

City of Wichita, Kansas
Americans with Disabilities Act Transition Plan
Mid America All Indian Center

560 N. Seneca

August 2005



Prepared by

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In conjunction with

The Great Plains ADA & IT Center and the City of Wichita Disability Advisory Board

City of Wichita – ADA/504 Transition Plan – Mid America All Indian Center - August 2005

Legend: **Blue** font identifies hyperlinked documents – **Red** font indicates recommended changes to structures or policies

Locations		Structural Inconsistencies		Recommended Corrections/Modifications to Ensure Program Access			Criteria – L=low, M=medium, H=high			Supplemental Technical Information			Finalized Actions		
Location	Identified Issue	ADAAG Specifications	Recommended Correction	Priority (overall)	Public Access	Frequency - PWD	Photo #	Conceptual Costs	Support Information	Finalized Correction	Date to be Corrected	Date Completed (Include initial)			
1. Interior General	Two ramps lead to the Gallery or Nations. Both ramps do not provide a level landing every 30-feet and one ramp has a handrail only on one side.	4.8.4 4.8.5	The existing ramps rise approximately 60-inches in height. According to ADAAG, the maximum rise for any ramp run is 30-inches and landings shall exist at the top and bottom of each ramp run. In addition, ADAAG requires handrails to be mounted on each side or ramps longer than 6-feet. Since these ramps and their surroundings are constructed of concrete, it would be extremely difficult and possibly not technically feasible to modify the ramp surfaces to comply with ADAAG’s ramp run specifications. Install handrails at appropriate heights per ADAAG specifications. Ensure this ramp is constructed in compliance with ADAAG specifications for ramp runs and landings at a time in the future when major alterations are made to this structure.	H ®	H	M	1 2 3	\$150	Ramp Detail	It is not Technically Feasible to change the run lengths of this ramp for lack of space and the disruptions such works would cause at this facility. ADA compliant handrails exist on both sides of this ramp. <i>No action therefore recommended.</i>	N/A	N/A (cmk)			
2. Interior General	The counter, in the Gift Shop, is located too high at 40-inches.	7.2	ADAAG requires a minimum 36-inch long portion of sales or service counters to be a maximum height of 36-inches. Lower a portion of the existing counter to a maximum height of 36-inches.	M	H	M	1 4	\$200	ADAAG New ADAAG	Provide a 3’ x 2’ x 36” high side table next to this counter.	12/31/11				
3. Restrooms	Braille signage exists at the entrance door to the women’s restroom, but the signage is in the wrong location.	4.1.3(16) 4.30.4	Signs that identify permanent rooms and spaces are required to be provided in Braille, mounted at 60-inches high measured to the center of the sign located at the latch side of the entrance door. In addition, the symbol of accessibility is required to exist at the entrance of accessible restrooms. Move the existing Braille signage to the latch side of the entrance door.	L	H	M	2	\$25	Signage Specifications for Permanent Rooms and Spaces	It is not Technically Feasible to move this signage due to the presence of ventilation grills on the latch side of this door. <i>No action therefore recommended.</i>	N/A	N/A (cmk)			

4. Restrooms	Pipes are exposed under the lavatory in the women's restrooms.	4.19	Pipes under lavatories are required to be insulated or otherwise configured to avoid contact. Ensure at least one lavatory in each restroom complies with ADAAG specifications.	L ®	H	M	3	\$15	See Attachment 4 – Lavatory Specifications for more information on accessible lavatories.	Insulate all pipes under these lavatories.	12/31/16	
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5. Restrooms	The lavatory, in the men's restroom, is located too high at 35-inches.	4.19	At least one lavatory in each restroom is required to have a counter, which is a maximum of 34-inches high. Lower the lavatory with insulated pipes to a maximum height of 34-inches.	L	H	M	8	\$150	See Attachment 4 – Lavatory Specifications for more information on accessible lavatories.	Insulate all pipes under the ADA compliant lavatories.	12/31/16				
6. Restrooms	The mirrors, in the men's and women's restrooms, are located too high at 49-inches.	4.19.6	At least one mirror in each restroom is required to be located so that the bottom edge of the reflecting surface is a maximum height of 40-inches. Typically, this barrier can be removed by installing an additional full-length mirror. Install a full-length mirror in each restroom.	L	H	M	3 8	\$50	ADAAG	Install an ADA compliant mirror at an appropriate position inside this restroom.	12/31/16				
7. Restrooms	The toilet stalls, in the men's and women's restrooms, are totally inaccessible due to numerous barriers.	4.23	Inconsistencies include, but are not limited to; very narrow stall and lack of rear grab bars. Create at least one fully accessible toilet stall in each restroom, if it is technically feasible to do so.	M	H	M	6 1 0	\$5,000	Restroom Figures – Building Blocks	Modify both restrooms and provide a fully ADA compliant toilet stall in each.	12/31/11				
8. Restrooms	The coat hooks, in the men's and women's restrooms, are located too high at 68-inches.	4.25.3	Where coat racks or hooks are provided, at least one must comply with reach ranges defined by ADAAG 4.2.5 or 4.2.6 . Install a lowered coat hook, in each restroom, making sure not to make the hooks protruding objects.	L	H	M	5 1 1	\$20	Building Block 10 – Reach Ranges	Lower the coat hooks in both accessible restrooms to 48" from finished floor level.	12/31/16				

9. Restrooms	In the men’s restroom, the paper towel dispense is not within reach range at 58-inches high.	4.2.5 4.2.6 4.24	At least one of each type of dispenser is required to be accessible and must be within a maximum reach range of 54-inches where a side reach is possible and a maximum of 48-inches where only a forward reach is possible, to the highest operable part. Ensure at least one paper towel dispenser is within ADAAG specified reach ranges.	M	H	M	8	\$50	See Building Block #10 – Reach Ranges #1, #2, #3.	The paper towel dispenser is within ADA compliant reach range. <i>No action therefore necessary.</i>	N/A	N/A (cmk)
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10. Restrooms	The urinal, in the men’s restroom, is located too high.	4.18	At least one urinal is required to be located so that the rim is a maximum of 17-inches high. Existing urinals have rims located at 20-inches high. Modify one urinal so that the rim is no higher than 17-inches.	L	H	M	9	\$100	See the Accessible Urinals figure for more details.	Lower the urinal nearest the door so that the rim is 17” from finished floor level.	12/31/16				
11. Restrooms	The toilet paper dispenser, in the women’s restroom, is not in the appropriate location.	4.16.6	According to ADAAG, toilet paper dispensers are required to be installed within reach, as shown in Fig. 29(b) . Move the toilet paper dispenser under the side grab bar so it complies with ADAAG specifications. .	L	L	M	6	\$50	Restroom Figures – Building Blocks	Move the toilet paper dispenser to under the right hand side grab bar.	12/31/16				
12. Restrooms	The seat cover dispenser, in the accessible stall of the women’s restroom, is located too high at 62-inches.	4.2.5 4.2.6 4.24	At least one of each type of dispenser is required to be accessible and must be within a maximum reach range of 54-inches where a side reach is possible and a maximum of 48-inches where only a forward reach is possible, to the highest operable part. Lower the seat cover dispenser to meet ADAAG reach range specifications.	M	L	M	4	\$50	See Building Block #10 – Reach Ranges #1, #2, #3.	Lower the toilet cover dispenser to 48” from finished floor level.	12/31/11				

Mid America All Indian Center - Conceptual Cost Projections

Total	\$5,860
Year Three (High)	\$150
Year Five (Medium)	\$5,300
Year Ten (Low)	\$410