

PROJECT APPROVAL REQUEST

INN ADA Bathroom

November 29, 2021

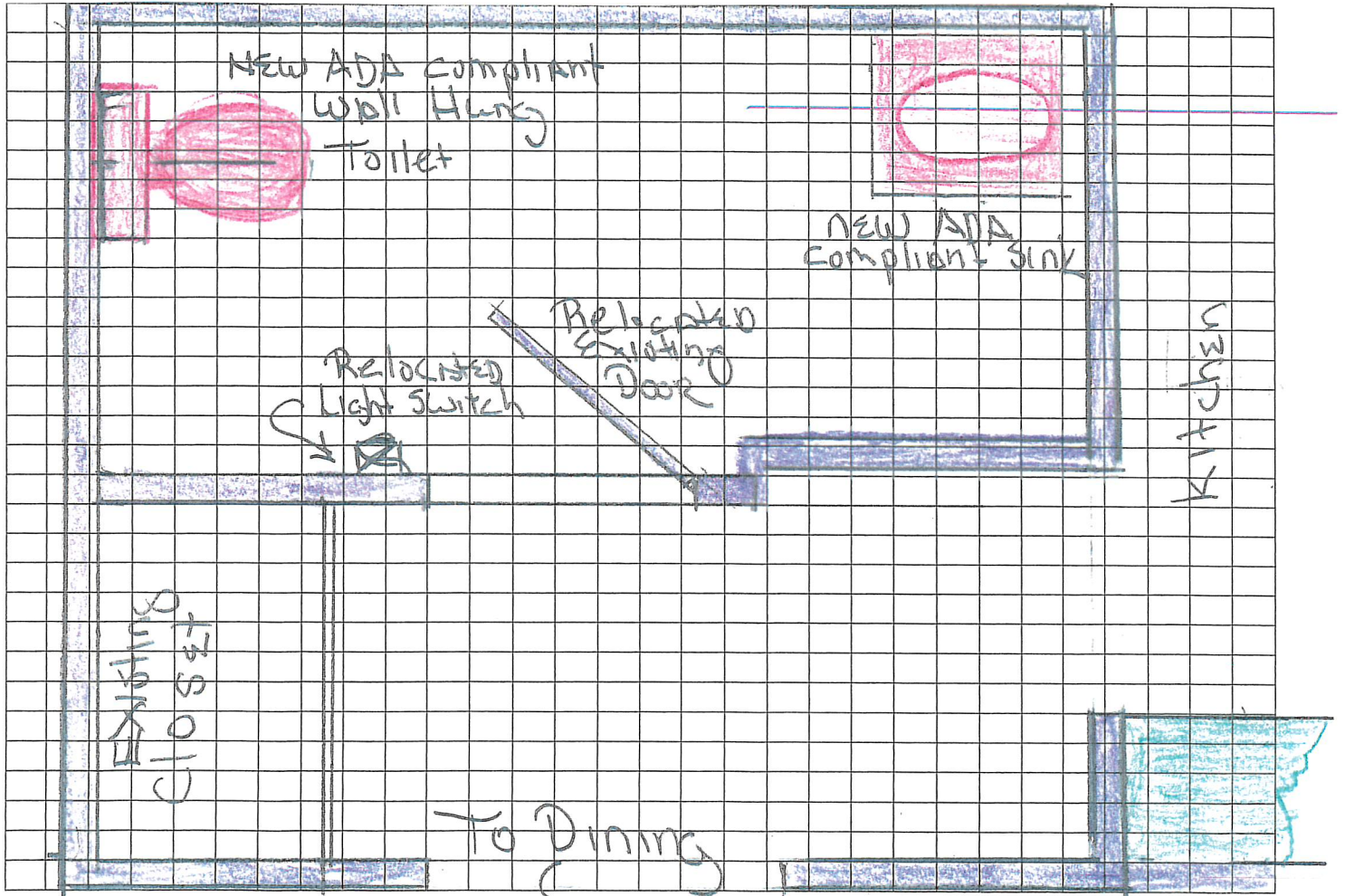
1. The person or Committee proposing the project: [Roger Milliman and originally recommended by the Inn Committee](#)
2. The project's description/scope including:
 - a. Narrative description of the project.
[Remodel the Inn restaurant first floor bathroom for ADA compliance](#)
 - b. The project's purpose and the value LLCC members will receive from the completed project, including any health and safety improvement aspects.
[Designed to enable ADA usage with enlarged entrances, room for maneuverability, re-walled self-contained bathroom, toilet, wash basin and single door with ADA signage](#)
 - c. Drawings and sketches as necessary to understand the project.
[See drawing and Mason County ADA checklist](#)
 - d. The approximate cost for the project, and the basis and assumptions for that cost estimate.
[Not to exceed budgeted \\$5,000; materials include new sink/fixtures, 2x4's, sheetrock, tape, texture and paint, and flooring to match dining room.](#)
 - e. A recommendation as to whether the project should be delivered in-house with LLCC staff, use outside contractors or consultants, or be carried out by a combination of in-house and outside resources
[All construction including demolition, construction, and daily cleanup by in-house Facilities labor](#)
 - f. An approximate schedule, including any time constraints regarding project activities or completion date.
[Project to begin with Board approval and complete by January 12, 2020](#)
3. The budget status of the project
 - a. Has a Committee, and/or the Board, already included the project in the current year's budget?
[Yes project is included in the 2021-22 approved capital budget](#)
 - b. Is it in a longer-range capital improvement plan? Is it a new idea outside the current year budget cycle?
4. Additional considerations the Board may need to consider, including any foreseeable project risks or liabilities.

