

Photo Report
Scholl Canyon Golf and Tennis
Programs, Services, and Activities

Finding: Scholl Canyon Golf and Tennis, located at 3800 East Glenoaks Boulevard in Glendale California, was inspected by Disability Access Consultants, Inc., on June 20, 2007.



Alternative *
Rec:
(Where Available)

Full Rec: Any renovation or new construction that occurred after January 26, 1992, is subject to meet full code specifications for the California Building Code and ADAAG requirements. All recommendations in this report are based on ADAAG and CBC title 24 requirements. Consult with your design professional to determine which elements are affected by these requirements. It is recommended that Disability Access Consultants, Inc. is consulted for inspection of any new construction or renovation at the facility.

Citations: ADAAG 4.1.2; ADAAG 4.1.3; ADAAG 4.1.5; ADAAG 4.1.6
 Minimum Quantity: 1
 Maximum Quantity: 1
Minimum Estimated Cost: \$0.00
Maximum Estimated Cost: \$0.00
 Record Number: 1266
 Priority:

Parking

Finding: There are five accessible parking spaces out of 162 parking spaces which does not meet the minimum number of accessible parking spaces for compliance.



Alternative *
Rec:
(Where Available)

Full Rec: Six out of the 162 total number of parking spaces are required to be designated exclusively for accessible parking, as required by ADAAG and CBC 1129B.

Citations: CBC 1129B; ADAAG 4.6; ADAAG A4.6
 Minimum Quantity: 1
 Maximum Quantity: 1
Minimum Estimated Cost: \$0.00
Maximum Estimated Cost: \$0.00
 Record Number: 1267
 Priority:

Scholl Canyon Golf and Tennis

Parking

Finding: Parking Continued: Four of the designated accessible parking spaces provided in the parking lot measure at least 108 inches wide and at least 216 inches long. One of the designated accessible parking spaces measures less than 108 inches wide and at least 216 inches long. The designated "van-accessible" parking space provides an access aisle, located on the passenger side (right side) of the parking space, measuring at least 96 inches wide. Two of the standard accessible parking spaces provide an adjacent access aisle measuring 60 inches wide. One of the standard accessible parking spaces provides an adjacent access aisle measuring less than 60 inches wide. There is no access aisle provided adjacent to one of the accessible parking spaces. The access aisles do not contain "NO PARKING" in 12" high white letters.



Alternative *

Rec:
(Where Available)

Full Rec: Restripe the existing parking spaces marked accessible and create one additional accessible parking space, each measuring at least 108 inches wide and 216 inches long. The van-accessible space shall provide an access aisle measuring at least 96 inches wide (8 feet) on the passenger side (right side) of the vehicle space (see CBC 1129B). The additional parking spaces shall each provide an access aisle measuring at least 60 inches wide, that may be shared. Add the words NO PARKING in 12 inch high white letters at the entrance to each accessible parking access aisle.

Citations: CBC 1129B; ADAAG 4.6; ADAAG A4.6

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$270.00
Maximum Estimated Cost:	\$270.00

Record Number: 1268

Priority:

Scholl Canyon Golf and Tennis

Parking

Finding: The surface of the accessible parking spaces in the parking lot has a slope greater than 2%.



Alternative *
Rec:
(Where Available)

Full Rec: Pave the parking lot at the accessible spaces to provide a level surface. Parking surfaces and access aisles shall be located in areas not exceeding 2% slope in all directions (see CBC 1129B and ADAAG 4.6.3).

Citations: CBC 1129B; ADAAG 4.6.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$900.00
Maximum Estimated Cost:	\$900.00

Record Number: 1269

Priority:

Parking

Finding: The location of the accessible parking spaces requires individuals with disabilities to travel behind parked cars other than their own. There is an access aisle provided at the head of the accessible parking spaces, however the head aisle is not striped.



Alternative *
Rec:
(Where Available)

Full Rec: Stripe a 48-inch access aisle at the head of the accessible parking spaces.

Citations: CBC 1129B.4.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$100.00
Maximum Estimated Cost:	\$100.00

Record Number: 1270

Priority:

Scholl Canyon Golf and Tennis

Parking

Finding: There is no crosswalk provided on the path of travel from the accessible parking spaces to the facility. The required accessible route crosses a vehicular way.



Alternative *
Rec:
(Where Available)

Full Rec: Stripe a crosswalk not less than 48 inches wide on the path of travel to the accessible entrance. Provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%. Detectable warnings should be placed at the entrance and exit of the crosswalk.

Citations: ADAAG 4.7.9

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$100.00
Maximum Estimated Cost:	\$100.00

Record Number: 1271

Priority:

Parking

Finding: There is no warning signage posted at the entrance to the parking lot regarding unauthorized use of accessible parking spaces in the parking lot.



Alternative *
Rec:
(Where Available)

Full Rec: Post a sign in a conspicuous place to the entrance of the parking lot, or immediately adjacent to and visible from each accessible parking space. The warning sign shall measure at least 17 inches by 22 inches in size and consist of lettering at least 1 inch in height that clearly and conspicuously states the following; "Unauthorized vehicles parked in designated accessible spaces not displaying distinguishing placards or license plates issued for persons with disabilities may be towed away at owner's expense. Towed vehicles may be reclaimed at ____ or by telephoning ____ ." Fill in the blank spaces with appropriate information as a permanent part of the sign and maintain the currency of the information (see CBC 1129B.5). Be sure to add the CVC 22511.8(a)(d) to the sign.

Citations: CBC 1129B.5; ADAAG 4.6.4 CVC 22511.8(a)(d)

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$150.00
Maximum Estimated Cost:	\$150.00

Record Number: 1272

Priority:

Scholl Canyon Golf and Tennis

Curbs, Curb Ramps, and Crosswalks

Finding: The slope of the curb ramp is greater than 8.33%. The slope at the top landing is greater than 2%. The slope of the side flares is greater than 10%. The curb ramp does not provide a grooved border along the top and sides of the ramp at the level of the sidewalk. The concrete curb ramp does not provide a detectable warning surface which includes truncated domes.

Alternative *
Rec:
(Where Available)



Curb Ramp Next to the Accessible Parking Spaces

Citations: CBC 1127B.5.3; ADAAG 4.7.2 & 4.29

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$1,033.00
Maximum Estimated Cost:	\$1,033.00

Record Number: 1273

Priority:

Full Rec: Replace the curb ramp with a compliant curb ramp at least 48 inches in width that provides a slope no greater than 8.33%. Install a detectable warning surface which extends the full length and width of the concrete curb ramp and its side flares with truncated domes that contrast visually by either light on dark or dark on light which is an integral part of the concrete curb ramp. The truncated domes may be cast in place or stamped or of a prefabricated surface treatment (see CBC 1127B.5.8).

Path of Travel

Finding: There is no accessible route from the public right of way to the accessible entrance of the facility. The accessible route crosses vehicular traffic.



Accessible Route from the Public Right of Way

Citations: CBC 1114B.1.2; CBC 1117B.5.7; CBC 1127B.3; ADAAG 4.1.2(7); ADAAG 4.3.2; ADAAG 4.14.1

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$107.00
Maximum Estimated Cost:	\$0.00

Record Number: 1274

Priority:

Alternative Post directional signage.
Rec:
(Where Available)

Full Rec: Provide at least one accessible route from the public right of way to the accessible entrance of the facility. Make certain to post signage indicating the direction to accessible building entrances at every major junction along the accessible route. Signs shall include the International Symbol of Accessibility.

