

# The Current Most Common Design Errors under The ADA Standards

## Key to Frequency Codes below

- 1 Always wrong
- 2 Almost always wrong
- 3 Usually wrong
- 4 Often wrong
- 5 Sometimes wrong

## Evan Terry Associates would like to thank the following contributors to this survey:

- |              |                  |              |
|--------------|------------------|--------------|
| Gail Austin  | Steve McCormick  | Jim Terry    |
| Bill Hecker  | Shannon McGurran | Susan Tusick |
| Jeff Katz    | Robert Nichols   | Dan Woosley  |
| Mark Mazz    | Pam Pflueger     |              |
| Robert Lynch | David Pillman    |              |

Ref. No.	Freq.	ADAAG Sect.	Common Error
1	2.4	2.2.	Children's facilities which do not comply with the ADA standards or any equivalent standard
2	3.1	2.2.	"Equivalent facilitation" not accommodating all people with disabilities affected by the ADA std. req'mts.
3	2.1	35.149	Heavy exterior door still MUST be accessible
4	2.3	4.01.03(10)	Failure to provide both high (standard) and low drinking fountains
5	3.1	4.01.1(3)	Misinterpretations of requirements for "Work Areas"
6	1.8	4.01.1(4)	Construction sites infringing on accessible routes with no provision for temporary access
7	2.3	4.01.1(4)	Inaccessible temporary structures and portable toilets
8	2.8	4.01.2(1)	No accessible route to streets or sidewalks
9	3.1	4.01.2(1)	Parking access aisle not part of acc. rte.
10	2.4	4.01.2(2)	No accessible route connecting all buildings on a site
11	2.2	4.01.2(4)	Driveway entries infringing on level sidewalks
12	2.9	4.01.2(5)	Incorrect number of accessible parking spaces at medical care facilities and at other multi-entrance sites
13	3.2	4.01.2(5)(b)	No designated van-accessible parking
14	2.4	4.01.2(7)(c)	No directional signage at inaccessible entrances
15	2.8	4.01.2, 4.01.3+	Signage not used when required (ARA, entrances, toilet rooms, text telephones, vol. cntrl. phones, parking, etc.)
16	3.1	4.01.3(08)	Insufficient number of accessible entrances/exits
17	2.0	4.01.3(1)	Employee common use areas must be FULLY accessible
18	2.3	4.01.3(11)	Staff toilets must be acc. in Medical Care Facilities
19	2.6	4.01.3(14)	Visual alarms are req'd. WHENEVER audible provided, but in greater numbers
20	2.5	4.01.3(16)(a)	MIN. locations for tactile signage = rm. #s, toilets, exit.
21	3.1	4.01.3(17)	No forward reach telephone when required
22	1.4	4.01.3(17)(c),4.31.9	Rank confusion re text telephones (TTY) req. (bldg. stds. vs assistive aids)
23	2.0	4.01.3(17)(d)	Bank of 3 or more interior public pay phones without shelf & outlet for TTY
24	2.3	4.01.3(19)(a)	No fixed assembly seating on aisles with removable armrests (or no armrests)
25	2.0	4.01.3(19)(b)	Assistive listening sys. not provided in assembly areas
26	2.2	4.01.3(2),4.04	Protruding object requirements apply to ALL circulation paths
27	2.6	4.01.3(4)	Scoping limits for stairs not understood (levels not connected by elev...)
28	2.8	4.01.3(5)Excpt. 1	Elevator exemption NOT exemption from any other accessibility req.
29	2.6	4.01.3(9)	No Area of Rescue Assistance when required
30	3.2	4.01.6(1)(j)	Alteration projects which do not make altered areas accessible "to the maximum extent feasible"
31	2.4	4.01.6(2)	Alteration project ignores path-of-travel modification requirements
32	2.9	4.01.7	Improper interpretations of "Historical" exemption and exceptions
33	2.3	4.03.	Cross slopes over 1:50 at sidewalks
34	2.6	4.03.	No design detail to disallow vertical rises on accessible route exceeding 1/4" (or 1/2" w/ bevel)
35	2.8	4.03.9	Doors to stair landings must be accessible
36	3.0	4.04.	Fire extinguisher cabinets are protruding objects, outside of reach ranges or with inaccessible hardware
37	3.0	4.04.	Protruding object hazards under stairs & escalators, at counters, fixed equipment, light fixtures, etc.
38	3.2	4.04.	Trees along acc.route planted such that limbs are a protruding object hazard
39	3.2	4.05.2	Accessible routes exceeding 1:20 without provision for ramp requirements
40	1.9	4.06.	Parking spaces sloped over 1:50 in any direction
41	2.9	4.06.	Parking signs too low to be seen over parked vehicles
42	2.3	4.06.3	Ramp projects into parking space and/or access aisle
43	3.0	4.06.4	Accessible parking signs obscured by parked vehicles
44	2.3	4.07.	Insufficient design information, dimensions or details to build curb ramps to the ADA standard req'mts
45	3.1	4.07.	Insufficient landings at tops and bottoms of curb ramps to comply w/ the ADA standards
46	2.0	4.07.2	Curb ramp inset into sidewalk with slope > 1:12 due to failure to consider sidewalk cross slope
47	2.4	4.07.5	Curb ramp side flares too steep
48	2.1	4.08.	Ramps constructed at 1:12 when 1:12 is not the "least possible slope"
49	3.2	4.08.	No edge protection at ramps
50	2.3	4.10.7	Elevator doors close too quickly

