

ADA TITLE II ASSESSMENT



Prepared for:

Montgomery County Public Schools 45 West Gude Drive, Suite 4100 Rockville, Maryland 20850

ADA TITLE II ASSESSMENT

Cold Spring Elementary School 9201 Falls Chapel Way Potomac, Maryland 20854

PREPARED BY:

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1 Accessibility

Generally, Title II of the Americans with Disabilities Act (ADA) prohibits discrimination by entities to access and use of the government entity's programs, services, and facilities on the basis of disability. Regardless of their age, these areas and facilities must be maintained and operated to comply with the Americans with Disabilities Act Accessibility Guidelines (ADAAG), and applicable state and local accessibility regulations.

Buildings completed and occupied after January 26, 1992 are required to comply fully with ADAAG. Existing facilities constructed prior to this date are held to the lesser standard of complying to the extent allowed by structural feasibility and the financial resources available, or a reasonable accommodation must be made. The ADA guidelines were clarified and amended in 2010 based on a clarification by the Department of Justice known as the "2011 Site Construction Tolerances Addendum to the 2010 ADA Standards for Accessible Design." The aforementioned document defines the acceptable and allowed construction tolerances above or below the requirements established in the 2010 ADA Standards for barriers related to:

- Accessible Parking
- Pedestrian Path of Travel
- Building Entrances
- Interior Spaces

The scope of the ADA Assessment, as defined in the scope of work, is limited to exterior and interior areas covered by the ADA.

Based on the onsite review, EMG found that barriers to accessibility exist at Cold Spring Elementary School. The observed elements were analyzed using the 2010 ADA Standards for Accessible Design and state accessibility codes.

1.1 Accessibility Summary Table

Based on the onsite review, EMG found that barriers to accessibility exist at Cold Spring Elementary School. The observed elements were analyzed using the 2010 ADA Standards for Accessible Design and state accessibility codes.

EMG's assessment of the subject property identified the following areas of concern:

Facility / Building	Priority 1 Items	Priority 2 Items	Priority 3 Items	Priority 4 Items	Priority 5 Items	Total Items
Cold Spring Elementary School	23	12	16	4	19	75
Grand Total	23	12	16	4	19	75

1.2 Barrier Summary Table

The following table summarizes the barriers that were identified. The costs provided are order of magnitude estimates. Costs will vary depending upon the location and volume of work performed. Individual observation details may be found in Appendix A.