5. Proposed project manager.

Roger Milliman

6. Evidence of coordination with the appropriate staff departments and management and the staff's recommendation.

Project was originally planned by the Inn Committee. Pat Paradise previously completed Mason County ADA checklist and developed attached drawing. Inn Committee has received PAR, drawing and ADA checklist for review.



COMMENTS/EXPLANATION

ADA Renovation To Existing Dining Bathroom
 2x4's, sheet rock including tape, texture & paint
 new ADA compliant sink and wall hung toilet
 Relocate Existing Light/Fan switch

TOILET ROOMS – BASEMENT BAR / RESTAURANT

Does your facility offer toilet rooms (restrooms) for public use?

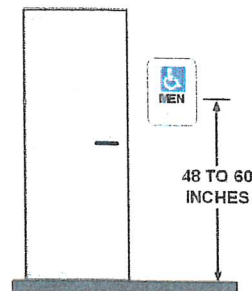
Yes No If "Yes", complete this section of the Checklist.

Note: M = Men W = Women

1. Restroom Identification

Are all accessible toilet rooms clearly designated with a sign having the International Symbol of Accessibility and mounted on the latch side of the door so the bottom edge of the *highest* tactile characters are 60 inches maximum and the *lowest* tactile characters are 48 inches minimum from the floor surface?

Yes
 No

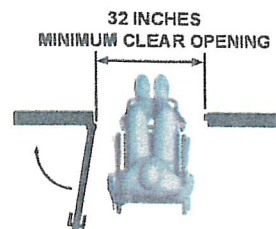


Note: All toilet rooms must be designated with accessible signage and inaccessible toilet rooms must have directional signage indicating the location of the nearest accessible toilet room.

2. Restroom Entrances

Do the doorways of accessible toilet rooms have a minimum clear width (unobstructed opening) of 32 inches and maneuvering clearance perpendicular and parallel to the doorway which conforms to the requirements of section titled "Accessible Approach and Entrances (Exterior Routes)", Item #9?

Yes
 No

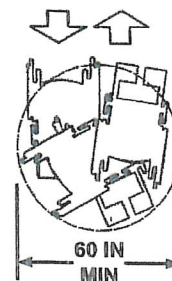


3. Turning Space

Is there adequate turning space for a wheelchair or other mobility devices inside the toilet room?

Yes
 No

Note: A turning space may be circular (60 inches minimum diameter) or a "T turning space". See Item #9 in the section on "Access to Goods and Services—Interior Routes and Spaces".



4. Lavatory Counter Heights and Knee/Toe Clearances

Is there at least one lavatory that provides a counter surface or rim of the lavatory which is no higher than 34 inches above the floor surface?

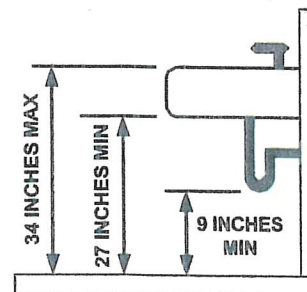
Yes
 No

Is the knee clearance space under the lavatory at least 27 inches from the bottom of lavatory apron to the floor surface and 8 inches minimum from the front edge of the apron?

Yes
 No

Are water supply, drain pipes and other objects installed under the lavatory so that there is at least 9 inches of toe clearance as measured from the floor surface?

Yes
 No

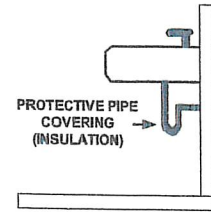


TOILET ROOMS – BASEMENT BAR / RESTAURANT

5. Protective Pipe Covering

Is insulation or other protective covering used on exposed hot water supply and drain pipes under the lavatory or sink?

- Yes
 No

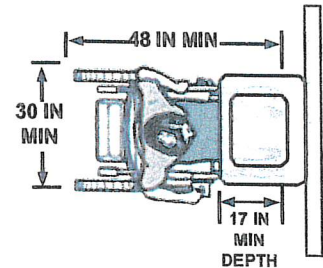


6. Lavatory and Sink Clear Floor Space

Is there a minimum clear floor space (30 by 48 inches) provided in front of lavatories and sinks to allow for forward approach?