Scholl Canyon Golf and Tennis

Path of Travel

Finding: There is no crosswalk provided on the path of travel from the public right of way to the facility. The required accessible route crosses a vehicular way.

Alternative *
Rec:
(Where Available)



Accessible Route from the Public Right of Way

Full Rec: Stripe a crosswalk not less than 48 inches wide on the path of travel to the accessible entrance of the facility. Provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%. Detectable warnings should be placed at the entrance and exit of the crosswalk.

Citations: ADAAG 4.7.9 ADAAG 4.2.9

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$100.00
Maximum Estimated Cost:	\$100.00

Record Number: 1275

Priority:

Path of Travel

Finding: There are slopes greater than 5% on the primary path of travel from tennis courts 1 thru 6 to tennis courts 7 thru 10.

Alternative *
Rec:
(Where Available)



Path of Travel to Tennis Courts 7 thru 10

Full Rec: Resurface the path of travel to provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%.

Citations: CBC 1133B.7.1.3; CBC 1133B.7.3; ADAAG 4.3.7

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1286

Priority:

Scholl Canyon Golf and Tennis

Path of Travel

Finding: The concrete walkway serves as a primary path of travel. The width of the concrete walkway is less than 48 inches in width, due to a post in the path of travel.

Alternative *

Rec:
(Where Available)

Full Rec: Remove the post to provide at least 48 inches in width along the path of travel. Otherwise, modify the exterior primary path of travel by extending the width of the concrete walkway to at least 48 inches (see CBC 1118B.2 and ADAAG 4.3.3). Since the accessible route is less than 60 inches in width, provide passing spaces at least 60 inches by 60 inches at reasonable intervals every 200 feet.

Path of Travel

Finding: The mat at the entrance does not adhere to the underlying floor surface and creates a hazardous path of travel.

Alternative *

Rec:
(Where Available)

Full Rec: Securely fasten the mats or replace with a mat that grips to the underlying floor surface to provide a firm, stable, continuous and relatively smooth path of travel surface (see CBC 1124B.3 and ADAAG 4.5.3). Mats along the primary path of travel shall provide beveled edges on all sides to prevent roll over.



Path of Travel to Tennis Courts 8, 9, and 10

Citations: CBC 1133B.7.1; CBC 1133B.2.3; CBC 1118B.2; ADAAG 4.1.3(16); ADAAG 4.3.3; ADAAG 4.30

Minimum Quantity: 1

Maximum Quantity: 1

Minimum Estimated Cost: \$1,440.00

Maximum Estimated Cost: \$1,440.00

Record Number: 1284

Priority:



Path of Travel to the Club House

Citations: CBC 1124B.3; ADAAG 4.5.3

Minimum Quantity: 1

Maximum Quantity: 1

Minimum Estimated Cost: \$659.00

Maximum Estimated Cost: \$659.00

Record Number: 1289

Priority:

Scholl Canyon Golf and Tennis

Path of Travel

Finding: There are slopes greater than 5% on the primary path of travel from the Club House and Café to the driving range.



Alternative *
Rec:
(Where Available)

Path of Travel to the Driving Range

Citations: CBC 1133B.7.1.3; CBC 1133B.7.3; ADAAG 4.3.7

Full Rec: Resurface the path of travel to provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%.

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1287

Priority:

Path of Travel

Finding: There is a step on the primary path of travel to the Maintenance Building, preventing access to individuals with mobility impairments.



Alternative *
Rec:
(Where Available)

Path of Travel to the Maintenance Building

Citations: CBC 1114B.1.2; CBC 1133B.7.4; ADAAG 4.3.8

Full Rec: Since programs, services and activities to staff and the public (volunteers, etc.) are provided in this location, those programs, services and activities are required to be made accessible. It is recommended that a ramp be installed or other means of vertical access.

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$9,515.00
Maximum Estimated Cost:	\$9,515.00

Record Number: 1279

Priority:

Scholl Canyon Golf and Tennis

Path of Travel

Finding: The mat at the entrance does not adhere to the underlying floor surface and creates a hazardous path of travel.

Alternative *

Rec:
(Where Available)

Full Rec: Securely fasten the mats or replace with a mat that grips to the underlying floor surface to provide a firm, stable, continuous and relatively smooth path of travel surface (see CBC 1124B.3 and ADAAG 4.5.3). Mats along the primary path of travel shall provide beveled edges on all sides to prevent roll over.



Path of Travel to the Scholl Canyon Café

Citations: CBC 1124B.3; ADAAG 4.5.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$659.00
Maximum Estimated Cost:	\$659.00

Record Number: 1295

Priority:

Path of Travel

Finding: There are slopes greater than 5% on the primary path of travel from the restrooms to the tennis courts.

Alternative *

Rec:
(Where Available)

Full Rec: Resurface the path of travel to provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%.



Path of Travel to the Tennis Courts

Citations: CBC 1133B.7.1.3; CBC 1133B.7.3; ADAAG 4.3.7

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1285

Priority:

Scholl Canyon Golf and Tennis

Path of Travel

Finding: There are slopes greater than 5% on the primary path of travel from the main entrance of the Café to the tennis courts.

Alternative *

Rec:
(Where Available)

Full Rec: Resurface the path of travel to provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%.



Path of Travel to the Tennis Courts

Citations: CBC 1133B.7.1.3; CBC 1133B.7.3; ADAAG 4.3.7

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1304

Priority:

Path of Travel

Finding: At the time of inspection, vegetation encroached into the primary path of travel, obstructing passage by reducing the clear width along the accessible route.

Alternative *

Rec:
(Where Available)

Full Rec: Maintain grass or landscaping adjacent to primary path of travel walkways to eliminate any encroachment into the accessible route.



Path of Travel to the Tennis Courts

Citations: CBC 1127B.1; CBC 1133B.7.4; ADAAG 4.3.6; ADAAG 4.5; ADAAG 4.4

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1306

Priority:

Scholl Canyon Golf and Tennis

Path of Travel

Finding: There are slopes greater than 5% on the primary path of travel to tennis courts 1 thru 4.



Path of Travel to the Tennis Courts 1 thru 4

Citations: CBC 1133B.7.1.3; CBC 1133B.7.3; ADAAG 4.3.7

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1305

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Resurface the path of travel to provide a level surface that does not exceed a slope greater than 5%. Cross slopes shall not exceed 2%.

Stairs

Finding: There is no detectable striping on each tread of the exterior stairway.



Exterior Stairs to the Tennis Courts

Citations: CBC 1006.16.1; CBC 11133B.4.4; ADAAG 4.9.5

Minimum Quantity:	1
Maximum Quantity	2
Minimum Estimated Cost:	\$144.00
Maximum Estimated Cost:	\$288.00

Record Number: 1276

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Affix detectable contrasting striping to each tread of the stairway that clearly contrasts in color from the tread and is at least 2 inches in width placed no more than 1 inch from the tread nose or landing.