					Barrier			
ld	Facility	Building	Assembly	Type	Priority	Detail	Location Description	ADA
1.2	Cold Spring Elementary		, , , , , , , , , , , , , , , , , , , ,	Amenity Not		The amenity is not working and cannot		
144429	School	BUILDING INTERIOR	Amenity Not Evaluated	Evaluated	0	be evaluated.	Wheelchair Lift	ADA
	Cold Spring Elementary	BUILDING		Building Entrance-		The maneuvering clearance at the		
144407	School	EXTERIOR	Entrance to Building	Door	1	accessible door is not level and clear.	Building Entrances DR2 and DR3	ADA
	Cold Spring Elementary	BUILDING				The ramp run has a rise greater than 6";		
144410	School	EXTERIOR	Exterior Access Route	Ramp	1	however, handrails are not provided.	Ramp R4 leading to Portable Classroom	ADA
111111	Cold Spring Elementary School	BUILDING EXTERIOR	Evitarian Assass Bauta	Stairs	4	Handraila are not consuliant	Dames D4 landing to Dawtakla Classes	A D A
144411	Cold Spring Elementary	EXTERIOR	Exterior Access Route	Stairs	I	Handrails are not compliant.	Ramp R4 leading to Portable Classroom	ADA
144432	School	BUILDING INTERIOR	Interior Access Route	Stairs	1	Handrails are not provided.	All Purpose Room	ADA
144402	Cold Spring Elementary	BOILDING INTLINION	Interior 7 toocss (toute	Otans	'	The ramp running slope exceeds 1:12	7 til i dipose recom	/\B/\
144434	School	BUILDING INTERIOR	Interior Access Route	Ramp	1	(8.33%).	Interior Ramps R1, R2 and R6	ADA
	Cold Spring Elementary					The ramp run rises 6" or greater but has		
144435	School	BUILDING INTERIOR	Interior Access Route	Ramp	1	no handrails.	Interior Ramps - R1, R4, R5, R6 and R7	ADA
	Cold Spring Elementary							
144436	School	BUILDING INTERIOR	Interior Access Route	Stairs	1	Handrails are not compliant.	Interior Stairs - STR5, STR6 and STR9	ADA
444407	Cold Spring Elementary	DUIL DING INTEDIOR	latarian Assasa Davita	04-:			01	State of
144437	School Cold Spring Elementary	BUILDING INTERIOR	Interior Access Route	Stairs	1	Handrails are not provided on the stairs.	Classrooms 1 and 2	Massachusetts
144438	School	BUILDING INTERIOR	Interior Access Route	Ramp	1	A ramp is required but not provided.	Classrooms 1, 2, 11, 12, 15, 16,19 and 20	ADA
144430	Cold Spring Elementary	DOILDING INTLINION	Interior Access Noute	Itanip	<u>'</u>	A ramp is required but not provided.	Classicollis 1, 2, 11, 12, 15, 16, 19 and 26	ADA
144439	School	BUILDING INTERIOR	Interior Access Route	Stairs	1	Handrails are not compliant.	Interior Stairs - STR1 and STR2	ADA
1111100						An accessible route does not directly		
	Cold Spring Elementary					connect each side of the court outside of		
144441	School	BUILDING INTERIOR	Basketball Court	Sport Court	1	play lines.	Gym 30	ADA
	Cold Spring Elementary							State of
144442	School	BUILDING INTERIOR	Interior Access Route	Stairs	1	Handrails are not provided on the stairs.	Classrooms 11, 12, 15, 16, 19, 20 and Media Center	Massachusetts
	Cold Coming Flores atoms					The pull side of the accessible door does		
144519	Cold Spring Elementary School	BUILDING INTERIOR	Interior Access Route	Door	1	not have the required maneuvering clearances.	Classrooms 3, 8, 10, 14, 20 and 21	ADA
144313	Cold Spring Elementary	DOILDING INTLINION	Interior Access Noute	D001		clearances.	Classiconis 5, 6, 16, 14, 20 and 21	ADA
144520	School	BUILDING INTERIOR	Interior Access Route	Door	1	The door has less than 32" clear width.	Student Restrooms CR1 and CR2	ADA
						The opening force required to open the		
	Cold Spring Elementary					accessible, hinged, non-fire door is more		
144522	School	BUILDING INTERIOR	Interior Access Route	Door	1	than 5 pounds.	Classroom Doors - 9, 10, 14 and 21	ADA
	Cold Spring Elementary			_				
144533	School	BUILDING INTERIOR	Interior Access Route	Door	1	The door has less than 32" clear width.	Public Restrooms S1 and S2	ADA
144405	Cold Spring Elementary School	GENERAL SITEWORK	Exterior Access Route	Curb Ramp	1	The curb ramp does not meet the slope	Curb Ramp CR1	ADA
144405	Cold Spring Elementary	GENERAL	Exterior Access Route	Curb Kamp	I	requirements. The slope of the curb ramp flare is	Curb Kamp CK1	ADA
144406	School	SITEWORK	Exterior Access Route	Curb Ramp	1	greater than 1:10 (10%).	Curb Ramp CR1	ADA
111100	Cold Spring Elementary	GENERAL	Extensi / toosse i toute	Carbitanip		MARYLAND: Compliant signage is not	Cars Hamp Citt	7.87
144413	School	SITEWORK	Accessible Parking	Parking Space-Car	1	provided at the space.	Parking Lot 1	State of Maryland
	Cold Spring Elementary	GENERAL				MARYLAND: Compliant signage is not		
144415	School	SITEWORK	Accessible Parking	Parking Space-Van	1	provided at the space.	Parking Lot 1	State of Maryland
		0=11=0.1				MARYLAND: Signage indicating "No		
444440	Cold Spring Elementary	GENERAL	A ibla Daubia u	Davidia - 0 \/		Parking in Access Aisle" at van access	Barbin at Lat 4	Otata af Manulau d
144418	School	SITEWORK	Accessible Parking	Parking Space-Van		aisle is not provided. An accessible route does not connect	Parking Lot 1	State of Maryland
						accessible building or facility entrances		
						with all accessible spaces and elements		
						within the building or facility. At least one		
						accessible route shall connect		
	Cold Spring Elementary	GENERAL		Exterior Accessible		accessible elements that are on the		
144425	School	SITEWORK	Exterior Access Route	Route	1	same site.	Soccer Field 1 and Soccer Field 2	ADA