Note: Knee clearance shall extend a maximum of 25 inches (of the required minimum of 48 inches of clear floor space) under the lavatory or sink.

- Yes
 No
Cabinet



Does the depth of toe clearance provided at lavatories and sinks extend at least 17 inches underneath the element?

- Yes
 No

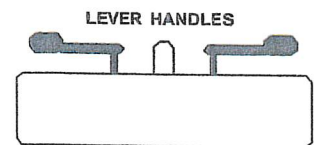
7. Faucet Controls

At accessible lavatories and sinks, are the faucets controlled by a hand lever, push button, or electronic control that is easily operated with one hand and not requiring more than 5 lb of force or tight grasping, pinching, or twisting?

If the faucet control is hand-operating and metering, does it remain open for a minimum of ten seconds? N/A

- Yes
 No

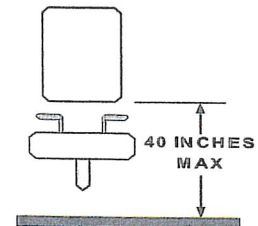
 Yes
 No



8. Lavatory and Countertop Mirrors

Where mirrors are provided above lavatories or countertops, is the mirror mounted so that the bottom edge of the reflective surface is no more than 40 inches above the floor surface?

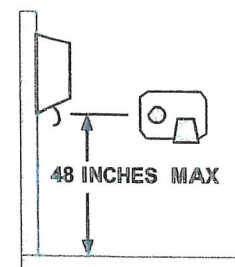
- Yes
 No



9. Dispensers in the Toilet Room

Are the soap and towel dispensers, and other accessories, mounted at a height no greater than 48 inches to the highest control or operable part?

- Yes
 No

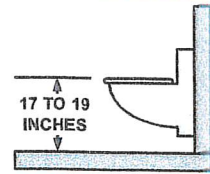


TOILET ROOMS – BASEMENT BAR / RESTAURANT

10. Toilet Seat Height and Distance from Toilet to Wall

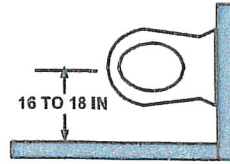
Is the top of the toilet seat 17 inches minimum to 19 inches maximum measured from the surface of the floor?

- Yes
 No



Is the centerline of the toilet (water closet) 16 inches minimum to 18 inches maximum from the side wall or partition?

- Yes
 No

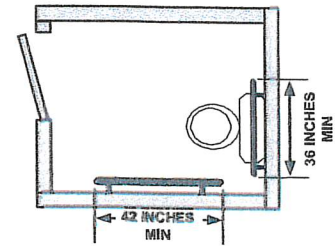


Note: For ambulatory accessible toilet stalls (see item # 16), the centerline of the toilet (water closet) is 17 inches minimum to 19 inches maximum).

11. Grab Bars

Are two grab bars provided that include a 42 inch minimum length bar on the side wall and a 36 inch minimum length bar on the back wall (behind the toilet)?

- Yes
 No

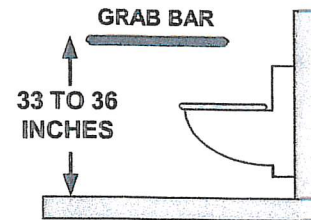


Are grab bars mounted at a height of 33 inches minimum to 36 inches maximum from the floor surface to the top of the gripping surface?

- Yes
 No

Is the space between the walls and grab bars 1-1/2 inches?

- Yes
 No



Is each grab bar mounted securely to the wall or partition?

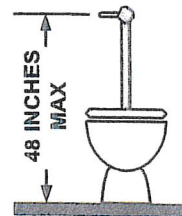
- Yes
 No

Note: Grab bars must be able to support a minimum of 250 pounds.

12. Flush Controls

Are hand-operated flush controls located on the open side of the toilet and mounted no higher than 48 inches above the floor?

- Yes
 No



Are flush controls operable with one hand, not requiring tight grasping, or not more than 5 pounds of force?

- Yes
 No

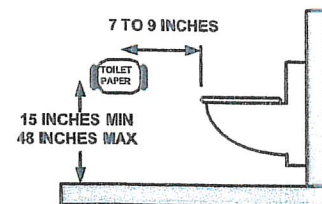
13. Dispensers in Toilet Stall

If provided, are seat cover dispensers located no higher than 48 inches above the floor surface?

- Yes
 No

Do toilet paper dispensers provide a continuous flow of paper and are they installed at least 15 inches above the floor surface and at a distance between 7 and 9 inches from the front edge of the toilet to the center of the dispenser?

