



ADA TITLE II ASSESSMENT



Prepared for:

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

ADA TITLE II ASSESSMENT

Brooke Grove Elementary
2700 Spartan Road
Olney, Maryland 20832

PREPARED BY:

EMG
10461 Mill Run Circle, Suite 1100
Owings Mills, Maryland 21117
800.733.0660
www.EMGcorp.com

EMG CONTACT:

Michael Nelson
Program Manager
800.733.0660 x6244
mnelson@emgcorp.com

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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 Brooke Grove 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 Brooke Grove 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
Brooke Grove Elementary School	19	3	9	3	23	57
Grand Total	19	3	9	3	23	57

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.

Id	Facility	Building	Assembly	Type	Barrier Priority	Detail	Location Description	ADA
111893	Brooke Grove Elementary School	Exterior	Exterior Access Route	Curb Ramp	1	A landing at the top of the curb ramp is not present.	Curb Ramp 5 (CR5)	ADA
111894	Brooke Grove Elementary School	Exterior	Exterior Access Route	Curb Ramp	1	A landing at the top of the curb ramp is not present.	Curb Ramp 3	ADA
111895	Brooke Grove Elementary School	Exterior	Exterior Access Route	Curb Ramp	1	A landing at the top of the curb ramp is not present.	Curb Ramps 4, 5, 6 (CR4) (CR5) (CR6)	ADA
111911	Brooke Grove Elementary School	Exterior	Exterior Access Route	Exterior Accessible Route	1	Sidewalk has areas of vertical level changes in excess of 1/4" that are not ramped.	Exterior Accessible Route - Door 2 (DR2)	ADA
111912	Brooke Grove Elementary School	Exterior	Exterior Access Route	Exterior Accessible Route	1	Sidewalk has areas of vertical level changes in excess of 1/4" that are not ramped.	Exterior Accessible Route - Between Curb Ramp 2 & Curb Ramp 3 (CR2) (CR3)	ADA
111913	Brooke Grove Elementary School	Exterior	Exterior Access Route	Exterior Accessible Route	1	Sidewalk has areas of vertical level changes in excess of 1/4" that are not ramped.	Exterior Accessible Route - Curb Ramp 3 (CR3)	ADA
111934	Brooke Grove Elementary School	Exterior	Exterior Access Route	Exterior Accessible Route	1	The accessible route has gaps in the surface greater than 1/2" wide.	Exterior Accessible Route - Between Curb Ramp 3 & Curb Ramp 4	ADA
112278	Brooke Grove Elementary School	Exterior	Exterior Access Route	Curb Ramp	1	The curb ramp has openings in the ground surface greater than 1/2" wide.	Curb Ramp 6 (CR6)	ADA
111902	Brooke Grove Elementary School	Interior	Interior Access Route	Controls And Dispensers	1	The height of controls throughout the common area are not compliant.	Common Areas & Classrooms	ADA
111935	Brooke Grove Elementary School	Interior	Interior Access Route	Stairs	1	Handrails are not compliant.	Stage Stairs 3 (STR3)	ADA
111936	Brooke Grove Elementary School	Interior	Interior Access Route	Protruding Object	1	Protruding objects in the 27" to 80" range above finished floor protrude more than 4" into the circulation path along the interior accessible route.	Communication Telephone	ADA
111908	Brooke Grove Elementary School	Interior	Interior Access Route	Door	1	The hardware at the accessible door (including sliding doors - both sides) requires tight grasping, pinching or twisting of the wrist to operate OR is mounted below 34" or above 48".	Classrooms and Student Spaces	ADA
113008	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Van	1	MARYLAND: Signage indicating "No Parking in Access Aisle" at van access aisle is not provided.	Parking Lot 1	State of Maryland
113009	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Van	1	MARYLAND: The van access aisle is less than 96" wide.	Parking Lot 1	State of Maryland
111930	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Van	1	MARYLAND: A "Van" space is not provided.	Parking Lot 1	State of Maryland
111931	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Car	1	MARYLAND: Compliant signage is not provided at the space.	Parking Lot 1 - P1A - P1D	State of Maryland
111932	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Car	1	The access aisle does not adjoin an accessible route.	Parking Lot 1	ADA
112980	Brooke Grove Elementary School	Parking Lots	Accessible Parking	Parking Space-Van	1	MARYLAND: Compliant signage is not provided at the space.	Parking Lot 1	State of Maryland
113010	Brooke Grove Elementary School	Playgrounds	Exterior Access Route	Exterior Accessible Route	1	The accessible route has areas of vertical level changes in excess of 1/4" that are not beveled or ramped.	Exterior Accessible Route - Playground 3	ADA

