

**Sedgwick County, Kansas – COMCARE Addiction Treatmt.  
Americans with Disabilities Act Transition Plan  
(940 N. Waco)**

**December 2006**



Prepared by

**DMCG**  
**Disability Management Consulting Group L.L.C.**  
**(dba; ADA Accrediting and Consulting)**  
2801 Jonquil Place  
Columbia, MO 65202

In conjunction with

**Sedgwick County and the Wichita/Sedgwick County Access Advisory Board**

---

Sedgwick County – ADA/504 Transition Plan–COMCARE Addiction Treatment - December 2006 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. Parking	Two designated accessible parking spaces exist, one has a 3-foot wide access aisle and the other has no access aisle.	<a href="#">4.1.2(5)(a)</a> , <a href="#">(b)</a> , <a href="#">4.6</a>	If parking spaces are provided for self-parking by employees or visitors, or both, then accessible spaces complying with <a href="#">4.6</a> shall be provided in each such parking area in conformance with the table shown in <a href="#">(5)(a)</a> . In addition, ADAAG requires one in every eight accessible spaces, but not less than one, to be served by an access aisle 96 in (2440 mm) wide minimum and shall be designated "van accessible." <b>Ensure that both designated accessible parking spaces, if both are required to exist, have adjacent access aisles, which comply with ADAAG specifications. If restriping occurs, ensure that it meets Wichita city code. Note: Wichita city code requires all accessible parking spaces to be 11' wide with a 5' aisle for a total of 16'. ADAAG recognizes these dimensions as universal design.</b>	V H	M	M	<a href="#">1</a> <a href="#">5</a> <a href="#">7</a>	\$500	(See <a href="#">Building Block 1 – Accessible Parking</a> , for greater clarification).			
2. Parking	The 3-foot wide access aisle, adjacent to the designated accessible parking space, has a very steep sloping surface due to a curb ramp, which protrudes into the aisle.	<a href="#">4.6</a>	Access aisles, which are adjacent to accessible parking spaces, are required to be level along the access aisles length and width. Curb ramps protrude into the access aisles making their usability questionable. <b>Modify the existing accessible parking spaces and access aisles to comply with ADAAG specifications, by removing the curb ramp from the access aisle or otherwise ensuring the access aisle is level with the vehicle parking space.</b>	V H ®	M	M	<a href="#">1</a> <a href="#">5</a> <a href="#">7</a> <a href="#">1</a> <a href="#">5</a> <a href="#">8</a>	\$4,500	(See <a href="#">Building Block 1 – Accessible Parking</a> , for greater clarification).			
3. Exterior – Pedestrian Paths of Travel	The curb ramp, which exists in the access aisle and leads directly to the main public entrance, has a steep running slope (12.1%) and very steep side flares (40%+)	<a href="#">4.7</a>	ADAAG requires side flares on curb ramps to be a maximum slope of 1:10. The existing side flares have more than a 40% slope. The running slopes of curb ramps are required to be no steeper than 1:12 (8.33%). <b>Modify the existing ramp to comply with ADAAG specifications. Note this ramp should be moved from its current location, as described above, and likely a sidewalk cut or other means of pedestrian access will need to be created.</b>	V H ®	M	M	<a href="#">1</a> <a href="#">5</a> <a href="#">7</a> <a href="#">1</a> <a href="#">5</a> <a href="#">8</a>	See Above	See <a href="#">Building Block 5 – Curb Ramps</a> for additional ADAAG specifications.			

Sedgwick County – ADA/504 Transition Plan–COMCARE Addiction Treatment - December 2006 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)			
4. Exterior – Pedestrian Paths of Travel	A ramp (5%+ running slope) exists, leading from the alley to the main public entrance, and does not provide handrails on each side and has a very steep cross slope (4.6%).	<a href="#">4.8</a>	The slope of the existing ramp is steeper than ADAAG’s maximum of 8.33%. In addition, ADAAG specifies that accessible routes with running slopes greater than 5% provide handrails on each side. According to ADAAG, nowhere shall the cross slope of an accessible route exceed 1:50. <b>Create another fully accessible route to the main public entrance or otherwise ensure at least one fully accessible path of travel exists leading to the front door. Note: We recommend modifying the exterior so that a direct fully accessible path of travel exists leading from designated accessible parking and not modifying the side path to this facility.</b>	M ®	M	M	<a href="#">159</a>	\$0	See <a href="#">Building Block 3 – Ramps</a> , for more information						
5. Exterior – Pedestrian Paths of Travel	The exterior landing, at the main public entrance, has a steep cross sloping surface (2%+).	<a href="#">4.13</a>	According to ADAAG, a running slope beyond 2% can exist leading to entrance door thresholds, where such entrance doors are automatic. However, no where, on an accessible path of travel, can a cross slope beyond 2% exist. <b>Modify the landing on the exterior of the main front entrance to provide a level landing surface complying with ADAAG specifications.</b>	M	M	M	<a href="#">158</a> <a href="#">159</a>	\$2,500	See <a href="#">Building Block 8 – Accessible Doors</a> for more information regarding maneuvering space						
6. Exterior – Pedestrian Paths of Travel	The curb ramps, located on the path of travel (sidewalk) to this facility, at the corner of 9 <sup>th</sup> and Waco, do not provide appropriate detectable warning surfaces.	<a href="#">4.7.7</a>	Since these curb ramps lead to a cross vehicular traffic way, the necessity of detectable warning surface is magnified. The existing curb cut has a detectable warning surface. However, this detectable warning does not comply with current ADAAG specifications regarding truncated domes. <b>Modify the existing curb cuts or work with whatever governmental entity has rights-of-way over the curb ramps, to ensure compliance with ADAAG specifications pertaining to detectable warning surfaces.</b>	M ®	M	M	<a href="#">180</a> <a href="#">182</a>	\$5,000	See <a href="#">Building Block 5 – Curb Ramps</a> , for more information						