Scholl Canyon Golf and Tennis

Stairs

Finding: The handrails do not provide 12-inch extensions beyond the top and bottom treads.



Exterior Stairs to the Tennis Courts

Citations: CBC 1133B.4.2; ADAAG 4.9.4

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$528.00
Maximum Estimated Cost:	\$528.00

Record Number: 1277

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Install handrails on each side of stairway that provide 12-inch top and bottom handrail extensions that extend beyond the top and bottom treads of the stairway which are parallel to the ground surface and return smoothly to the post or wall.

Doors

Finding: The exterior passage door has a round doorknob, which requires twisting of the wrist to operate.



Maintenance Building

Citations: ADAAG 4.13.9

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$834.00
Maximum Estimated Cost:	\$834.00

Record Number: 1278

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Replace the existing door hardware with accessible hardware (see ADAAG 4.13.9).

Scholl Canyon Golf and Tennis

Doors

Finding: Interior passage doors have round doorknobs, which require twisting of the wrist to operate.

Alternative *

Rec:
(Where Available)

Full Rec: Interior door hardware (doorknobs) should be changed to accessible lever-handled lockset hardware (see ADAAG 4.13.9).



Maintenance Building

Citations: ADAAG 4.13.9

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$204.00
Maximum Estimated Cost:	\$204.00

Record Number: 1281

Priority:

Doors

Finding: The door opening force for the exterior door is greater than 5 pounds of force.

Alternative *

Rec:
(Where Available)

Full Rec: Adjust the closers on all exterior doors to a maximum door opening force of 5 pounds of force (see ADAAG 4.13.11 and CBC 1133B.2.5).



Scholl Canyon Club House

Citations: CBC 1133B.2.5; ADAAG 4.13.11

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$5.00
Maximum Estimated Cost:	\$5.00

Record Number: 1290

Priority:

Scholl Canyon Golf and Tennis

Doors

Finding: The height of the threshold at the entrance door is greater than 1/4 inch but does not exceed 1/2 inch.

Alternative *

Rec:
(Where Available)



Scholl Canyon Club House

Full Rec: Bevel a slope 1 inch in 2 inches to the door threshold of the entrance door (see ADAAG 4.13.8).

Citations: CBC 1133B.2.4.1; ADAAG 4.13.8

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$57.00
Maximum Estimated Cost:	\$57.00

Record Number: 1291

Priority:

Work Stations

Finding: The facility does not provide accessible signage at the sales counter that indicates there is assistance provided upon request.

Alternative *

Rec:
(Where Available)



Full Rec: Provide signage at the sales counter that states: "Assistance Is Available, Please Contact an Employee." The sign should contain the International Symbol of Accessibility.

Citations: CBC 1117B.2.9.3; CBC 1104B.2.4; ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1293

Priority:

Scholl Canyon Golf and Tennis

Work Stations

Finding: The height of the Scholl Canyon Club House sales counter is greater than 34 inches.

Alternative *

Rec:
(Where Available)

Full Rec: Lower at least a 36 inch wide portion of the sales counter to a maximum height between 28 and 34 inches (see CBC 1122B.4).



Scholl Canyon Club House

Citations: CBC 1122B.4; ADAAG 7.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$348.00
Maximum Estimated Cost:	\$348.00

Record Number: 1292

Priority:

Visual and Audible Communications

Finding: There is no directional signage to the accessible entrance from the public right of way or other common use areas.

Alternative *

Rec:
(Where Available)

Full Rec: Install directional signage to each common area complying with CBC 1117B.5 and ADAAG 4.30.



Directional Signage

Citations: CBC 1117B.5; ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1356

Priority:

Scholl Canyon Golf and Tennis
Visual and Audible Communications

Finding: The main entrance does not have accessible signage mounted on the wall adjacent to the latch side of the door.

Alternative *
Rec:
(Where Available)



Maintenance Building

Citations: CBC 1117B.5; ADAAG 4.30

Full Rec: Install signage centered at 60 inches above the finished floor on the wall adjacent to the latch side of the entry doorway stating ENTRANCE from the outside and EXIT from the inside, with raised UPPERCASE letters between 5/8 inch and 2 inches in height and Grade 2 Braille characters. The sign shall comply with the finish and contrast requirements set forth in CBC 1117B.5 and ADAAG 4.30.5. Signage should be located where a person may approach within three inches of the sign without encountering protruding objects or standing within the swing of the door.

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1280

Priority:

Visual and Audible Communications

Finding: There are two pay telephones at the facility, located outside of the Café and outside of the restrooms.

Alternative *
Rec:
(Where Available)



Pay Telephone

Citations: CBC 1117B.2.1; ADAAG 4.31

Full Rec: Contact the telephone company that owns the pay telephone regarding following items that do not comply with ADA requirements. The telephone company is responsible for ADA compliance, if the facility has no ownership in the pay telephone.

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1300

Priority:

Scholl Canyon Golf and Tennis
Visual and Audible Communications

Finding: There is no electrical outlet within or adjacent to the telephone enclosure.

Alternative *
Rec:
(Where Available)

Full Rec: Electrical outlets within or adjacent to the telephone enclosure are required at pay telephones designed to accommodate a portable text telephone.



Pay Telephone Outside of the Café

Citations: CBC 1117B.2.9; ADAAG 4.31

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1301

Priority:

Visual and Audible Communications

Finding: The highest operable part of the pay telephone exceeds the side reach range of 54 inches.

Alternative
Rec:
(Where Available)

Full Rec: Contact the telephone company that owns the pay telephone regarding the height of all the operating devices on the telephone.



Pay Telephone Outside of the Restrooms

Citations: CBC 1117B.2.6; CBC 1118B; ADAAG 4.31.3; ADAAG 4.2

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1303

Priority:

Scholl Canyon Golf and Tennis
Visual and Audible Communications

Finding: There is no signage with the International Symbol of Accessibility on the entrance door to the facility designating it as accessible.

Alternative *
Rec:
(Where Available)



Scholl Canyon Café

Citations: CBC 1117B.5.1

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1296

Priority:

Visual and Audible Communications

Finding: The main entrance does not have accessible signage mounted on the wall adjacent to the latch side of the door.

Alternative *
Rec:
(Where Available)



Scholl Canyon Café

Citations: CBC 1117B.5; ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1297

Priority:

Full Rec: Install signage centered at 60 inches above the finished floor on the wall adjacent to the latch side of the entry doorway stating ENTRANCE from the outside and EXIT from the inside, with raised UPPERCASE letters between 5/8 inch and 2 inches in height and Grade 2 Braille characters. The sign shall comply with the finish and contrast requirements set forth in CBC 1117B.5 and ADAAG 4.30.5. Signage should be located where a person may approach within three inches of the sign without encountering protruding objects or standing within the swing of the door.

Scholl Canyon Golf and Tennis
Visual and Audible Communications

Finding: The main entrance does not have accessible signage mounted on the wall adjacent to the latch side of the door.

Alternative *
Rec:
(Where Available)



Scholl Canyon Club House

Citations: CBC 1117B.5; ADAAG 4.30

Full Rec: Install signage centered at 60 inches above the finished floor on the wall adjacent to the latch side of the entry doorway stating ENTRANCE from the outside and EXIT from the inside, with raised UPPERCASE letters between 5/8 inch and 2 inches in height and Grade 2 Braille characters. The sign shall comply with the finish and contrast requirements set forth in CBC 1117B.5 and ADAAG 4.30.5. Signage should be located where a person may approach within three inches of the sign without encountering protruding objects or standing within the swing of the door.

