



ADA TITLE II ASSESSMENT



Prepared for:

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

ADA TITLE II ASSESSMENT

Northwest High School
13501 Richter Farm Road
Germantown, Maryland 20874

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Date of Report:

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On Site Date:

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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 Northwest High 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 Northwest High 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 |
|-----------------------|------------------|------------------|------------------|------------------|------------------|-------------|
| Northwest High School | 32 | 10 | 3 | | 14 | 59 |
| Grand Total | 32 | 10 | 3 | | 14 | 59 |

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 |
|--------|-----------------------|-----------------|-----------------------|---------------------------|------------------|--|--|-------------------|
| 146764 | Northwest High School | ATHLETIC FIELDS | Basketball Court | Sport Court | 1 | An accessible route does not directly connect each side of the court outside of play lines. | Basketball Courts | ADA |
| 146748 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | The curb ramp has openings in the ground surface greater than 1/2" wide. | Curb Ramp CR1 | ADA |
| 146749 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | The counter slopes of adjoining gutters and streets at the curb ramp are greater than 1:20 (5%). | Curb Ramp CR1 | ADA |
| 146750 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has cross slopes greater than 1:50 (2%). | Sidewalk at Main Entrance | ADA |
| 146751 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | The counter slopes of adjoining gutters and streets at the curb ramp are greater than 1:20 (5%). | Curb Ramp CR3 | ADA |
| 146752 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | The adjacent surfaces at transitions to adjoining walks, gutters and streets at the curb ramp are not at the same level. | Curb Ramp 3 | ADA |
| 146753 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has cross slopes greater than 1:50 (2%). | Cross Walk at CR3 | ADA |
| 146754 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | The curb ramp landing is not level. The slope of the curb ramp landing exceeds the maximum allowable 1:48 (2.08%). | Curb Ramp CR4 | ADA |
| 146755 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has cross slopes greater than 1:50 (2%). | Sidewalk from CR4 to Tennis Courts | ADA |
| 146756 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | A curb ramp is not provided where the accessible route crosses a curb. | Curb Ramp CR7 | ADA |
| 146759 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has gaps in the surface greater than 1/2" wide. | Sidewalk at Northwest side of Traffic Circle | ADA |
| 146760 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has running slopes greater than 1:20 (5%). | Sidewalk to Equipment Shed | ADA |
| 146766 | Northwest High School | EXTERIOR | Exterior Access Route | Stairs | 1 | Handrail extensions are not compliant. | Stair STR2 | ADA |
| 146767 | Northwest High School | EXTERIOR | Exterior Access Route | Ramp | 1 | The handrail height is not compliant. | Ramp R1 | ADA |
| 146768 | Northwest High 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. | Sidewalk to Portable Units | ADA |
| 146769 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has gaps in the surface greater than 1/2" wide. | Sidewalk to Portables | ADA |
| 146770 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | Curb ramp is not wholly within the marked crossing. | Curb Ramp CR8 | ADA |
| 146771 | Northwest High School | EXTERIOR | Exterior Access Route | Curb Ramp | 1 | A landing at the top of the curb ramp is not present. | Curb Ramps CR8 and CR9 | ADA |
| 146772 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has cross slopes greater than 1:50 (2%). | Sidewalk on the North Side of the Building | ADA |
| 146773 | Northwest High School | EXTERIOR | Exterior Access Route | Exterior Accessible Route | 1 | The accessible route has gaps in the surface greater than 1/2" wide. | Sidewalk on the North Side of the Building | ADA |
| 149717 | Northwest High School | INTERIOR | Interior Access Route | Stairs | 1 | Handrails are not compliant. | Stair STR1 and STR3 | ADA |
| 149718 | Northwest High 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. | Main Hall | ADA |
| 149721 | Northwest High School | INTERIOR | Exterior Access Route | Stairs | 1 | Handrails are not compliant. | Stair STR2 | ADA |
| 146745 | Northwest High School | PARKING | Accessible Parking | Parking Space-Van | 1 | MARYLAND: Compliant signage is not provided at the space. | Parking Lot 2-2 | State of Maryland |
| 146747 | Northwest High School | PARKING | Accessible Parking | Parking Space-Van | 1 | MARYLAND: Signage indicating "No Parking in Access Aisle" at van access aisle is not provided. | Parking Lot 2 | State of Maryland |
| 151116 | Northwest High School | PARKING | Accessible Parking | Parking Spaces-General | 1 | MARYLAND: The minimum number of accessible parking spaces is not provided. | Parking Lot 1 | State of Maryland |
| 151119 | Northwest High School | PARKING | Accessible Parking | Parking Spaces-General | 1 | MARYLAND: The minimum number of accessible parking spaces is not provided. | Parking Lot 2 | State of Maryland |