Id	Facility	Building	Assembly	Type	Barrier Priority	Detail	Location Description	ADA
111933	Brooke Grove Elementary School	Interior	Interior Access Route	Signage	2	Tactile means of egress signage is not provided at the latch side of the door. (Applies to designated egress stairways, exit doors, areas of refuge)	Egress Routes & Exits, Doors, Corridors, Stairway Doors & Exits	ADA
111905	Brooke Grove Elementary School	Interior	Interior Access Route	Signage	2	The interior signage does not have compliant visual and tactile characters, with raised or indented characters or symbols.	Classroom & Student Spaces	ADA
111914	Brooke Grove Elementary School	Playgrounds	Playground	Transfer System	2	The transfer platform connecting to elevated play elements has a non-compliant height lower than 11" or higher than 18".	Playground 1	ADA
111937	Brooke Grove Elementary School	Interior	Interior Access Route	Elevator	3	A tactile, raised star minimum 2" high is not provided to the left of the floor designation on both jambs at the main elevator entry level.	Elevator 1 (E1)	ADA
111900	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Urinal	3	The clear floor space at the urinal is less than minimum 30" by minimum 48".	Restrooms: Student RR#: 4, 10	ADA
111910	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Door	3	The hardware at the accessible door requires tight grasping, pinching or twisting of the wrist to operate.	Restrooms: Student RR#: 3, K1, K2, K3, K4	UFAS
111915	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Signage	3	The provided signage does not have raised or indented characters or pictograph symbols.	Restrooms: Student RR#: 3, 4, 5, 10, 11, 12, 13, 14, 15, K1, K2, K3, K4	ADA
111918	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	3	The flush control is located on the closed side and/or is not within reach range.	Restrooms: Student RR#: K3, K2 10, 11, 14	ADA
111920	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	3	The rear grab bar at the water closet is not compliant.	Restrooms: Student RR#: K2, K3, 4, 5, 10, 11, 12, 13, 14, 15	ADA
111922	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	3	The water closet in a wheelchair stall in a multi-stall restroom does not have the required clearance.	Restrooms: Student RR#: 4, 5, 10, 11, 12, 13, 14, 15	ADA
111923	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	3	The water closet in a single/user or unisex restroom does not have the required clearance.	Restrooms: Student RR#: 3, K1, K2, K3, K4	ADA
113015	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Transfer Shower Stall	3	The curb is more than 1/2" high.	Restroom: Staff RR#: 7, 17	ADA
111928	Brooke Grove Elementary School	Interior	Interior Access Route	Drinking Fountain/Water Cooler	4	The minimum number of drinking fountains is not provided. If the minimum number is provided, two levels or a hi-lo are not provided. If more than 2 are provided, less than 50% are high or less than 50% are low.	Classroom Bubbler Fountains	ADA
111929	Brooke Grove Elementary School	Interior	Interior Access Route	Drinking Fountain/Water Cooler	4	The spout of the lower level drinking fountain is not compliant.	Classroom Bubbler Fountains	ADA
111917	Brooke Grove Elementary School	Interior	Interior Access Route	Drinking Fountain/Water Cooler	4	The minimum number of drinking fountains is not provided. If the minimum number is provided, two levels or a hi-lo are not provided. If more than 2 are provided, less than 50% are high or less than 50% are low.	Drinking Fountain 1, 2, 3, 4, 5, 6 (DF1) (DF2) (DF3) (DF4) (DF5) (DF6)	ADA
111904	Brooke Grove Elementary School	Interior	Interior Access Route	Controls And Dispensers	5	The height of controls throughout the common area are not compliant.	Staff Rooms and Spaces	ADA
111927	Brooke Grove Elementary School	Interior	Interior Access Route	Door	5	The pull side of the accessible door does not have the required maneuvering clearances.	Main Office Workroom, Records Room	ADA
111906	Brooke Grove Elementary School	Interior	Interior Access Route	Signage	5	The interior signage does not have compliant visual and tactile characters, with raised or indented characters or symbols.	Staff Office and Spaces	ADA
111909	Brooke Grove Elementary School	Interior	Interior Access Route	Door	5	The hardware at the accessible door (including sliding doors - both sides) requires tight grasping, pinching or twisting of the wrist to operate OR is mounted below 34" or above 48".	Staff Offices and Spaces	ADA