Sedgwick County – ADA/504 Transition Plan–COMCARE Addiction Treatment - December 2006 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)			
7. Entrances / Exits	The symbol of accessibility does not exist at the main public entrance and directional signage does not exist at inaccessible entrances.	<a href="#">4.1.2(7)(c)</a>	According to ADAAG, the symbol of accessibility must exist at accessible entrances when not all are accessible (inaccessible entrances shall have directional signage to indicate the route to the nearest accessible entrance). <b>Provide the symbol of accessibility on accessible entrances and provide directional signage at inaccessible entrances.</b>	M	M	M	<a href="#">158</a> <a href="#">183</a>	\$200	<a href="#">ADAAG</a>						
8. Entrances / Exits	Several of the exterior entrances/exits have steps leading to door thresholds. Therefore, an appropriate number of accessible entrances/exits may not exist.	<a href="#">4.1.3(8)</a> <a href="#">4.13.7</a>	According to ADAAG, accessible entrances/exits must be provided, at a minimum, in the same number that local fire code requires entrances to exist. In other words, if local fire code requires two entrances at a facility, then both entrances are required to be accessible. <b>Modify entrances/exits to comply with ADAAG specifications, including exterior accessible routes which lead to all required exits, according to local or state code, and lead to other public places such as parking and sidewalks.</b>	L ®	M	M	<a href="#">183</a>	\$3,500	See <a href="#">Building Block 8 – Accessible Doors</a> for more information regarding maneuvering space						
9. Interior - Signage	Interior rooms and spaces, which are identified by number, do not provide Braille signage; and exit signs are not provided in Braille.	<a href="#">4.1.3(16)</a> <a href="#">4.30.4</a>	Signs that identify permanent rooms and spaces (room numbers, restrooms, and exit signs) are required to be provided in Braille, mounted at the latch side of entrance doors per the new ADAAG 703.4. In addition, the symbol of accessibility is required to exist at the entrance of accessible restrooms. <b>Provide compliant Braille signage at all interior doors as required by ADAAG.</b>	V H	M	M	<a href="#">162</a> <a href="#">166</a>	\$500	See <a href="#">Building Block 11 – Signage Specifications</a> , for more information						

Sedgwick County – ADA/504 Transition Plan–COMCARE Addiction Treatment - December 2006 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)			
10. Interior - General	The reception counter is located too high.	<a href="#">7.2(2)</a>	At counters where goods and services are distributed, but do not include cash registers, either a portion of the counter is required to be accessible or and accessible lowered counter or desk should exist in close proximity to the counter. Accessible counters are a maximum of 36-inches high and a minimum of 36-inches long. <b>Ensure that a desk in close proximity to the counter is available and can be utilized when necessary.</b>	H	M	M	<a href="#">160</a>	\$0	<a href="#">ADAAG</a>  <a href="#">New ADAAG</a>						
11. Interior - General	At least one interior door does not provide appropriate maneuvering space and the latch pull side of the door due to chairs – see photo <a href="#">165</a>	<a href="#">4.13.6</a>	ADAAG requires at least 18-inches of clear level space to the latch pull side of public doors. <b>Modify interior door to comply with ADAAG specifications, by moving furnishings or otherwise.</b>	L	M	M	<a href="#">165</a>	\$0	See <a href="#">Building Block 8 – Accessible Doors</a> for more information regarding maneuvering space						
12. Interior - Restrooms	The public women’s restroom, which is designated as accessible, is inaccessible due to numerous inconsistencies.	<a href="#">4.23</a>	Inconsistencies include: no 5-foot by 5-foot turning radius in the restroom, lavatory apron is located too low, the side grab at the water closet is located on the wrong wall, the water closet flush control valve is located on the wrong side, appropriate maneuvering space does not exist in the toilet stall, and the location of the seat cover dispenser does not provide appropriate clear floor space. <b>Ensure at least one accessible unisex restroom exists in the facility.</b>	H	M	M	<a href="#">163</a>  <a href="#">164</a>	\$8,000	See <a href="#">Building Block 9 – Accessible Restrooms</a> , for more information						
13. Interior - Restrooms	The men and women’s restrooms, which are designated as “staff only” are also utilized for patron specimens, are totally inaccessible due to numerous inconsistencies.	<a href="#">4.23</a>	Inconsistencies include, but are not limited to: narrow toilet stalls, lack of rear grab bars, lavatory aprons too low, round lavatory faucet controls, lack of a 5-foot by 5-foot turning radius, toilet seats too low, lack of appropriate maneuvering space at the latch pull sides of entrance doors, water closets not centered at 18-inches, coat hooks located too high, etc. <b>Ensure at least one accessible unisex restroom exists in the facility.</b>	H	M	M	<a href="#">172</a>  <a href="#">173</a>	See Above	See <a href="#">Building Block 9 – Accessible Restrooms</a> , for more information						

**COMCARE Addiction Treatment - Transition Plan - Conceptual Cost Projections**

<b>Total</b>		<b>\$24,700</b>
<b>Year One (Very High – VH)</b>	---	<b>\$5,500</b>
<b>Year Three (High - H)</b>	---	<b>\$8,000</b>
<b>Year Five (Medium - M)</b>	---	<b>\$7,700</b>
<b>Year Ten (Low - L)</b>	---	<b>\$3,500</b>
<b>Year Ten (Very Low - VL)</b>		<b>\$0</b>