated

#### Budgeting Range:

\$250 - \$450.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

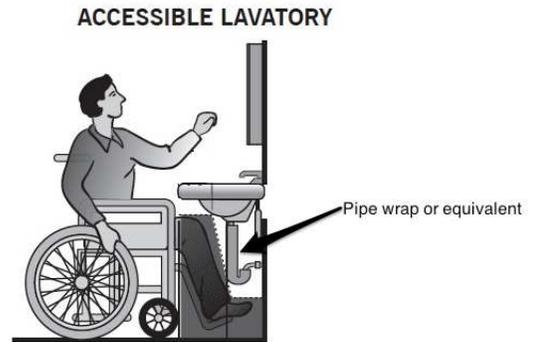
#### Notes:

N/A

Finding #112 Continued



Finding 297968 Main Photo



## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 113

The faucet controls require 9 lbs of pressure to operate.

Faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lb. Lever-operated, push-type and electronically controlled mechanisms are examples of acceptable designs. Self-closing valves are allowed if the faucet remains open for at least 10 seconds.

*2010 ADAS Section 606.4*

*Controls for faucets shall comply with 309. Hand-operated metering faucets shall remain open for 10 seconds minimum.*

#### Citation:

2010 ADAS Section: 606.4

#### As Built:

Faucet push buttons require 9 pounds of pressure to operate

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Install lever type faucet controls that do not require tight grasping, pinching or twisting of the wrist or adjust push button pressure to 5 lbs or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

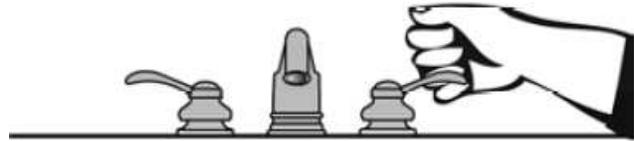
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #113 Continued**



Finding 297934 Main Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 114

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 306.3.3	No knee clearance provided under lavatory	\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

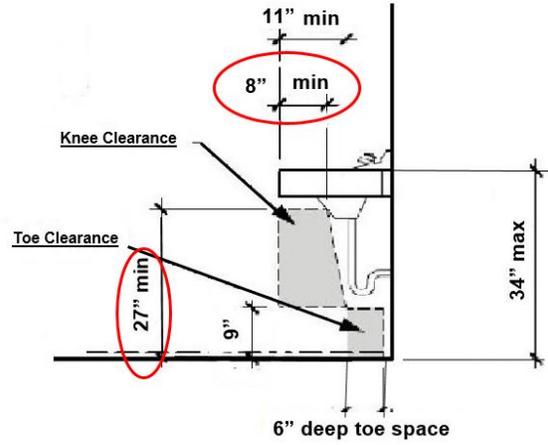
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #114 Continued



Finding 297936 Main Photo

**Finding #114 Additional Finding Photos**



Finding 297936 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 115

The paper towel dispenser's operation mechanism is too high off the floor.

Dispensers must have all operable parts a maximum of 48 inches above the floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

53 inches above  
finished floor to  
operable part

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Lower paper towel dispenser 6 inches to meet compliance. 48 inches maximum height above finished floor for operable parts (sensor).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

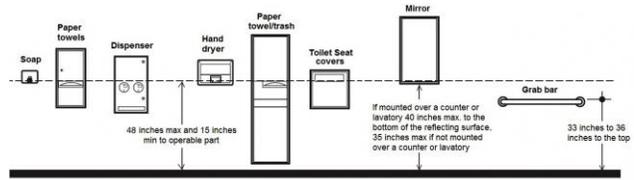
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #115 Continued



Finding 297937 Main Photo

**Finding #115 Additional Finding Photos**



Finding 297937 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 116

The toilet compartment is not wide enough.

Toilet compartments must be a minimum of 60 inches in width.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

#### Citation:

2010 ADAS Section: 604.8.1.1

#### As Built:

30.5 inches wide

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

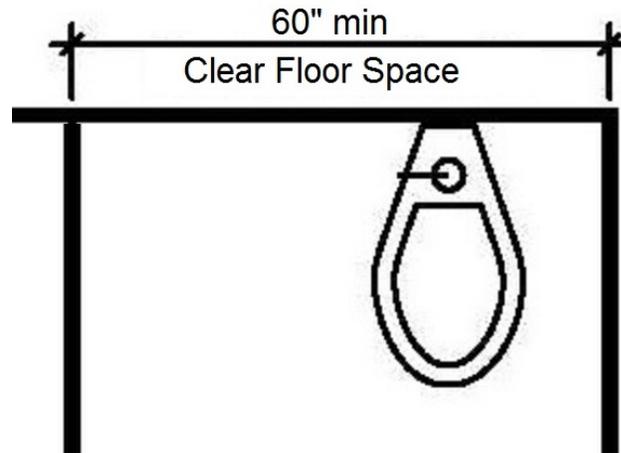
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #116 Continued



Finding 297938 Main Photo

**Finding #116 Additional Finding Photos**



**Finding 297938 Additional Photo**

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 117

The toilet stall is not deep enough.

Wheelchair accessible compartments shall be 59 inches deep minimum measured from the back wall for floor mount water closets.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.8.1.1	55.5 inches deep	\$1,500 - \$4,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

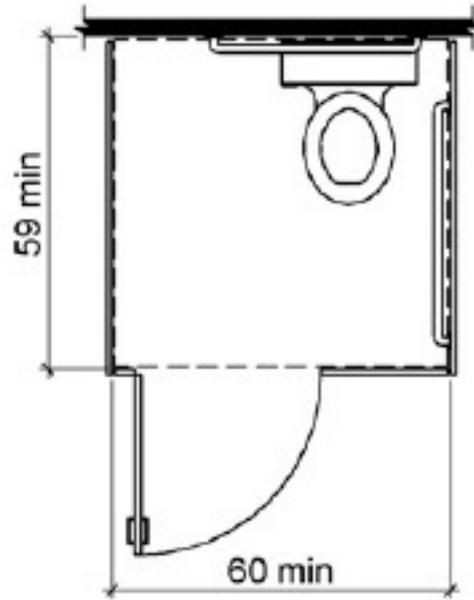
### Notes:

N/A

Finding #117 Continued



Finding 297939 Main Photo



**Finding #117 Additional Finding Photos**



Finding 297939 Additional Photo

## Livestock Arena Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 118

Accessible toilets must have grab bars installed.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall.

The rear grab bar must be a minimum of 36 inches long and extend from the centerline of the toilet 12 inches minimum on one side and 24 inches minimum on the other side.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5*

*Grab bars for water closets shall comply with 609. Grab bars shall be provided on the side wall closest to the water closet and on the rear wall.*

#### Citation:

2010 ADAS Section: 604.5

#### As Built:

Rear and side grab bars missing

#### Budgeting Range:

\$500 - \$2,500.00

#### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

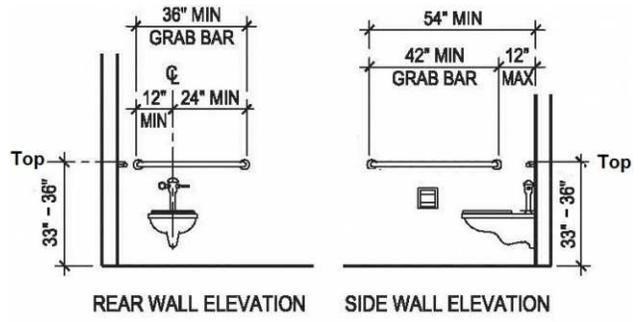
#### Notes:

N/A

Finding #118 Continued



Finding 297941 Main Photo



## Livestock Arena

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 119

The walkway contains abrupt vertical edges and/or variations over a 1/4 inch.

1/4 inch is the maximum vertical rise. Changes in level between 1/4 inch and 1/2 inch must be beveled at 1:2 or less.

Changes in level greater than 1/2 inch must be by way of a ramp.

*2010 ADAS Section 303.3*

*Changes in level between 1/4 inch (6.4 mm) high minimum and 1/2 inch (13 mm) high maximum shall be beveled with a slope not steeper than 1:2.*

*2010 ADAS Section 303.2*

*Changes in level of 1/4 inch (6.4 mm) high maximum shall be permitted to be vertical.*

#### Citation:

2010 ADAS Section: 303.3, 303.2

#### As Built:

1.75 inches vertical change

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

South entrance to the livestock arena not accessible to mobility devices due to the obstruction at the entrance. Recommend backfilling dirt/gravel to ensure a change in level no more than 1/4 of an inch or install an ADA ramp as used in school playgrounds or construct permanent concrete ADA compliant ramp.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

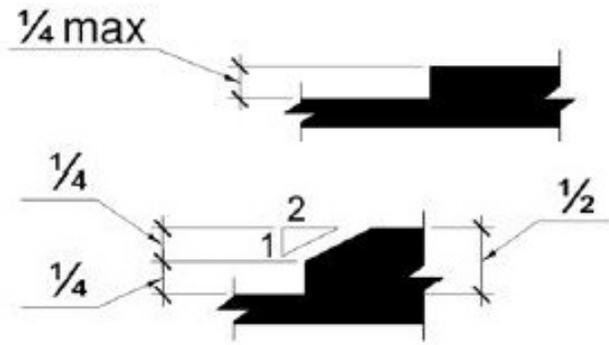
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #119 Continued



Finding 297930 Main Photo

**Finding #119 Additional Finding Photos**



**Finding 297930 Additional Photo**

## Livestock Arena

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 120

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

41 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$6,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

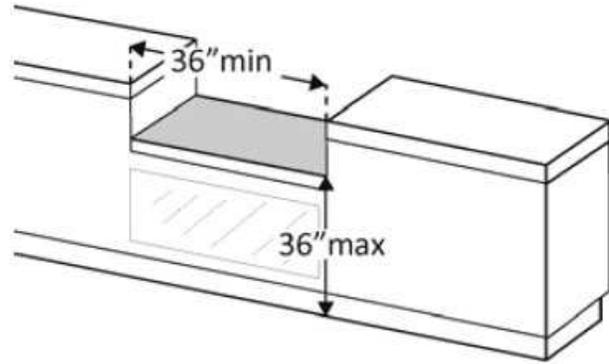
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #120 Continued



Finding 297931 Main Photo

Finding #120 Additional Finding Photos



Finding 297931 Additional Photo

## Livestock Arena

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 121

The drinking fountain is not accessible.

Drinking fountains must be on an accessible route. An accessible route of travel is 36 inches wide minimum and provides a 30 inch by 48 inch clear floor space centered on the unit that allows a forward approach to the drinking fountain.