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

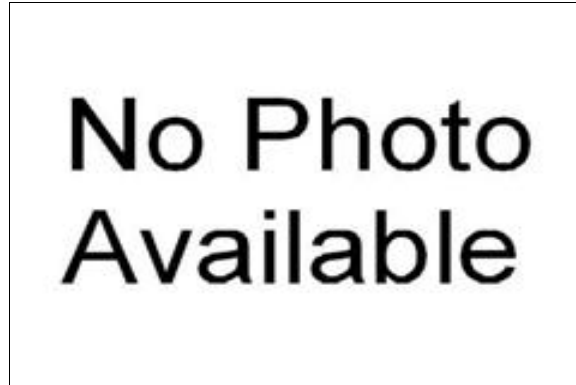
Record Number: 1288

Priority:

Visual and Audible Communications

Finding: The facility does not provide information at the main office about accessible services, such as TDD/TTY machines, assistive listening systems (ALS), and alternative formats of facility materials.

Alternative *
Rec:
(Where Available)



Scholl Canyon Club House

Citations: CBC 1117B.2.9.3; CBC 1104B.2.4; ADAAG 4.30

Full Rec: Provide information at the office concerning accessible services such as TDD/TTY machines (see CBC 1117B.2.9.3), assistive listening systems (ALS) (see CBC 1104B.2.4), and alternative formats of facility materials. Request forms for auxiliary aids (such as large print materials, signers at public events, etc.), should also be kept at the office. A large-print sign with wording similar to the following should be displayed at the office counter; "Access to individuals with disabilities is provided to facility programs, services and activities. Please inquire if assistance is needed."

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1353

Priority:

Scholl Canyon Golf and Tennis
Visual and Audible Communications

Finding: Hearing aid compatibility and handset amplification decibel range for telephones available for use by the public (for example, in the main office) could not be determined by visual inspection.

Alternative *
Rec:
(Where Available)

Full Rec: Determine whether telephones available for use by the public are hearing aid compatible or are equipped with handset amplification. If they are not, modify or replace them with appropriate peripheral devices.



Scholl Canyon Club House

Citations: CBC 1117B.2.8

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1354

Priority:

Visual and Audible Communications

Finding: Rooms do not have accessible signage mounted on the wall adjacent to the latch side of the doors.

Alternative *
Rec:
(Where Available)

Full Rec: Install accessible signage identifying each room on the wall adjacent to the latch side of the doorway centered at 60 inches above the finished floor. Signage should be located where a person may approach within three inches of the sign without encountering protruding objects or standing within the swing of the door. Signs shall include raised UPPERCASE letters/numbers between 5/8 inch and 2 inches in height and Grade 2 Braille characters. Color and finish shall comply with CBC 1117B.5 and ADAAG 4.30.



Scholl Canyon Club House

Citations: CBC 1117B.5; ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1355

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: There is no signage indicating accessibility on the latch side of the entry door of the restroom. There is no Title 24 gender use signage on the entrance door.

Alternative *

Rec:
(Where Available)

Full Rec: The restroom is designated accessible and should be made accessible for the facility. Post signage centered 60 inches above the ground surface on the latch side of the entrance door identifying the restroom as accessible upon completion of the following items (see CBC 1115B., ADAAG 4.1.2(7) and ADAAG 4.1.6(3)(e). Signage shall include Braille and raised lettering, the gender or unisex use symbol and the ISA symbol. Post Title 24 gender use signage on the door @ 60" o.c. a.f.f.



Men's Restroom at the Clubhouse

Citations: CBC 1115B.5; ADAAG 4.1.6; ADAAG 4.1.2(7)); ADAAG 4.1.6(3)(e); ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1340

Priority:

Restrooms

Finding: The height of the threshold at the entrance door is greater than 1/2 inch.

Alternative *

Rec:
(Where Available)

Full Rec: Modify or replace the threshold to provide a smooth transition. The threshold should not exceed a beveled 1/2 inch. Provide a 60 inch level landing in the direction of the door swing.



Men's Restroom at the Clubhouse

Citations: CBC 1133B.2.4.1; ADAAG 4.1.6(3)(d)(ii); ADAAG 4.5.2

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$2,500.00
Maximum Estimated Cost:	\$2,500.00

Record Number: 1341

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: The door opening force for the exterior door is greater than 5 pounds of force.

Alternative *
Rec:
(Where Available)

Full Rec: Adjust the closers on all exterior doors to a maximum door opening force of 5 pounds of force (see ADAAG 4.13.11 and CBC 1133B.2.5).



Men's Restroom at the Clubhouse

Citations: CBC 1133B.2.5; ADAAG 4.13.11

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$5.00
Maximum Estimated Cost:	\$5.00

Record Number: 1342

Priority:

Restrooms

Finding: There is less than 24 inches of clearance on the latch side of the exterior entrance door.

Alternative *
Rec:
(Where Available)

Full Rec: Consult a design professional to determine if it is technically feasible to provide at least 24 inches of latch side clearance at the entrance door (see ADAAG 4.13.6 and Figure 25). Otherwise, install an automatic door opening device to the primary entrance complying with ADAAG 4.13.12 and ANSI/BHMA A156.10, 1985, standards.



Men's Restroom at the Clubhouse

Citations: ADAAG 4.13.6

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1343

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The door to the stall designated to be accessible in the restroom does not close automatically or have accessible hardware.

Alternative *

Rec:
(Where Available)

Full Rec: Provide an automatic door closer, spring hinge, pull bar or accessible handle mounted on the inside of the stall door to the stall designated to be accessible in the restroom (see ADAAG A4.17.5). Accessible hardware on the inside and outside of the stall designated to be accessible door shall be equipped with a loop or U-shaped handle mounted immediately below the latch. The latch shall be flip-over style, sliding or other hardware not requiring grasping or twisting. Make certain that the inside and outside door hardware is mounted no more than 48 inches above the finished floor (see CBC 115B.7.1.3 and ADAAG 4.13.9).

Restrooms

Finding: The height of the coat hook on the stall door designated to be accessible in the restroom is greater than 48 inches above the floor surface.

Alternative *

Rec:
(Where Available)

Full Rec: Remount the coat hook on the stall door designated to be accessible in the restroom to a maximum height of 48 inches above the floor surface.



Men's Restroom at the Clubhouse

Citations: ADAAG A4.17.5

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$269.00
Maximum Estimated Cost:	\$269.00

Record Number: 1344

Priority:



Men's Restroom at the Clubhouse

Citations: CBC 1115B.9.2; ADAAG A4.27

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1345

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: The toilet paper dispenser in the stall designated to be accessible in the restroom interferes with the use of the side grab bar. The location of the toilet paper dispenser in the stall designated to be accessible in the restroom is not within 12 inches of the front edge of the toilet seat.

