

## **Grant Community Club**

Grant Community Club is located adjacent to Myers-Wilkens School. The single-level structure includes an original gym/warming house space with multi-fixture toilet rooms and an addition that approximately doubled the square footage and provides offices, meeting room and a single-user toilet room. (There is a lower level that is locked and used for storage below the original structure.) There is currently a step at the main entry to the building. It appears that the ground has settled below the addition, causing a 1" rise in the corridor where the addition connects to the original structure. The multi-fixture toilet rooms are not currently accessible, however the single-user toilet room in the addition is accessible.

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Basement</b>									
14D2 16337	Relocate program as necessary to an accessible location to provide program access. MN 1341 1104.4 <i>Currently the basement is locked and used only for storage.</i>	1	\$0	\$0	1				
<b>Main Entry</b>									
08A 16309	Provide an accessible route. IBC 1104 <i>There is currently an 8" step at the entry. Photo 2.</i>	1	\$5,000	\$5,000	1				
<b>Men's Toilet Room</b>									
22A2 16327	Install directional signage to the nearest accessible toilet room. MN 1341 1110.2, 1113.10.3.3 <i>Direct to the unisex toilet room.</i>	1	\$50	\$50	1				
<b>Women's Toilet Room</b>									
22A2 16317	Install directional signage to the nearest accessible toilet room. MN 1341 1110.2, 1113.10.3.3 <i>Direct to the unisex toilet room.</i>	1	\$50	\$50	1				
				<b>Priority # 1 Total</b>	<b>\$5,100</b>				

Grant Community Club

Accessibility Review

Location	Solution / Comments		Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
JQP # / Item #										
<b>Corridor</b>										
14C	16340	Bevel abrupt rise between 1/4" and 1/2" with a maximum slope of 1:2, and bevel abrupt rises greater than 1/2" with a maximum slope of 1:12 (8.33%). ICC / ANSI 303.3 <i>There is currently a 1" rise where the addition connects to the original structure. Photo 3.</i>	6	\$100	\$600	2				
					<b>Priority # 2 Total</b>	<b>\$600</b>				

Grant Community Club

Accessibility Review

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Furnace Room</b>									
40B 16314	Provide compliant raised and Braille permanent room identification signage. MN 1341 1110.2	1	\$40	\$40	3				
<b>Janitor's Closet</b>									
20D 16338	Provide door hardware that does not require grasping, pinching or twisting to operate, such as lever. ICC / ANSI 404.2.6	1	\$250	\$250	3				
<b>Kitchen</b>									
40B 16310	Provide compliant raised and Braille permanent room identification signage. MN 1341 1110.2	1	\$40	\$40	3				
<b>Office / Craft Room</b>									
20D 16339	Provide door hardware that does not require grasping, pinching or twisting to operate, such as lever. ICC / ANSI 404.2.6	1	\$250	\$250	3				
<b>Parking</b>									
05H 16341	Stripe to provide an accessible parking stall that is 8' wide with an adjacent 8' access aisle. It is preferred that the access aisle be located on the passenger side of the vehicle. MN 1341 502.4.2 <i>There is 1 parking space designated with a sign. The parking space was covered by snow at the time of site visit. Ensure that the accessible space is 8' wide minimum with an adjacent 8' aisle. Photo 1.</i>	1	\$150	\$150	3				

Grant Community Club

Accessibility Review

Location	Solution / Comments		Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
JQP # / Item #										
<b>Storage (former concessions)</b>										
40B	16326	Provide compliant raised and Braille permanent room identification signage. MN 1341 1110.2	1	\$40	\$40	3				
<b>Unisex Toilet Room</b>										
22Z	16315	Provide a coat hook positioned so the highest operable part is no higher than 48". ICC / ANSI 604.11 <i>Currently at 60". Photo 5.</i>	1	\$50	\$50	3				
					<b>Priority # 3 Total</b>	<b>\$820</b>				

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Building Wide</b>									
40B 16342	Provide compliant raised and Braille permanent room identification signage. MN 1341 1110.2 <i>Remove the paper that is currently covering many of the raised and braille signs. Photo 1.</i>	1	\$0	\$0	4				
<b>Drinking Fountain</b>									
41A1 16316	Provide a minimum of one drinking fountain that has a 36" spout height accessible for persons using wheelchairs (low) and one standard height (high) drinking fountain with a spout height 38" minimum and 43" maximum for persons who have difficulty bending or stooping. ANSI 602.4 <i>There is currently 1 drinking fountain at 34".</i>	1	\$1,500	\$1,500	4				
<b>Furnace Room</b>									
20B 16313	Re-hinge / relocate door to provide needed maneuvering clearance on the latch pull side of the door. ICC / ANSI 404.2.3, Table 404.2.3.1 <i>Currently provides 10".</i>	1	\$400	\$400	4				
<b>Kitchen</b>									
20P 16312	Lower the window in the door (or the sidelite) so the bottom is at 43" maximum. ICC / ANSI 404.2.10	1	\$250	\$250	4				
25J9 16311	Create an accessible kitchen, including: roll under work surface, roll under sink, range with front or side controls, and compliant clearances. ANSI 804	1	\$7,000	\$7,000	4				
				<i>Location Subtotal:</i>	\$7,250				