At "hi-low" type fountains, the center line of the 30 inch by 48 inch clear floor space must be centered on the "low" fountain. Spout outlets of drinking fountains for standing persons shall be 38 inches minimum and 43 inches maximum above the finish floor or ground.

All drinking fountains shall be located completely within alcoves, positioned completely between wing walls, or otherwise positioned so as not to encroach into pedestrian ways. An alcove must not be less than 32 inches in width and 18 inches in depth. Wing walls must project out from the supporting wall at least as far as the drinking fountain.

*2010 ADAS Section 403.5.1*

*Except as provided in 403.5.2 and 403.5.3, the clear width of walking surfaces shall be 36 inches (915 mm) minimum.*

*2010 ADAS Section 602.1*

*Drinking fountains shall comply with 307 and 602.*

#### Citation:

2010 ADAS Section: 403.5.1, 602.1

#### As Built:

Out of order and non compliant

#### Budgeting Range:

\$1,500 - \$9,500.00

#### Recommendation:

Remove fountain. Water piping inside concrete walls permanently damaged.

#### Barrier Priority:

4 (Low): Should be completed as soon as possible due to being a technical violation, but may not result in providing greater access to persons with disabilities. (Includes; Findings that are technically violations but provide a moderate to low increase in accessibility compared to the financial impact on the entity)

#### Department:

N/A

#### Estimated Remediation Date:

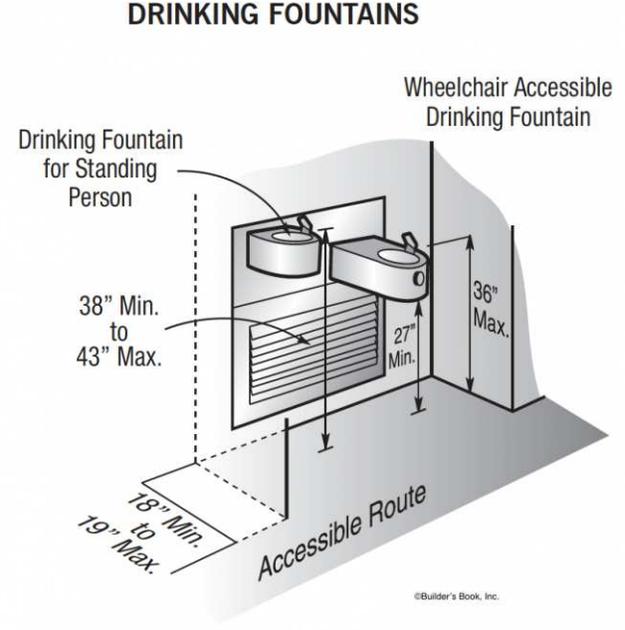
N/A

Notes:

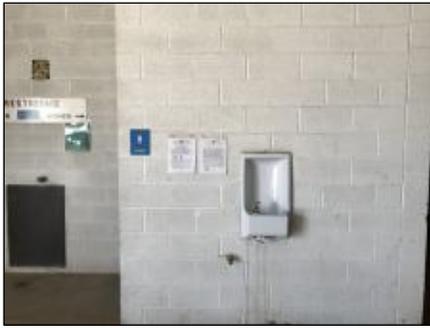
N/A



Finding 297932 Main Photo



**Finding #121 Additional Finding Photos**



**Finding 297932 Additional Photo**

## Beer Garden

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 122

There are no accessible tables.

At least 5% of each type in each functional area of dining surfaces must be accessible and must be dispersed throughout the space or facility containing dining surfaces. An accessible table must be on an accessible route (36 inches minimum) and have knee and toe spaces at least 27 inches high, 30 inches wide and 17 inches deep. The tops of tables and counters shall be 28 inches to 34 inches from the floor or ground.

*2010 ADAS Section 226.1*

*Where dining surfaces are provided for the consumption of food or drink, at least 5 percent of the seating spaces and standing spaces at the dining surfaces shall comply with 902. In addition, where work surfaces are provided for use by other than employees, at least 5 percent shall comply with 902.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 226.1	No accessible tables	\$1,500 - \$4,500.00

### Recommendation:

Replace 2 of the existing tables with one that provides knee and toe space at least 27 inches high, 30 inches wide and 17 inches deep.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #122 Continued



Finding 297915 Main Photo

**Finding #122 Additional Finding Photos**



Finding 297915 Additional Photo

## Beer Garden

Lat: 39.0308213000, Long: -104.2960691000

### Finding: 123

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

47 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$6,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively. If forward approach is provided, please ensure knee clearance is also provided.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

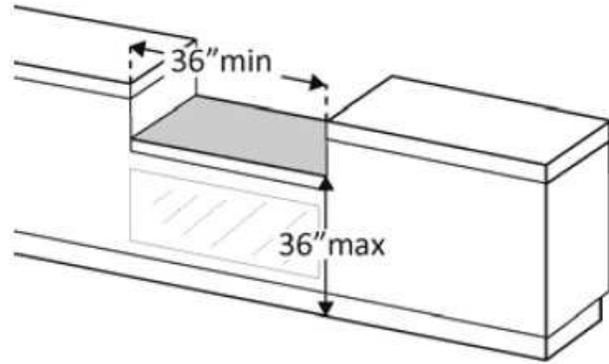
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #123 Continued



Finding 297916 Main Photo

Finding #123 Additional Finding Photos



Finding 297916 Additional Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 124

The rear grab bar is too low.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

32.75 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

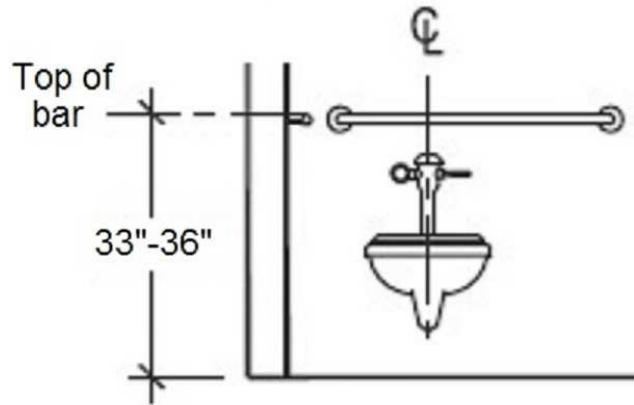
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #124 Continued



Finding 298288 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 125

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

#### Citation:

2010 ADAS Section: 404.2.9

#### As Built:

7 lbs of pressure  
required

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #125 Continued



Finding 298059 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 126

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 404.2.8.1	3.86 seconds to closed position	\$25 - \$50.00

### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

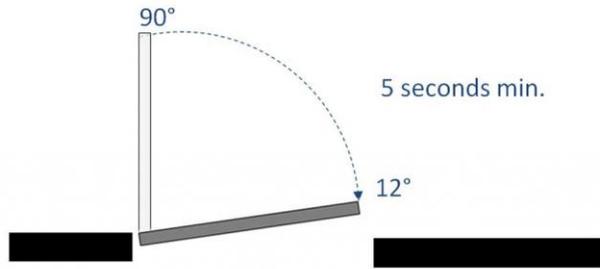
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #126 Continued



Finding 298060 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 127

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 306.3.3	No knee clearance provided under lavatory	\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

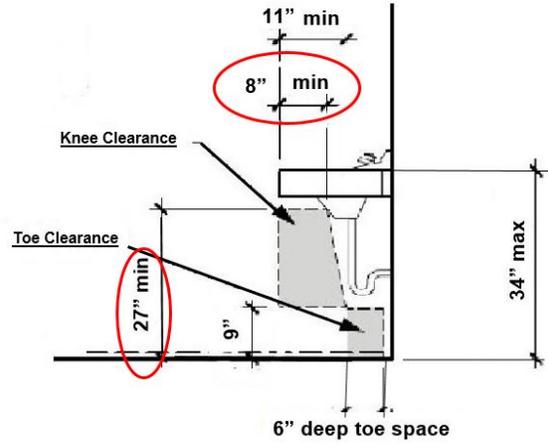
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #127 Continued



Finding 298061 Main Photo

**Finding #127 Additional Finding Photos**



**Finding 298061 Additional Photo**

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 128

The paper towel dispenser's operation mechanism is too high off the floor.

Dispensers must have all operable parts a maximum of 48 inches above the floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

53.5 inches above  
finished floor to  
operable part

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Lower paper towel dispenser 6 inches to meet compliance. 48 inches maximum height above finished floor for operable parts (sensor).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

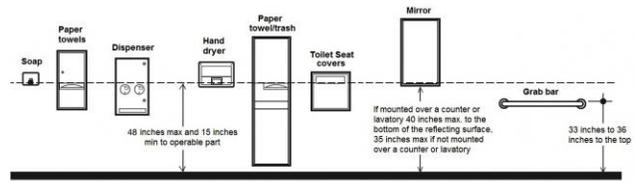
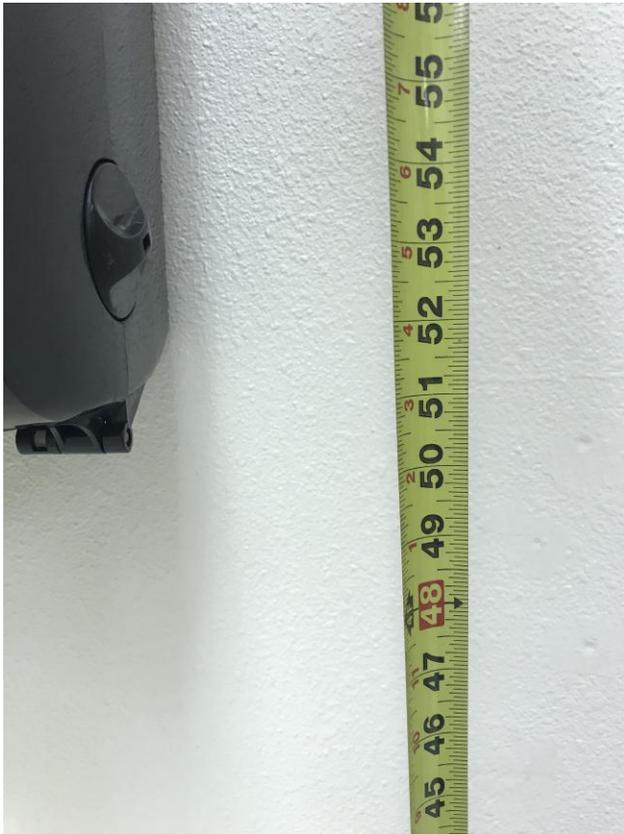
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #128 Continued



Finding 298062 Main Photo

**Finding #128 Additional Finding Photos**



Finding 298062 Additional Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 129

The toilet compartment is not wide enough.

