



**ADDISON AIRPORT
BUILDING REPORT**

Facility Information: **Facility Name:** 4680 Glenn Curtiss Drive
Facility Contact: Lisa Pyles **Contact Phone:** 972-450-2878

Accessology Inspector Information:
Inspector: Karen Jackson **Date:** May 3, 2017
Email: Kjackson@accessology.com

Latitude: 32.969691 **Longitude:** -96.83246
Address: 4680 Glenn Curtiss Drive **City:** Addison **County:** Dallas

General Parking Notes:

There is a small parking lot serving the building and does not include any accessible parking spaces.

Total Parking Spaces:	8
Total Accessible Parking Spaces:	0
Number of van accessible spaces:	0
Is the accessible parking substantially compliant?	N/A

Violation #1: Eight parking spaces serve this building and none are accessible.

Standard: 2010 ADAAG 208.1 General.

Text: Where parking spaces are provided, parking spaces shall be provided in accordance with 208.

Possible Solutions: Provide one van accessible parking space, an access aisle and compliant signage.

ADDISON AIRPORT - 4680 Glenn Curtiss Drive

Parking - Page 2

Violation #1 Cost:

\$3,150

Priority

Level 3

Parking Violations Total

\$3,150

High Priority

1-4

Medium Priority

5-8

Low Priority

9-12

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General Accessible Route Notes:

Accessible route to the front building entrance is substantially compliant.

Is the path of travel from accessible parking to building entrance compliant?

Yes

Does the path of travel serve all exterior amenities offered by the facility?

N/A

Is the path of travel from building entrances to all amenities served by the entrance substantially compliant?

N/A

Accessible Route Total

\$0

High Priority

1-4

Medium Priority

5-8

Low Priority

9-12

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General Entrance Notes:

The main entrance door to the facility is not complaint.

Is the main entry door accessible? No
 Is there an alternate door that is accessible? No
 If so, does the inaccessible door have signage indicating the location of the nearest accessible door? N/A

Violation #2: The entrance door into the building has knob door hardware requiring grasping and twisting to operate.

Standard: 2010 ADAAG 404.2.7 Door and Gate Hardware.

Text: Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with 309.4.

Possible Solutions: Replace door hardware with lever style hardware.

Violation #2 Cost: \$525 **Priority** Level 5

Violation #3: There is a 2-1/2" step to get into the building.

Standard: 2010 ADAAG 303.2 Vertical.

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Entrance - Page 2

Text:

Changes in level of ¼ inch high maximum shall be permitted to be vertical.

Possible Solutions:

Modify entrance to provide a transition no more than 1/4" high.

Violation #3 Cost:

\$1,575

Priority

Level 3

Violation #4:

The door at the entrance into the office pod has knob style door hardware requiring grasping and twisting to operate.

Standard:

2010 ADAAG 404.2.7 Door and Gate Hardware.

Text:

Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with 309.4.

Possible Solutions:

Replace door hardware with lever style hardware.

Violation #4 Cost:

\$525

Priority

Level 5

Violation #5:

There is a 5" step up to enter the office pod.

Standard:

2010 ADAAG 303.2 Vertical.

Text:

Changes in level of ¼ inch high maximum shall be permitted to be vertical.

Possible Solutions:

Modify entrance to provide a transition no more than 1/4" high.

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Entrance - Page 3

Violation #5 Cost:

\$1,575

Priority

Level 3

Entrance Total

\$4,200

High Priority

1-4

Medium Priority

5-8

Low Priority

9-12

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This facility does not have any hallways. It is an open warehouse with an office pod that is an open area with a storage room, a small restroom and no offices.

Does this facility have any hallways?

No

Do the doors have compliant hardware?

No

Do the doors have proper maneuvering clearances?

Yes

Is the hallway width at least 36" clear width?

N/A

Are visual strobes provided?

No

Are there any protruding objects?

No

Is the signage substantially compliant?

N/A

Violation #6:

The two interior doors have door hardware that requires grasping and twisting to operate.

Standard:

2010 ADAAG 404.2.7 Door and Gate Hardware.

Text:

Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with 309.4.