| Id | Facility | Building | Assembly | Type | Barrier Priority | Detail | Location Description | ADA |
|--------|-----------------------|-----------------|-----------------------|---|------------------|--|--------------------------------------|-------------------|
| 151120 | Northwest High School | PARKING | Accessible Parking | Parking Spaces-General | 1 | MARYLAND: The minimum number of accessible parking spaces is not provided. | Parking Lot 3 | State of Maryland |
| 151124 | Northwest High School | PARKING | Accessible Parking | Parking Space-Van | 1 | MARYLAND: Compliant signage is not provided at the space. | Parking Lots 1, 2, 3, and 4 | State of Maryland |
| 151125 | Northwest High School | PARKING | Accessible Parking | Parking Space-Van | 1 | MARYLAND: A van access aisle is not provided. | Parking Lots 1, 2, 3 and 4 | State of Maryland |
| 151126 | Northwest High School | PARKING | Accessible Parking | Parking Space-Van | 1 | MARYLAND: Signage indicating "No Parking in Access Aisle" at van access aisle is not provided. | Parking Lots 1, 2, 3 and 4 | State of Maryland |
| 151127 | Northwest High School | PARKING | Accessible Parking | Parking Space-Car | 1 | MARYLAND: Compliant signage is not provided at the space. | Parking Lots 1, 2, and 3 | State of Maryland |
| 146757 | Northwest High School | ATHLETIC FIELDS | Soccer Field | Exterior Accessible Route | 2 | The lawn seating and exterior overflow seating areas, where fixed seating is not provided, do not connect to an accessible route. | Soccer Fields | ADA |
| 146758 | Northwest High School | ATHLETIC FIELDS | Site Furnishings | Trash Receptacle Without Operable Lid | 2 | A trash receptacle is not located on an accessible route and within reach range. | Soccer Fields | ADA |
| 146763 | Northwest High School | ATHLETIC FIELDS | Exterior Access Route | Gate | 2 | The gate does not have a smooth surface within 10" of the ground. | Tennis Courts | ADA |
| 146761 | Northwest High School | EXTERIOR | Site Furnishings | Trash Receptacle Without Operable Lid | 2 | A trash receptacle is not located on an accessible route and within reach range. | Tennis Courts | ADA |
| 149715 | Northwest High School | INTERIOR | Interior Access Route | Signage | 2 | The existing signage is not mounted at the latch side of the door or at a compliant height. | Main Hall | ADA |
| 149716 | Northwest High School | INTERIOR | Interior Access Route | Signage | 2 | The existing signage is not mounted at the latch side of the door or at a compliant height. | Attendance Office | ADA |
| 149722 | Northwest High School | INTERIOR | Common Areas | Service Counter | 2 | The service counter does not have 36" wide section that is 36" maximum above finished floor that is oriented for a parallel approach, or the service counter does not have a 30" wide section that is 36" maximum, with knee and toe clearance, that is oriented for a forward approach. | Media Center | ADA |
| 149723 | Northwest High School | INTERIOR | Common Areas | Work Surface | 2 | The work surface height is not compliant. Knee and toe clearances are not provided. | Media Center | ADA |
| 149726 | Northwest High School | INTERIOR | Interior Access Route | Reach Range | 2 | Items requiring an unobstructed side reach motion are higher than 48" maximum and/or lower than 15" minimum height above finish floor. | Book Depository | ADA |
| 151075 | Northwest High School | INTERIOR | Interior Access Route | Signage | 2 | Means of egress signage does not have tactile lettering. | All Exits | ADA |
| 149719 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Mirror | 3 | The mirror is mounted higher than 40" above finish floor to the bottom of the reflective surface, where it is installed above a lavatory or counter. | Restroom RR10 | ADA |
| 149720 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Urinal | 3 | The urinal dimensions are not compliant. | Restroom RR9 | ADA |
| 149727 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 3 | The height of the water closet is not 17" minimum to 19" maximum above finished floor. | Restroom RR14 | ADA |
| 146765 | Northwest High School | EXTERIOR | Exterior Access Route | Stairs | 5 | Handrails are not compliant. | Stair STR1 | ADA |
| 149684 | Northwest High School | INTERIOR | Kitchen | Kitchen-Residential And Employee-Only Counter | 5 | The height of the counter is greater than 34". | RM 240B | ADA |
| 146746 | Northwest High School | PARKING | Accessible Parking | Parking Space-Car | 5 | MARYLAND: Compliant signage is not provided at the space. | Parking Lot 2-1, Parking Lot 3-1and2 | State of Maryland |
| 151122 | Northwest High School | PARKING | Accessible Parking | Parking Spaces-General | 5 | MARYLAND: The minimum number of accessible parking spaces is not provided. | Parking Lot 4 | State of Maryland |
| 151129 | Northwest High School | PARKING | Accessible Parking | Parking Space-Car | 5 | An access aisle is not provided. | Parking Lots 1, 2 and 3 | ADA |



| Id | Facility | Building | Assembly | Type | Barrier Priority | Detail | Location Description | ADA |
|--------|-----------------------|-----------|----------|--------------------------------|------------------|---|-------------------------------|-----|
| 149685 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The centerline of the toilet in the wheelchair stall is not 16" minimum to 18" maximum from the sidewall. | Staff RR 240L, RR201C, RR201B | ADA |
| 149686 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The toilet paper dispenser is not at a compliant location. | Staff RR 240L, RR201C, RR201B | ADA |
| 149687 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The water closet in a single user / unisex restroom does not have the required clearance. | Staff RR 240L | ADA |
| 149688 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Door | 5 | The pull side of the accessible door does not have the required maneuvering clearances. | Staff RR 240L | ADA |
| 149689 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The water closet in a single user / unisex restroom does not have the required clearance. | Staff RR 240K | ADA |
| 149690 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The rear grab bar at the water closet is not compliant. | Staff RR 240K | ADA |
| 149691 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The toilet paper dispenser is not at a compliant location. | Staff RR 240K | ADA |
| 149724 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The space between the grab bar and projecting objects above the grab bar is less than 12" minimum. | Restrooms 201C and 201B | ADA |
| 149725 | Northwest High School | RESTROOMS | Restroom | Restroom/Bathroom-Water Closet | 5 | The water closet in a single user / unisex restroom does not have the required clearance. | Restroom 201C and 201B | ADA |