Toilet compartments must be a minimum of 60 inches in width.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.8.1.1	43 inches wide	\$1,500 - \$9,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

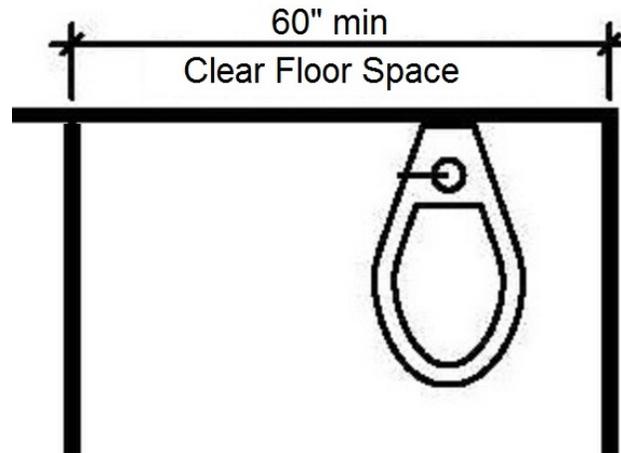
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #129 Continued



Finding 298063 Main Photo

**Finding #129 Additional Finding Photos**



**Finding 298063 Additional Photo**

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 130

The toilet stall is not deep enough.

Wheelchair accessible compartments shall be 59 inches deep minimum measured from the back wall for floor mount water closets.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.8.1.1	58.5 inches deep	\$1,500 - \$4,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

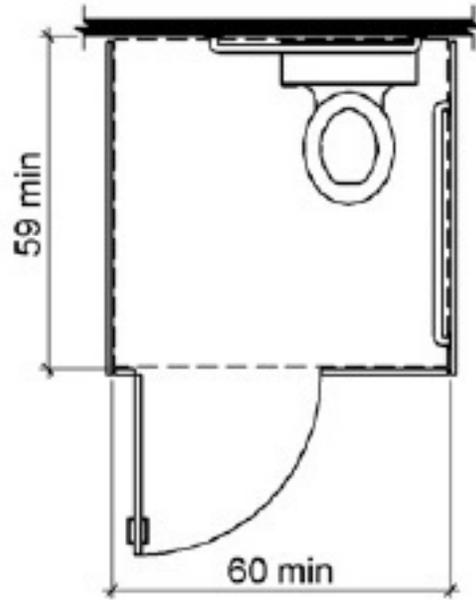
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #130 Continued



Finding 298064 Main Photo

**Finding #130 Additional Finding Photos**



**Finding 298064 Additional Photo**

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 131

The side grab bar is too low.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

32.5 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

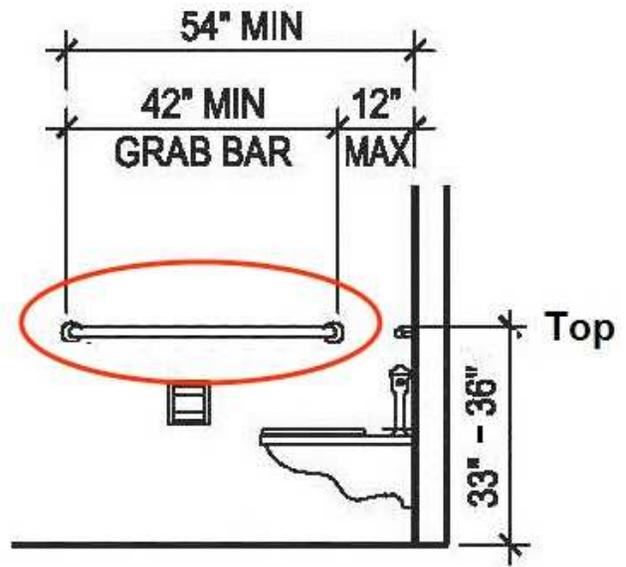
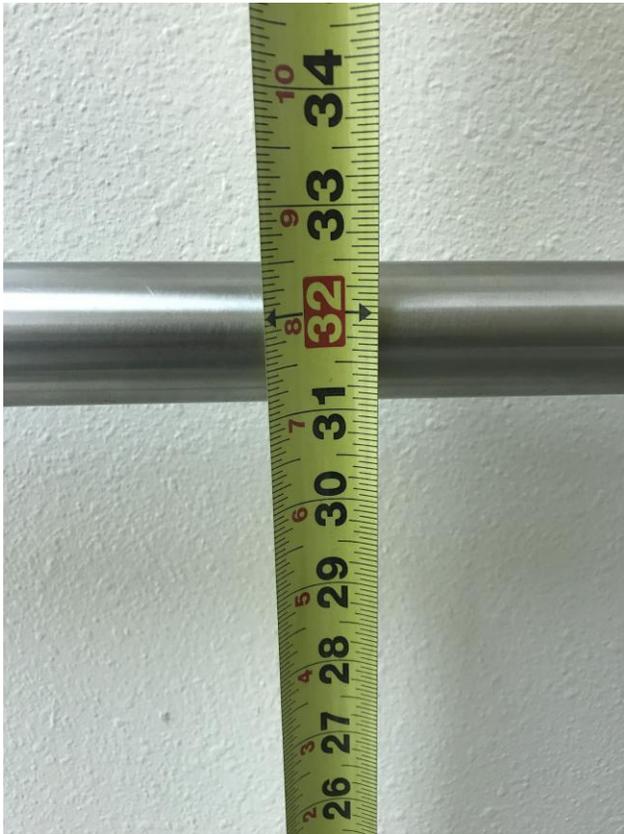
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #131 Continued



Finding 298065 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 132

The side grab bar does not extend far enough from the rear wall.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall. A 42 inch grab bar installed the maximum distance from the rear wall (12 inches) will leave the leading end 54 inches from the rear wall. Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5.1*

*The side wall grab bar shall be 42 inches (1065 mm) long minimum, located 12 inches (305 mm) maximum from the rear wall and extending 54 inches (1370 mm) minimum from the rear wall.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 604.5.1	47.25 inches from rear wall	\$0 - \$0.00

### Recommendation:

Adjust side grab bar not to exceed 12 inches from rear wall. The side grab bar must extend at least 54 inches minimum beyond the rear wall.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

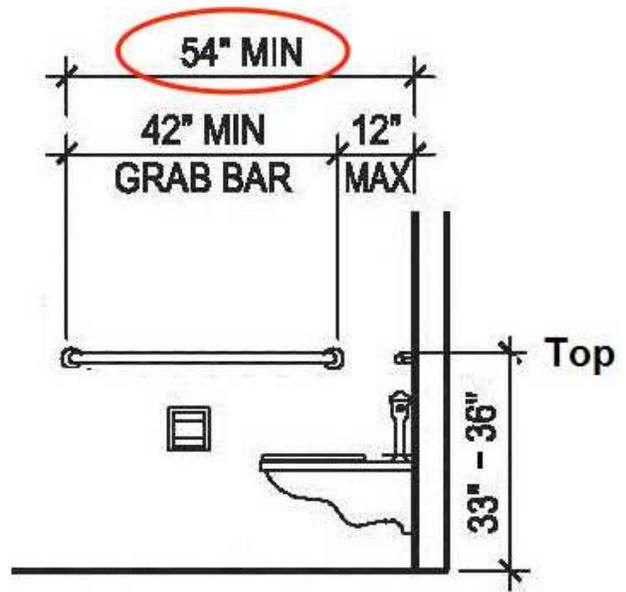
### Notes:

N/A

Finding #132 Continued



Finding 298066 Main Photo



**Finding #132 Additional Finding Photos**



**Finding 298066 Additional Photo**

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 133

The toilet is not located within the range allowed from the side wall or partition.

The centerline of the toilet must be 16 to 18 inches from the side wall.

*2010 ADAS Section 604.2*

*The water closet shall be positioned with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16 inches (405 mm) minimum to 18 inches (455 mm) maximum from the side wall or partition, except that the water closet shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum from the side wall or partition in the ambulatory accessible toilet compartment specified in 604.8.2. Water closets shall be arranged for a left-hand or right-hand approach.*

#### Citation:

2010 ADAS Section: 604.2

#### As Built:

25.25 inches from side wall to centerline of toilet

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Re-position toilet between 16 inches minimum and 18 inches maximum from centerline of toilet to side wall. May require plumbing alteration.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

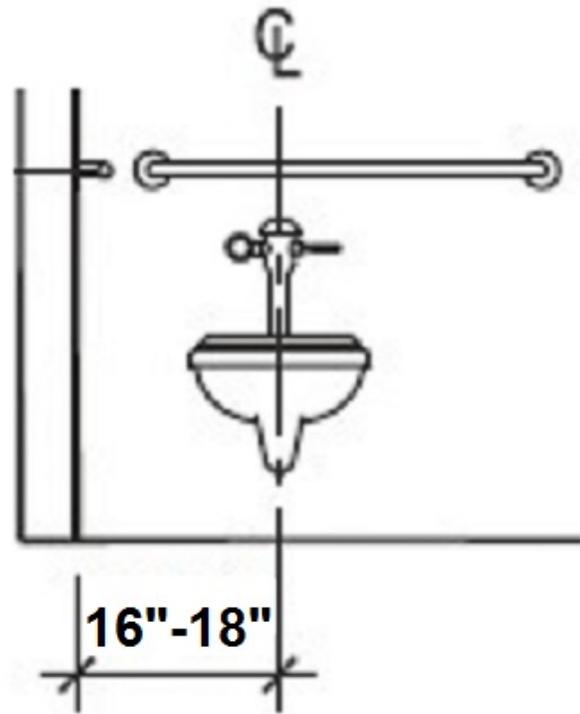
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #133 Continued



Finding 298067 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 134

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

1 inch in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

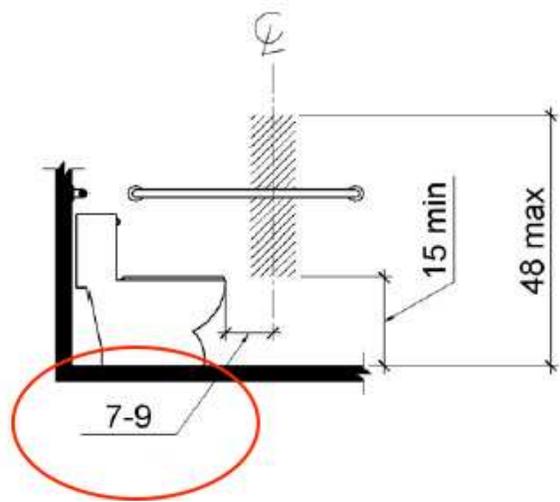
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #134 Continued