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Ref. No.	Freq.	ADAAG Sect.	Common Error
51	2.8	4.13.10	Doors close too fast (< 3 seconds)
52	2.3	4.13.11	Door opening forces exceed maximum allowable
53	3.1	4.13.2	Revolving doors (even "accessible" ones) need acc. swinging door nearby
54	3.1	4.13.7	Vestibule dimensions/configuration deficient
55	2.0	4.13.9	Inaccessible door hardware at accessible toilet stall (no pull or self-closer, inaccess.latch)
56	2.4	4.15.	Round or oval bowl drinking fountains that do not meet the spout location requirements
57	2.7	4.16.	Flush mechanisms located to narrow side of toilet (usually not specified on wide side)
58	2.9	4.17.3 Excpt.	36" or 48" min. (NOTHING IN-BETWEEN) stall only if technically infeasible in alteration work
59	2.6	4.19.	Uninsulated or poorly insulated hot water and drain lines at lavatories
60	2.0	4.19.5	Self-closing faucet does not remain open for 10 seconds
61	2.4	4.20.4	Two grab bars req. @ tub back
62	2.8	4.21.2	Transfer shower must be 36"x36", not bigger
63	3.0	4.21.2	Unusable clear floor space @ transfer shower
64	2.6	4.21.7	Curb too high at transfer shower
65	3.1	4.22.	Public and common use toilet facilities without an accessible 5 x 5 stall and/or turning space
66	3.2	4.22.	Toilet room or stall doors swing into clear floor space at fixtures
67	2.8	4.22.,4.1.3(11)	Inaccessible single and multi-user toilet / bath rooms (ALL public & COMMON USE are req'd to be accessible)
68	2.0	4.22.4	Multi-stall rooms with 6 or more water closet's missing 36" stall
69	2.8	4.23.	Shower rooms without an accessible shower stall
70	2.8	4.25.	Insufficient accessible storage (coat racks, shelving, etc.)
71	2.3	4.25.3	Closet rods too high
72	3.0	4.26.	Non-compliant handrail designs (rail sections and mounting brackets)
73	2.0	4.27.	Coat hooks in accessible toilet stalls mounted above accessible reach ranges
74	2.3	4.27.	Sanitary napkin dispenser accessibility ignored
75	2.8	4.27.	Controls and operating mechanisms over obstructions & outside of reach ranges
76	3.1	4.27.3	Electrical outlets and switches above counters and in other restricted areas out of reach ranges
77	2.4	4.28.	Alarm signaling devices not placed in all places required
78	2.9	4.30.	Inaccessible signage where required to be accessible
79	3.0	4.30.5	Signage does not have proper contrast & finish
80	2.4	4.30.6	Accessible signage in inappropriate locations (eg.doors)
81	1.8	4.31.	No electrical outlet for text telephone (TTY) at telephone bank w/3 or more phones
82	2.1	4.31.	Insufficient design guidance provided to owner for compliant pay telephone installation
83	2.4	4.31.9(2)	Text telephone (TTY) shelves not usable (clearances, distance from receiver)
84	2.3	4.33.	Accessible seating in assembly areas not properly distributed and without companion seating
85	2.4	4.33.	Inaccessible stages and performing areas
86	1.6	4.33.3	WC user sightlines not comparable to other seating in assembly areas - must have sightlines over standing spectators
87	2.4	4.33.3	No FIXED companion seating in assembly areas; not 1:1; not "next" to
88	2.9	4.33.3Excpt.	Clustering OK only when sight lines are steep
89	2.1	4.35.	Insufficient number and inaccessible dressing and fitting rooms (including inaccessible benches)
90	2.4	5.01	Fixed tables (booths) are covered by ADAAG, movable tables are covered by regulations (36.302 & 35.130)
91	2.0	5.6	Self service shelves and dispensing devices for food, beverage, condiments, etc. outside of accessible reach ranges
92	2.6	6.01.	Insufficient accessible patient rooms in medical care facilities
93	2.0	7.01.	Inaccessible counters for public information and business transactions
94	2.0	9.01.1	Transient lodging sleeping rooms with inaccessible controls designed for occupant use
95	2.0	9.01.2	Roll-in shower in transient lodging must be COMBO roll-in and fold-down seat as in FIG. 57
96	2.1	9.01.2	Transient lodging lacks roll-in showers
97	2.5	9.01.2	Roll-in shower rooms in transient lodging are ADDITIONAL ( not incl. in 1st column)
98	1.6	9.01.3	All acc. rooms have provisions for hearing accessibility
99	1.7	9.02.2(7)	Inaccessible kitchens in accessible transient lodging units
100	2.1	9.04	All doors to & in ALL guest rooms in transient lodging have 32" clear opening width

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