Possible Solutions:

Replace all knob hardware with lever hardware that doesn't require tight grasping or twisting to operate.

Violation #6 Cost:

\$1,050

Priority

Level 5

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Hallway - Page 2

Violation #7:

The storage area has an opening of only 22" wide where a minimum of 32" wide opening is required.

Standard:

2010 ADAAG 404.2.3 Door and Gate Clear Width.

Text:

Door openings shall provide a clear width of 32 inches minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees.

Possible Solutions:

Replace door to achieve 32" minimum clear width and swing door outward.

Violation #7 Cost:

\$2,625

Priority

Level 3

Hallway Total

\$3,675

High Priority

1-4

Medium Priority

5-8

Low Priority

9-12

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One restroom is provided in this building and it has no compliant features.

Is the door to the restroom substantially compliant?

No

Does the room have the required turning radius?

No

Is the water closet substantially compliant?

No

Does the water closet have the required clear floor space?

No

Is the lavatory substantially compliant?

No

Is the urinal substantially compliant?

N/A

Is the mirror substantially compliant?

N/A

Violation #8:

The door to the restroom only has a 28" wide opening where a minimum of 32" wide opening is required.

Standard:

2010 ADAAG 404.2.3 Door and Gate Clear Width.

Text:

Door openings shall provide a clear width of 32 inches minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees.

Possible Solutions:

Replace door. Ensure clear opening of 32 inches minimum

Violation #8 Cost:

\$2,625

Priority

Level 4

ADDISON AIRPORT - 4680 Glenn Curtiss Drive
Restrooms - Page 2

Violation #9:

The restroom does not include any accessible features and the room is not large enough to accommodate accessible fixtures and wheelchair turning space.

Standard:

2010 ADAAG 213.2 Toilet Rooms and Bathing Rooms.

Text:

Where toilet rooms are provided, each toilet room shall comply with 603. Where bathing rooms are provided, each bathing room shall comply with 603.

Possible Solutions:

Enlarge restroom to accommodate accessible water closet, lavatory and wheelchair turning space.

Violation #9 Cost:

\$9,450

Priority

Level 2

Restrooms Total

\$12,075

High Priority

1-4

Medium Priority

5-8

Low Priority

9-12

Summary Sheet for 4680 Glenn Curtiss Drive

4680 Glenn Curtiss Drive

#	VIOLATION SUMMARY	PRIORITY LEVEL	COST
1	Provide one van accessible parking space, an access aisle and compliant signage.	Level 3	\$3,150.00
2	Replace door hardware with lever style hardware.	Level 5	\$525.00
3	Modify entrance to provide a transition no more than 1/4" high.	Level 3	\$1,575.00
4	Replace door hardware with lever style hardware.	Level 5	\$525.00
5	Modify entrance to provide a transition no more than 1/4" high.	Level 3	\$1,575.00
6	Replace all knob hardware with lever hardware that doesn't require tight grasping or twisting to operate.	Level 5	\$1,050.00
7	Replace door to achieve 32" minimum clear width and swing door outward.	Level 3	\$2,625.00
8	Replace door. Ensure clear opening of 32 inches minimum	Level 4	\$2,625.00
9	Enlarge restroom to accommodate accessible water closet, lavatory and	Level 2	\$9,450.00

Grand Total	\$23,100.00
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Violation 1 – Eight parking spaces serve this building and none are accessible.



Violation 2 - The entrance door into the building has knob door hardware requiring grasping and twisting to operate.





Violation 3 - There is a 2-1/2" step to get into the building.



Violation 4 - The door at the entrance into the office pod has knob style door hardware requiring grasping and twisting to operate.



Violation 5 - There is a 5" step up to enter the office pod.



Violation 6 - The two interior doors have door hardware that requires grasping and twisting to operate.



Violation 7 - The storage area has an opening of only 22" wide where a minimum of 32" wide opening is required.



Violation 8 - The door to the restroom only has a 28" wide opening where a minimum of 32" wide opening is required.



Violation 9 - The restroom does not include any accessible features and the room is not large enough to accommodate accessible fixtures and wheelchair turning space.