Alternative *
Rec:
(Where Available)



Men's Restroom at the Clubhouse

Citations: CBC 1115B.9.3; ADAAG 4.16.6

Full Rec: Remount the toilet paper dispenser in the stall designated to be accessible in the restroom so that it does not interfere with the use of the side grab bar (see ADAAG 4.16.6 and Figure 29(b)). Toilet paper dispensers must allow continuous paper flow.

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1346

Priority:

Restrooms

Finding: The flush control on the toilet in the stall designated to be accessible in the restroom is not on the wide (approach) side of the toilet.

Alternative *
Rec:
(Where Available)



Men's Restroom at the Clubhouse

Citations: ADAAG 4.16.5; ADAAG 4.27.4

Full Rec: Relocate the flush control on the toilet in the stall designated to be accessible in the restroom so that it is on the wide (approach) side of the toilet area (see ADAAG 4.16.5). Flush controls shall be hand-operated or automatic mechanisms.

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$127.00
Maximum Estimated Cost:	\$127.00

Record Number: 1347

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: The distance from the center of the toilet to the nearest side wall in the stall designated to be accessible in the restroom is greater than 18 inches.

Alternative *
Rec:
(Where Available)

Full Rec: Relocate the toilet or stall side wall so that the distance from the centerline of the toilet to the nearest side wall in the stall designated to be accessible in the restroom is exactly 18 inches (see ADAAG Figure 28).



Men's Restroom at the Clubhouse

Citations: CBC 1115B.7.1.3 ADAAG 4.17.3

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$1,143.00
Maximum Estimated Cost:	\$1,143.00

Record Number: 1348

Priority:

Restrooms

Finding: The seat cover dispenser in the stall designated to be accessible in the restroom is mounted at a height greater than 40 inches and there is no clear floor space.

Alternative *
Rec:
(Where Available)

Full Rec: Relocate the seat cover dispenser in the stall designated to be accessible in the restroom so that the height is no greater than 40 inches above the finished floor (see CBC 1115B.9.2). Make certain that the location of the seat cover dispenser does not interfere with the use of a grab bar and provides sufficient clear floor space.



Men's Restroom at the Clubhouse

Citations: CBC 1115B.9.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1349

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The height of the rim surface of the lavatory designated to be accessible in the restroom is greater than 34 inches above the finished floor.

Alternative *

Rec:
(Where Available)

Full Rec: Relocate or replace the lavatory designated to be accessible in the restroom to provide a maximum rim surface height of no greater than 34 inches above the finished floor (see ADAAG 4.19.2).



Men's Restroom at the Clubhouse

Citations: ADAAG 4.19.2

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,286.00
Maximum Estimated Cost:	\$1,286.00

Record Number: 1350

Priority:

Restrooms

Finding: The pipes under the lavatory in the restroom do not provide protection against contact.

Alternative *

Rec:
(Where Available)

Full Rec: Insulate or otherwise configure pipes under the lavatory designated to be accessible in the restroom to protect against contact (see ADAAG 4.19.4). Make certain there are no sharp or abrasive surfaces under the lavatory.



Men's Restroom at the Clubhouse

Citations: ADAAG 4.19.4

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$39.00
Maximum Estimated Cost:	\$39.00

Record Number: 1351

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The height of the controls and operating mechanisms for the paper towel dispenser in the restroom is greater than 40 inches.

Alternative *

Rec:
(Where Available)

Full Rec: Relocate the paper towel dispenser in the restroom to a maximum height of 40 inches for all the controls and operating mechanisms (see CBC 1115B.9.2).



Men's Restroom at the Clubhouse

Citations: CBC 1115B.9.2; ADAAG A4.27

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1352

Priority:

Restrooms

Finding: There is no signage indicating accessibility on the latch side of the entry door of the restroom. There is no Title 24 gender use signage on the entrance door.

Alternative *

Rec:
(Where Available)

Full Rec: The restroom is designated accessible and should be made accessible for the facility. Post signage centered 60 inches above the ground surface on the latch side of the entrance door identifying the restroom as accessible upon completion of the following items (see CBC 1115B., ADAAG 4.1.2(7) and ADAAG 4.1.6(3)(e). Signage shall include Braille and raised lettering, the gender or unisex use symbol and the ISA symbol. Post Title 24 gender use signage on the door @ 60" o.c. a.f.f.



Unisex Restroom at the Maintenance Building

Citations: CBC 1115B.5; ADAAG 4.1.6; ADAAG 4.1.2(7); ADAAG 4.1.6(3)(e); ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1310

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The entrance door to the restroom has a round doorknob that requires tight grasping or twisting of the wrist to operate.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Replace the door hardware mounted on the restroom complying with ADAAG 4.13.9. Make certain accessible door hardware is mounted no higher than 48 inches above the finished floor.

Citations: ADAAG 4.13.9

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$204.00
Maximum Estimated Cost:	\$204.00

Record Number: 1311

Priority:

Restrooms

Finding: This restroom is not accessible and cannot be easily altered. There is not sufficient clear floor space in the restroom to accommodate an individual in a wheelchair.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Consult a design professional to modify the restroom. One or more walls may need to be moved to provide sufficient clear floor space to inscribe a 60-inch diameter turning radius in the restroom to accommodate an individual in a wheelchair.

Citations: CBC 1115B.7.2; ADAAG 4.16.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1312

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: There are no grab bars in the restroom.

**Alternative *
Rec:
(Where Available)**

Full Rec: Install one 36-inch back grab bar and one 42/48-inch side grab bar in the restroom. Grab bars shall be mounted at a height of 33 inches above the finished floor. Grab bars must be able to support a point load of at least 250 pounds and shall be less than the allowable shear stress of the grab bar material.



Unisex Restroom at the Maintenance Building

Citations: CBC 1115B.8; ADAAG 4.17.6; ADAAG 4.26.3

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$531.00
Maximum Estimated Cost:	\$531.00

Record Number: 1313

Priority:

Restrooms

Finding: The flush control on the toilet in the restroom is not on the wide (approach) side of the toilet.

**Alternative *
Rec:
(Where Available)**

Full Rec: Relocate the flush control on the toilet in the restroom so that it is on the wide (approach) side of the toilet area (see ADAAG 4.16.5). Flush controls shall be hand-operated or automatic mechanisms.



Unisex Restroom at the Maintenance Building

Citations: ADAAG 4.16.5; ADAAG 4.27.4

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$127.00
Maximum Estimated Cost:	\$127.00

Record Number: 1314

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The height of the toilet seat in the restroom is less than 17 inches above the finished floor.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Remove or modify the toilet in the restroom so that the seat height is between 17 inches and 19 inches above the finished floor (see ADAAG 4.16.3).

Citations: ADAAG 4.16.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,707.00
Maximum Estimated Cost:	\$1,707.00

Record Number: 1315

Priority:

Restrooms

Finding: The distance from the center of the toilet to the nearest side wall in the restroom is greater than 18 inches.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Relocate the toilet so that the distance from the centerline of the toilet to the nearest side wall in the restroom is exactly 18 inches (see ADAAG Figure 28).

Citations: CBC 1115B.7.1.3 ADAAG 4.17.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,143.00
Maximum Estimated Cost:	\$1,143.00

Record Number: 1316

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The seat cover dispenser in the restroom is mounted at a height greater than 40 inches and there is no clear floor space.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Relocate the seat cover dispenser in the restroom so that the height is no greater than 40 inches above the finished floor (see CBC 1115B.9.2). Make certain that the location of the seat cover dispenser does not interfere with the use of a grab bar and provides sufficient clear floor space.