- Yes
 No



If located above the grab bar, is the toilet paper dispenser mounted no higher than 48 inches above the floor surface and a minimum of 12 inches above the top surface of the grab bar?

- Yes
 No

If located below the grab bar, is the toilet paper dispenser mounted to provide at least 1-1/2 inches of space? **N/A**

- Yes
 No

TOILET ROOMS – BASEMENT BAR / RESTAURANT

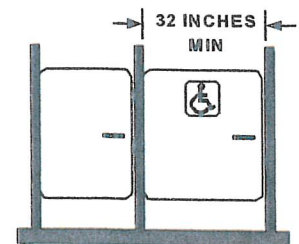
If you have single-user restrooms without a stall, skip to Item #18 for single-user restrooms.

If you have multiple- or single-user restrooms with stalls at least one must be accessible and meet the requirements in Items #14 to 16 below.

14. Toilet Compartment (Stall) Door N/A

Do the accessible stall doors have a clear width of 32 inches and sufficient maneuvering clearance in front of and to the side of the latch?

- Yes
- No



Note: 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 minimum (see the figure in item #16 below).

Does stall door swing outward?

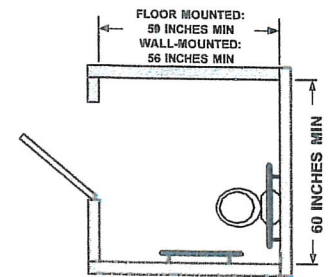
- Yes
- No

Note: For wheelchair accessible toilet stalls at the end of a row, the door may swing inward as long as sufficient maneuvering space (see next item 15) is provided inside the stall.

15. Wheelchair Accessible Toilet Compartment N/A

If toilet stalls are provided, at least one should be wheelchair accessible. Do the wheelchair accessible stalls provide a minimum depth of 56 inches (wall-mounted toilets) or 59 inches (floor-mounted toilets) and a minimum width of 60 inches?

- Yes
- No



16. Ambulatory Accessible Toilet Compartment N/A

Are there 6 or more toilet compartments (stalls) provided in the restroom? (or a combination of urinals and stalls totaling 6 or more?)

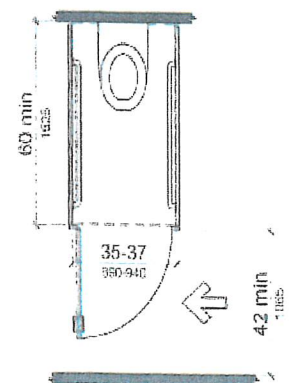
- Yes
- No

If yes, is at least one ambulatory accessible toilet compartment (stall) provided?

- Yes
- No

Is the ambulatory stall 35 to 37 inches wide and 60 inches minimum in depth?

- Yes
- No



Are two grab bars provided that are 42 inches long and mounted at 33 to 36 inches above the floor?

- Yes
- No

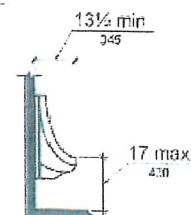
Is the space between the wall surface and each grab bar 1-1/2 inches?

- Yes
- No

17. Urinals N/A

If more than one urinal is provided in the toilet room, is at least one mounted so the rim is no more than 17 inches above the floor and the back of the fixture is a minimum of 13-1/2 inches from the face of the rim?

- Yes
- No



TOILET ROOMS

18. Single- Occupant (“Family” or “Unisex”) Toilet Rooms

Note: After answering items #1 through # 13 in this section, the following information may help to identify additional barriers to accessibility in single-occupant toilet rooms.

Does the clearance (floor space) provided around the toilet (water closet) allow for side transfer from a wheelchair? See top figure at right and answer these two questions.

A. 60 inches minimum measured from the side wall?

Yes

No

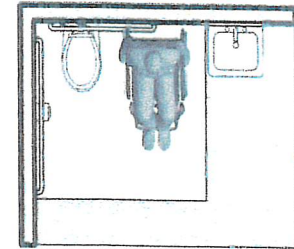
B. 56 inches minimum measured from the back wall?

Yes

No



Allows space for side transfers



Examples of space use in single-occupant toilet rooms (see figures to the right and below):

Top Figure. Space provided for side transfers and lavatories cannot overlap the toilet (water closet) clearance is indicated. Clearance around a toilet (water closet) must be 60 inches minimum measured perpendicularly from the side wall and 56 inches minimum measured perpendicular from the rear wall.

Middle Figure. Turning space can overlap fixture and door swing clearances. Shown is a 60 inch minimum diameter circular turning space which overlaps the clear floor space for the lavatory and the clearance for the water closet.

Bottom Figure. Door can swing into turning space as long as unobstructed clear floor space (30 by 48 inches minimum “wheelchair space”) is provided beyond arc of door swing as shown.