Finding 298068 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 135

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

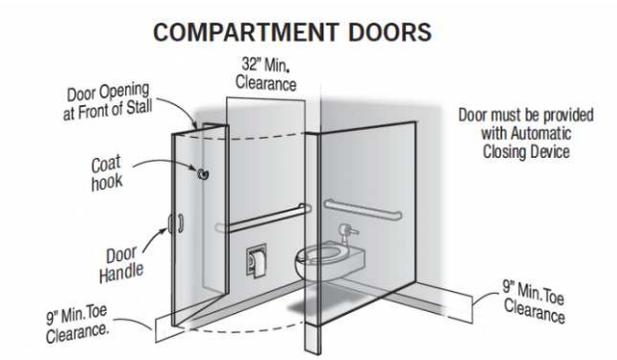
#### Notes:

N/A

Finding #135 Continued



Finding 298069 Main Photo



## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 136

The water closet compartment door is missing a loop handle on the inside.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handle  
on compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handle on the inside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

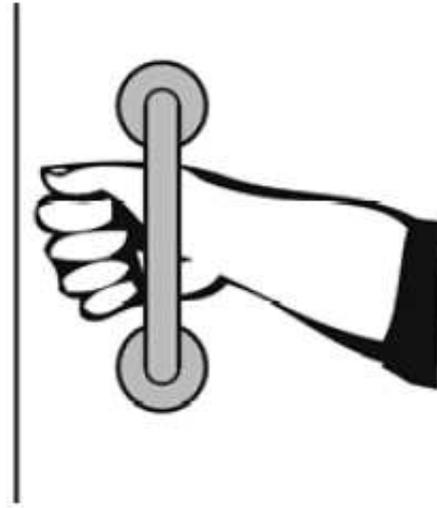
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #136 Continued



Finding 298070 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 137

The flush handle is located on the wrong side of the toilet.

Controls shall be operable with one hand and shall not require tight grasping, pinching or twisting. Controls for the flush valves shall be mounted on the wide side of toilet areas, no more than 48 inches above the floor.

*2010 ADAS Section 604.6*

*Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with 309. Flush controls shall be located on the open side of the water closet except in ambulatory accessible compartments complying with 604.8.2.*

#### Citation:

2010 ADAS Section: 604.6

#### As Built:

Flush handle located on the closed side of toilet

#### Budgeting Range:

\$150 - \$500.00

#### Recommendation:

Relocate flush handle to opposite side (open side of toilet area).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

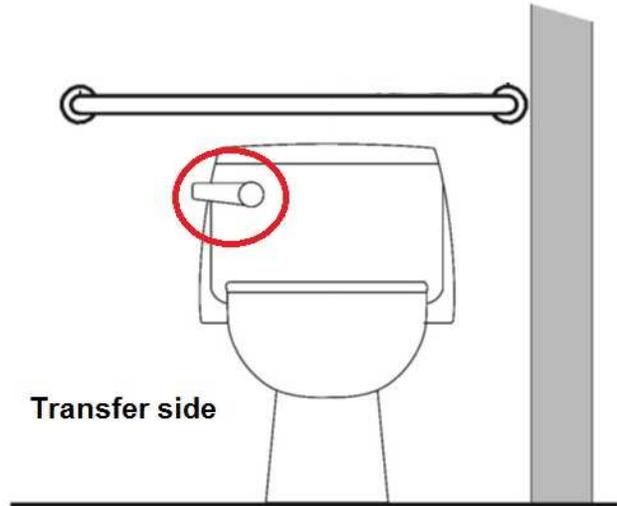
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #137 Continued



Finding 298071 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 138

The shelf extends down too close to the route of travel.

Any obstruction that overhangs a circulation route must be a minimum of 80 inches above the walking surface as measured from the bottom of the obstruction.

*2010 ADAS Section 307.3*

*Free-standing objects mounted on posts or pylons shall overhang circulation paths 12 inches (305 mm) maximum when located 27 inches (685 mm) minimum and 80 inches (2030 mm) maximum above the finish floor or ground. Where a sign or other obstruction is mounted between posts or pylons and the clear distance between the posts or pylons is greater than 12 inches (305 mm), the lowest edge of such sign or obstruction shall be 27 inches (685 mm) maximum or 80 inches (2030 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 307.3

#### As Built:

64 inches above  
finished floor

#### Budgeting Range:

\$15 - \$40.00

#### Recommendation:

Re-position shelf height to ensure any protrusion of 4 inches or more is at 80 inches minimum above finished floor.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

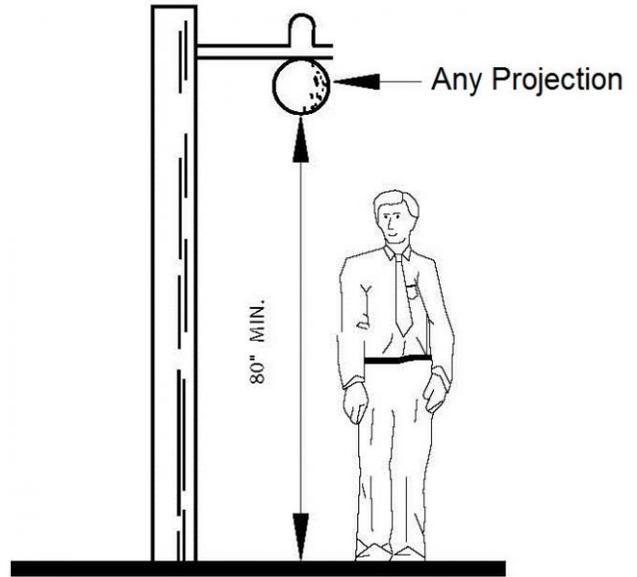
#### Notes:

N/A

Finding #138 Continued



Finding 298072 Main Photo



**Finding #138 Additional Finding Photos**



Finding 298072 Additional Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 139

There are no accessible bathing or shower facilities.

Where facilities for bathing are provided for the public, clients or employees, including showers or bathtubs, at least one shower or bathtub and support facilities such as lockers, and not less than 1 percent of all facilities, shall be accessible.

*2010 ADAS Section 213.3.6*

*Where bathtubs or showers are provided, at least one bathtub complying with 607 or at least one shower complying with 608 shall be provided.*

#### Citation:

2010 ADAS Section: 213.3.6

#### As Built:

Missing grab bars,  
shower seat and non  
accessible shower pan

#### Budgeting Range:

\$2,500 - \$6,500.00

### Recommendation:

Remodel one of the existing showers to ADA standards that provide grab bars, shower seat, lower shower controls and an unobstructed entrance of no more 1/4 inch of rise.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #139 Continued**



Finding 298073 Main Photo

**Finding #139 Additional Finding Photos**



Finding 298073 Additional Photo



Finding 298073 Additional Photo



Finding 298073 Additional Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 140

The baby changing table is too high when folded down.

The tops of baby changing surfaces shall be 28 inches minimum and 34 inches maximum above the finish floor or ground.

*2010 ADAS Section 902.3*

*The tops of dining surfaces and work surfaces shall be 28 inches (710 mm) minimum and 34 inches (865 mm) maximum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 902.3

#### As Built:

35.75 inches above  
finished floor

#### Budgeting Range:

\$25 - \$150.00

### Recommendation:

Lower baby changing station to meet the 28 inches minimum and 34 inches maximum required to the top of the changing surface and 48 inches maximum to operable part.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #140 Continued



Finding 298074 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 141

The faucet controls require 9 lbs of pressure to operate or pinching and twisting of the wrist.

Faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lb. Lever-operated, push-type and electronically controlled mechanisms are examples of acceptable designs. Self-closing valves are allowed if the faucet remains open for at least 10 seconds.

*2010 ADAS Section 606.4*

*Controls for faucets shall comply with 309. Hand-operated metering faucets shall remain open for 10 seconds minimum.*

#### Citation:

2010 ADAS Section: 606.4

#### As Built:

Faucet lever requires 9 pounds of pressure to operate

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Adjust faucet lever to no more than 5 lbs of pressure.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

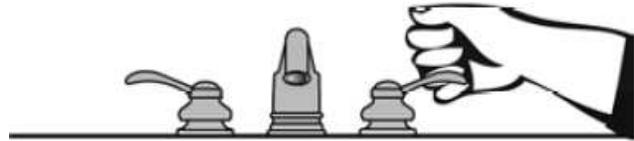
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #141 Continued**



Finding 298075 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 142

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not insulated

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

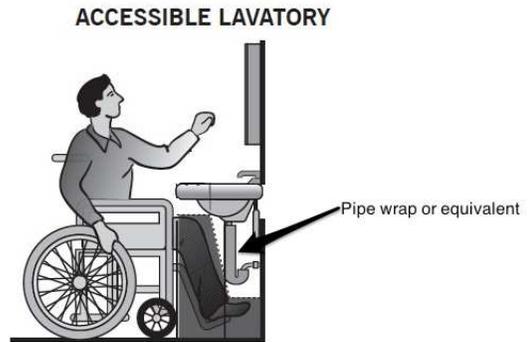
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #142 Continued



Finding 298076 Main Photo

## Whittemore Women's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 143

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

**3 (Moderate):** Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #143 Continued**



Finding 298281 Main Photo

**Finding #143 Additional Finding Photos**



**Finding 298281 Additional Photo**

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 144

The door exceeds the maximum pressure to open the door.

Interior doors shall have a maximum opening force of 5 pounds.

These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds minimum.

*2010 ADAS Section 404.2.9*

*Fire doors shall have a minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds (22.2 N) maximum. 2. Sliding or folding doors: 5 pounds (22.2 N) maximum. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position.*

#### Citation:

2010 ADAS Section: 404.2.9

#### As Built:

7 lbs of pressure  
required

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to 5 lbs of pressure or less.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #144 Continued**



Finding 298289 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 145

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 404.2.8.1	3.3 seconds to closed position	\$25 - \$50.00

### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

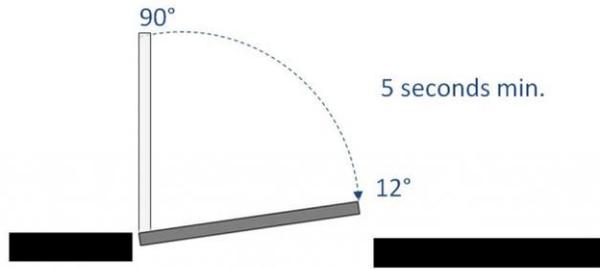
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #145 Continued



Finding 298290 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 146

The toilet is not located within the range allowed from the side wall or partition.

The centerline of the toilet must be 16 to 18 inches from the side wall.

*2010 ADAS Section 604.2*

*The water closet shall be positioned with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16 inches (405 mm) minimum to 18 inches (455 mm) maximum from the side wall or partition, except that the water closet shall be 17 inches (430 mm) minimum and 19 inches (485 mm) maximum from the side wall or partition in the ambulatory accessible toilet compartment specified in 604.8.2. Water closets shall be arranged for a left-hand or right-hand approach.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.2	25 inches from side wall to centerline of toilet	\$1,500 - \$4,500.00

### Recommendation:

Re-position toilet between 16 inches minimum and 18 inches maximum from centerline of toilet to side wall. May require plumbing alteration.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

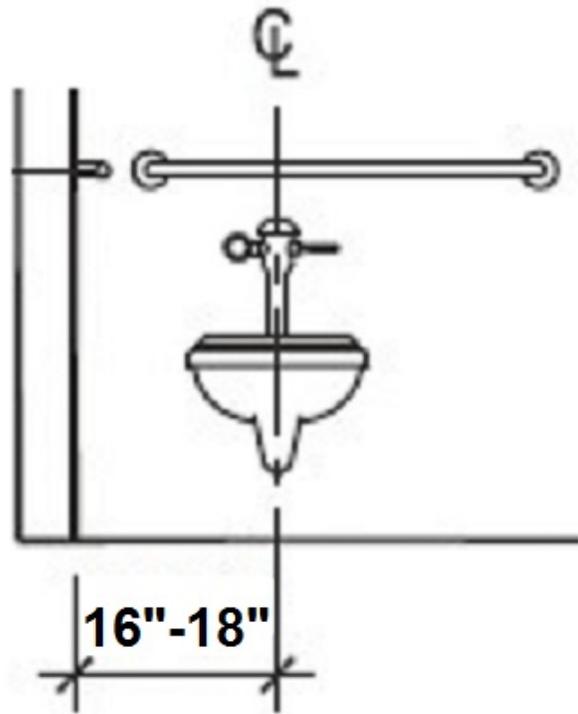
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #146 Continued



Finding 298291 Main Photo

**Finding #146 Additional Finding Photos**



Finding 298291 Additional Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 147

The rear grab bar is too low.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

32.75 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

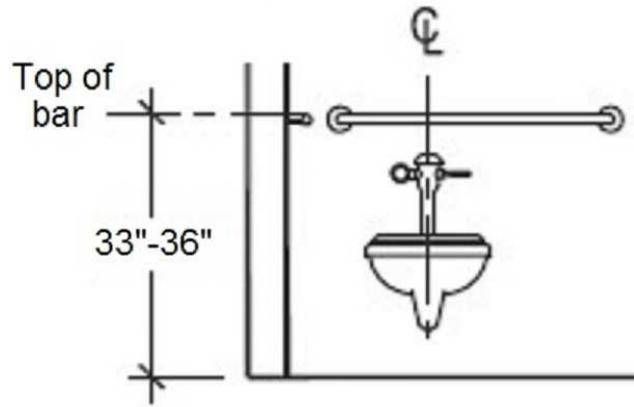
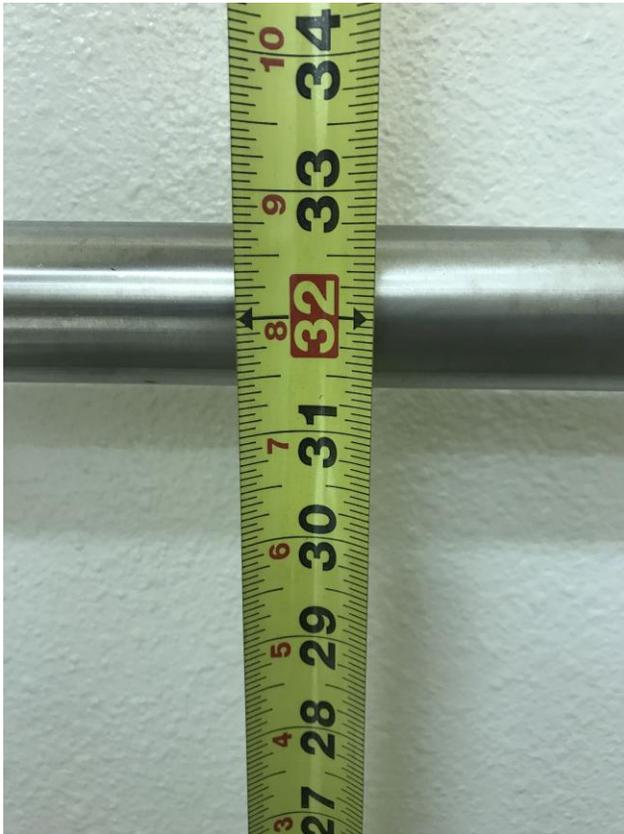
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #147 Continued



Finding 298292 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 148

Knee clearance at 27 inches off the floor is not 8 inches minimum deep.

The knee clearance, measured from the bottom of the apron or the outside bottom edge of the lavatory, must be 27 inches at a point located 8 inches back from the front edge and continuing to 11 inches minimum in depth at 9 inches above the floor. The top of the lavatory rim may be no higher than 34 inches.

*2010 ADAS Section 306.3.3*

*Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11 inches (280 mm) deep minimum at 9 inches (230 mm) above the finish floor or ground, and 8 inches (205 mm) deep minimum at 27 inches (685 mm) above the finish floor or ground.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 306.3.3	No knee clearance provided under lavatory	\$1,500 - \$4,500.00

### Recommendation:

Replace lavatory with one that provides a minimum height from the bottom edge of no less than 27 inches above finished floor and 8 inches minimum in depth for knee clearance.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

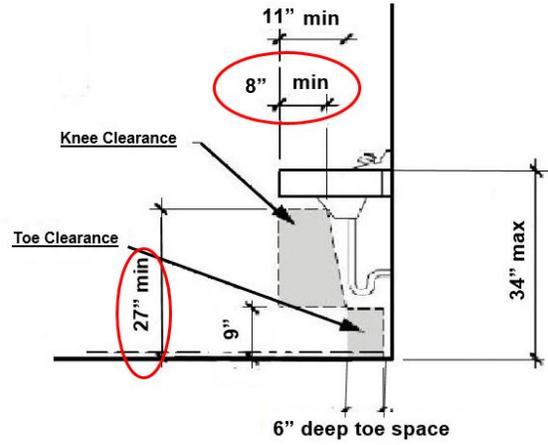
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #148 Continued



Finding 298293 Main Photo

**Finding #148 Additional Finding Photos**



Finding 298293 Additional Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 149

The water and drain pipes under the lavatory are not adequately insulated.

Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

*2010 ADAS Section 606.5*

*Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.*

#### Citation:

2010 ADAS Section: 606.5

#### As Built:

Drain pipes not insulated

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Ensure drain pipes are fully insulated. Exposed piping should be insulated.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

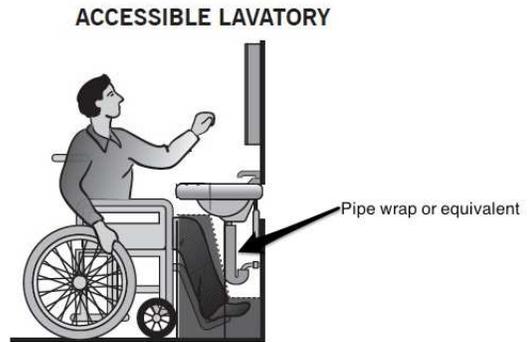
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #149 Continued



Finding 298294 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 150

The paper towel dispenser's operation mechanism is too high off the floor.

Dispensers must have all operable parts a maximum of 48 inches above the floor.

*2010 ADAS Section 308.2.1*

*Where a forward reach is unobstructed, the high forward reach shall be 48 inches (1220 mm) maximum and the low forward reach shall be 15 inches (380 mm) minimum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 308.2.1

#### As Built:

53 inches above  
finished floor to  
operable part

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Lower paper towel dispenser 6 inches to meet compliance. 48 inches maximum height above finished floor for operable parts (sensor).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

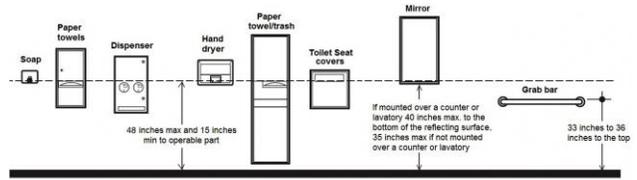
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #150 Continued



Finding 298295 Main Photo

**Finding #150 Additional Finding Photos**



Finding 298295 Additional Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 151

The toilet stall is not deep enough.

Wheelchair accessible compartments shall be 59 inches deep minimum measured from the back wall for floor mount water closets.

*2010 ADAS Section 604.8.1.1*

*Wheelchair accessible compartments shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 56 inches (1420 mm) deep minimum for wall hung water closets and 59 inches (1500 mm) deep minimum for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60 inches (1525 mm) wide minimum measured perpendicular to the side wall, and 59 inches (1500 mm) deep minimum for wall hung and floor mounted water closets measured perpendicular to the rear wall.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 604.8.1.1	58.25 inches deep	\$1,500 - \$4,500.00

### Recommendation:

Remove adjacent toilet to make toilet compartment compliant (review building code) or install directional signage outside of restrooms informing public of accessible restrooms locations.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

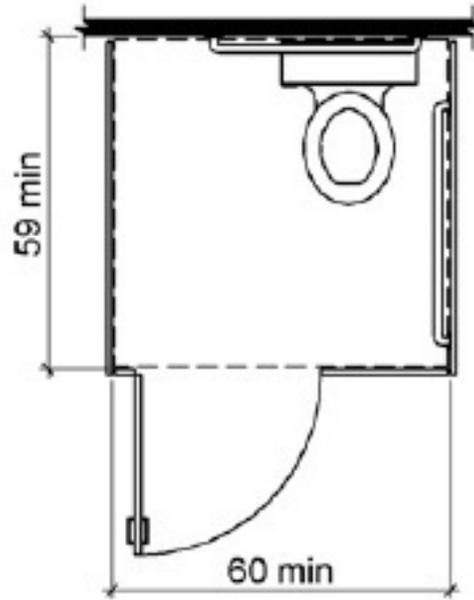
### Estimated Remediation Date:

N/A

### Notes:

N/A

Finding #151 Continued



Finding 298270 Main Photo

Finding #151 Additional Finding Photos



Finding 298270 Additional Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 152

The side grab bar is too low.

Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface and the space between the grab bar and the top of the tank shall be 1-1/2 inches minimum.

*2010 ADAS Section 609.4*

*Grab bars shall be installed in a horizontal position, 33 inches (840 mm) minimum and 36 inches (915 mm) maximum above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18 inches (455 mm) minimum and 27 inches (685 mm) maximum above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or 607.4.2.1.*

#### Citation:

2010 ADAS Section: 609.4

#### As Built:

32.75 inches to top of gripping surface

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Re-position grab bar to measure between 33 inches minimum and 36 inches maximum above the finished floor measured to the top of the gripping surface.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

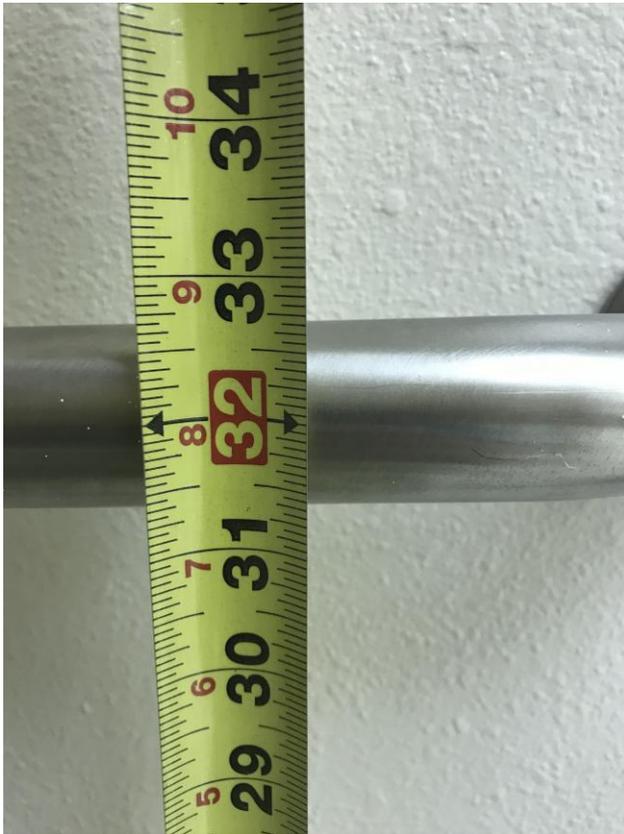
#### Estimated Remediation Date:

N/A

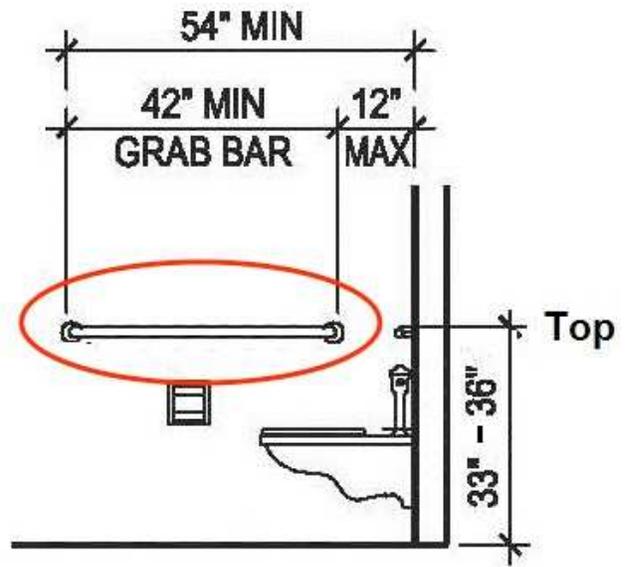
#### Notes:

N/A

Finding #152 Continued



Finding 298271 Main Photo



## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 153

The side grab bar does not extend far enough from the rear wall.

The side grab bar must extend at least 54 inches minimum beyond the rear wall and start a maximum of 12 inches from the rear wall. A 42 inch grab bar installed the maximum distance from the rear wall (12 inches) will leave the leading end 54 inches from the rear wall. Grab bars shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the finish floor measured to the top of the gripping surface.

*2010 ADAS Section 604.5.1*

*The side wall grab bar shall be 42 inches (1065 mm) long minimum, located 12 inches (305 mm) maximum from the rear wall and extending 54 inches (1370 mm) minimum from the rear wall.*

#### Citation:

2010 ADAS Section: 604.5.1

#### As Built:

47 inches from rear wall

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust side grab bar not to exceed 12 inches from rear wall. The side grab bar must extend at least 54 inches minimum beyond the rear wall.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

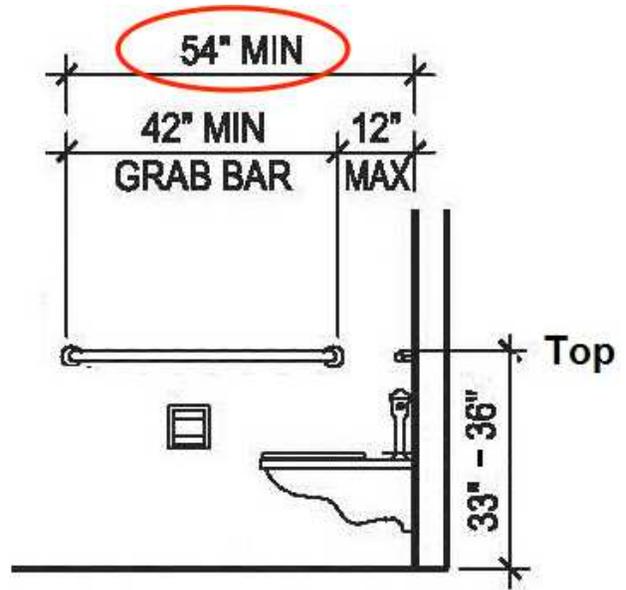
#### Notes:

N/A

Finding #153 Continued



Finding 298272 Main Photo



**Finding #153 Additional Finding Photos**



Finding 298272 Additional Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 154

The toilet paper is not installed within the compliant range.

Toilet paper dispensers shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches minimum and 48 inches maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. There shall be a clearance of 1 1/2 inches minimum below the grab bar.

*2010 ADAS Section 604.7*

*Toilet paper dispensers shall comply with 309.4 and shall be 7 inches (180 mm) minimum and 9 inches (230 mm) maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15 inches (380 mm) minimum and 48 inches (1220 mm) maximum above the finish floor and shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow.*

#### Citation:

2010 ADAS Section: 604.7

#### As Built:

1 inch in front of toilet

#### Budgeting Range:

\$0 - \$0.00

#### Recommendation:

Re-position toilet paper dispenser to be within 7 inches minimum to 9 inches maximum in front of the toilet measured to the centerline of the dispenser.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

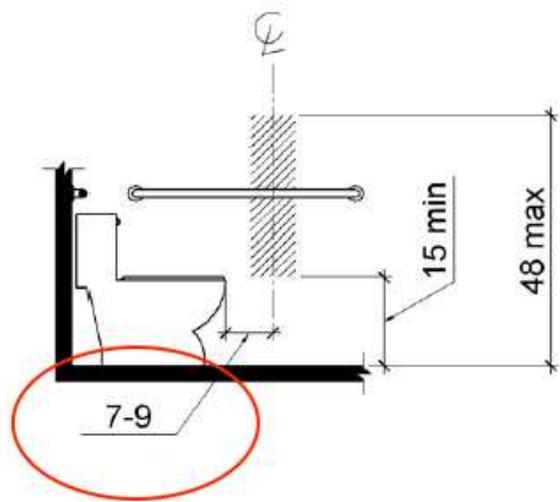
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #154 Continued



Finding 298273 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 155

The compartment door is not self closing.

The water closet compartment shall be equipped with a door that has an automatic-closing device.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Compartment door not self-closing

#### Budgeting Range:

\$50 - \$100.00

#### Recommendation:

Adjust or install automatic closing hinges.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

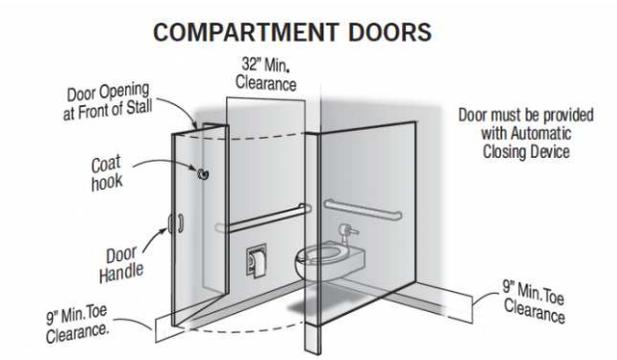
#### Notes:

N/A

Finding #155 Continued



Finding 298274 Main Photo



## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 156

The water closet compartment door is missing a loop handle on the inside.

Water closet compartments must be equipped with a door that has a loop or U-shaped handle on both sides of the door immediately below the latch. The latch must be flip-over style, sliding or other hardware not requiring the user to grasp or twist.

*2010 ADAS Section 604.8.1.2*

*Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment and any obstruction shall be 42 inches (1065 mm) minimum. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4 inches (100 mm) maximum from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4 inches (100 mm) maximum from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum required compartment area.*

#### Citation:

2010 ADAS Section: 604.8.1.2

#### As Built:

Missing loop handle  
on compartment door

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Install loop or U-shape handle on the inside of the compartment door.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

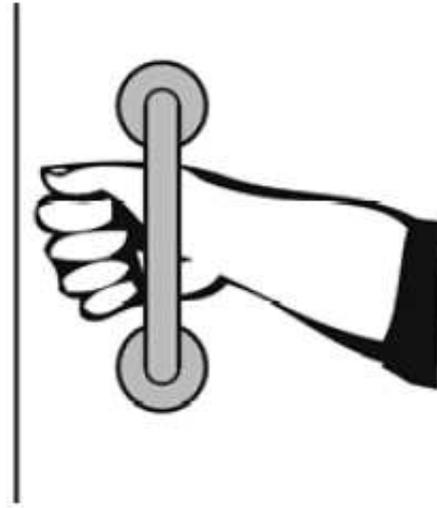
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #156 Continued**



Finding 298275 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 157

The flush handle is located on the wrong side of the toilet.

Controls shall be operable with one hand and shall not require tight grasping, pinching or twisting. Controls for the flush valves shall be mounted on the wide side of toilet areas, no more than 48 inches above the floor.

*2010 ADAS Section 604.6*

*Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with 309. Flush controls shall be located on the open side of the water closet except in ambulatory accessible compartments complying with 604.8.2.*

#### Citation:

2010 ADAS Section: 604.6

#### As Built:

Flush handle located  
on closed side of toilet

#### Budgeting Range:

\$150 - \$500.00

#### Recommendation:

Relocate flush handle to opposite side (open side of toilet area).

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

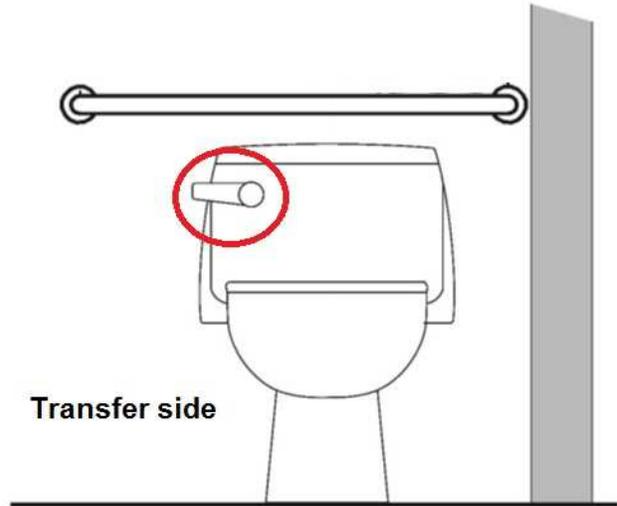
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #157 Continued



Finding 298276 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 158

There are no accessible bathing or shower facilities.

Where facilities for bathing are provided for the public, clients or employees, including showers or bathtubs, at least one shower or bathtub and support facilities such as lockers, and not less than 1 percent of all facilities, shall be accessible.

*2010 ADAS Section 213.3.6*

*Where bathtubs or showers are provided, at least one bathtub complying with 607 or at least one shower complying with 608 shall be provided.*

#### Citation:

2010 ADAS Section: 213.3.6

#### As Built:

Missing grab bars,  
shower seat and non  
accessible shower pan

#### Budgeting Range:

\$2,500 - \$6,500.00

### Recommendation:

Remodel one of the existing showers to ADA standards that provide grab bars, shower seat, lower shower controls and an unobstructed entrance of no more 1/4 inch of rise.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #158 Continued**



Finding 298277 Main Photo

**Finding #158 Additional Finding Photos**



**Finding 298277 Additional Photo**



**Finding 298277 Additional Photo**

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 159

The baby changing table is too high when folded down.

The tops of baby changing surfaces shall be 28 inches minimum and 34 inches maximum above the finish floor or ground.

*2010 ADAS Section 902.3*

*The tops of dining surfaces and work surfaces shall be 28 inches (710 mm) minimum and 34 inches (865 mm) maximum above the finish floor or ground.*

#### Citation:

2010 ADAS Section: 902.3

#### As Built:

35.5 inches above  
finished floor

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Lower baby changing station to meet the 28 inches minimum and 34 inches maximum required to the top of the changing surface and 48 inches maximum to operable part.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #159 Continued



Finding 298278 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 160

The faucet controls require twisting of the wrist.

Faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lb. Lever-operated, push-type and electronically controlled mechanisms are examples of acceptable designs. Self-closing valves are allowed if the faucet remains open for at least 10 seconds.

*2010 ADAS Section 606.4*

*Controls for faucets shall comply with 309. Hand-operated metering faucets shall remain open for 10 seconds minimum.*

#### Citation:

2010 ADAS Section: 606.4

#### As Built:

Faucet push buttons requires 9 pounds of pressure to operate or pinching and twisting of the wrist

#### Budgeting Range:

\$25 - \$150.00

#### Recommendation:

Adjust faucet lever to no more than 5 lbs of pressure.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

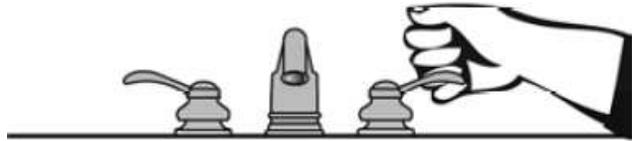
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #160 Continued**



Finding 298279 Main Photo

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 161

Fire alarms must be visual as well as audible. Fire alarms must meet NFPA 72.

*2010 ADAS Section 702.1*

*Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition).*

#### Citation:

2010 ADAS Section: 702.1

#### As Built:

Missing visual or audible fire alarm

#### Budgeting Range:

\$1,500 - \$4,500.00

#### Recommendation:

Install fire alarm that is both visual and audible when active if required per code.

#### Barrier Priority:

**3 (Moderate):** Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

**Finding #161 Continued**



Finding 298280 Main Photo

**Finding #161 Additional Finding Photos**



**Finding 298280 Additional Photo**

## Whittemore Men's Restroom

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 162

The door has a locking mechanism that requires tight grasping, pinching or twisting of the wrist.

Door locking mechanisms should be push button and release upon activation of the door hardware.

*2010 ADAS Section 309.4*

*Operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. The force required to activate operable parts shall be 5 pounds (22.2 N) maximum.*

#### Citation:

2010 ADAS Section: 309.4

#### As Built:

Locking hardware  
requires twisting and  
pinching of the wrist

#### Budgeting Range:

\$750 - \$125.00

### Recommendation:

Replace locking hardware with locking lever that does not require tight grasping, pinching or twisting of the wrist to operate.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

### Notes:

N/A

**Finding #162 Continued**



Finding 298282 Main Photo

## Whittemore Main Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 163

The building entrance is not located on an accessible route.

When a building, or portion of a building, is required to be accessible, an accessible route of travel shall be provided to all portions of the building, to accessible building entrances and between the building and the public way.

All walks, halls, corridors, aisles, skywalks, tunnels, and other spaces that are part of an accessible route must comply. An accessible route of travel must not pass through kitchens, storage rooms, restrooms, closets or other spaces used for similar purposes. At least one accessible route within the boundary of the site must be provided from public transportation stops, accessible parking and accessible passenger loading zones and public streets or sidewalks to the accessible building entrance they serve.

The accessible route shall, to the maximum extent feasible, coincide with the route for the general public. At least one accessible route shall connect accessible buildings, facilities, elements and spaces that are on the same site. At least one accessible route shall connect accessible building or facility entrances with all accessible spaces and elements.

*2010 ADAS Section 206.2.1*

*At least one accessible route shall be provided within the site from accessible parking spaces and accessible passenger loading zones; public streets and sidewalks; and public transportation stops to the accessible building or facility entrance they serve.*

### Citation:

2010 ADAS Section: 206.2.1

### As Built:

Obstructions  
throughout path of  
travel to side entrance

### Budgeting Range:

\$0 - \$0.00

### Recommendation:

Remove existing obstructing elements. Also provide an accessible ramp with handrails at the entrance due to existing 8 inch curb restricting/blocking wheelchairs and other power mobility devices from entering building at main entrance.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

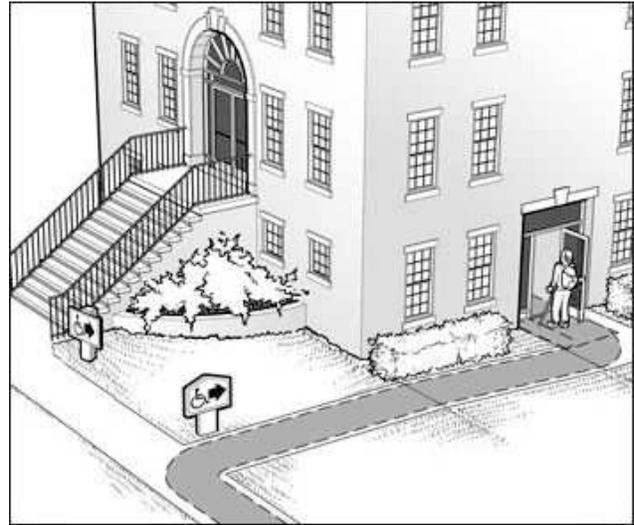
N/A

### Estimated Remediation Date:

N/A

Notes:

N/A



Finding 298286 Main Photo

**Finding #163 Additional Finding Photos**



Finding 298286 Additional Photo



Finding 298286 Additional Photo



Finding 298286 Additional Photo

## Whittemore Main Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 164

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 404.2.8.1	2.95 seconds to closed position	\$25 - \$150.00

### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

### Department:

N/A

### Estimated Remediation Date:

N/A

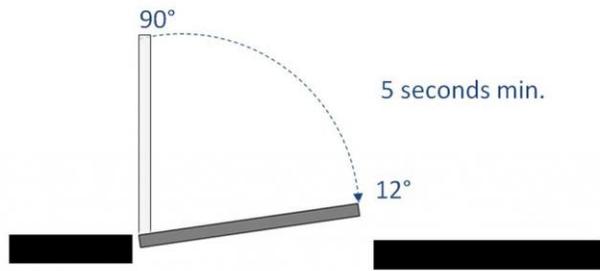
### Notes:

N/A

Finding #164 Continued



Finding 298285 Main Photo



**Finding #164 Additional Finding Photos**



**Finding 298285 Additional Photo**

## South Gate Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 165

The transaction counter is too high.

A portion of the counter surface that is 36 inches long minimum and 36 inches high maximum above the finish floor shall be provided. Knee and toe space must be provided for a forward approach. A 30 inch by 48 inch clear floor space on an accessible route must be provided for either a forward or parallel approach.