Citations: CBC 1115B.9.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1317

Priority:

Restrooms

Finding: The faucet controls on the lavatory in the restroom require tight grasping, pinching, or twisting of the wrist and are not accessible.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Install faucet controls complying with ADAAG 4.19.5 on the lavatory designated to be accessible in the restroom. Lever-operated, push-type, touch-type or electronically controlled mechanisms are acceptable elements (see ADAAG 4.19.5). If self-closing valves are used the faucet shall remain open for at least 10 seconds.

Citations: ADAAG 4.19.5

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$392.00
Maximum Estimated Cost:	\$392.00

Record Number: 1318

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The knee depth space under the lavatory designated to be accessible in the restroom is less than 27 inches at 8 inches under the lavatory apron.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Raise or replace the lavatory designated to be accessible in the restroom to provide at least 27 inches at 8 inches under the apron. Make sure to provide at least 29 inches of clear knee space between the finished floor and bottom of the lavatory apron and a rim surface height no greater than 34 inches (see ADAAG 4.19.2).

Citations: ADAAG 4.19.2

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,286.00
Maximum Estimated Cost:	\$1,286.00

Record Number: 1319

Priority:

Restrooms

Finding: The pipes under the lavatory in the restroom do not provide protection against contact.

Alternative *

Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Insulate or otherwise configure pipes under the lavatory designated to be accessible in the restroom to protect against contact (see ADAAG 4.19.4). Make certain there are no sharp or abrasive surfaces under the lavatory.

Citations: ADAAG 4.19.4

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$39.00
Maximum Estimated Cost:	\$39.00

Record Number: 1320

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The distance from the center of the lavatory to the adjacent side wall in the restroom is less than 18 inches.



Unisex Restroom at the Maintenance Building

Alternative *
Rec:
(Where Available)

Full Rec: Relocate the lavatory to provide a centerline of at least 18 inches. Make sure to provide at least 30 inches in width and 48 inch length of clear floor space to allow an accessible forward approach (see ADAAG 4.19.3).

Citations: ADAAG 4.19.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1321

Priority:

Restrooms

Finding: The bottom edge of the reflecting surface of the mirror in the restroom is greater than 40 inches above the finished floor.



Unisex Restroom at the Maintenance Building

Alternative *
Rec:
(Where Available)

Full Rec: Lower the mirror in the restroom so that the bottom edge of the reflecting surface is no higher than 40 inches above the finished floor and the topmost portion of the reflecting surface extends at least 74 inches above the finished floor (see ADAAG A4.19.6). A single, full-length mirror is recommended since it can accommodate all people. Make certain to provide a minimum clear floor space in front of the mirror of 30 inches in width and 48 inches in length.

Citations: ADAAG A4.19.6; CBC 1115B.9.1.2; ADAAG 4.19.6

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$291.00
Maximum Estimated Cost:	\$291.00

Record Number: 1322

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The height of the controls and operating mechanisms for the paper towel dispenser in the restroom is greater than 40 inches.

Alternative *
Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Relocate the paper towel dispenser in the restroom to a maximum height of 40 inches for all the controls and operating mechanisms (see CBC 1115B.9.2).

Citations: CBC 1115B.9.2; ADAAG A4.27

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1323

Priority:

Restrooms

Finding: The height of the coat hook in the restroom is greater than 48 inches above the floor surface.

Alternative *
Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Remount the coat hook in the restroom to a maximum height of 48 inches above the floor surface.

Citations: CBC 1115B.9.2; ADAAG A4.27

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1324

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: Lockers are available for use in the restroom.

Alternative *
Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: At least one locker or no less than one percent of the lockers in the restroom shall be made accessible for individuals with disabilities. Make certain that the accessible lockers are located on an accessible path of travel that is at least 36 inches in width (see CBC 1115B.6.4 and ADAAG 4.27).

Citations: CBC 1115B.6; ADAAG 4.27

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1325

Priority:

Restrooms

Finding: A showering facility is provided, though is not required. There is no accessible shower stall in the restroom.

Alternative *
Rec:
(Where Available)



Unisex Restroom at the Maintenance Building

Full Rec: Since a shower stall is provided in the restroom, at least one accessible shower stall is required. Install an accessible shower stall complying with CBC 1115B 6.2 and ADAAG 4.21 in the restroom.

Citations: CBC 1115B.6.2; ADAAG 4.21

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$2,853.00
Maximum Estimated Cost:	\$2,853.00

Record Number: 1326

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: There is no signage indicating accessibility on the latch side of the entry door of the restroom. There is no Title 24 gender use signage on the entrance door.

Alternative *

Rec:
(Where Available)

Full Rec: The restroom is designated accessible and should be made accessible for the facility. Post signage centered 60 inches above the ground surface on the latch side of the entrance door identifying the restroom as accessible upon completion of the following items (see CBC 1115B., ADAAG 4.1.2(7) and ADAAG 4.1.6(3)(e)). Signage shall include Braille and raised lettering, the gender or unisex use symbol and the ISA symbol. Post Title 24 gender use signage on the door @ 60" o.c. a.f.f.



Women's Restroom at the Clubhouse

Citations: CBC 1115B.5; ADAAG 4.1.6; ADAAG 4.1.2(7); ADAAG 4.1.6(3)(e); ADAAG 4.30

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$58.00
Maximum Estimated Cost:	\$58.00

Record Number: 1327

Priority:

Restrooms

Finding: The mat at the entrance does not adhere to the underlying floor surface and creates a hazardous path of travel.

Alternative *

Rec:
(Where Available)

Full Rec: Securely fasten the mats or replace with a mat that grips to the underlying floor surface to provide a firm, stable, continuous and relatively smooth path of travel surface (see CBC 1124B.3 and ADAAG 4.5.3). Mats along the primary path of travel shall provide beveled edges on all sides to prevent roll over.



Women's Restroom at the Clubhouse

Citations: CBC 1124B.3; ADAAG 4.5.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$659.00
Maximum Estimated Cost:	\$659.00

Record Number: 1328

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: The height of the threshold at the entrance door is greater than 1/2 inch.

Alternative *
Rec:
(Where Available)

Full Rec: Modify or replace the threshold to provide a smooth transition. The threshold should not exceed a beveled 1/2 inch. Provide a 60 inch level landing in the direction of the door swing.



Women's Restroom at the Clubhouse

Citations: CBC 1133B.2.4.1; ADAAG 4.1.6(3)(d)(ii); ADAAG 4.5.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$2,500.00
Maximum Estimated Cost:	\$2,500.00

Record Number: 1329

Priority:

Restrooms

Finding: There is less than 24 inches of clearance on the latch side of the exterior entrance door.

Alternative *
Rec:
(Where Available)

Full Rec: Consult a design professional to determine if it is technically feasible to provide at least 24 inches of latch side clearance at the entrance door (see ADAAG 4.13.6 and Figure 25). Otherwise, install an automatic door opening device to the primary entrance complying with ADAAG 4.13.12 and ANSI/BHMA A156.10, 1985, standards.