					Barrier			
Id	Facility	Building	Assembly	Туре	Priority	Detail	Location Description	ADA
						An accessible route does not connect		
						accessible building or facility entrances		
						with all accessible spaces and elements within the building or facility. At least one		
						accessible route shall connect		
	Cold Spring Elementary	GENERAL		Exterior Accessible		accessible elements that are on the		
144428	School	SITEWORK	Exterior Access Route	Route	1	same site.	Baseball/Softball Field	ADA
	Cold Spring Elementary					The assistive listening device is not		
144431	School	BUILDING INTERIOR	Common Areas	Assembly Area	2	compliant or is not provided.	All Purpose Room	ADA
						The interior signage does not have		
						compliant visual and tactile characters,		
444445	Cold Spring Elementary School	DUIL DING INTEDIOR	Interior Access Devite	Ciama ana		with raised or indented characters or	All Classes and Circums	ADA
144445	School	BUILDING INTERIOR	Interior Access Route	Signage	2	symbols. The interior signage does not have	All Classroom Signage	ADA
						compliant visual and tactile characters,		
	Cold Spring Elementary					with raised or indented characters or		
144446	School	BUILDING INTERIOR	Interior Access Route	Signage	2	symbols.	All Public Rooms Signage	ADA
				5 5		The surface of the swinging door within	3 3	
						10" of the finish floor or ground for the		
	Cold Spring Elementary					full width of the door on the push side is		
144521	School	BUILDING INTERIOR	Interior Access Route	Door	2	not smooth.	Classrooms - 8, 10, 14 and 21	ADA
						Items that require a forward reach		
144500	Cold Spring Elementary	BUILDING INTERIOR	Interior Access Douts	Dooch Dongo		motion require more than 48" height	Student Restrooms - Health Room, CR1 and CR2	ADA
144529	School	BUILDING INTERIOR	Interior Access Route	Reach Range	2	reach. Items that require a forward reach	Student Restrooms - Health Room, CR Fand CR2	ADA
	Cold Spring Elementary					motion require more than 48" height		
144532	School School	BUILDING INTERIOR	Interior Access Route	Reach Range	2	reach.	Public Restrooms S1 and S2	ADA
111002	Contect	BOILDING INTERNOT	Interior / teeded / teate	rtodon rtango	_	The shelf is not located between 40"	T upilo 1 todi como e 1 ana ez	7.57
	Cold Spring Elementary			Restroom/Bathroom		minimum and 48" maximum above finish		
144549	School	BUILDING INTERIOR	Restroom	-Shelving	2	floor.	Public Restrooms S1 and S2	ADA
	Cold Spring Elementary	GENERAL				The side of the transfer platform used for		
144420	School	SITEWORK	Playground	Transfer System	2	transfer is obstructed.	Playground PG1 and PG2	ADA
						The picnic table does not allow a clear		
444404	Cold Spring Elementary	GENERAL	Diamia Ana	Diamia Tabla		space for forward wheelchair approach	Discoursed BO4	A D A
144421	School	SITEWORK	Picnic Area	Picnic Table	2	with knee and toe clearance. The ground level component or elevated	Playground PG1	ADA
						component accessed by ramp is		
	Cold Spring Elementary	GENERAL				required to be on an accessible route but		
144423	School	SITEWORK	Playground	Play Component	2	is not within a child's reach range.	Playground PG1	ADA
	Cold Spring Elementary	GENERAL	70			A wheelchair space is not provided at	79	
144426	School	SITEWORK	Soccer Field	Player Seating	2	each player bench for the soccer field.	Soccer Field 1 and Soccer Field 2	ADA
	Cold Spring Elementary	GENERAL				A wheelchair space is not provided at		
144427	School	SITEWORK	Baseball/Softball Field	Player Seating	2	each team bench area at the ball field.	Baseball/Softball Field	ADA
444400	Cold Spring Elementary	DI III DINO INTEDIOS	Interior Assess Devil	Cimpono		Means of egress signage is not	All Exterior De ove	A D A
144409	School	BUILDING INTERIOR	Interior Access Route	Signage	3	provided.	All Exterior Doors	ADA
	Cold Spring Elementary			Restroom/Bathroom		The water closet in a single user / unisex restroom does not have the required		
144525	School	BUILDING INTERIOR	Restroom	-Water Closet	3	clearance.	Health Room Toilet, CR1 and CR2	ADA
111020	3311031	DOILDING INTLINION	1.000.00111	.74(0) 0,000(-	The water closet in a single user / unisex	Trouble Tollot, Orth and Ortz	, , , , ,
	Cold Spring Elementary			Restroom/Bathroom		restroom does not have the required		
144527	School	BUILDING INTERIOR	Restroom	-Water Closet	3	clearance.	Public Restrooms S1 and S2	ADA
	Cold Spring Elementary			Restroom/Bathroom		The toilet paper dispenser is not at a		
144528	School	BUILDING INTERIOR	Restroom	-Water Closet	3	compliant location.	Public Restroom S1	ADA
	Cold Spring Elementary			Restroom/Bathroom		The coat hook is not within an allowable		
144530	School	BUILDING INTERIOR	Restroom	-Coat Hook	3	reach range.	Student Restrooms - Health Room,	ADA
444504	Cold Spring Elementary	DI III DINIC INTERICE	Destresses	Restroom/Bathroom		The coat hook is not within an allowable	Dublic Destroyers 04 and 00	
144531	School Cold Spring Flomenton	BUILDING INTERIOR	Kestroom	-Coat Hook	3	reach range.	Public Restrooms - S1 and S2	ADA
144534	Cold Spring Elementary School	BUILDING INTERIOR	Restroom	Restroom/Bathroom	3	Pipes are not insulated.	Public Restrooms S1 and S2	ADA
144334	301001	טטובטוואט ווא ו באוטא	I VESTIONIII	-Lavatory	J	i ipes are noi insulateu.	I UDIIC MESTIONIIS OT ATIU OZ	ADA