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Men's Toilet Room</b>									
22-20A 16329	Widen door opening to provide a minimum 32" clear opening. ICC / ANSI 404.2.2 <i>Currently provides 27".</i>	1	\$1,500	\$1,500	4				
22E1 16331	Enlarge to provide a fully compliant 60" minimum wide toilet stall. (Currently an alternate stall is provided). MN 1341 604.3.1	1	\$1,350	\$1,350	4				
22H1 16334	Provide staple style pulls on both sides of the accessible stall door near the latch. ANSI 604.8.3	1	\$50	\$50	4				
22K6 (MN) 16332	Remove the existing grab bar configuration and replace with a compliant grab bar configuration. MN 1341 604.5.1 ANSI 604.5.2	1	\$400	\$400	4				
22L (MN) 16333	Reposition the toilet paper dispenser so it is located below the horizontal grab bar. Operable parts should be located within an area 12" - 40" from the rear wall, and 18" minimum above the floor and 1 1/2" minimum below the horizontal grab bar. MN 1341 604.7	1	\$50	\$50	4				
22Q 16330	Insulate or otherwise protect exposed pipes at lavatory. ICC / ANSI 606.6	1	\$50	\$50	4				
22V 16336	Install a full-height mirror or provide a mirror where the bottom of the reflective surface is no higher than 40" above the floor. MN 1341 603.3	1	\$300	\$300	4				
22Z 16335	Provide a coat hook positioned so the highest operable part is no higher than 48". ICC / ANSI 604.11	1	\$50	\$50	4				
				<i>Location Subtotal:</i>					\$3,750

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Women's Toilet Room</b>									
22-20A 16318	Widen door opening to provide a minimum 32" clear opening. ICC / ANSI 404.2.2 <i>Currently provides 27".</i>	1	\$1,500	\$1,500	4				
22E1 16320	Enlarge to provide a fully compliant 60" minimum wide toilet stall. (Currently an alternate stall is provided). MN 1341 604.3.1	1	\$1,350	\$1,350	4				
22H1 16323	Provide staple style pulls on both sides of the accessible stall door near the latch. ANSI 604.8.3	1	\$50	\$50	4				
22K6 (MN) 16321	Remove the existing grab bar configuration and replace with a compliant grab bar configuration. MN 1341 604.5.1 ANSI 604.5.2	1	\$400	\$400	4				
22L (MN) 16322	Reposition the toilet paper dispenser so it is located below the horizontal grab bar. Operable parts should be located within an area 12" - 40" from the rear wall, and 18" minimum above the floor and 1 1/2" minimum below the horizontal grab bar. MN 1341 604.7	1	\$50	\$50	4				
22Q 16319	Insulate or otherwise protect exposed pipes at lavatory. ICC / ANSI 606.6	1	\$50	\$50	4				
22V 16325	Install a full-height mirror or provide a mirror where the bottom of the reflective surface is no higher than 40" above the floor. MN 1341 603.3	1	\$300	\$300	4				
22Z 16324	Provide a coat hook positioned so the highest operable part is no higher than 48". ICC / ANSI 604.11	1	\$50	\$50	4				
				<i>Location Subtotal:</i>					\$3,750
				<b>Priority # 4 Total</b>					<b>\$16,650</b>

Transition Plan - (location/priority)





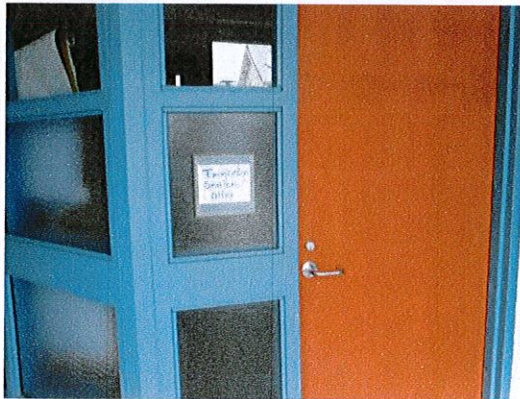
**Photo 1:** There is 1 sign designating an accessible parking space.



