

## ADA Requirements

In addition to the requirements of the State Building Codes, those of the Americans with Disabilities Act (ADA) and the following minimum guidelines shall apply for all projects being designed.

### ADA.1 DOORS

- A. Entry Doors: Recommend 42" minimum, but not less than 36". Entry doors at the accessible entrance shall be equipped with automatic door openers.
- B. Interior Corridor Doors: Recommend 36" minimum. All interior corridor doors shall be equipped with magnetic closers.

### ADA.2 RAMPS – See attached diagram and detail

- A. Avoid wood construction - if used, apply abrasive surface.
- B. Preferred slope is 1:20; 1:12 is acceptable.

### ADA.3 INTERIOR STAIRWAYS

- A. Use contrasting markings for nosings.
- B. Avoid dimly lit stairwells.
- C. Do not paint white.

### ADA.4 AREAS OF REFUGE

- A. Each area of refuge shall be accessed from the space it serves by an accessible route, which serves as an accessible means of egress. The maximum travel distance to an area of refuge shall not exceed the travel distance permitted for the occupancy by the administrative authority. Every area of refuge shall have direct access to an exit stairway or an elevator.
- B. Size: Each area of refuge shall be sized to accommodate one wheelchair space complying with Section 305.3 of the Recommendations, for each 200 occupants or portion thereof, based on the occupant load of the area of refuge and all areas served by the area of refuge. Such wheelchair spaces shall not overlap the required means of egress width. Access to any required wheelchair space shall not be through more than one adjoining wheelchair space.

- C. Construction: Each area of refuge shall be separated from the remainder of the story by a smoke barrier having a one-hour minimum fire-resistance rating. Smoke barriers shall extend to the floor or roof deck above. Doors in the smoke barrier shall have a 20 minute minimum fire-resistance rating. Doors shall be self-closing or automatic closing by smoke detection. HVAC openings in smoke barriers, where permitted, shall be ducted and provided with a smoke-actuated damper designed to resist the passage of smoke.
- D. Smoke Resistance: Every area of refuge shall be designed to prevent the intrusion of smoke. EXCEPTIONS:
1. This requirement shall not apply where the areas of refuge and all areas served by the area of refuge are protected by an automatic sprinkler system.
  2. This requirement shall not apply to areas of refuge located within an exit stair enclosure.
- E. Elevator Lobby: Where an elevator lobby is used as an area of refuge, the elevator hoistway and lobby shall be pressurized to comply with the requirements for smokeproof enclosures, except where elevators are in an area of refuge formed by a horizontal exit or smoke barrier.
- F. Communication System: Every area of refuge shall be provided with an accessible two-way communication system between the area of refuge and a central control point. The communication system shall have both audible and visible signals. Refer to University ITS Design Guidelines & Standards for additional information and acceptable products. [www.telcom.uconn.edu](http://www.telcom.uconn.edu).
- G. Instructions: In each area of refuge provided with a two-way communication system, instructions on the use of the area under emergency conditions shall be posted adjacent to the communications system. The instructions shall include:
1. Directions to other means of egress.
  2. Advice that persons able to use the exit stair do so as soon as possible unless they are assisting others.
  3. Information on planned availability of assistance in the use of stairs or supervised operation of elevators and how to summon such assistance.
  4. Directions for use of emergency communications system.
- H. Identification: Each area of refuge shall be identified by a tactile sign stating "Area of Refuge" complying with Section 703.2 of the Recommendations, and including the International symbol of Accessibility complying with Section 703.7 of the Recommendations. A sign shall be

located at each door providing access to the area of refuge. The sign shall be illuminated as required for exit signs where exit sign illumination is required.

#### ADA.5 ELEVATORS

- A. Refer to the requirements of Section 14200 of these Guidelines for elevator standards.
- B. Recommended size of elevator car is 54" depth by 80" width.
- C. University preferred option is generator operated elevators.

#### ADA.6 BATHROOMS

- A. Please refer to Sections 601.1 - 611.14 of the Recommendations, for guidelines.
- B. The University preferred option is for a unisex facility.

#### ADA.7 COUNTER HEIGHTS

- A. Seating at Tables, Counters and Work Surfaces
  - 1. General: Seating at tables, counters and work surfaces required to be accessible shall comply with Paragraph ADA.7.A.
  - 2. Clear Floor or Ground Space: A clear floor space complying with Section 305 positioned for forward approach shall be provided. Knee and toe clearance complying with Section 306 of the recommendations shall be provided.
  - 3. Height: The tops of tables and counters shall be 28 inches minimum and 34 inches maximum above the floor or ground.
- B. Sales and Service Counters
  - 1. General: Counters required to be accessible shall comply with the applicable provisions of Paragraph ADA.7.B.
  - 2. Approach: All portions of counters required to be accessible shall be located adjacent to a walking surface complying with Section 403 of the Recommendations.
  - 3. Check-Out Aisles: Check-out aisles required to be accessible shall comply with this Paragraph ADA.7.B.3.
    - a. Aisle: Aisles shall comply with Section 403 of the Recommendations.

- b. Counter: The counter surface height shall be 38 inches maximum above the finished floor or ground. The top of the counter edge protection shall be 2 inches maximum above the top of the counter surface.
- 4. Point of Sales and Service Counters: Point of sales and service counters required to be accessible shall have a portion of the counter 36 inches minimum in length and 36 inches maximum in height above the finished floor or ground.
- 5. Food Service Lines: Counters in food service lines shall comply with this Paragraph ADA.7.B.5.
  - a. Self-service shelves and dispensing devices: Self-service shelves and dispensing devices for tableware, dishware, condiments, food and beverages shall comply with Section 308 of the Recommendations.
  - b. Tray Slides: Tray slides shall be 28 inches minimum and 34 inches maximum above the floor or ground.

C. Storage

- 1. General: Storage facilities required to be accessible shall comply with Paragraph ADA.7.C.
- 2. Clear Floor or Ground Space: A clear floor or ground space complying with Section 305 of the Recommendations shall be provided.
- 3. Height: Storage facilities shall comply with at least one of the reach ranges specified in Section 308 of the Recommendations. Clothes rods shall be 54 inches maximum above the floor or ground.
- 4. Hardware: Hardware for storage facilities shall comply with Section 309 of the Recommendations.

ADA.8 EXTERIOR ACCESS

- A. Attention should be paid to lighting, walkways and ramps.

ADA.9 HANDICAPPED PARKING SPACES

- A. Width: 96" minimum.

- B. Access Aisle: 60" minimum for a car; 96" minimum for a van.
- C. Slope: No steeper than 1:48 in all directions
- D. Vertical Clearance: 98" minimum.