	F994.	Duildin -	A	T	Barrier	D-4-3	Leasting Description	ADA
ld	Facility	Building	Assembly	Type Restroom/Bathroom	Priority	Detail	Location Description	ADA
144536	Cold Spring Elementary School	BLIII DING INTERIOR	Destroom	· ·		Dings are not insulated	Student Restrooms - Health Room, G3, B4 CR1 and CR2	ADA
144330		BUILDING INTERIOR	Restroom	-Lavatory Restroom/Bathroom	3	Pipes are not insulated.	CR2	ADA
144537	Cold Spring Elementary School	BUILDING INTERIOR	Restroom	-Water Closet	3	The toilet paper dispenser is not at a compliant location.	Student Restroom G1	ADA
144001	Cold Spring Elementary	BOILDING INTERIOR	Restroom	Restroom/Bathroom	3	compliant location.	Stadent Nestroom G1	ADA
144538	School	BUILDING INTERIOR	Restroom	-Urinal	3	The urinal dimensions are not compliant.	Student Restrooms B2 and B4	ADA
144000	Cold Spring Elementary	BOILDING INTERIOR	restroom	Restroom/Bathroom	3	The grab bars at the water closet are not	Olducit Nestrooms B2 and B4	ADA
144539	School School	BUILDING INTERIOR	Restroom	-Water Closet	3	compliant.	Public Restrooms S1 and S2	ADA
	Cold Spring Elementary			Restroom/Bathroom		The flush control is located on the closed		7.27.
144540	School	BUILDING INTERIOR	Restroom	-Water Closet	3	side and/or is not within reach range.	Public Restroom S2	ADA
	Cold Spring Elementary			Restroom/Bathroom		The flush control is located on the closed		
144555	School	BUILDING INTERIOR	Restroom	-Water Closet	3	side and/or is not within reach range.	Student Restroom CR2	ADA
	Cold Spring Elementary			Restroom/Bathroom		The grab bars at the water closet are not		
144758	School	BUILDING INTERIOR	Restroom	-Water Closet	3	compliant.	Student Restrooms CR1 and CR2	ADA
	Cold Spring Elementary			Restroom/Bathroom		The side grab bar at the water closet is		
144759	School	BUILDING INTERIOR	Restroom	-Water Closet	3	not compliant.	Student Restrooms G1 and B2	ADA
1===	Cold Spring Elementary			Restroom/Bathroom		A wheelchair stall is not provided in a		1
144760	School	BUILDING INTERIOR	Restroom	-Toilet Stall	3	multi-user restroom.	Student Restroom G1, B2, G3 and B4	ADA
						The minimum number of drinking		
						fountains is not provided. If the minimum		
				Drinking		number is provided, two levels or a hi-lo are not provided. If more than 2 are		
	Cold Spring Elementary			Drinking Fountain/Water		provided, less than 50% are high or less		
144515	School	BUILDING INTERIOR	Interior Access Route	Cooler	1	than 50% are low.	Classrooms - 1 thru 23	ADA
144010	Scriooi	BOILDING INTERIOR	Interior Access Notice	Drinking	, -	than 50 % are low.	010331001113 - 1 111111 23	ADA
	Cold Spring Elementary			Fountain/Water		The spout of the lower level drinking		
144516	School	BUILDING INTERIOR	Interior Access Route	Cooler	4	fountain is not compliant.	Classrooms - 1 thru 23	ADA
						A clear space is not positioned at the		
				Drinking		lower level drinking fountain for a		