**Photo 2:** Create an accessible route to the main entry. There is currently a step.



**Photo 3:** Eliminate the 1" rise where the addition connects to the original structure.



**Photo 4:** Typical hardware is lever style and raised and braille signs are provided throughout the building. *This is a good example of accessibility.* Remove the paper that is covering the signs.



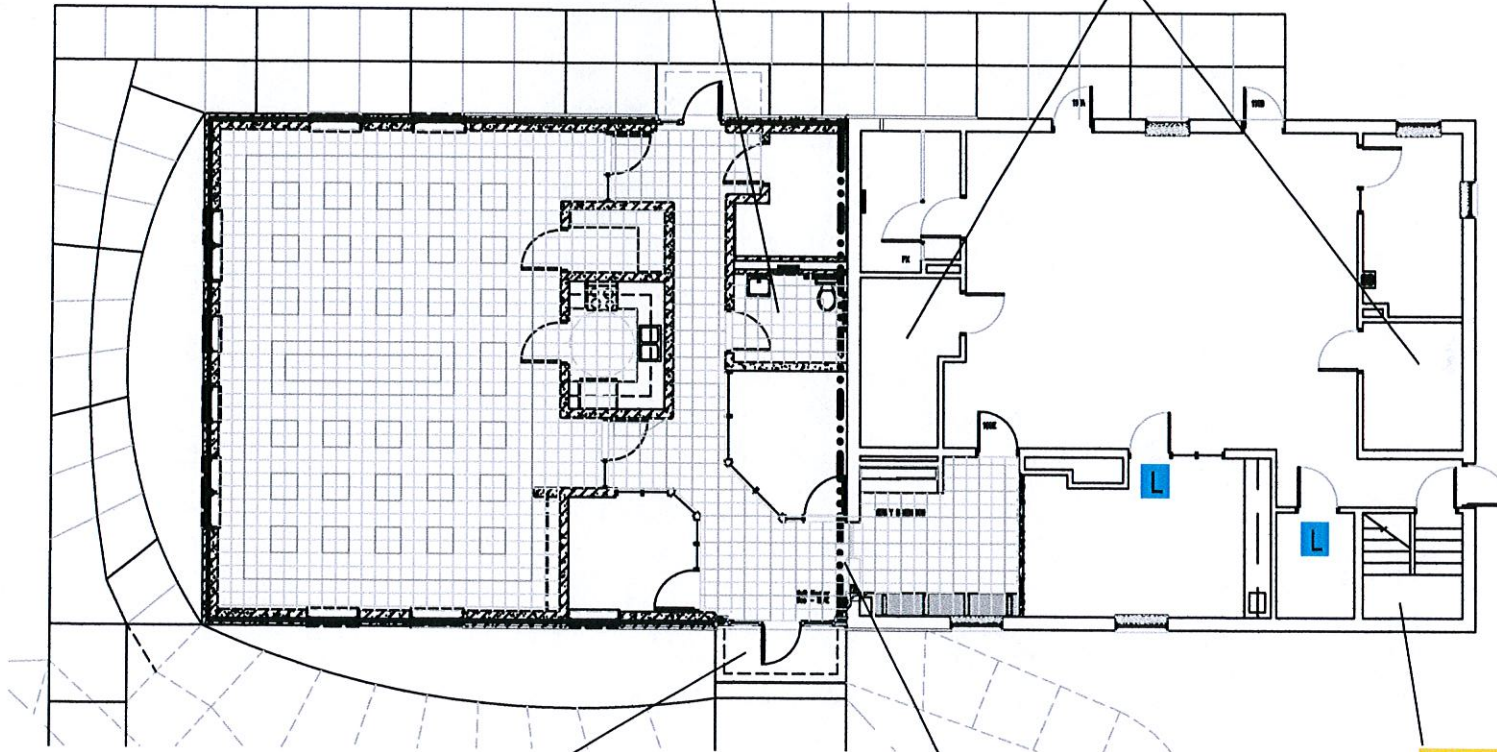
**Photo 5:** View of single-user toilet room. *This is a good example of accessibility.*

Building Wide

Add raised and braille signs where missing

Add a low coat hook

Post sign directing to accessible toilet room



Key

Priority 1

Priority 2

Priority 3

L Install door lever hardware

Create an accessible route to the main entry

Parking

Ensure 8' wide aisle is provided

Bevel change in elevation

Relocate activities to an accessible location



julee quarve-peterson, inc.  
6345 vincent ave s  
minneapolis, mn 55423  
jqp\_inc@yahoo.com

Grant Community Club

City of Duluth, MN

2013