*2010 ADAS Section 904.4.2*

*A portion of the counter surface that is 30 inches (760 mm) long minimum and 36 inches (915 mm) high maximum shall be provided. Knee and toe space complying with 306 shall be provided under the counter. A clear floor or ground space complying with 305 shall be positioned for a forward approach to the counter.*

*2010 ADAS Section 904.4.1*

*A portion of the counter surface that is 36 inches (915 mm) long minimum and 36 inches (915 mm) high maximum above the finish floor shall be provided. A clear floor or ground space complying with 305 shall be positioned for a parallel approach adjacent to the 36 inch (915 mm) minimum length of counter.*

#### Citation:

2010 ADAS Section: 904.4.2, 904.4.1

#### As Built:

42 inches above  
finished floor

#### Budgeting Range:

\$2,500 - \$3,500.00

#### Recommendation:

Install new counter section that measures 36 inches maximum in height from the finish floor and lengthen that section of the counter to 36 inches minimum. A clear floor or ground space shall be provided for either a parallel or forward approach complying with section 305 and/or 306 respectively.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

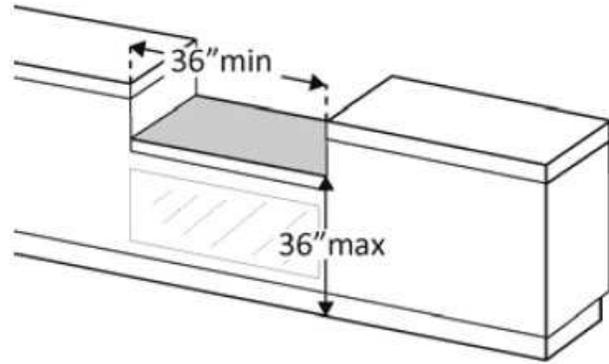
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #165 Continued



Finding 298296 Main Photo

**Finding #165 Additional Finding Photos**



Finding 298296 Additional Photo

## South Gate Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 166

Non-accessible entrance/s signage missing.

An identification sign identifying that this entrance is not accessible and directional signage pointing in the direction to the accessible entrance is needed. If an accessible entrance is not available and is not "readily achievable" to provide, we suggest signage indicating that curb side service is available upon request or that services may be provided at a different accessible location. We recommend that this sign have a working phone number that is always answered during regular business hours. Another option for consideration would be the installation of a door bell located at an accessible location on the exterior of the business that will alert an attendant.

*2010 ADAS Section 216.6*

*Where not all entrances comply with 404, entrances complying with 404 shall be identified by the International Symbol of Accessibility complying with 703.7.2.1. Directional signs complying with 703.5 that indicate the location of the nearest entrance complying with 404 shall be provided at entrances that do not comply with 404.*

#### Citation:

2010 ADAS Section: 216.6

#### As Built:

7 inch curb exists at  
South Gate entrance

#### Budgeting Range:

\$4,500 - \$7,000.00

#### Recommendation:

Remove existing obstructing elements. Also provide an accessible pedestrian ramp at the south gate entrance due to existing 7 inch curb restricting/blocking wheelchairs and other power mobility devices from entering.

#### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

#### Department:

N/A

#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #166 Continued



Finding 298287 Main Photo



**Finding #166 Additional Finding Photos**



**Finding 298287 Additional Photo**



**Finding 298287 Additional Photo**

## Whittermore Side Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 167

The building entrance is not located on an accessible route.

When a building, or portion of a building, is required to be accessible, an accessible route of travel shall be provided to all portions of the building, to accessible building entrances and between the building and the public way.

All walks, halls, corridors, aisles, skywalks, tunnels, and other spaces that are part of an accessible route must comply. An accessible route of travel must not pass through kitchens, storage rooms, restrooms, closets or other spaces used for similar purposes. At least one accessible route within the boundary of the site must be provided from public transportation stops, accessible parking and accessible passenger loading zones and public streets or sidewalks to the accessible building entrance they serve.

The accessible route shall, to the maximum extent feasible, coincide with the route for the general public. At least one accessible route shall connect accessible buildings, facilities, elements and spaces that are on the same site. At least one accessible route shall connect accessible building or facility entrances with all accessible spaces and elements.

*2010 ADAS Section 206.2.1*

*At least one accessible route shall be provided within the site from accessible parking spaces and accessible passenger loading zones; public streets and sidewalks; and public transportation stops to the accessible building or facility entrance they serve.*

### Citation:

2010 ADAS Section: 206.2.1

### As Built:

Obstructions  
throughout path of  
travel to side entrance

### Budgeting Range:

\$3,000 - \$4,500.00

### Recommendation:

Remove existing obstructing elements. Also provide additional turning space at side entrance in front of doors due to doors blocking the circulation path. Ensure additional turning space is firm, stable and slip resistant.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

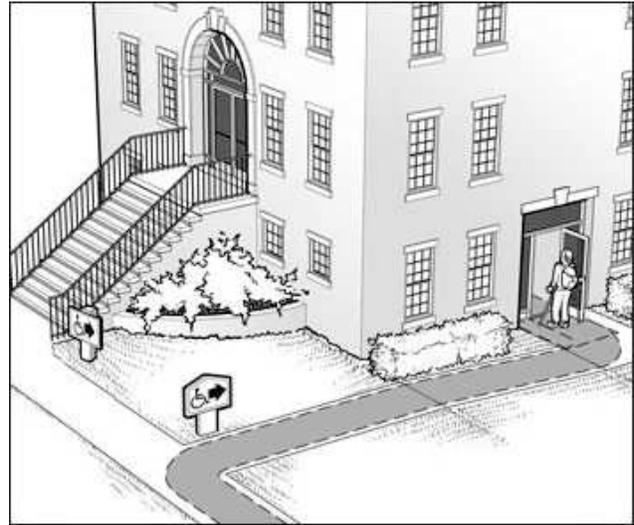
N/A

### Estimated Remediation Date:

N/A

Notes:

N/A



Finding 298054 Main Photo

**Finding #167 Additional Finding Photos**



Finding 298054 Additional Photo



Finding 298054 Additional Photo

## Whittermore Side Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 168

The concrete expansion joint is spaced greater than 1/2 inch.

Openings in floor or ground surfaces shall not allow passage of a sphere more than 1/2 inch diameter. Elongated openings shall be placed so that the long dimension is perpendicular to the dominant direction of travel.

*2010 ADAS Section 302.3*

*Openings in floor or ground surfaces shall not allow passage of a sphere more than 1/2 inch (13 mm) diameter except as allowed in 407.4.3, 409.4.3, 410.4, 810.5.3 and 810.10. Elongated openings shall be placed so that the long dimension is perpendicular to the dominant direction of travel.*

<b>Citation:</b>	<b>As Built:</b>	<b>Budgeting Range:</b>
2010 ADAS Section: 302.3	.75 inches wide	\$1,500 - \$4,500.00

**Recommendation:**  
Crack fill expansion joint.

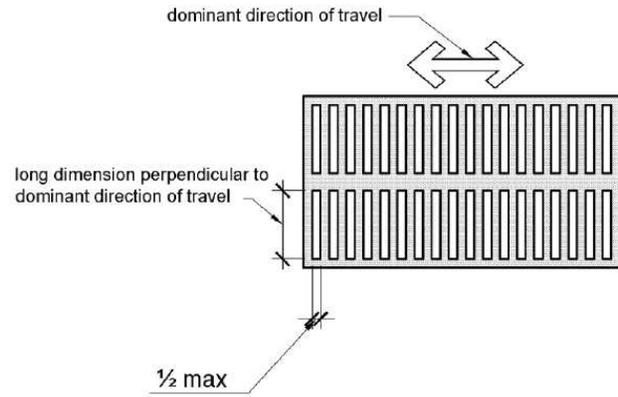
**Barrier Priority:**  
2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

**Department:**  
N/A

**Estimated Remediation Date:**  
N/A

**Notes:**  
N/A

Finding #168 Continued



Finding 298055 Main Photo

**Finding #168 Additional Finding Photos**



**Finding 298055 Additional Photo**

## Whittermore Side Entrance

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 169

The door is equipped with a door closer and returns to a closed position too quickly.

Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.

*2010 ADAS Section 404.2.8.1*

*Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds minimum.*

#### Citation:

2010 ADAS Section: 404.2.8.1

#### As Built:

2.46 seconds to closed position

#### Budgeting Range:

\$25 - \$50.00

#### Recommendation:

Adjust door closer to allow a minimum of 5 seconds before returning to a position of 12 degrees from the latch/locking mechanism.

#### Barrier Priority:

3 (Moderate): Should be completed as soon as possible, but there may be other items that will provide greater access to persons with disabilities. (Includes; Findings that have a high financial impact on the entity in relationship to the degree of access provided)

#### Department:

N/A

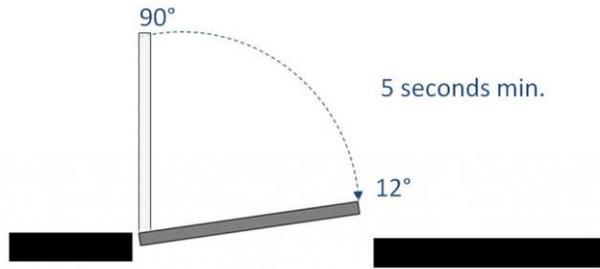
#### Estimated Remediation Date:

N/A

#### Notes:

N/A

Finding #169 Continued



Finding 298056 Main Photo

**Finding #169 Additional Finding Photos**



**Finding 298056 Additional Photo**

## Fairgrounds Floor Surface

Lat: 39.0308200000, Long: -104.2961000000

### Finding: 170

The accessible route contains loose gravel and/or surfaces that do not provide for a stable, firm slip resistant surface.

2010 ADAS Section 302.1

Floor and ground surfaces shall be stable, firm, and slip resistant and shall comply with 302.

Citation:	As Built:	Budgeting Range:
2010 ADAS Section: 302.1	Loose gravel throughout fairgrounds	\$60,000 - \$85,000.00

### Recommendation:

Construct a firm, stable, and slip resistant 5 feet wide path of travel throughout the complex to the various elements/exhibitions the complex provides. Project will depend heavily on future budgeting availability.

### Barrier Priority:

2 (Important): Should be completed as soon as possible. (Includes; Findings that would remove barriers to the greatest number of people to your goods and services)

### Department:

N/A

### Estimated Remediation Date:

N/A

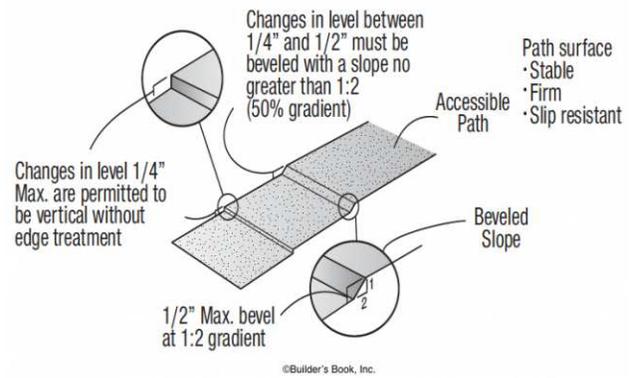
### Notes:

N/A

### Finding #170 Continued



Finding 298057 Main Photo



**Finding #170 Additional Finding Photos**



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo

**Finding #170 Additional Finding Photos**



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo



Finding 298057 Additional Photo