	Cold Spring Elementary			Fountain/Water		forward approach and centered on the		
144517	School	BUILDING INTERIOR	Interior Access Route	Cooler	4	unit.	Drinking Fountains - DF1 and DF2	ADA
						The minimum number of drinking		
						fountains is not provided. If the minimum		
						number is provided, two levels or a hi-lo		
	Oald Carina Flancanton			Drinking		are not provided. If more than 2 are		
144510	Cold Spring Elementary School	BUILDING INTERIOR	Interior Access Route	Fountain/Water Cooler	1	provided, less than 50% are high or less than 50% are low.	Drinking Fountains DF1 and DF2	ADA
144518	Cold Spring Elementary	BUILDING INTERIOR	Locker and Dressing	Locker and Dressing	4	The locker room does not have	Drinking Fountains - DF1 and DF2	ADA
144430	School	BUILDING INTERIOR	Rooms	Rooms	5	accessible lockers.	Kitchen Staff Office and Gym Coach's Office	ADA
144400	Cold Spring Elementary	BOILDING INTERIOR	Rooms	Interior Accessible	3	Clear widths are less than 36" minimum,	Tritorion otali office and dyffi obacit's office	ADA
144433	School	BUILDING INTERIOR	Interior Access Route	Route	5	including protruding objects.	Kitchen	ADA
	Cold Spring Elementary				_	The vending machines have operable		
144440	School	BUILDING INTERIOR	Common Areas	Vending Machine	5	parts which are not within reach range.	Teacher's Lounge Vending Machine	ADA
-				J		The interior signage does not have	- J -	
						compliant visual and tactile characters,		
	Cold Spring Elementary					with raised or indented characters or		
144444	School	BUILDING INTERIOR	Interior Access Route	Signage	5	symbols.	All Staff Rooms Signage	ADA
						The water closet in a single user / unisex		
111500	Cold Spring Elementary	D. III D. I. G. II I I I I I I I I I I I I I I I		Restroom/Bathroom	_	restroom does not have the required	0, 50	
144526	School	BUILDING INTERIOR	Kestroom	-Water Closet	5	clearance.	Staff Restrooms S3, S4 and S5	ADA
444505	Cold Spring Elementary	DI III DINO INTERIOR	Destress	Restroom/Bathroom	_	Din as are not insulated	Ctaff Destruction C2 and C4	
144535	School Cold Spring Flamentary	BUILDING INTERIOR	restroom	-Lavatory	5	Pipes are not insulated.	Staff Restrooms S3 and S4	ADA
144541	Cold Spring Elementary School	BUILDING INTERIOR	Postroom	Restroom/Bathroom -Water Closet	5	The accessible dispensers are not at	Staff Restroom S5	ADA
144541	Cold Spring Elementary	BUILDING INTERIOR	IVE20100111	Restroom/Bathroom	J	compliant heights. The lavatory faucet hardware is not	Stati Nestiouti 33	ADA
144542	School	BUILDING INTERIOR	Restroom	-Lavatory	5	compliant.	Staff Restroom S3	ADA
177044	361001	POILDING INTENIOR	TAGGIOOIII	-Lavaioi y	3	Items that require a forward reach	Cian Nestroom Go	ואטרו
	Cold Spring Elementary					motion require more than 48" height		
144543	School	BUILDING INTERIOR	Interior Access Route	Reach Range	5	reach.	Staff Restroom S3	ADA
	l				f	1		_1