Id	Facility	Building	Assembly	Type	Barrier Priority	Detail	Location Description	ADA
111916	Brooke Grove Elementary School	Interior	Interior Access Route	Sink	5	The sink rim is higher than 34", and does not have knee and toe clearance (does not apply to mop basins, utility sinks, or bar sinks).	Main Office Workroom, Staff Lounge, Health Office, Media Center Workroom, Music Room Office	ADA
111926	Brooke Grove Elementary School	Interior	Common Areas	Vending Machine	5	The vending machines have operable parts which are not within reach range.	Staff Lounge	ADA
111896	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Signage	5	The provided signage does not have raised or indented characters or pictograph symbols.	Restrooms: Staff RR#: 1, 2, 6, 7, 8, 9, 16, 17	ADA
111897	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The side grab bar at the water closet is not compliant.	Restrooms: Staff RR#: 6, 7, 8, 9, 16, 17	ADA
111898	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The rear grab bar at the water closet is not compliant.	Restrooms: Staff RR#: 6, 7, 8, 9, 16, 17	ADA
111899	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Door	5	The hardware at the accessible door requires tight grasping, pinching or twisting of the wrist to operate.	Restrooms: Staff RR#: 1, 2, 6, 7, 8, 9, 16, 17	UFAS
111901	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Lavatory	5	Pipes are not insulated.	Restrooms: Staff RR#: 6, 7, 8, 9, 17, 18	ADA
111903	Brooke Grove Elementary School	Restrooms	Restroom	Controls And Dispensers	5	The height of controls are not compliant.	Restrooms: Staff RR#: 1, 2, 6, 7, 8, 9, 16, 17	ADA
111919	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The flush control is located on the closed side and/or is not within reach range.	Restrooms: Staff RR#: 2, 7, 17	ADA
111921	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Door	5	The pull side of the accessible door does not have the required maneuvering clearances.	Restrooms: Staff RR#: 1, 2, 6, 7, 16	ADA
111924	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The water closet in a single/user or unisex restroom does not have the required clearance.	Restrooms: Staff RR#: 1, 2, 6, 7, 8, 9, 16, 17	ADA
111925	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The accessible dispensers are not at compliant heights.	Restrooms: Staff RR#: 1, 2, 6, 7, 8, 9, 16, 17	ADA
113011	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Transfer Shower Stall	5	The required clearance at the entry to the transfer stall is not provided.	Restroom: Staff RR#: 7, 17	ADA
113012	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Water Closet	5	The toilet paper dispenser is not at a compliant location.	Restroom: Staff RR#:7	ADA
113013	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Transfer Shower Stall	5	A seat is not provided in the transfer shower stall.	Restroom: Staff RR#: 7, 17	ADA
113014	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Transfer Shower Stall	5	Grab bars are not compliant or are not provided in the transfer shower stall.	Restroom: Staff RR#: 7, 17	ADA
113016	Brooke Grove Elementary School	Restrooms	Restroom	Restroom/Bathroom-Transfer Shower Stall	5	The spray unit does not have a minimum 59" long hose.	Restroom: Staff RR#: 7	ADA
113017	Brooke Grove Elementary School	Restrooms	Employee Work Areas	Locker Rooms-Bench	5	The locker room does not have a compliant bench.	Restrooms: Staff RR#: 6, 7, 17	ADA
113018	Brooke Grove Elementary School	Restrooms	Employee Work Areas	Locker Rooms	5	The locker room does not have accessible lockers.	Restroom: Staff RR#: 6, 7, 17	ADA