Women's Restroom at the Clubhouse

Citations: ADAAG 4.13.6

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1330

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The door opening force for the exterior door is greater than 5 pounds of force.

Alternative *

Rec:
(Where Available)

Full Rec: Adjust the closers on all exterior doors to a maximum door opening force of 5 pounds of force (see ADAAG 4.13.11 and CBC 1133B.2.5).



Women's Restroom at the Clubhouse

Citations: CBC 1133B.2.5; ADAAG 4.13.11

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$5.00
Maximum Estimated Cost:	\$5.00

Record Number: 1331

Priority:

Restrooms

Finding: The door to the stall designated to be accessible in the restroom does not close automatically.

Alternative *

Rec:
(Where Available)

Full Rec: Provide an automatic door closer, spring hinge, pull bar or accessible handle mounted on the inside of the stall door to the stall designated to be accessible in the restroom (see ADAAG A4.17.5). Accessible hardware on the inside and outside of the stall designated to be accessible door shall be equipped with a loop or U-shaped handle mounted immediately below the latch. The latch shall be flip-over style, sliding or other hardware not requiring grasping or twisting. Make certain that the inside and outside door hardware is mounted no more than 48 inches above the finished floor (see CBC 115B.7.1.3 and ADAAG 4.13.9).



Women's Restroom at the Clubhouse

Citations: ADAAG A4.17.5

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$269.00
Maximum Estimated Cost:	\$269.00

Record Number: 1332

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The height of the back grab bar in the stall designated to be accessible of the restroom is less than 33 inches above the finished floor.



Women's Restroom at the Clubhouse

Citations: CBC 1115B.8.1; ADAAG 4.26

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$448.00
Maximum Estimated Cost:	\$448.00

Record Number: 1333

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Remount the back grab bar in the stall designated to be accessible in the restroom so that the height of the gripping surface is centered at 33 inches above finished floor. Grab bars must be able to support a point load of at least 250 pounds and shall be less than the allowable shear stress of the grab bar material.

Restrooms

Finding: The distance from the end of the side grab bar to the back wall in the stall designated to be accessible in the restroom is greater than 12 inches.



Women's Restroom at the Clubhouse

Citations: CBC 1115B.8.1; ADAAG 4.26

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$448.00
Maximum Estimated Cost:	\$448.00

Record Number: 1334

Priority:

Alternative *

Rec:
(Where Available)

Full Rec: Remount the side grab bar in the stall designated to be accessible in the restroom so that it is not more than 12 inches from the back wall (see ADAAG Figure 29 and CBC 1115B.8). Grab bars must be able to support a point load of at least 250 pounds and shall be less than the allowable shear stress of the grab bar material.

Scholl Canyon Golf and Tennis Restrooms

Finding: The toilet paper dispenser in the stall designated to be accessible in the restroom interferes with the use of the side grab bar.

Alternative *
Rec:
(Where Available)

Full Rec: Remount the toilet paper dispenser in the stall designated to be accessible in the restroom so that it does not interfere with the use of the side grab bar (see ADAAG 4.16.6 and Figure 29(b)). Toilet paper dispensers must allow continuous paper flow.



Women's Restroom at the Clubhouse

Citations: CBC 1115B.9.3; ADAAG 4.16.6

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1335

Priority:

Restrooms

Finding: The flush control on the toilet in the stall designated to be accessible in the restroom is not on the wide (approach) side of the toilet.

Alternative *
Rec:
(Where Available)

Full Rec: Relocate the flush control on the toilet in the stall designated to be accessible in the restroom so that it is on the wide (approach) side of the toilet area (see ADAAG 4.16.5). Flush controls shall be hand-operated or automatic mechanisms.



Women's Restroom at the Clubhouse

Citations: ADAAG 4.16.5; ADAAG 4.27.4

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$127.00
Maximum Estimated Cost:	\$127.00

Record Number: 1336

Priority:

Scholl Canyon Golf and Tennis

Restrooms

Finding: The distance from the center of the toilet to the nearest side wall in the stall designated to be accessible in the restroom is less than 18 inches.

Alternative *

Rec:
(Where Available)

Full Rec: Relocate the toilet or stall side wall so that the distance from the centerline of the toilet to the nearest side wall in the stall designated to be accessible in the restroom is exactly 18 inches (see ADAAG Figure 28).



Women's Restroom at the Clubhouse

Citations: CBC 1115B.7.1.3 ADAAG 4.17.3

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$1,143.00
Maximum Estimated Cost:	\$1,143.00

Record Number: 1337

Priority:

Restrooms

Finding: The seat cover dispenser in the stall designated to be accessible in the restroom is mounted at a height greater than 40 inches and there is no clear floor space.

Alternative *

Rec:
(Where Available)

Full Rec: Relocate the seat cover dispenser in the stall designated to be accessible in the restroom so that the height is no greater than 40 inches above the finished floor (see CBC 1115B.9.2). Make certain that the location of the seat cover dispenser does not interfere with the use of a grab bar and provides sufficient clear floor space.



Women's Restroom at the Clubhouse

Citations: CBC 1115B.9.2

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1338

Priority:

Scholl Canyon Golf and Tennis Restrooms

Finding: The height of the controls and operating mechanisms for the feminine products dispenser in the restroom is greater than 40 inches.

Alternative *
Rec:
(Where Available)

Full Rec: Relocate the feminine products dispenser in the restroom to a maximum height of 40 inches for all the controls and operating mechanisms (see CBC 1115B.9.2).



Women's Restroom at the Clubhouse

Citations: CBC 1115B.9.2; ADAAG A4.27

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$277.00
Maximum Estimated Cost:	\$277.00

Record Number: 1339

Priority:

Drinking Fountains

Finding: There are two drinking fountains on primary paths of travel.

Alternative *
Rec:
(Where Available)

Full Rec: Fifty percent of the drinking fountains on primary paths of travel shall be accessible (see CBC 1117B.1 and ADAAG 4.15). Install a "high-low" fountain design to comply with both state and federal requirement. Fountains not located in alcoves need side rails or wing walls on both sides.



Citations: CBC 1117B.1; ADAAG 4.15

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1282

Priority:

Scholl Canyon Golf and Tennis

Drinking Fountains

Finding: The drinking fountain is not a "high-low" design. The spout outlet height is greater than 36 inches. There is less than 27 inches knee clearance height.

Alternative *

Rec:
(Where Available)



Drinking Fountain at the Maintenance Building

Citations: CBC 1117B.1; ADAAG 4.15

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$2,216.00
Maximum Estimated Cost:	\$2,216.00

Record Number: 1283

Priority:

Full Rec: Fifty percent of the drinking fountains on primary paths of travel shall be accessible (see CBC 1117B.1 and ADAAG 4.15). Install a "high-low" fountain design to comply with both state and federal requirements and install a side rail or wing wall next to each side of the fountain. The height of the spout outlet shall not exceed 36 inches in height. Wall-mounted drinking fountains shall provide a minimum knee clearance height of 27 inches, 30 inches in width and between 18 inches and 19 inches in fountain depth.

Drinking Fountains

Finding: The drinking fountain is not a "high-low" design. The spout outlet height is greater than 36 inches.