					Barrier			
Id	Facility	Building	Assembly	Туре	Priority	Detail	Location Description	ADA
	-			-		The shelf is not located between 40"		
	Cold Spring Elementary			Restroom/Bathroom		minimum and 48" maximum above finish		
144544	School	BUILDING INTERIOR	Restroom	-Shelving	5	floor.	Staff Restroom S3	ADA
	Cold Spring Elementary			Restroom/Bathroom		The grab bars at the water closet are not		
144545	School	BUILDING INTERIOR	Restroom	-Water Closet	5	compliant.	Staff Restroom S4	ADA
						The height of the water closet is not 17"		
	Cold Spring Elementary			Restroom/Bathroom		minimum to 19" maximum above		
144546	School	BUILDING INTERIOR	Restroom	-Water Closet	5	finished floor.	Staff Restroom S3	ADA
						The height of the water closet is not 17"		
	Cold Spring Elementary			Restroom/Bathroom		minimum to 19" maximum above		
144547	School	BUILDING INTERIOR	Restroom	-Water Closet	5	finished floor.	Student Restrooms G1 and B2	ADA
						The height of the water closet is not 17"		
	Cold Spring Elementary			Restroom/Bathroom		minimum to 19" maximum above		
144548	School	BUILDING INTERIOR	Restroom	-Water Closet	5	finished floor.	Public Restroom S2	ADA
						The centerline of the toilet in the		
	Cold Spring Elementary			Restroom/Bathroom		wheelchair stall is not 16" minimum to		
144550	School	BUILDING INTERIOR	Restroom	-Water Closet	5	18" maximum from the sidewall.	Staff Restroom S4	ADA
	Cold Spring Elementary			Restroom/Bathroom				
144551	School	BUILDING INTERIOR	Restroom		5	A shower seat is not provided.	Staff Restroom S5	ADA
	Cold Spring Elementary			Restroom/Bathroom				
144552	School	BUILDING INTERIOR	Restroom		5	Grab bars are not provided.	Staff Restroom S5	ADA
	Cold Spring Elementary			Restroom/Bathroom		The grab bars at the water closet are not		
144553	School	BUILDING INTERIOR	Restroom	-Water Closet	5	compliant.	Student Restroom - Health Room	ADA
						The shelf is not located between 40"		
	Cold Spring Elementary			Restroom/Bathroom		minimum and 48" maximum above finish		
144554	School	BUILDING INTERIOR	Restroom	-Shelving	5	floor.	Student Restroom - Health Room	ADA