Alternative *

Rec:
(Where Available)



Drinking Fountain Outside of the Restrooms

Citations: CBC 1117B.1; ADAAG 4.15

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$2,216.00
Maximum Estimated Cost:	\$2,216.00

Record Number: 1302

Priority:

Full Rec: Fifty percent of the drinking fountains on primary paths of travel shall be accessible (see CBC 1117B.1 and ADAAG 4.15). Install a "high-low" fountain design to comply with both state and federal requirements and install a side rail or wing wall next to each side of the fountain. The height of the spout outlet shall not exceed 36 inches in height.

**Scholl Canyon Golf and Tennis
Commons/Lunch Area**

Finding: The knee space at the tables in the outdoor dining area outside of the Café is less than 19 inches deep.

Alternative *
Rec:
(Where Available)



Outdoor Dining Area

Citations: CBC 1122B.3; ADAAG 4.32.2; ADAAG 4.32.5(2)

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$174.00
Maximum Estimated Cost:	\$174.00

Record Number: 1299

Priority:

Full Rec: Modify or replace one of the tables in the outdoor dining area to provide knee clearance of at least 27 inches in height, 30 inches in width and 19 inches in depth (see CBC 1122B.3, ADAAG 4.32.2 and ADAAG Figure 45). The table top height shall not exceed 34 inches above the finished floor.

Commons/Lunch Area

Finding: There is no accessible route to the picnic tables in the outdoor dining area next to the tennis courts. The surface under and around the outdoor dining area picnic tables is grass, preventing access of individuals with mobility impairments.

Alternative *
Rec:
(Where Available)



Outdoor Dining Area

Citations: ADAAG 5.8; ADAAG A4.2.5; ADAAG A4.2.6

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$1,440.00
Maximum Estimated Cost:	\$1,440.00

Record Number: 1308

Priority:

Full Rec: Install a 48-inch wide path to the picnic tables in the outdoor dining area that provides a smooth, stable, firm and slip resistant surface. Provide a maneuvering space sufficient to provide a 60-inch diameter turning radius adjacent to at least one of the picnic tables in the outdoor dining area.

Scholl Canyon Golf and Tennis Commons/Lunch Area

Finding: The knee space at the tables in the outdoor dining area next to the tennis courts is less than 19 inches deep.

Alternative *
Rec:
(Where Available)



Outdoor Dining Area

Citations: CBC 1122B.3; ADAAG 4.32.2; ADAAG 4.32.5(2)

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$174.00
Maximum Estimated Cost:	\$174.00

Record Number: 1309

Priority:

Full Rec: Modify or replace one of the tables in the outdoor dining area to provide knee clearance of at least 27 inches in height, 30 inches in width and 19 inches in depth (see CBC 1122B.3, ADAAG 4.32.2 and ADAAG Figure 45). The table top height shall not exceed 34 inches above the finished floor.

Commons/Lunch Area

Finding: The tables in the Café are nonaccessible by design.

Alternative *
Rec:
(Where Available)



Scholl Canyon Café

Citations: CBC 1122B.3; ADAAG 4.32.2; ADAAG 4.32.5(2)

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$174.00
Maximum Estimated Cost:	\$174.00

Record Number: 1294

Priority:

Full Rec: Modify or replace one of the tables in the Café to provide knee clearance of at least 27 inches in height, 30 inches in width and 19 inches in depth (see CBC 1122B.3, ADAAG 4.32.2 and ADAAG Figure 45). The table top height shall not exceed 34 inches above the finished floor.

Scholl Canyon Golf and Tennis Commons/Lunch Area

Finding: The height of the cashier counter is greater than 34 inches.

Alternative *
Rec:
(Where Available)



Scholl Canyon Café

Citations: CBC 1122B.4; ADAAG 4.32.4; ADAAG 4.32.5(3)

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$348.00
Maximum Estimated Cost:	\$348.00

Record Number: 1298

Priority:

Playground and Outdoor Sports Areas

Finding: The grass surface of the golf course at the facility prevents access to individuals with mobility impairments.

Alternative *
Rec:
(Where Available)



Golf Course

Citations: CBC 1104B.1.2; CBC 1124B.1; ADAAG 4.33

Minimum Quantity:	1
Maximum Quantity	1
Minimum Estimated Cost:	\$360.00
Maximum Estimated Cost:	\$360.00

Record Number: 1359

Priority:

Scholl Canyon Golf and Tennis Playground and Outdoor Sports Areas

Finding: There are only stairs on the path of travel to the tennis courts, preventing access to individuals with mobility impairments.



Tennis Courts 1 and 2

Citations: CBC 1104B.1.2; ADAAG 4.3

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$9,515.00
Maximum Estimated Cost:	\$9,515.00

Record Number: 1307

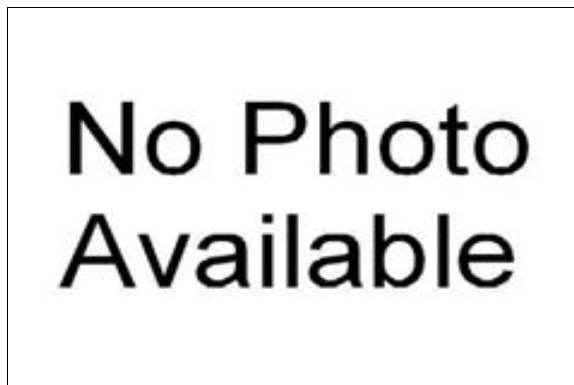
Priority:

Alternative *
Rec:
(Where Available)

Full Rec: Stairs shall not be part of an accessible route (see CBC 1104B.1.2). Install a ramp, platform lift, or other means of vertical access to tennis courts.

Emergency Warning Systems

Finding: The facility shall have a fire and life safety emergency plan approved by the local building official that specifically addresses the evacuation of individuals with disabilities.



Citations: CFC Part 9 & CBC 1114B.2

Minimum Quantity:	1
Maximum Quantity:	1
Minimum Estimated Cost:	\$0.00
Maximum Estimated Cost:	\$0.00

Record Number: 1357

Priority:

Alternative *
Rec:
(Where Available)

Full Rec: A fire and life safety emergency plan that specifically addresses the evacuation of individuals with disabilities must be approved by local building officials and the state fire official and comply with CFC Part 9 and CBC 1114B.2 for areas of rescue assistance.

Scholl Canyon Golf and Tennis Emergency Warning Systems

Finding: There are no visual warning devices in common areas of the facility.

Alternative Rec: Altering a facility's programs, or addressing higher priority barriers can reduce or eliminate the need for an area of rescue assistance, such as making certain that an individual with a disability participates in programs located near an already accessible exit. Otherwise creating an accessible exit can provide an acceptable alternative to providing an area of rescue assistance.

Full Rec: Install visual warning devices integrated with the facility's alarm system complying with CBC 1114B.2.5, ADAAG 4.1.3(14) and ADAAG 4.28 in all common areas such as hallways, general use rooms, and in accessible restrooms and other accessible rooms.



Citations: CBC 1114B.2.4; ADAAG 4.1.3(14); ADAAG 4.28

Minimum Quantity: 1

Maximum Quantity: 1

Minimum Estimated Cost: \$0.00

Maximum Estimated Cost: \$288.00

Record Number: 1358

Priority: