# RENOVATIONS TO AN EXISTING FACILITY TWIN CITY MISSIONS PARKING

2505 SOUTH COLLEGE AVENUE

BRYAN, TEXAS

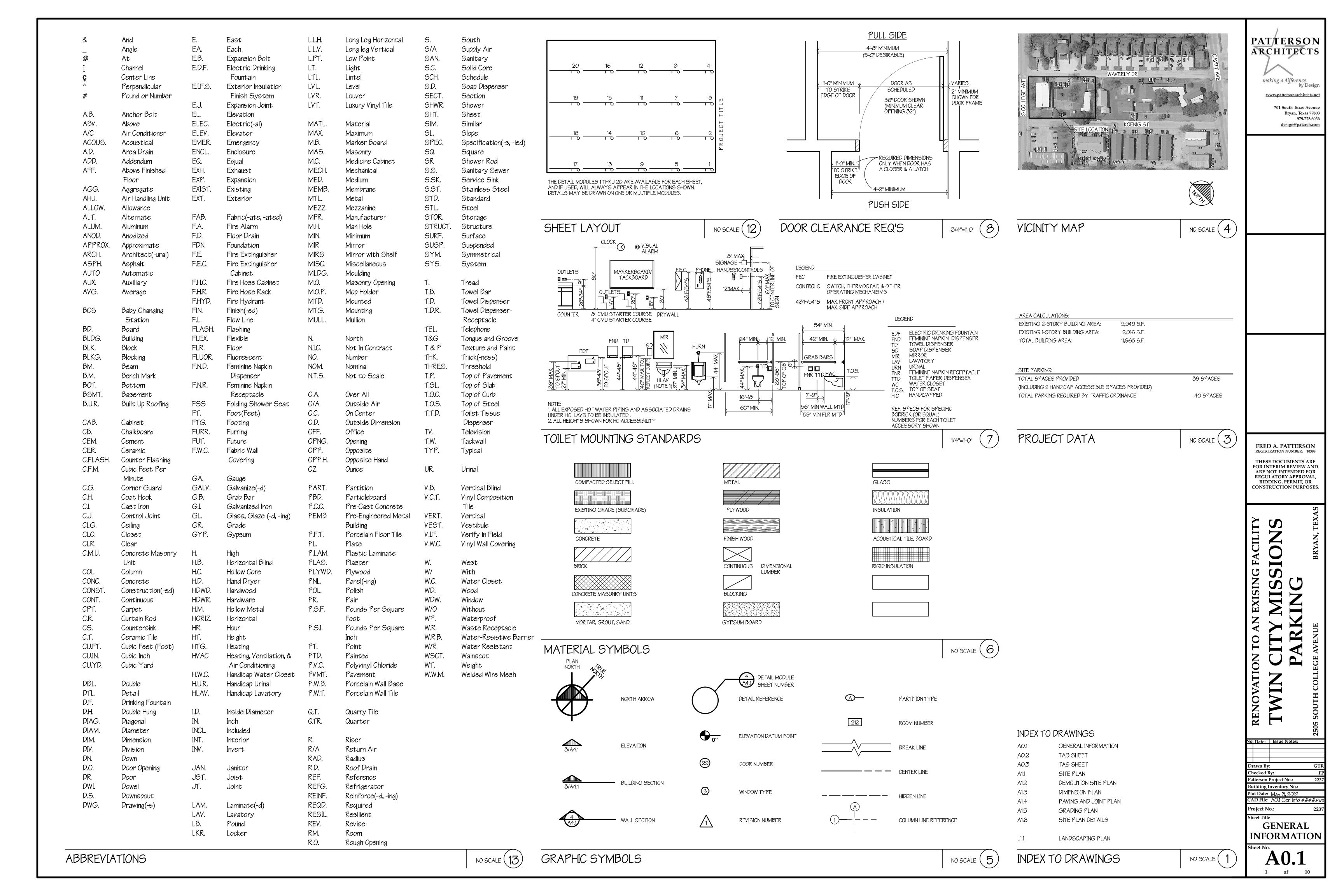


## PATTERSON ARCHITECTS

701 SOUTH TEXAS AVE. BRYAN, TEXAS 979.775.6036 design@patarch.com

# SITE PLAN REVIEW SET FEBRUARY 2023

PA PROJECT NUMBER: 2237



TAS SECTION 302.2 - CARPET. Carpet or carpet tile shall be securely attached and shall have a firm cushion, pad, or backing or no cushion or pad. Carpet or carpet tile shall have a level loop, textured loop, level cut pile, or level cut/uncut pile texture. Pile height shall be 1/2" maximum. Exposed edges of carpet shall be fastened to floor surfaces and shall have trim on the entire length of the exposed edge. Carpet edge trim shall comply with 303.

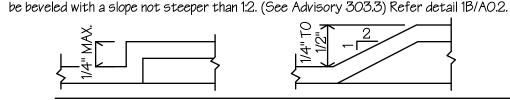
TAS SECTION 302.3 - OPENINGS. Openings in floor or ground surfaces shall not allow passage of a sphere more than 1/2" diameter except as allowed in 407.4.3, 409.4.3, 410.4, 810.5.3 and 810.10. Elongated openings shall be placed so that the long dimension is perpendicular to the dominant direction

of travel.

TAS SECTION 303.1 - GENERAL. Where changes in level are permitted in floor or ground surfaces, they shall comply with 303. (See Exceptions)

TAS SECTION 303.2 - VERTICAL. Changes in level of 1/4" high maximum shall be permitted to be vertical. Refer detail 1A/AO.2.

TAS SECTION 303.3 - BEVELED. Changes in level between 1/4" high minimum and 1/2" high maximum shall



(1A) VERTICAL CHANGE IN LEVEL (1B) BEVELED CHANGE IN LEVEL TAS SECTION 303.4 - RAMPS. Changes in level greater than 1/2" high shall be ramped, & shall comply with 405 or 406.

TAS SECTION 304.1 - GENERAL. Turning space shall comply with 304.

TAS SECTION 304.2 - FLOOR OR GROUND SURFACES. Floor or ground surfaces of a turning space shall comply with 302. Changes in level are not permitted. (See Exception) (See Advisory 304.2)

TAS SECTION 304.3 - SIZE. Turning space shall comply with 304.3.1 or 304.3.2.

space shall be permitted to include knee and toe clearance complying with 306. TAS SECTION 304.3.2 - T-SHAPED SPACE. The turning space shall be a T-shaped space within a 60"

TAS SECTION 304.3.1 - CIRCULAR SPACE. The turning space shall be a space of 60" diameter min. The

square min. with arms and base 36" wide min. Each arm of the T shall be clear of obstructions 12" min. in each direction and the base shall be clear of obstructions 24" min. The space shall be permitted to include knee and toe clearance complying with 306 only at the end of either the base or one arm.

TAS SECTION 304.4 - DOOR SWING. Doors shall be permitted to swing into turning spaces.

TAS SECTION 305.1 - GENERAL. Clear floor or ground space shall comply with 305.

TAS SECTION 305.2 - FLOOR OR GROUND SURFACES. Floor or ground surfaces of a clear floor or ground space shall comply with 302. Changes in level are not permitted. EXCEPTION: Slopes not steeper than 1:48 shall be permitted.

TAS SECTION 305.3 - SIZE. The clear floor or ground space shall be 30" min. by 48" min.

TAS SECTION 305.4 - KNEE AND TOE CLEARANCE. Unless otherwise specified, clear floor or ground space shall be permitted to include knee and toe clearance complying with 306.

TAS SECTION 305.5 - POSITION. Unless otherwise specified, clear floor or ground space shall be positioned for either forward or parallel approach to an element.

TAS SECTION 305.6 - APPROACH. One full unobstructed side of the clear floor or ground space shall adjoin an accessible route or adjoin another clear floor or ground space.

TAS SECTION 305.7 - MANEUVERING CLEARANCE. Where a clear floor or ground space is located in an alcove or otherwise confined on all or part of three sides, additional maneuvering clearance shall be provided in accordance with 305.7.1 and 305.7.2.

TAS SECTION 305.7.1 - FORWARD APPROACH. Alcoves shall be 36" wide min. where the depth exceeds

TAS SECTION 305.7.2 - PARALLEL APPROACH. Alcoves shall be 60" wide min. where the depth exceeds 18

TAS SECTION 306.1 - GENERAL. Where space beneath an element is included as part of clear floor or ground space or turning space, the space shall comply with 306. Additional space shall not be prohibited beneath an element but shall not be considered as part of the clear floor or ground space or turning space. (See Advisory 306.1)

TAS SECTION 306.2 - TOE CLEARANCE

TAS SECTION 306.2.1 - GENERAL. Space under an element between the finish floor or ground and 9" above the finish floor or ground shall be considered toe clearance and shall comply with 306.2.

TAS SECTION 306.2.2 - MAXIMUM DEPTH. Toe clearance shall extend 25" max. under an element.

TAS SECTION 306.2.3 - MINIMUM REQUIRED DEPTH. Where toe clearance is required at an element as part of a clear floor space, the toe clearance shall extend 17" min. under the element.

TAS SECTION 306.2.4 - ADDITIONAL CLEARANCE. Space extending greater than 6" beyond the available knee clearance at 9" above the finish floor or ground shall not be considered toe clearance.

TAS SECTION 306.2.5 - WIDTH. Toe clearance shall be 30" wide min.

TAS SECTION 306.3 - KNEE CLEARANCE

TAS SECTION 306.3.1 - GENERAL. Space under an element between 9" and 27" above the finish floor or ground shall be considered knee clearance and shall comply with 306.3.

TAS SECTION 306.3.2 - MAXIMUM DEPTH. Knee clearance shall extend 25" max. under an element at 9" above the finish floor or ground.

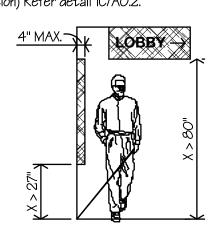
TAS SECTION 306.3.3 - MINIMUM REQUIRED DEPTH. Where knee clearance is required under an element as part of a clear floor space, the knee clearance shall be 11" deep min. at 9" above the finish floor or ground, and 8" deep min. at 27" above the finish floor or ground.

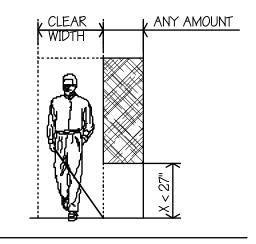
TAS SECTION 306.3.4 - CLEARANCE REDUCTION. Between 9" and 27" above the finish floor or ground, the knee clearance shall be permitted to reduce at a rate of 1" in depth for each 6" in height.

TAS SECTION 306.3.5 - WIDTH. Knee clearance shall be 30" wide min.

#### TAS SECTION 307.1 - GENERAL. Protruding object shall comply with 307.

TAS SECTION 307.2-PROTRUSION LIMITS. Objects with leading edges more than 27" & not more than 80" above finish floor or ground shall protrude 4" max. horizontally into the circulation path. (See Exception) Refer detail 1C/AO.2.





(1C) LIMITS OF PROTRUDING OBJECTS

THE ABOVE GUIDELINES ARE NOT A COMPLETE REITERATION OF THE TEXAS ACCESSIBILITY STANDARDS (TAS) BUT AN EXCERPT OF SELECTED TECHNICAL REQUIREMENTS PROVIDED FOR THE CONTRACTOR'S CONVIENCE. REFER TO THE ARCHITECTURAL BARRIERS ACT, ARTICLE 9102, TEXAS CIVIL STATUTES FOR THE COMPLETE STANDARDS. PATTERSON ARCHITECTS IS NOT RESPONSIBLE FOR THE COMPLETENESS OR ACCURACY OF THE ABOVE GUIDELINES.

TAS SECTION 307.3 - POST-MOUNTED OBJECTS. Free-standing objects mounted on posts or pylons shall overhang circulation paths 12" max. when located 27" min. and 80" max. above the finish floor or around. Where a sign or other obstruction is mounted between posts or pylons and the clear distance between the posts or pylons is greater than 12", the lowest edge of such sign or obstruction shall be 27" max. or 80" min. above the finish floor or ground. (See Exception)

TAS SECTION 307.4 - VERTICAL CLEARANCES. Vertical clearance shall be 80" high min. Guardrails or other barriers shall be provided where the vertical clearance is less than 80" high. The <u>leading</u> edge of such quardrail or barrier shall be located 27" max. above the finish floor or ground. (See Exception) TAS SECTION 307.5 - REQUIRED CLEAR WIDTH. Protruding objects shall not reduce the clear width required for accessible routes.

308 REACH RANGES TAS SECTION 308.1 - GENERAL. Reach ranges shall comply with 308. (See Advisory 308.1)

TAS SECTION 308.2 - FORWARD REACH

TAS SECTION 308.2.1 - UNOBSTRUCTED. Where a forward reach is unobstructed, the high forward reach shall be 48" max. & the low forward reach shall be 15" min. above the finish floor or ground.

TAS SECTION 308.2.2 - OBSTRUCTED HIGH REACH. Where a high forward reach is over an obstruction, the clear floor space shall extend beneath the element for a distance not less than the required reach depth over the obstruction. The high forward reach shall be 48" max. where the reach depth is 20" max. Where the reach depth exceeds 20", the high forward reach shall be 44" max. & the reach depth shall be 25" max.

TAS SECTION 308.3 - SIDE REACH

TAS SECTION 308.3.1 - UNOBSTRUCTED. Where a clear floor or ground space allows a parallel approach TAS SECTION 405.3 - CROSS SLOPE. Cross slope of ramp runs shall not be steeper than 1:48. to an element and the side reach is unobstructed, the high side reach shall be 48" max. & the low side reach shall be 15" min. above the finish floor or ground. (See Exceptions)

TAS SECTION 308.3.2 - OBSTRUCTED HIGH REACH. Where a clear floor or ground space allows a parallel approach to an element & the high side reach is over an obstruction, the height of the obstruction shall be 34" max. & the depth of the obstruction shall be 24" max. The high side reach shall be 48" max. for a reach depth of 10" max. Where the reach depth exceeds 10", the high side reach shall be 46" max. for a reach depth of 24" max. (See Exception)

TAS SECTION 309.1 - GENERAL. Operable parts shall comply with 309.

TAS SECTION 309.2 - CLEAR FLOOR SPACE. A clear floor or ground space complying with 305 shall be

TAS SECTION 309.3 - HEIGHT. Operable parts shall be placed within one or more of the reach ranges

TAS SECTION 309.4 - OPERATION. Operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. The force required to activate operable parts shall be 5 lbs max. (See Exception)

TAS SECTION 402.2 - COMPONENTS. Accessible routes shall consist of one or more of the following components: walking surfaces with a running slope not steeper than 1:20, doorways, ramps, curb ramps

excluding the flared sides, elevators, & platform lifts. 403 WALKING SURFACES TAS SECTION 403.2 - FLOOR OR GROUND SURFACE. Floor or ground surfaces shall comply with 302

TAS SECTION 403.3 - SLOPE. The running slope of walking surfaces shall not be steeper than 1:20. The cross slope of walking surfaces shall not be steeper than 1:48

TAS SECTION 403.4 - CHANGES IN LEVEL. Changes in level shall comply with 303.

TAS SECTION 403.5 - CLEARANCES. Walking surfaces shall provide clearances complying with 403.5

TAS SECTION 403.5.1 - CLEAR WIDTH. Except as provided in 403.5.2 & 403.5.3, the clear width of walking surfaces shall be 36" min. EXCEPTION: The clear width shall be permitted to be reduced to 32" min. for a length of 24" max. provided that reduced width segments are separated by segments that are 48" long min. & 36" wide min.

TAS SECTION 403.5.2 - CLEAR WIDTH AT TURN. Where the accessible route makes a 180 degree turn TAS SECTION 405.10 - WET CONDITIONS. Landings subject to wet conditions shall be designed to around an element which is less than 48" wide, clear width shall be 42" min. approaching the turn, 48" min. 👚 prevent the accumulation of water. at the turn & 42" min. leaving the turn. (See Exception)

TAS SECTION 403.5.3 - PASSING SPACES. An accessible route with a width less than 60" shall provide passing spaces at intervals of 200' max. Passing spaces shall be either: a space 60" x 60" min; through 405.5, & 405.10. or, an intersection of two walking surfaces providing a T-shaped space where the base and arms of the T-shaped space extend 48" min. beyond the intersection.

TAS SECTION 403.6 - HANDRAILS. Where handrails are provided along walking surfaces with running slopes not steeper than 1:20 they shall comply with 505. (See Advisory 403.6)

404 DOORS, DOORWAYS, AND GATES

 $\overline{\mathsf{TAS}}$  SECTION 404.1 GENERAL. Doors, doorways and gates that are part of an accessible route shall comply with 404. (See Exception) (See Advisory 404.1)

TAS SECTION 404.2 - MANUAL DOORS, DOORWAYS, AND MANUAL GATES. Manual doors & doorways flared sides, leading to the landing. (See Exception) Ref. detail 1D/AO.2. & manual gates intended for user passage shall comply with 404.2.

TAS SECTION 404.2.1 - REVOLVING DOORS, GATES, AND TURNSTILES. Revolving doors, revolving gates, and turnstiles shall not be part of an accessible route.

TAS SECTION 404.2.2 - DOUBLE LEAF DOORS AND GATES. At least one of the active leaves of doorways with two leaves shall comply with 404.2.3 & 404.2.4.

TAS SECTION 404.2.3 - CLEAR WIDTH. Door openings shall provide a clear width of 32" min. Clear openings of doorways with swinging doors shall be measured between the face of the door & the stop, with the door open 90 degrees. Openings more than 24" deep shall provide a clear opening of 36" min. There shall be no projections into the required clear opening width lower than 34" above the finish floor or ground. Projections into the clear opening width between 34" & 80" above the finish floor or ground shall not exceed 4". (See Exceptions)

TAS SECTION 404.2.4 - MANEUVERING CLEARANCES. Minimum maneuvering clearances at doors & gates shall comply with 404.2.4. Maneuvering clearances shall extend the full width of the doorway & the required latch side or hinge side clearance. (See Exception)

TAS SECTION 404.2.4.1 - SWINGING DOORS AND GATES. Swinging doors & gates shall have maneuverig clearances complying with Table 404.2.4.1.

TAS SECTION 404.2.4.2 - DOORWAYS WITHOUT DOORS OR GATES, SLIDING & FOLDING DOORS. Doorways less than 36" wide without doors or gates, sliding doors, or folding doors shall have maneuvering clearances complying with Table 404.2.4.2.

TAS SECTION 404.2.4.3 - RECESSED DOORS AND GATES. Maneuvering clearances for forward approach shall be provided when any obstruction within 18" of the latch side of a doorway projects more than 8" beyond the face of the door, measured perpendicular to the face of the door or gate. (See Advisory 404.2.4.3)

TAS SECTION 404.2.4.4 - FLOOR OR GROUND SURFACE. Floor or ground surface within required maneuvering clearances shall comply with 302. Changes in level are not permitted. (See Exceptions)

TAS SECTION 404.2.5 - THRESHOLDS. Thresholds, if provided at doorways, shall be 1/2" high max. Raised thresholds & changes in level at doorways shall comply with 302 & 303. (See Exception)

TAS SECTION 404.2.6 -DOORS IN SERIES AND GATES IN SERIES. The distance between two hinged or pivoted doors in series & gates in series shall be 48" min. plus the width of doors or gates swinging

TAS SECTION 404.2.7 -DOORS AND GATE HARDWARE. Handles, pulls, latches, locks, & other operable parts on doors & gates shall comply with 309.4. Operable parts of such hardware shall be 34" min. & 48" max. above the finish floor or ground. Where sliding doors are in the fully open position, operating hardware shall be exposed and usable from both sides. (See Exceptions) (See Advisory 404.2.7)

TAS SECTION 404.2.8 - CLOSING SPEED. Door and gate closing speed shall comply with 404.2.8.

TAS SECTION 404.2.8.1-DOORS CLOSERS AND GATE CLOSERS. Door closers and gate closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to a position of 12 degrees from the latch is 5 seconds min.

TAS SECTION 404.2.8.2 -SPRING HINGES. Door and gate spring hinges shall be adjusted so that from the open position of 70 degrees, the door or gate shall move to the closed position in 1.5 seconds min.

TAS SECTION 404.2.9 -DOORS AND GATE OPENING FORCE. Fire doors shall have a min. opening force allowable by the appropriate administrative authority. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: 1. Interior hinged doors and gates: 5 pounds max.; 2. Sliding TAS SECTION 502.2 - VEHICLE SPACES. Car parking spaces shall be 96" wide min. & van parking or folding doors: 5 pounds max. These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door or gate in a closed position. (See Advisory 404.2.9)

TAS SECTION 404.2.10 - DOOR AND GATE SURFACES. Swinging door & gate surfaces within 10" of the finish floor or ground measured vertically shall have a smooth surface on the push side extending the full width of the door or gate. Parts creating horizontal or vertical joints in these surfaces shall be within 1/16" of the same plane as the other. Cavaties created by added kick plates shall be capped.

TAS SECTION 404.2.11 - VISION LIGHTS. Doors, gates & sie lights adjacent to doors or gates, containing one or more glazing panels that permit viewing through the panels shall have the bottom of at

TAS SECTION 502.3.2 - LENGTH. Access aisles shall extend the full length of the parking spaces they least one glazed panel located 43" max. above the finish floor. (See Exception)

TAS SECTION 404.3 - AUTOMATIC AND POWER-ASSISTED DOOR AND GATES. (Refer Texas Accessibility Standards and other design guidlines)

TAS SECTION 405.1 - GENERAL. Ramps on accessible routes shall comply with 405. (See Exception)

(See Advisory 405.3)

TAS SECTION 405.2 - SLOPE. Ramp runs shall have a running slope not steeper than 1:12. (See

Exception) (See Advisory 405.2)

than 1:10. Ref. detail 1D/AO.2.

TAS SECTION 405.4 - FLOOR OR GROUND SURFACES. Floor or ground surfaces of ramp runs shall comply with 302. Changes in level other than the running slope and cross slope are not permitted on

TAS SECTION 405.5 - CLEAR WIDTH. The clear width of a ramp run and, where handrails are provided, the clear width between handrails shall be 36" min. (See Exception)

TAS SECTION 405.7 - LANDINGS. Ramps shall have landings at the top & the bottom of each ramp run. Landings shall comply with 405.7. (See Advisory 405.7)

TAS SECTION 405.6 - RISE. The rise for any ramp run shall be 30" max.

TAS SECTION 405.7.1 - SLOPE. Landings shall comply with 302. Changes in level are not permitted EXCEPTION: Slopes not steeper than 1:48 shall be permitted.

leading to the landing. TAS SECTION 405.7.3 - LENGTH. The landing clear length shall be 60" long min.

shall have a clear landing 60" min. by 60" min. TAS SECTION 405.7.5 - DOORWAYS. Where doorways are located adjacent to a ramp landing, maneuvering clearances required by 404.2.4 & 404.3.2 shall be permitted to overlap the required

TAS SECTION 405.7.4 - CHANGE IN DIRECTION. Ramps that change direction between runs at landings

landing area. TAS SECTION 405.8 - HANDRAILS. Ramp runs with a rise greater than 6" shall have handrails complying with 505. (See Exception)

TAS SECTION 405.9 - EDGE PROTECTION. Edge protection complying with 405.9.1 or 405.9.2 shall be provided on each side of ramp runs & at each side of ramp landings. (See Exception)

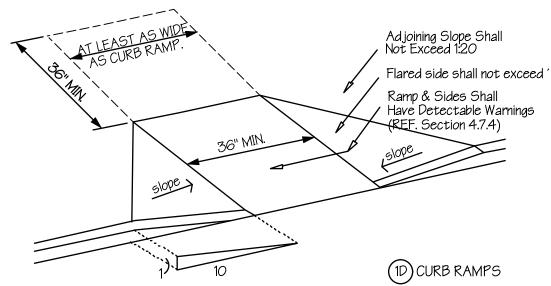
TAS SECTION 405.9.1 - EXTENDED FLOOR OR GROUND SURFACE. The floor or ground surface of the ramp run or landing shall extend 12" min. beyond the inside face of a handrail complying with 505. (See Advisory 405.9.1)

TAS SECTION 405.9.2 - CURB OR BARRIER. A curb or barrier shall be provided that prevents the passage of a 4" diameter sphere, where any portion of the sphere is within 4" of the finish floor or ground surface.

TAS SECTION 406.1 - GENERAL. Curb ramps on accessible routes shall comply with 406, 405.2

TAS SECTION 406.2 - COUNTER SLOPES. Counter slopes of adjoining gutters and road surfaces immediately adjacent to the curb ramp shall not be steeper than 1:20. The adjacent surfaces at transitions at curb ramps to walks, gutters, and streets shall be at the same level. Ref. detail 1D/AO.2. TAS SECTION 406.3 - SIDES OF CURB RAMPS. Where provided, curb ramp flares shall not be steeper

TAS SECTION 406.4 - LANDINGS. Landings shall be provided at the tops of curb ramps. The landing clear length shall be 36" min. The landing clear width shall be at least as wide as the curb ramp, excluding



TAS SECTION 406.5 - LOCATION. Curb ramps and the flared sides of curb ramps shall be located so that they do not project into vehicular traffic lanes, parking spaces, or parking access aisles. Curb ramps at marked crossings shall be wholly contained within the markings, excluding any flared sides.

TAS SECTION 406.6 - DIAGONAL CURB RAMPS. Diagonal or corner type curb ramps with returned curbs or other well-defined edges shall have the edges parallel to the direction of pedestrian flow. The bottom of diagonal curb ramps shall have a clear space 48" min. outside active traffic lanes of the roadway. Diagonal curb ramps provided at marked crossings shall provide the 48" min. clear space within TAS SECTION 505.7.2 - NON-CIRCULAR CROSS SECTIONS. Handrail gripping surfaces with a the markings. Diagonal curb ramps with flared sides shall have a segment of curb 24" long min. located on each side of the curb ramp and within the marked crossing.

TAS SECTION 406.7 - ISLANDS. Raised islands in crossings shall be cut through level with the street or have curb ramps at both sides. Each curb ramp shall have a level area 48" long min. by 36" wide min. at the top of the curb ramp in the part of the island intersected by the crossings. Each 48" x 36" min. area shall be oriented so that the 48" min. length is in the direction of the running slope of the curb ramp it serves. The 48" min. by 36" min. areas and the accessible route shall be permitted to overlap.

407 ELEVATORS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES) 408 LIMITED -USE/LIMITED-APPLICATION ELEVATORS (REFER TEXAS ACCESSIBILITY STANDARDS

AND OTHER DESIGN GUIDELINES) 409 PRIVATE RESIDENCE ELEVATORS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

ATFORM LIFTS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN

AS SECTION 502.1 - GENERAL. Car & van parking spaces shall comply with 502. Where parking spaces " are marked with lines, width measurements of parking spaces & access aisles shall be made from the centerline of the markings. (See Exception)

spaces shall be 132" wide min, shall be marked to define width, and shall have an adjacent access aisle complying with 502.3. EXCEPTION: Van parking spaces shall be permitted to be 96" wide min. where the

access aisle is 96" wide min. TAS SECTION 502.3 - ACCESS AISLE. Access aisles serving parking spaces shall comply with 502.3. Access aisles shall adjoin an accessible route. Two parking spaces shall be permitted to share a

common access aisle. (See Advisory 502.3) TAS SECTION 502.3.1 - WIDTH. Access aisles serving car & van parking spaces shall be 60" wide min.

(See Advisory 502.3.3)

TAS SECTION 502.4 - FLOOR OR GROUND SURFACES. Parking spaces & access aisles serving them

TAS SECTION 502.5 - VERTICAL CLEARANCE. Parking spaces for vans & access aisles & vehicular

TAS SECTION 502.6 - IDENTIFICATION. Parking space identification signs shall include the International Symbol of Accessibility complying with 703.7.2.1. Signs identifying van parking spaces shall contain the designation "van accessible." Signs shall be 60" min. above the finish floor or ground surface measured

be designed so that cars & vans, when parked, cannot obstruct the required clear width of adjacent accessible routes. (See Advisory 502.7)

503 PASSENGER LOADING ZONES

TAS SECTION 405.7.2 - WIDTH. The landing clear width shall be at least as wide as the widest ramp run TAS SECTION 503.2 - VEHICLE PULL-UP SPACE. Passenger loading zones shall provide a vehicular

> TAS SECTION 503.3 - ACCESS AISLE. Passenger loading zones shall provide access aisles complying with 503 adjacent to the vehicle pull-up space. Access aisles shall adjoin an accessible route and shall not overlap the vehicular way.

TAS SECTION 503.3.1 - WIDTH. Access aisles serving vehicle pull-up spaces shall be 60" wide min.

TAS SECTION 503.3.2 - LENGTH. Access aisles shall extend the full length of the vehicle pull-up spaces they serve.

them shall comply with 302. Access aisles shall be at the same level as the vehicle pull-up space they serve. Changes in level are not permitted. EXCEPTION: Slopes not steeper than 1:48 shall be permitted. TAS SECTION 503.5 - VERTICAL CLEARANCE. Vehicle pull-up spaces, access aisles serving them, & a

vehicular route from an entrance to the passenger loading zone, & from the passenger loading zone to a

vehicular exit shall provide a vertical clearance of 114" min.

TAS SECTION 504.2 - TREADS AND RISERS. All steps on a flight of stairs shall have uniform riser

TAS SECTION 504.3 - OPEN RISERS. Open risers are not permitted.

TAS SECTION 504.4 - TREAD SURFACE. Stair treads shall comply with 302. Changes in level are not the ambulatory accessible toilet compartment specified in 604.8.2. Water closets shall be arranged permitted. EXCEPTION: Treads shall be permitted to have a slope not steeper than 1:48. (See Advisory

TAS SECTION 504.5 - NOSINGS. The radius of curvature at the leading edge of the tread shall be 1/2" max. Nosings that project beyond risers shall have the underside of the leading edge curved or beveled. Risers shall be permitted to slope under the tread at an angle of 30 degrees max. from vertical. The permitted projection of the nosing shall extend 1 1/2" max. over the tread below.

TAS SECTION 504.7 - WET CONDITIONS. Stair treads and landings subject to wet conditions shall be

TAS SECTION 505.1 - GENERAL. Handrails provided along walking surfaces complying with 403, required at ramps complying with 405, & required at stairs complying with 504 shall comply with 505. (See

TAS SECTION 505.2 - WHERE REQUIRED. Handrails shall be provided on both sides of stairs & ramps.

flight or ramp run. Inside handrails on switchback or dogleg stairs & ramps shall be continuous between flights or runs. EXCEPTION: In assembly areas, handralis on ramps shall not be required to be continous in aisles serving seating.

walking surfaces, stair nosings, & ramp surfaces. Handrails shall be at a consistent height above walking surfaces, stair nosings, & ramp surfaces. (See Advisory 505.4)

TAS SECTION 505.6 - GRIPPING SURFACE. Handrail gripping surfaces shall be continuous along their length & shall not be obstructed for more than 20% of their length. Where provided, horizontal projections shall occur 11/2" min. below the bottom of the handrail gripping surface. (See Exceptions)

with 505.7.1 or 505.7.2. TAS SECTION 505.7.1 - CIRCULAR CROSS SECTION. Handrail gripping surfaces with a circular cross

section shall have an outside diameter of 1 1/4" min. & 2" max.

TAS SECTION 505.8 - SURFACES. Handrail gripping surfaes & any surfaces adjacent to them shall be

TAS SECTION 505.9 - FITTINGS. Handrails shall not rotate within their fittings.

TAS SECTION 505.10 - HANDRAIL EXTENSIONS. Handrail gripping surfaces shall extend beyond & in the same direction of stair flights & ramp runs in accordance with 505.10. (See Exeptions)

TAS SECTION 505.10.2 - TOP EXTENSION AT STAIRS. At the top of a stair flight, handrails shall extend horizontally above the landing for 12" min. beginning directly above the first riser nosing.

TAS SECTION 505.10.3 BOTTOM EXTENSION AT STAIRS. At the bottom of a stair flight, handrails shall extend at the slope of the stair flight for a horizontal distance at least equal to one tread dept beyond the last riser nosing. Extension shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight.

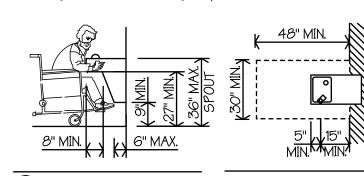
TAS SECTION 602.1 - GENERAL. Drinking fountains shall comply with 307 & 602.

TAS SECTION 602.2 - CLEAR FLOOR SPACE. Units shall have a clear floor or ground space complying with 305 positioned for a forward aproach & centered on the unit. Knee & toe clearance complying witl 306 shall be provided. (See Exception)

TAS SECTION 602.3 - OPERABLE PARTS. Operable parts shall comply with 309.

TAS SECTION 602.4 - SPOUT HEIGHT. Spout outlets shall be 36" max, above the finish floor or ground. Refer detail 1E/AO.2

TAS SECTION 602.5 - SPOUT LOCATION. The spout shall be located 15" min. from the vertical support & 5" max. from the front edge of the unit, including bumpers. Refer detail 1E/AO.2.



1E) SPOUT LOCATION & CLEAR FLOOR SPACE

TAS SECTION 602.6 - WATER FLOW. The spout shall provide a flow of water 4" high min. & shall be located 5" max. from the front of the unit. The angle of the water stream shall be measured horizontally relative to the front face of the unit. Where spouts are located less than 3" of the front of the unit, the angle of the water stream shall be 30° max. Where spouts are located between 3" & 5" max. from the front of the unit, the angle of the water stream shall be 15° max. (See Advisory 602.6)

TAS SECTION 602.7 - DRINKING FOUNTAINS FOR STANDING PERSONS. Spout outlets of drinking fountains for standing persons shall be 38" min. & 43" max. above the finish floor or ground.

TAS SECTION 603.2 - CLEARANCES, Clearances shall comply with 603.2

Exceptions) (See Advisory 603.2.3)

604 WATER CLOSETS AND TOILET COMPARTMENTS

TAS SECTION 603.2.1 - TURNING SPACE. Turning space complying with 304 shall be provided within

shall be permitted to overlap. TAS SECTION 603.2.3 - DOOR SWING. Doors shall not swing into the clear floor space or clearance required for any fixture. Doors shall be permitted to swing into the required turning space. (See

TAS SECTION 603.2.2 - OVERLAP. Required clear floor spaces, clearance at fixtures, & turning space

TAS SECTION 603.3 - MIRRORS. Mirrors located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 40" max. above the finish floor or ground. Mirrors not located above lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35" max. above the finish floor or ground. (See Advisory 603.3)

TAS SECTION 603.4 - COAT HOOKS AND SHELVES. Coat hooks shall be located within one of the reach ranges specified in 308. Shelves shall be located 40" min. & 48" max. above the finish floor.

TAS SECTION 604.1 - GENERAL. Water closets & toilet compartments shall comply with 604.2-604.8 TAS SECTION 604.2 - LOCATION. The water closet shall be positioned with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16" min. to 18" max. from the side wall or partition, except that the water closet shall be 17" min. & 19" max. from the side wall or partition in

for a left-hand or right-hand approach. TAS SECTION 604.3 - CLEARANCE. Clearances around water closets & in toilet compartments hall comply with 604.3.

TAS SECTION 604.3.1 - SIZE. Clearance around a water closet shall be 60" mini. measured perpendicular from the side wall and 56" min. measured perpendicular from the rear wall. TAS SECTION 604.3.2 - OVERLAP. The required clearance around the water closet shall be permitted

to overlap the water closet, associated grab bars, dispensers, sanitary napkin disposal units, coat hooks, sheles, accessible routes, clear floor space & clearances required at other fixtures, & the turning space. No other fixtures or obstructions shall be located within the required water closet clearance. (See Exception) (See Advisory 604.3.2)

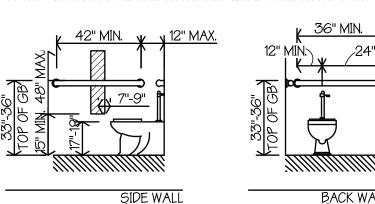
& 19" max. measured to the top of the seat. Seats shall not be sprung to return to a lifted position. (See Exceptions) TAS SECTION 604.5 - GRAB BARS. Grab bars for water closets shall comply with 609. Grab bars

shall be provided on the side wall closest to the water closet and on the rear wall. (See Exceptions)

TAS SECTION 604.4 - SEATS. The seat height of a water closet above the finish floor shall be 17" mi

TAS SECTION 604.5.1 - SIDE WALL. The side wall grab bar shall be 42" long min, located 12" max. from the rear wall & extending 54" min. from the rear wall.

TAS SECTION 604.5.2 - REAR WALL. The rear wall grab bar shall be 36" long min. & extend from the centerline of the water closet 12" min. on one side and 24" min. on the other side. (See Exceptions)



TAS SECTION 604.6 - FLUSH CONTROLS. Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with 309. Flush controls shall be located on the open side of the water closet except in ambulatory accessible compartments complying with 604.8.2. (See Advisory)

TAS SECTION 604.7 - DISPENSERS. Toilet paper dispensers shall comply with 309.4 & shall be 7" min. & 9" max. in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be 15" min. & 48" max. above the finish floor &shall not be located behind grab bars. Dispensers shall not be of a type that controls delivery or that does not allow continuous paper flow. (See Advisory 604.7)

TAS SECTION 604.7 - TOILET COMPARTMENTS. Wheelchair accessible toilet compartments shall mee the requirements of 604.8.1 & 604.8.3. Compartments containing more than one plumbing fixture shall comply with 603. Ambulatory accessible compartments shall comply with 604.8.2 & 604.8.3.

TAS SECTION 604.8.1.1 - WHEELCHAIR ACCESSIBLE COMPARTMENTS - SIZE. Wheelchair accessible compartments shall be 60" wide min. measured perpendicular to the side wall, & 56" deep min. for wall hung water closets & 59" deep min. for floor mounted water closets measured perpendicular to the rear wall. Wheelchair accessible compartments for children's use shall be 60" wide min. measured perpendicular to the side wall, & 59" deep min. for wall hung & floor mounted water closets measured perpendicular to the rear wall. (See Advisory)

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TAS SECTION 502.3.3 - MARKING. Access aisles shall be marked so as to discourage parking in them.

TAS SECTION 502.3.4 - LOCATION. Access aisles shall not overlap the vehicular way. Access aisles shall be permitted to be placed on either side of the parking space except for angled van parking spaces which shall have access aisles located on the passenger side of the parking spaces. (See Advisory

shall comply with 302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted. (See Exception) (See Advisory 502.4)

routes serving them shall provide a vertical clearance of 98" min. (See Advisory 502.5)

to the bottom of the sign. (See Advisory 502.6) TAS SECTION 502.7 - RELATIONSHIP TO ACCESSIBLE ROUTES. Parking spaces and access aisles shall

TAS SECTION 503.1 - GENERAL. Passenger loading zones shall comply with 503.

pull-up space 96" wide min. & 20'-0" long min.

TAS SECTION 503.4 - FLOOR AND GROUND SURFACES. Vehicle pull-up spaces & access aisles serving

TAS SECTION 504.1 - GENERAL. Stairs shall comply with 504.

heights & uniform tread depths. Risers shall be 4" high min. & 7" high max. Treads shall be 11" deep min.

TAS SECTION 504.6 - HANDRAILS. Stairs shall have handrails complying with 505.

designed to prevent the accumulation of water.

EXCEPTION: In assembly areas, handrails shall not be required on both sides of aisle ramps where a handrail is provided at either side or within the aisle width. TAS SECTION 505.3 - CONTINUITY. Handrails shall be continuous within the full length of each stair

TAS SECTION 505.4 - HEIGHT. Top of gripping surfaces of handrails shall be 34" - 38" vertically above

TAS SECTION 505.5 - CLEARANCE. Clearance between handrail gripping surfaces & adjacent surfaces shall be 11/2" min.

(See Advisory 505.6) TAS SECTION 505.7 - CROSS SECTION. Handrail gripping surfaces shall have a cross section complying

non-circular cross section shall have a perimeter dimension of 4" min. & 6 1/4" max, & a cross-section dimension of 2 1/4" max.

free of sharp or abrasive elements & shall have rounded edges.

TAS SECTION 505.10.1 - TOP AND BOTTOM EXTENSION AT RAMPS. Ramp handrails shall extend horizontally above the landing for 12" min. beyond the top & bottom of ramp runs. Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent ramp

Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight.

### TEXAS ACCESSIBILITY GUIDELINES

TAS SECTION 604.8.1.2 - DOORS. Toilet compartment doors, including door hardware, shall comply with 404 except that if the approach is to the latch side of the compartment door, clearance between the door side of the compartment & any obstruction shall be 42" min. Doors shall be located in the front partition or in the side wall or partition farthest from the water closet. Where located in the front partition, the door opening shall be 4" max. from the side wall or partition farthest from the water closet. Where located in the side wall or partition, the door opening shall be 4" max. from the front partition. The door shall be self-closing. A door pull complying with 404.2.7 shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the minimum

TAS SECTION 604.8.1.3 - APPROACH. Compartments shall be arranged for left-handed or right-handed approach to the water closet.

TAS SECTION 604.8.1.4 - TOE CLEARANCE. The front partition & at least one side partition shall provide a toe clearance of 9" min. above the finish floor & 6" deep min. beyond the compartment-side face of the partition, exclusive of partition support members. Compartments for children's use shall provide a toe clearance of 12" min. above the finish floor. (See Exception)

TAS SECTION 604.8.1.5 - GRAB BARS. Grab bars shall comply with 609. A side-wall grab bar complying with 604.5.1 shall be provided & shall be located on the wall closest to the water closet. In addition, a rear-wall grab bar complying with 604.5.2 shall be provided.

TAS SECTION 604.8.2 - AMBULATORY ACCESSIBLE COMPARTMENTS. Ambulatory accessible compartments shall comply with 604.8.2 (REFER TEXAS ACCESSIBLITY STANDARDS FOR ADDITIONAL INFORMATION)

TAS SECTION 604.8.3 - COAT HOOKS AND SHELVES. Coat hooks shall be located within one of the reach ranges specified in 308. Shelves shall be located 40" min. & 48" max, above the finish floor.

TAS SECTION 604.9 - WATER CLOSETS AND TOILET COMPARTMENTS FOR CHILDREN'S USE. Water closets & toiliet compartments for children's use shall compy with 604.9 (REFER TEXAS ACCESSIBLIITY STANDARDS FOR ADDITIONAL INFORMATION)

TAS SECTION 605.2 - HEIGHT AND DEPTH. Urinals shall be the stall-type or the wall-hung type with the rim 17" max. above the finish floor or ground. Urinals shall be 13 1/2" deep min. measured from the outer face of the urinal rim to the back of the fixture.

TAS SECTION 605.3 - CLEAR FLOOR SPACE. A clear floor or ground space complying with 305 positioned for forward approach shall be provided.

TAS SECTION 605.4 - FLUSH CONTROLS. Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with 309.

TAS SECTION 606.1 - GENERAL. Lavatories & sinks shall comply with 606. (See Advisory 606.1)

TAS SECTION 606.2 - CLEAR FLOOR SPACE. A clear floor space complying with 305, positioned for a forward approach, & knee & toe clearance complying with 306 shall be provided. (See Exceptions)

TAS SECTION 606.3 - HEIGHT. Lavatories & sinks shall be installed with the front of the higher of the rim or counter surface 34" max. above the finish floor or ground. (See Exceptions)

TAS SECTION 606.4 - FAUCETS. Controls for faucets shall comply with 309. Hand-operated metering faucets shall remain open for 10 seconds minimum.

TAS SECTION 606.5 - EXPOSED PIPES AND SURFACES. Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks.

607 BATHTUBS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

TAS SECTION 608.1 - GENERAL. Shower compartments shall comply with 608. (See Advisory 608.1)

TAS SECTION 608.2 - SIZE AND CLEARANCES FOR SHOWER COMPARTMENTS. Shower compartments shall have sizes and clearances complying with 608.2.

TAS SECTION 608.2.1 - TRANSFER TYPE SHOWER COMPARTMENTS. Transfer type shower compartments shall be 36" X 36" clear inside dimensions measured at the center points of opposing sides and shall have a 36" wide min. entry on the face of the shower compartment. Clearance of 36" wide min. by 48" long min. measured from the control wall shall be provided.

TAS SECTION 608.2.2 - STANDARD ROLL-IN TYPE SHOWER COMPARTMENTS. Standard roll-in type shower compartments shall be 30" wide min. by 60" deep min. clear inside dimensions measured at center points of opposing sides and shall have a 60" wide min. entry on the face of the shower

TAS SECTION 608.2.2.1 - CLEARANCE. A 30" wide x 60" long min. clearance shall be provided adjacent to the open face of the shower compartment. (See Exception)

TAS SECTION 608.2.3 -ALTERNATE ROLL-IN TYPE SHOWER COMPARTMENT SIZE & CLEARANCE. Alternate roll-in type shower compartments shall be 36" wide & 60" deep min. clear inside dimensions measured at center points of opposing sides. A 36" wide min. entry shall be provided at one end of the long side of the compartment.

TAS SECTION 608.3 - GRAB BARS. Grab bars shall comply with 609 & shall be provided in accordance with 608.3. Where multiple grab bars are used, required horizontal grab bars shall be installed at the same height above the finish floor. (See Exceptions)

TAS SECTION 608.3.1 - TRANSFER TYPE SHOWER COMPARTMENTS. In transfer type compartments, grab bars shall be provided across the control wall and back wall to a point 18" from the control wall.

TAS SECTION 608.3.2 - STANDARD ROLL-IN TYPE SHOWER COMPARTMENTS. Where a seat is provided in standard roll-in type shower compartments, grab bars shall be provided on the back wall and the side wall opposite the seat. Grab bars shall not be provided above the seat. Where a seat is not provided in standard roll-in type shower compartments, grab bars shall be provided on three walls. Grab bars shall be installed 6" max. from adjacent walls.

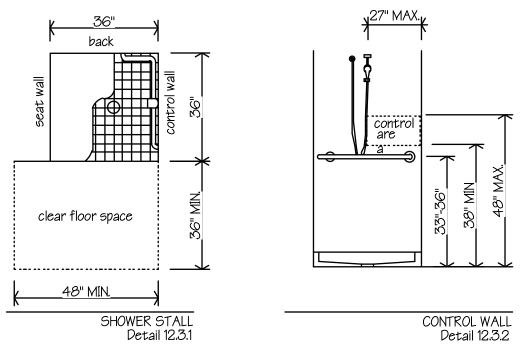
TAS SECTION 608.3.3 - ALTERNATE ROLL-IN TYPE SHOWER COMPARTMENTS. In alternate roll-in type shower compartments, grab bars shall be provided on the back wall & the side wall farthest from the compartment entry. Grab bars shall not be provided above the seat. Grab bars shall be installed 6" max. from adjacent walls.

TAS SECTION 608.4 - SEATS. A folding or non-folding seat shall be provided in transfer type shower compartments. A folding seat shall be provided in roll-in type showers required in transient lodging guest rooms with mobility features complying with 806.2. Seats shall comply with 610. (See

TAS SECTION 608.5 -CONTROLS. Controls, faucets, and shower spray units shall comply with 309.4.

TAS SECTION 608.5.1 - TRANSFER TYPE SHOWER COMPARTMENTS. In transfer type shower compartments, the controls, faucets, and shower spray unit shall be installed on the side wall opposite the seat 38" min. & 48" max. above the shower floor & shall be located on the control wall 15" max. from the centerline of the seat toward the shower opening.

TAS SECTION 608.5.3 - ALTERNATE ROLL-IN TYPE SHOWER COMPARTMENTS. In alternate roll-in type shower compartments, the controls, faucets, & shower spray unit shall be located above the grab bar, but no higher than 48" above the shower floor. Where a seat is provided, the controls, faucets, & shower spray unit shall be located on the side wall adjacent to the seat 27" max. from the side wall behind the seat or shall be located on the back wall opposite the seat 15" max, left or right, of the centerline of the seat. Where a seat is not provided, the controls, faucets, & shower spray unit shall be installed on the side wall farthest from the compartment entry.



TAS SECTION 608.6 - SHOWER SPRAY UINT AND WATER. A shower spray unit with a hose 59' long min.that can be used both as a fixed-position shower head & as a hand-held shower shall be provided. The shower spray unit shall have an on/off control with a non-positive shut-off. If an adjustable-height shower head on a vertical bar is used, the bar shall be installed so as not to obstruct the use of grab bars. Shower spray units shall deliver water that is 120°F max. (See Exception)(See Adivsory 608.6)

TAS SECTION 608.7 - THRESHOLDS. Thresholds in roll-in type shower compartments shall be 1/2" high max. in accordance with 303. In transfer type shower compartments, thresholds 1/2" high max. shall be beveled, rounded, or vertical. (See Exception)

TAS SECTION 608.8 - SHOWER ENCLOSURES. Enclosures for shower compartments shall not obstruct controls, faucets, & shower spray units or obstruct transfer from wheelchairs onto

TAS SECTION 609.1 - GENERAL. Grab bars in toilet facilities & bathing facilities shall comply with

TAS SECTION 609.2 - CROSS SECTION. Grab bars shall have a cross section complying with 609.2.1 or 609.2.2.

TAS SECTION 609.2.1 - CIRCULAR CROSS SECTION. Grab bars with circular cross sections shall have an outside diameter of 11/4" min. & 2" max.

TAS SECTION 609.2.2 - NON-CIRCULAR CROSS SECTION. Grab bars with non-circular cross sections shall have a cross section dimension of 2" max. & a perimeter dimension of 4" min. & 4.8"

TAS SECTION 609.3 - SPACING. The space between the wall & the grab bar shall be 11/2". The space between the grab bar & projecting objects below & at the ends shall be 11/2" min. The space between the grab bar & projecting objects above shall be 12" min. (See Exception)

TAS SECTION 609.4 - POSITION OF GRAB BARS. Grab bars shall be installed in a horizontal position, 33" min. & 36" max. above the finish floor measured to the top of the gripping surface, except that at water closets for children's use complying with 604.9, grab bars shall be installed in a horizontal position 18" min. & 27" max. above the finish floor measured to the top of the gripping surface. The height of the lower grab bar on the back wall of a bathtub shall comply with 607.4.1.1 or

TAS SECTION 609.5 - SURFACE HAZARDS. Grab bars & any wall or other surfaces adjacent to arab bars shall be free of sharp or abrasive elements & shall have rounded edges.

TAS SECTION 609.6 - FITTINGS. Grab bars shall not rotate within their fittings.

TAS SECTION 609.7 - INSTALLATION. Grab bars shall be installed in any manner that provides a gripping surface at the specified locations & that does not obstruct the required clear floor space

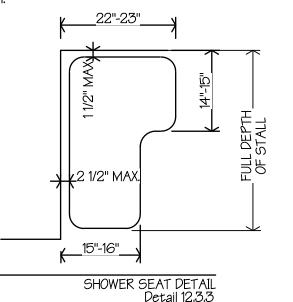
TAS SECTION 609.8 - STRUCTRUAL STRENGTH. Allowable stresses shall not be exceeded for materials used when a vertical or horizontal force of 250 lbs is applied at any point on the grab bar, fastener, mounting device, or supporting structure.

TAS SECTION 610.1 - GENERAL. Seats in bathtubs and shower compartments shall comply with 610.

TAS SECTION 610.2 - BATHTUB SEATS. (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

TAS SECTION 610.3 - SHOWER COMPARTMENT SEATS. Where a seat is provided in a standard roll-in shower compartment, it shall be a folding type, shall be installed on the side wall adjacent to the controls, & shall extend from the back wall to a point within 3" of the compartment entry. Where a seat is provided in an alternate roll-in type shower compartment, it shall be a folding type, shall be installed on the front wall opposite the back wall, & shall extend from the adjacent side wall to a point within 3" of the compartment entry. In transfer-type showers, the seat shall extend from the back wall to a point within 3" of the compartment entry. The top of the seat shall be 17" min. & 19" max. above the bathroom finish floor. Seats shall comply with 610.3.1 or 610.3.2.

TAS SECTION 610.3.1 - RECTANGULAR SEATS. The rear edge of a rectangular seat shall be 2 1/2" max. & the front edge 15" min. & 16" max. from the seat wall. The side edge of the seat shall be 1 1/2" max. from the adjacent wall.



TAS SECTION 610.3.2 - L-SHAPED SEATS. The rear edge of an L-shaped seat shall be 2 1/2" max. & the front edge 15" min. & 16" maxi. from the seat wall. The rear edge of the "L" portion of the seat shall be 11/2" max. from the wall & the front edge shall be 14" min. & 15" max. from the wall. The end of the "L" shall be 22" min. & 23" max. from the main seat wall.

TAS SECTION 610.4 - STRUCTURAL STRENGTH. Allowable stresses shall not be exceeded for materials used when a vertical or horizontal force of 250 lbs is applied at any point on the seat, fastener, mounting device, or supporting structure.

611 WASHING MACHINES AND CLOTHES DRYERS TAS SECTION 611.1 - GENERAL. Washing machines & clothes dryers shall comply with 611.

TAS SECTION 611.2 - CLEAR FLOOR SPACE. A clear floor or ground space complying with 305 positioned for parallel approach shall be provided. The clear floor or ground space shall be centered on

TAS SECTION 611.3 - OPERABLE PARTS. Operable parts, including doors, lint screens, & detergent & bleach compartments shall comply with 309.

TAS SECTION 611.4 - HEIGHT. Top loading machines shall have the door to the laundry compartment located 36" max. above the finish floor. Front loading machines shall have the bottom of the opening to the laundry compartment located 15" min. & 36" max. above the finish floor.

612 SAUNAS AND STEAM ROOMS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES

TAS SECTION 702.1 - GENERAL. Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition). (See Exception.)

TAS SECTION 703.1 - GENERAL. Signs shall comply with 703. Where both visual & tactile characters are required, either one sign with both visual & tactile characters, or two separate signs, one with visual, & one with tactile characters, shall be provided.

TAS SECTION 703.2 - RAISED CHARACTERS. Raised characters shall comply with 703.2 & shall be duplicated in braille complying with 703.3. Raised characters shall be installed in accordance with 703.4. (See Advisory 703.2)

TAS SECTION 703.2.1 - DEPTH. Raised characters shall be 1/32" min. above their background. TAS SECTION 703.2.2 - CASE. Characters shall be uppercase.

TAS SECTION 703.2.3 - STYLE. Characters shall be sans serif. Characters shall not be italic, oblique, script, highly decorative, or of other unusual forms.

TAS SECTION 703.2.4 - CHARACTER PROPORTIONS. Characters shall be selected from fonts where the width of the uppercase letter "O" is 55% min. & 110% max, of the height of the uppercase

TAS SECTION 703.2.5 - CHARACTER HEIGHT. Braille shall be contracted (Grade 2) & shall comply with 703.3 & 703.4. (See Exception)

TAS SECTION 703.2.6 - STROKE THICKNESS. Stroke thickness of the uppercase letter "I" shall be 15% max. of the height of the character. TAS SECTION 703.2.7 - CHARACTER SPACING. Character spacing shall be measured between the

two closest points of adjacent raised character within a message, excluding word spaces. Where characters have rectangular cross sections, spacing between individual raised characters shall be 1/8" min. & 4 times the raised character stroke width max. Where characters have other cross sections, spacing between individual raised characters shall be 1/16" min. & 4 times the raised character stroke width max, at the base of the cross sections, & 1/8" min. & 4 times the raised character stroke width max. at the top of the cross sections. Characters shall be separated from raised borders & decorative elements 3/8" min.

TAS SECTION 703.2.8 - LINE SPACING. Spacing between the baselines of separate lines of raised characters within a message shall be 135% min. & 170% max. of the raised character height.

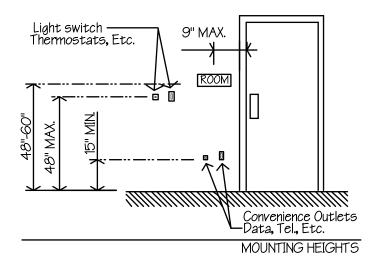
TAS SECTION 703.3 - BRAILLE. Braille shall be contracted (Grade 2) & shall comply with 703.3 &

TAS SECTION 703.3.1 - DIMENSIONS AND CAPITALIZATION. Braille dots shall have a domed or rounded shape & shall comply with Table 703.3.1. The indication of an uppercase letter or letters shall only be used before the first word of sentences, proper nouns and names, individual letters of the alphabet, initials, and acronyms.

TAS SECTION 703.3.2 - POSITION. Braille shall be positioned below the corresponding text. If text is multi-lined, braille shall be placed below the entire text. Braille shall be separated 3/8" min. from any other tactile characters & 3/8" min. from raised borders & decorative elements. (See Exception)

TAS SECTION 703.4 - INSTALLATION HEIGHT AND LOCATION. Signs with tactile characters shall comply with 703.4.

TAS SECTION 703.4.1 - HEIGHT ABOVE FINISH FLOOR OR GROUND. Tactile characters on signs shall be located 48" min. above the finish floor or ground surface, measured from the baseline of the lowest tactile character & 60" max. above the finish floor or ground surface, measured from the baseline of the highest tactile character. (See Exception)



TAS SECTION 703.4.2 - LOCATION. Where a tactile sign is provided at a door, the sign shall be located alongside the door at the latch side. Where a tactile sign is provided at double doors with one active leaf, the sign shall be located on the inactive leaf. Where a tactile sign is provided at double doors with two active leafs, the sign shall be located to the right of the right hand door. Where there is no wall space at the latch side of a single door or at the right side of double doors, signs shall be located on the nearest adjacent wall. Signs containing tactile characters shall be located so that a clear floor space of 18" x 18" min., centered on the tactile characters, is provided beyond the arc of any door swing between the closed position & 45° open position. (See Exception)

TAS SECTION 703.5 - VISUAL CHARACTERS. Visual characters shall comply with 703.5. (See Exception)

TAS SECTION 703.5.1 - FINISH AND CONTRAST. Characters and their background shall have a non-glare finish. Characters shall contrast with their background with either light characters on a dark background or dark characters on a light background. (See Advisory 703.5.1)

TAS SECTION 703.5.2 - CASE. Characters shall be uppercase or lowercase or a combination of both. TAS SECTION 703.5.3 - STYLE. Characters shall be conventional in form. Characters shall not be italic, oblique, script, highly decorative, or of other unusual forms.

TAS SECTION 703.5.4 - CHARACTER PROPORTIONS. Characters shall be selected from fonts where the width of the uppercase letter "O" is 55% min. & 110% max. of the height of the uppercase

TAS SECTION 703.5.5 - CHARACTER HEIGHT. Minimum character height shall comply with Table 703.5.5. Viewing distance shall be measured as the horizontal distance between the character and an obstruction preventing further approach towards the sign. Character height shall be based on the uppercase letter "I".

TAS SECTION 703.5.6 - HEIGHT FROM FINISH FLOOR OR GROUND. Visual characters shall be 40" min. above the finish floor or ground. (See Exception)

TAS SECTION 703.5.7 - STROKE THICKNESS. Stroke thickness of the uppercase letter "I" shall be 10% min. & 30% max. of the height of the character.

TAS SECTION 703.5.8 - CHARACTER SPACING. Character spacing shall be measured between the two closest points of adjacent characters, excluding word spaces. Spacing between individual characters shall be 10% min. & 35% max. of character height.

TAS SECTION 703.5.9 -LINE SPACING. Spacing between the baselines of separate lines of characters within a message shall be 135% min. & 170% max. of the character height.

TAS SECTION 703.6 - PICTOGRAMS. Pictograms shall comply with 703.6.

TAS SECTION 703.6.1 - PICTOGRAM FIELD. Pictograms shall have a field height of 6" min. Characters and braille shall not be located in the pictogram field.

TAS SECTION 703.6.2 - FINISH AND CONTRAST. Pictograms & their field shall have a non-glare finish. Pictograms shall contrast with their field with either a light pictogram on a dark field or a dark pictogram on a light field. (See Advisory 703.6.2)

TAS SECTION 703.6.3 - TEXT DESCRIPTORS. Pictograms shall have text descriptors located directly below the pictogram field. Text descriptors shall comply with 703.2, 703.3 and 703.4.

TAS SECTION 703.7 - SYMBOLS OF ACCESSIBILITY. Symbols of accessibility shall comply with

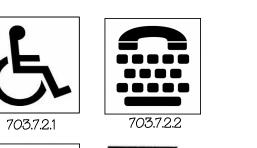
TAS SECTION 703.7.1 - FINISH AND CONTRAST. Symbols of accessibility and their background shall have a non-glare finish. Symbols of accessibility shall contrast with their background with either a light symbol on a dark background or a dark symbol on a light background. (See Advisory 703.7.1)

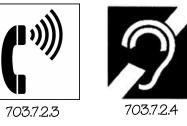
TAS SECTION 703.7.2.1 INTERNATIONAL SYMBOL OF ACCESSIBILITY. The International Symbol of Accessibility shall comply with Figure 703.7.2.1.

TAS SECTION 703.7.2.2 - INTERNATIONAL SYMBOL OF TTY. The International Symbol of TTY shall comply with Figure 703.7.2.2.

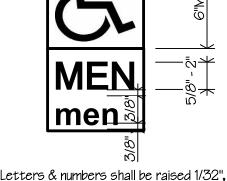
TAS SECTION 703.7.2.3 - VOLUME CONTROL TELEPHONES. Telephones with a volume control shall be identified by a pictogram of a telephone handset with radiating sound waves on a square field such as shown in Figure 703.7.2.3.

TAS SECTION 703.7.2.4 - ASSISITIVE LISTENING SYSTEMS. Assistive listening systems shall be identified by the International Symbol of Access for Hearing Loss complying with Figure 703.7.2.4.





TAS SECTION 703.7.2 - SYMBOLS.



uppercase, Sans Serif Font, & shall be accompanied with Grade 2 Braille, & shall be at least 5/8" high, but no higher than 2". CHARACTER PROPORTION

704 TELEPHONES (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

TAS SECTION 705.1 - GENERAL. Detectable warnings shall consist of a surface of truncated domes and shall comply with 705.

TAS SECTION 705.1.1 - DOME SIZE. Truncated domes in a detectable warning surface shall have a base diameter of 0.9" min. & 1.4" max., a top diameter of 50% of the base diameter min. to 65% of the base diameter max., & a height of 0.2".

TAS SECTION 705.1.2 - DOME SPACING. Truncated domes in a detectable warning surface shall have a center-to-center spacing of 1.6" min. & 2.4" max., & a base-to-base spacing of 0.65" min., measured between the most adjacent domes on a square grid. TAS SECTION 705.1.3 - CONTRAST. Detectable warning surfaces shall contrast visually with adjacent walking surfaces either light-on-dark, or dark-on-light.

TAS SECTION 705.2 - PLATFORM EDGES. Detectable warning surfaces at platform boarding edges shall be 24" wide & shall extend the full length of the public use areas of the platform.

D6 ASSISTIVE LISTENING SYSTEMS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

AUTOMATIC TELLER MACHINES AND FARE MACHINES

TAS SECTION 707.1 - GENERAL. Automatic teller machines and fare machines shall comply with 707. (See Advisory 707.1) TAS SECTION 707.2 - CLEAR FLOOR OR GROUND SPACE. A clear floor or ground space complying

with 305 shall be provided. (See Exception) TAS SECTION 707.3 - OPERABLE PARTS. Operable parts shall comply with 309. Unless a clear or correct key is provided, each operable part shall be able to be differentiated by sound or touch,

without activation. (See Exception) TAS SECTION 707.4 - PRIVACY. Automatic teller machines shall provide the opportunity for the same degree of privacy of input and output available to all individuals. (See Advisory 707.4)

TAS SECTION 707.5 - SPEECH OUTPUT. Machines shall be speech enabled. Operating instructions and orientation, visible transaction prompts, user input verification, error messages, and all displayed information for full use shall be accessible to and independently usable by individuals with vision impairments. Speech shall be delivered through a mechanism that is readily available to all users, including but not limited to, an industry standard connector or a telephone handset. Speech shall be

TAS SECTION 707.5.1 - USER CONTROL. Speech shall be capable of being repeated or interrupted. Volume control shall be provided for the speech function. (See Exception)

recorded or digitized human, or synthesized. (See Exceptions) (See Advisory 707.5)

TAS SECTION 707.5.2 - RECEIPTS. Where receipts are provided, speech output devices shall provide audible balance inquiry information, error messages, and all other information on the printed receipt necessary to complete or verify the transaction. (See Exceptions)

TAS SECTION 707.6 - INPUT. Input devices shall comply with 707.6.

TAS SECTION 707.6.1 - INPUT CONTROLS. At least one tactilely discernible input control shall be provided for each function. Where provided, key surfaces not on active areas of display screens, shall be raised above surrounding surfaces. Where membrane keys are the only method of input, each shall be tactilely discernable from surrounding surfaces and adjacent keys.

TAS SECTION 707.6.2 - NUMERIC KEYS. Numeric keys shall be arranged in a 12-key ascending or descending telephone keypad layout. The number five key shall be tactilely distinct from the other keys. (See Advisory 707.6.2)

TAS SECTION 707.6.3 - FUNCTION KEYS. Function keys shall comply with 707.6.3.

TAS SECTION 707.6.3.1 - CONTRAST. Function keys shall contrast visually from background surfaces. Characters and symbols on key surfaces shall contrast visually from key surfaces. Visual contrast shall be either lighton-dark or dark-on-light. (See Exception)

TAS SECTION 707.6.3.2 - TACTILE SYMBOLS. Function key surfaces shall have tactile symbols as follows: Enter or Proceed key: raised circle; Clear or Correct key: raised left arrow; Cancel key: raised letter ex; Add Value key: raised plus sign; Decrease Value key: raised minus sign.

TAS SECTION 707.7 -DISPLAY SCREEN. The display screen shall comply with 707.7. (See Exception) TAS SECTION 707.7.1 - VISIBILITY. The display screen shall be visible from a point located 40" above the center of the clear floor space in front of the machine.

TAS SECTION 707.7.2 - CHARACTERS. Characters displayed on the screen shall be in a sans serif font. Characters shall be 3/16" high min. based on the uppercase letter "I". Characters shall contrast with their background with either light characters on a dark background or dark characters on a light background.

shall be provided. Braille shall comply with 703.3. 708 TWO-WAY COMMUNICATION SYSTEMS (REFER TEXAS ACCESSIBILITY STANDARDS AND

TAS SECTION 707.8 - BRAILLE INSTRUCTIONS. Braille instructions for initiating the speech mode

OTHER DESIGN GUIDELINES)

TAS SECTION 801.1 SCOPE. The provisions of Chapter 8 shall apply where required by Chapter 2 or where referenced by a requirement in this document. (See Advisory 801.1)

302 WHEELCHAIR SPACES, COMPANION SEATS, AND DESIGNATED AISLE SEATS TAS SECTION 802.1 - WHEELCHAIR SPACES. Wheelchair spaces shall comply with 802.1.

TAS SECTION 802.1.1 - FLOOR OR GROUND SURFACE. The floor or ground surface of wheelchair spaces shall comply with 302. Changes in level are not permitted. (See Exception)

TAS SECTION 802.1.2 - WIDTH. A single wheelchair space shall be 36" wide min. Where two adjacent

wheelchair spaces are provided, each wheelchair space shall be 33" wide min. TAS SECTION 802.1.3 - DEPTH. Where a wheelchair space can be entered from the front or rear, the

wheelchair space shall be 48" deep min. Where a wheelchair space can be entered only from the side,

TAS SECTION 802.1.4 - APPROACH. Wheelchair spaces shall adjoin accessible routes. Accessible routes shall not overlap wheelchair spaces. (See Advisory 802.1.4)

TAS SECTION 802.1.5 - OVERLAP. Wheelchair spaces shall not overlap circulation paths. (See Advisory 802.1.5)

the wheelchair space shall be 60" deep min.

TAS SECTION 802.2 - LINES OF SIGHT. Lines of sight to the screen, performance area, or playing field for spectators in wheelchair spaces shall comply with 802.2.

TAS SECTION 802.2.1 - LINES OF SIGHT OVER SEATED SPECTATORS. Where spectators are expected to remain seated during events, spectators in wheelchair spaces shall be afforded lines of sight complying with 802.2.1.

TAS SECTION 802.2.1.1 - LINES OF SIGHT OVER HEADS. Where spectators are provided lines of sight over the heads of spectators seated in the first row in front of their seats, spectators seated in wheelchair spaces shall be afforded lines of sight over the heads of seated spectators in the first row in front of wheelchair spaces.

TAS SECTION 802.2.1.2 - LINES OF SIGHT BETWEEN HEADS. Where spectators are provided lines of sight over the shoulders and between the heads of spectators seated in the first row in front of their seats, spectators seated in wheelchair spaces shall be afforded lines of sight over the shoulders and between the heads of seated spectators in the first row in front of wheelchair spaces.

TAS SECTION 802.2.2 - LINES OF SIGHT OVER STANDING SPECTATORS. Where spectators are expected to stand during events, spectators in wheelchair spaces shall be afforded lines of sight complying with 802.2.2.

TAS SECTION 802.2.2.1 - LINES OF SIGHT OVER HEADS. Where standing spectators are provided lines of sight over the heads of spectators standing in the first row in front of their seats, spectators seated in wheelchair spaces shall be afforded lines of sight over the heads of standing spectators in the first row in front of wheelchair spaces.

TAS SECTION 802.2.2.2 - LINES OF SIGHT BETWEEN HEADS. Where standing spectators are provided lines of sight over the shoulders and between the heads of spectators standing in the first row in front of their seats, spectators seated in wheelchair spaces shall be afforded lines of sight over the shoulders and between the heads of standing spectators in the first row in front of wheelchair spaces.

TAS SECTION 802.3 - COMPANION SEATS. Companion seats shall comply with 802.3.

TAS SECTION 802.3.1 - ALIGNMENT. In row seating, companion seats shall be located to provide shoulder alignment with adjacent wheelchair spaces. The shoulder alignment point of the wheelchair space shall be measured 36" from the front of the wheelchair space. The floor surface of the companion seat shall be at the same elevation as the floor surface of the wheelchair space.

TAS SECTION 802.3.2 - TYPE. Companion seats shall be equivalent in size, quality, comfort, and amenities to the seating in the immediate area. Companion seats shall be permitted to be movable. TAS SECTION 802.4 -DESIGNATED AISLE SEATS. Designated aisle seats shall comply with 802.4.

TAS SECTION 802.4.1 - ARMRESTS. Where armrests are provided on the seating in the immediate area, folding or retractable armrests shall be provided on the aisle side of the seat.

TAS SECTION 802.4.2 - IDENTIFICATION. Each designated aisle seat shall be identified by a sign or

803 DRESSING, FITTING, AND LOCKER ROOMS TAS SECTION 803.1 - GENERAL. Dressing, fitting, & locker rooms shall comply with 803. (See Advisory 803.1)

marker. (See Advisory 802.4.2)

AND OTHER DESIGN GUIDELINES)

TAS SECTION 803.2 - TURNING SPACE. Turning space complying with 304 shall be provided within

ground space complying with 305.3 is provided beyond the arc of the door swing. TAS SECTION 803.4 - BENCHES. A bench complying with 903 shall be provided within the room. TAS SECTION 803.5 - COAT HOOKS AND SHELVES. Coat hooks provided within the room shall be

located within one of the reach ranges specified in 308. Shelves shall be 40" min. & 48" max, above

TAS SECTION 803.3 - DOOR SWING. Doors shall not swing into the room unless a clear floor or

the finish floor or ground. <u> SECTION 804 - KITCHENS AND KITCHENETTES (</u>REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

CTION 805 - MEDICAL CARE AND LONG-TERM CARE FACILITIES (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES)

CTION 806 - TRANSIENT LODGING GUEST ROOMS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER DESIGN GUIDELINES) TION 807 - HOLDING CELLS AND HOUSING CELLS (REFER TEXAS ACCESSIBILITY STANDARDS

SECTION 808 - COURTROOMS

entry ramps shall provide unobstructed turning space complying with 304.

TAS SECTION 808.1 - GENERAL. Courtrooms shall comply with 808. TAS SECTION 808.2 - TURNING SPACE. Where provided, areas that are raised or depressed & accessed by ramps or platform lifts with

defined area, clear floor space complying with 305. (See Exception) TAS SECTION 808.4 - JUDGES' BENCHES AND COURTROOM STATIONS. Judges' benches, clerks'

stations, bailiffs' stations, deputy clerks' stations, court reporters' stations & litigants' & counsel stations shall comply with 902. SECTION 809 - RESIDENTIAL DWELLINGS UNITS (REFER TEXAS ACCESSIBILITY STANDARS AND

TAS SECTION 808.3 - CLEAR FLOOR SPACE. Each jury box and witness stand shall have, within its

OTHER DESIGN GUIDELINES) SECTION 810 - TRANSPORT FACILITIES (REFER TEXAS ACCESSIBILITY STANDARS AND OTHER DESIGN GUIDELINES)

<u>CCTION 811 - STORAGE (</u>REFER TEXAS ACCESSIBILITY STANDARS AND OTHER DESIGN

CHAPTER 9: BUILT-IN ELEMENTS (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER

CHAPTER 10: RECREATION FACILITIES (REFER TEXAS ACCESSIBILITY STANDARDS AND OTHER

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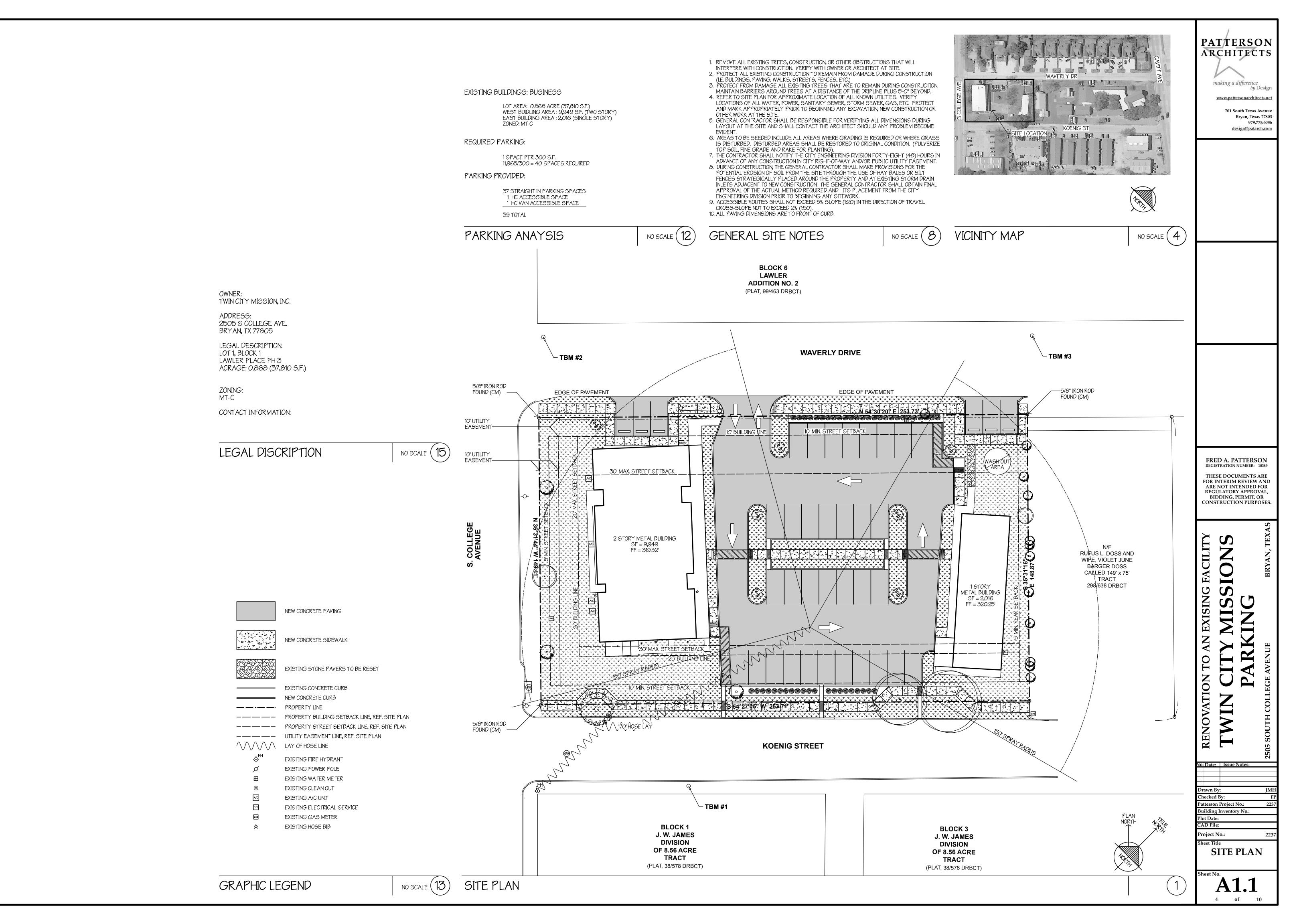
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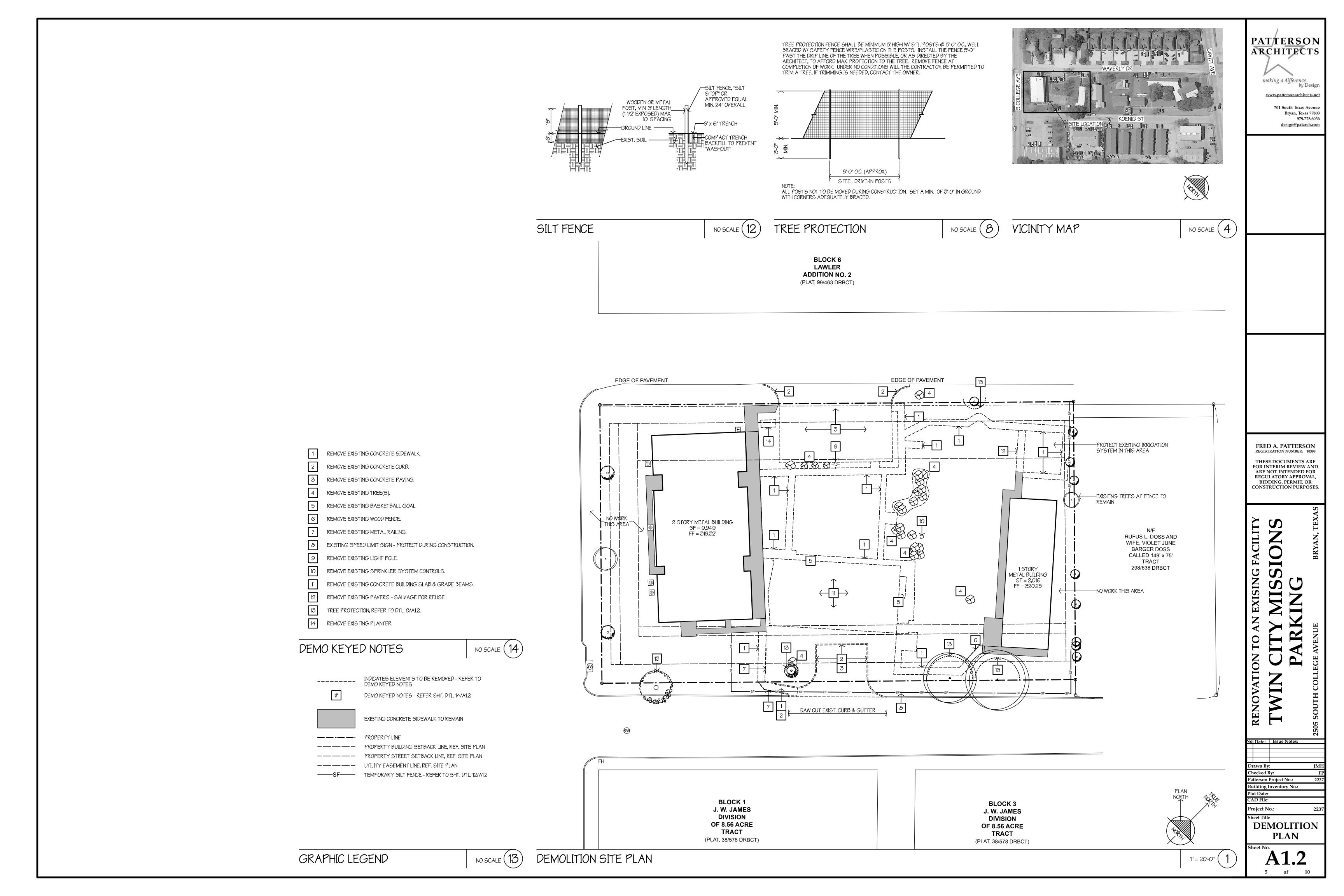
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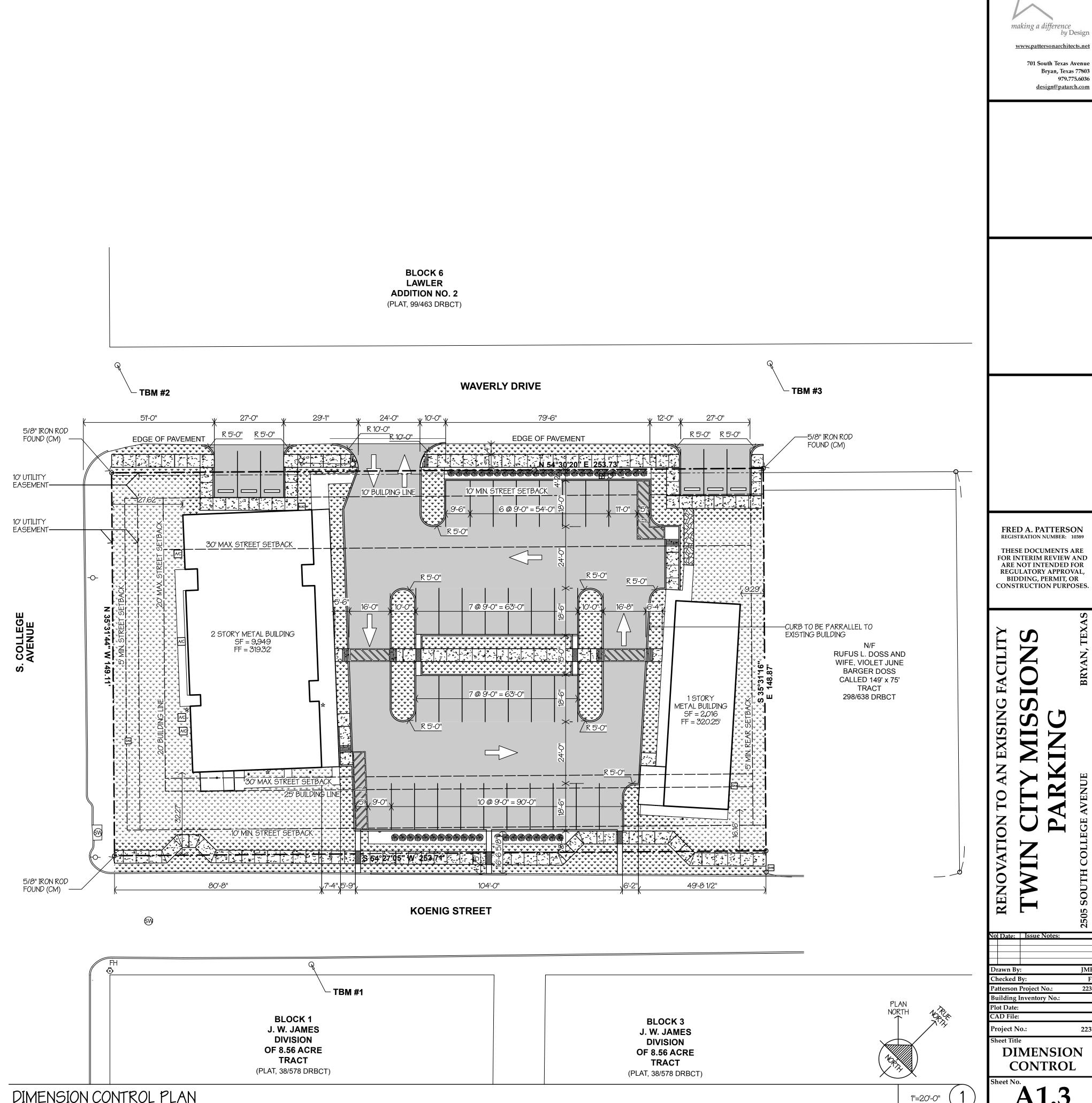
**TAS 2012** 

ARCHITECTURAL BARRIERS ACT, ARTICLE 9102, TEXAS CIVIL STATUTES FOR THE COMPLETE STANDARDS. PATTERSON ARCHITECTS IS NOT RESPONSIBLE FOR THE COMPLETENESS OR ACCURACY OF THE ABOVE GUIDELINES.

THE ABOVE GUIDELINES ARE NOT A COMPLETE REITERATION OF THE TEXAS ACCESSIBILITY STANDARDS (TAS) BUT AN EXCERPT OF SELECTED TECHNICAL REQUIREMENTS PROVIDED FOR THE CONTRACTOR'S CONVIENCE. REFER TO THE







NEW CONCRETE PAVING NEW CONCRETE SIDEWALK EXISTING STONE PAVERS TO BE RESET EXISTING CONCRETE CURB NEW CONCRETE CURB 

———— UTILITY EASEMENT LINE, REF. SITE PLAN

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**DIMENSION** CONTROL

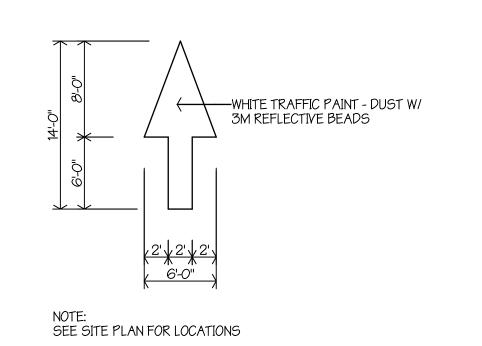
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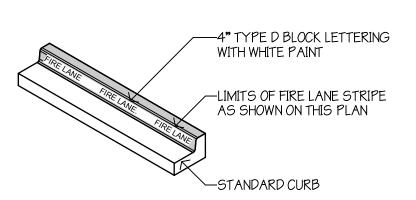
GRAPHIC LEGEND

DIMENSION CONTROL PLAN



STRAIGHT ARROW

NO SCALE (20)



1. STRIPING TO BE DONE IN ACCORDANCE WITH CITY STANDARDS. THE PAVEMENT MARKINGS SHALL BE FROM THE POINT THE FIRE LANE

BEGINS TO THE POINT THE FIRE LANE ENDS. 2. STRIPING TO BE CONTINUOUS EIGHT INCH (8") WIDE PAINTED "TRAFFIC RED" WITH FOUR INCH (4") HIGH LÈTTERING PAINTED

FIRE LANE STRIPING

NO SCALE (19)

KEYED NOTES

TYPICAL CONCRETE CURB, REFER TO DTL. 9/A1.6

PAINTED 4" PARKING STRIPE, REFER TO DTL. 12/A1.4

ACCESSIBLE PARKING SPACE, REFER TO DTL. 1/A1.6

CROSSWALK DETAIL, REFER TO DTL. 3A1.6

CROSSWALK DETAIL, REFER TO DTL. 7/A1.6

NEW CONCRETE SIDEWALK, REFER TO DTL. 6/A1.6

CONCRETE TRENCH DRAIN, REFER TO DTL. 16/A1.6

CONCRETE WALK, REFER TO DTL. 18/A1.6

4" PVC SLEEVE, REFER TO DTL. 18/A1.4

FIRE LANE SIGNAGE, REFER TO DTL. 12/A1.6

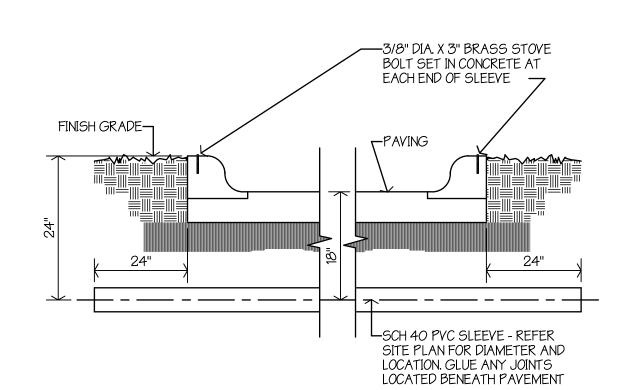
REFER TO DTL. 14/A1.6 ALTERNATE PARKING

CONCRETE CURB AT SIDEWALK, REFER TO DTL. 13/A1.6

CONCRETE FLUME - TRANSITION FLUME TO TRENCH DRAIN,

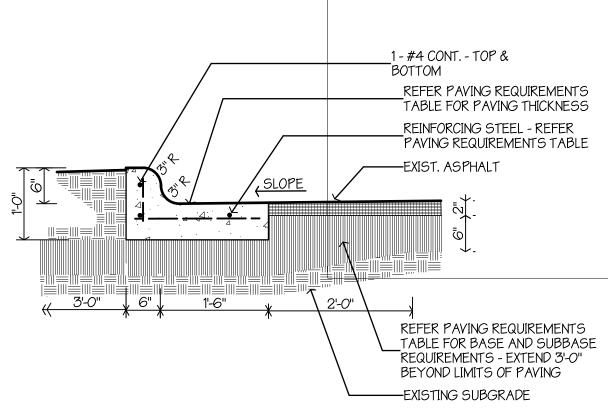
NEW CONCRETE CURB TO EXISTING - MATCH EXISTING CURB DIMENSIONS, REFER TO DTL. 17/A1.4

VAN ACCESSIBLE PARKING SPACE, REFER TO DTL. 5/A1.6



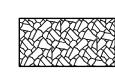
SLEEVE DETAIL

NO SCALE (18)



NEW CONCRETE PAVING

NEW CONCRETE SIDEWALK

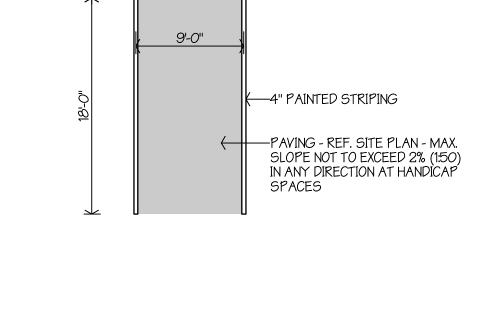


EXISTING STONE PAVERS TO BE RESET

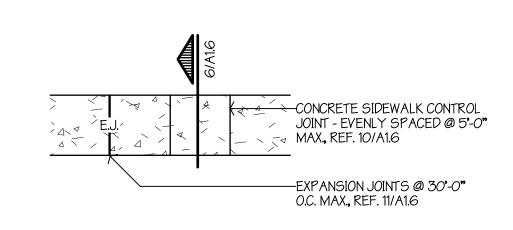
EXISTING CONCRETE CURB

NEW CONCRETE CURB

PROPERTY BUILDING SETBACK LINE, REF. SITE PLAN PROPERTY STREET SETBACK LINE, REF. SITE PLAN UTILITY EASEMENT LINE, REF. SITE PLAN EXPANSION JOINT, REFER TO DTL. 11/A1.6 ---- CONTROL JOINT, REFER TO DTL. 10/A1.6



---6" HIGH CONC. CURB



PAVING REQUIREMENTS\* LOCATION THK. REINF. SUB-BASE PAVING 5" | #3 @ 16" O.C.E.W. | 3000 | 6" COMP. FILL | EXIST. EARTH SIDEWALK 4" | #3 @ 16" O.C.E.W. | 3000 | 6" COMP. FILL | EXIST. EARTH

. AT ALL PAVING, REMOVE TOPSOIL, VEGETATION, & ROOTS. CUT OR ADD FILL AS REQD. 2. ALL FILL SHALL BE SELECT AS SPECIFIED. LACKING SPECIFICATIONS, MAX. P.I. = 20. 3. ALL BASE MATERIAL SHALL BE COMPACTED AS SPECIFIED. LACKING SPECS, COMPAC

4. ALL FILL BELOW PAVING SHALL BE COMPACTED AS SPECIFIED. LACKING SPECS, COMPACT TO 95% STANDARD PROCTOR IN MAX. 6" LIFTS.

5. ALL FILL NOT BELOW PAVING OR FOUNDATION SHALL BE COMPACTED AS SPECIFIED. LACKING SPECS, COMPACT TO 90% STANDARD.

TO 95% STANDARD PROCTOR IN MAX. 6" LIFTS.

\* SEE THE PROJECT MANUAL FOR SPECIFICATIONS WHICH OVER RULE CONFLICTING INFORMATION SHOWN HERE. FOR FOUNDATION REQUIREMENTS - SEE THE SPECIFICATIONS OR THE FOUNDATION DRAWINGS. REQUIREMENTS ABOVE INDICATE GENERAL REINFORCING ONLY - SEE DETAILS FOR ADDITIONAL REQUIREMENT AT JOINTS, BEAMS, TURN DOWNS, AND OTHER SPECIAL LOCATIONS.

TYPICAL PARKING STRIPING TYPICAL SIDEWALK NO SCALE (8)NO SCALE

PAVING REQUIREMENTS

NO SCALE (4

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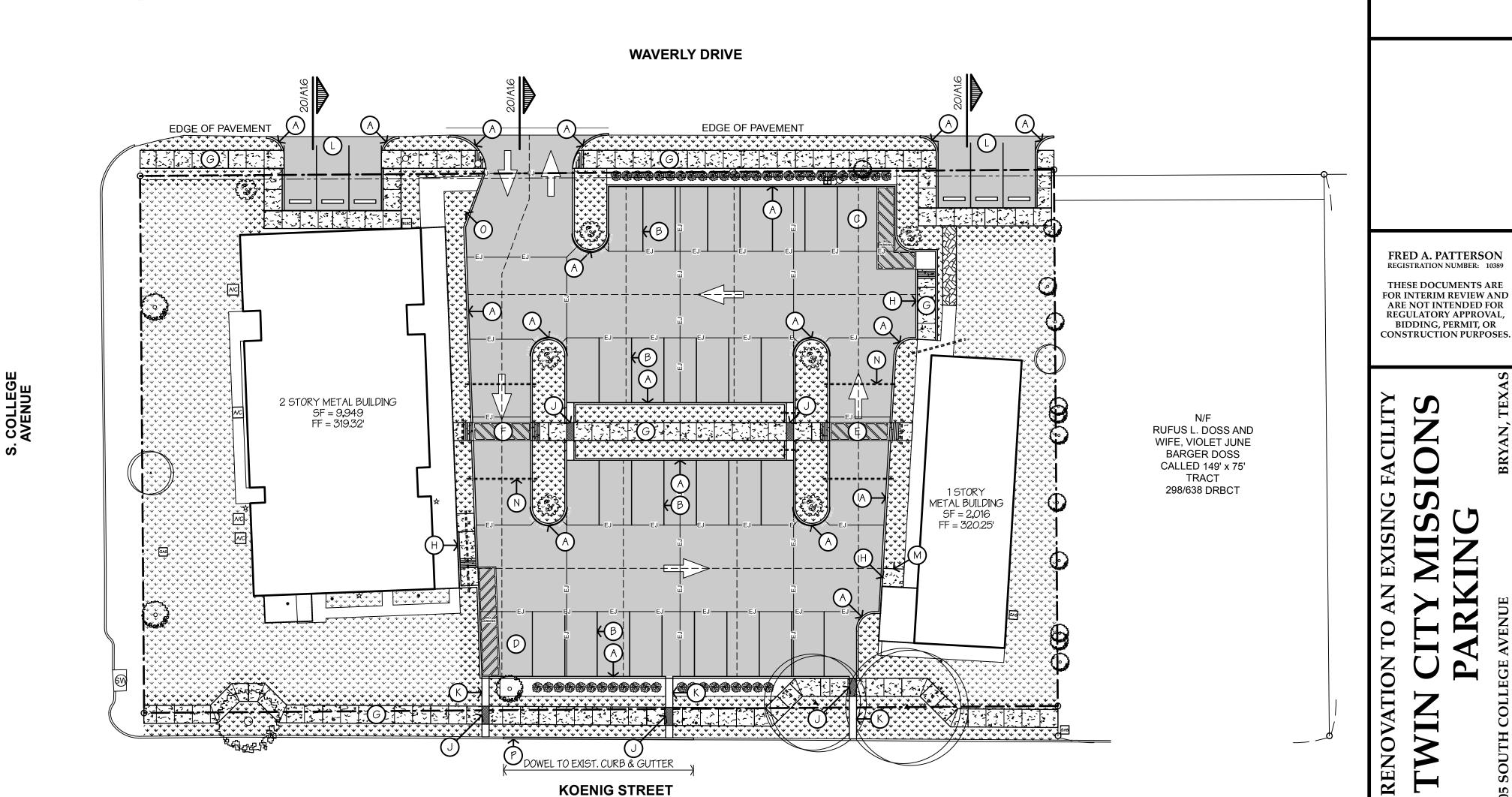
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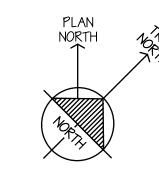
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**BLOCK 6 LAWLER ADDITION NO. 2** (PLAT, 99/463 DRBCT)



BLOCK 1 J. W. JAMES DIVISION **OF 8.56 ACRE** TRACT (PLAT, 38/578 DRBCT)

BLOCK 3 J. W. JAMES DIVISION OF 8.56 ACRE TRACT (PLAT, 38/578 DRBCT)



PAVING & **JOINT PLAN** 

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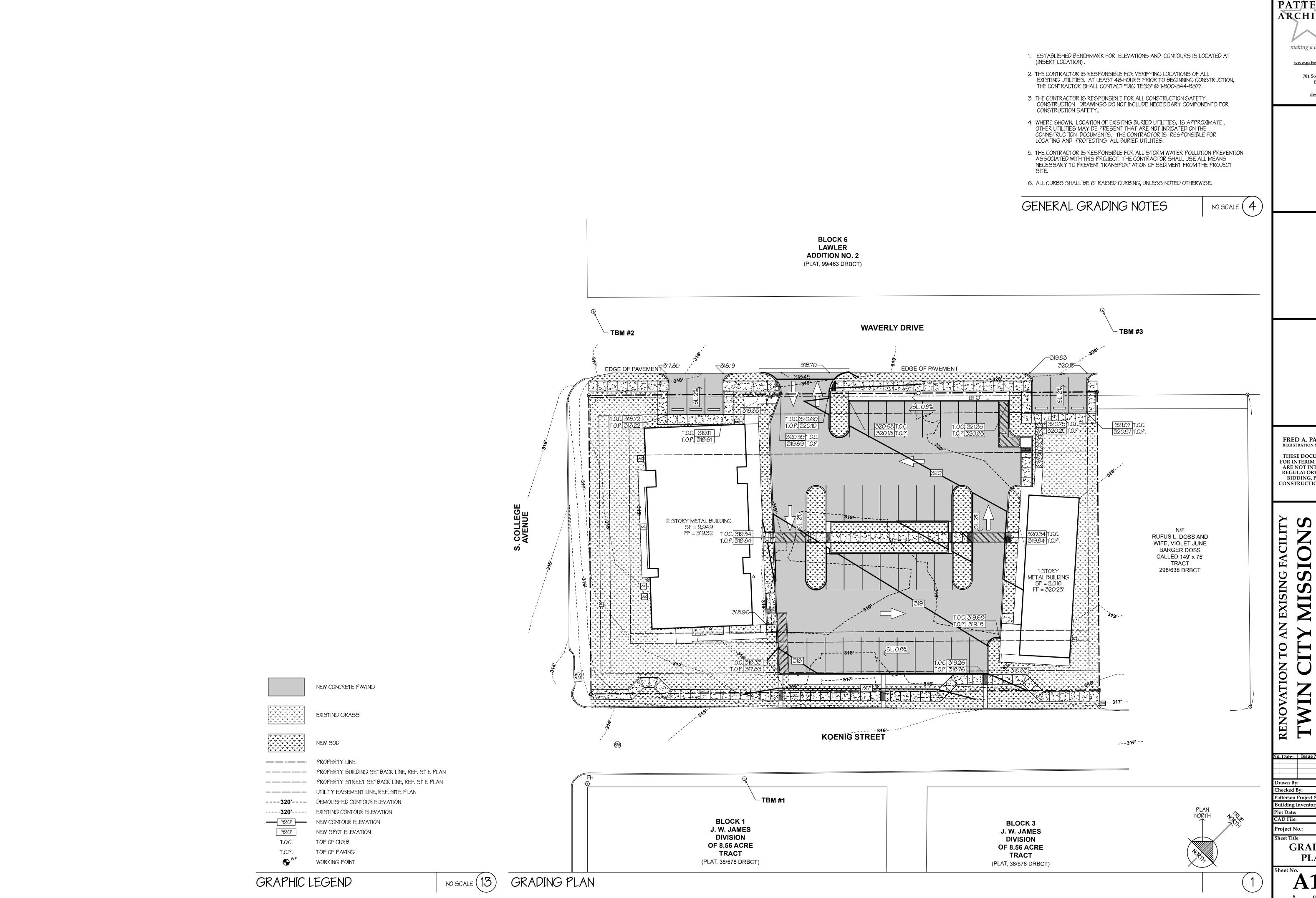
roject No.:

tterson Project No.:

PAVING & JOINT PLAN

GRAPHIC LEGEND NEW CURB TO EXIST.

1"=20'-0"



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FRED A. PATTERSON REGISTRATION NUMBER: 10389

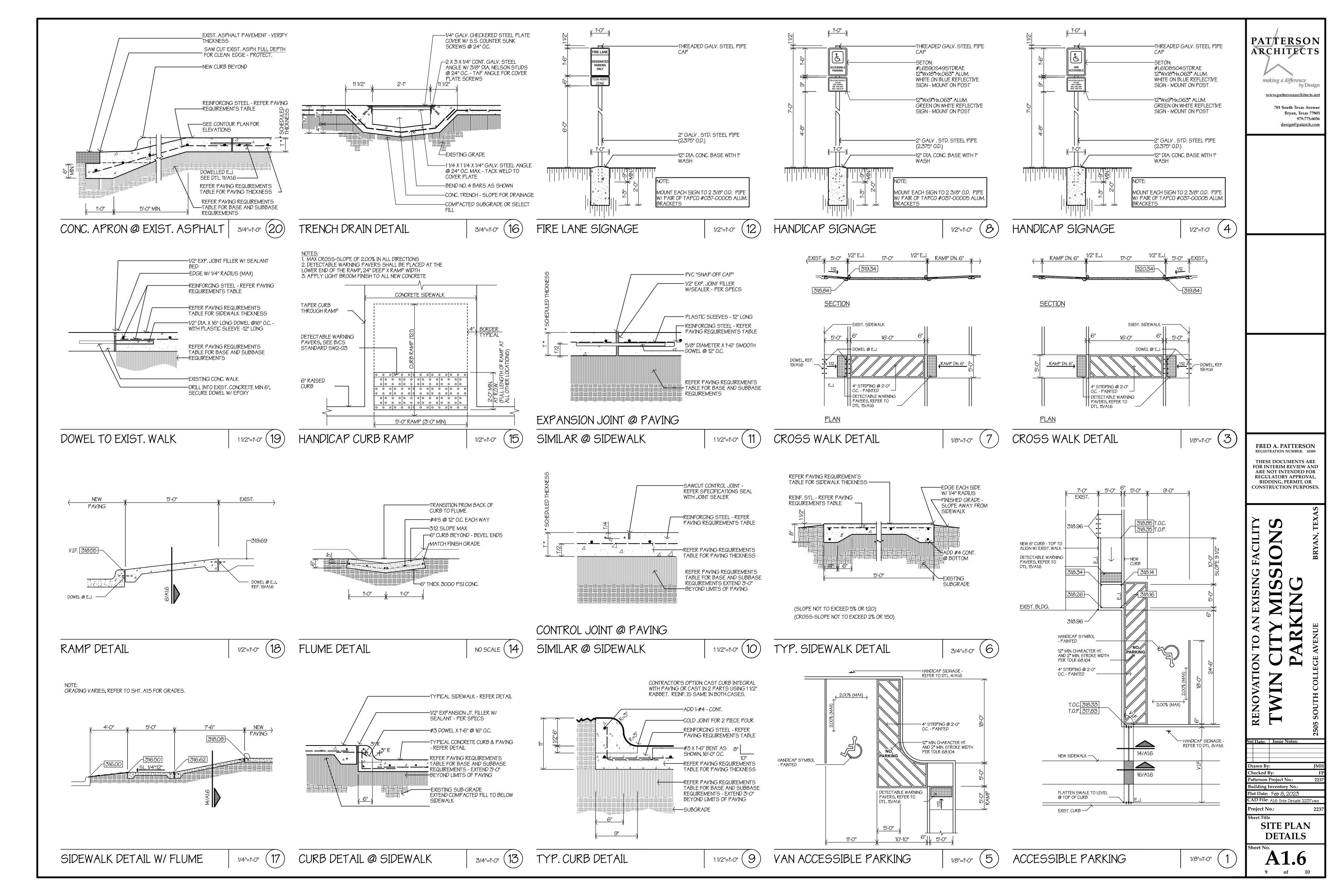
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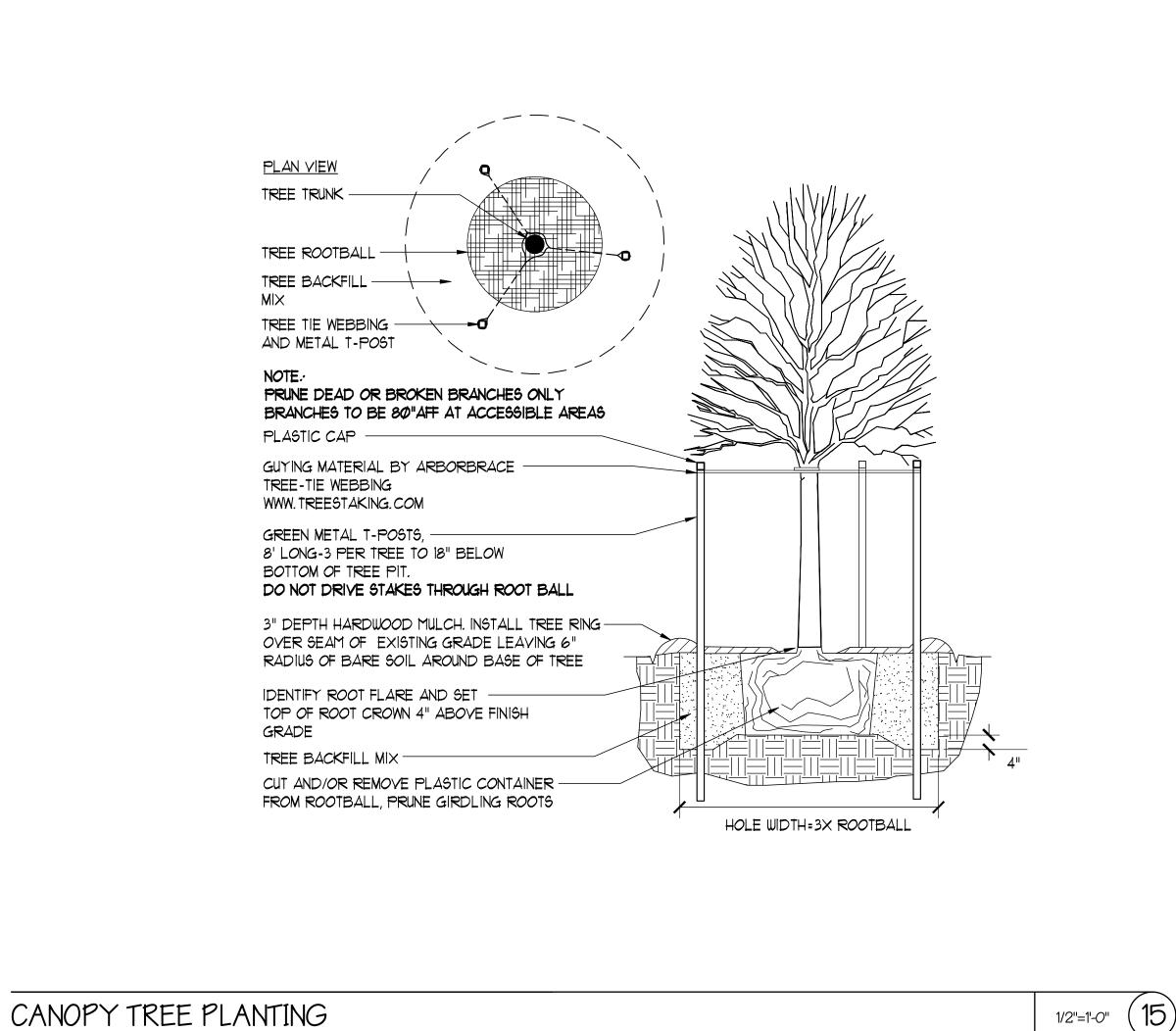
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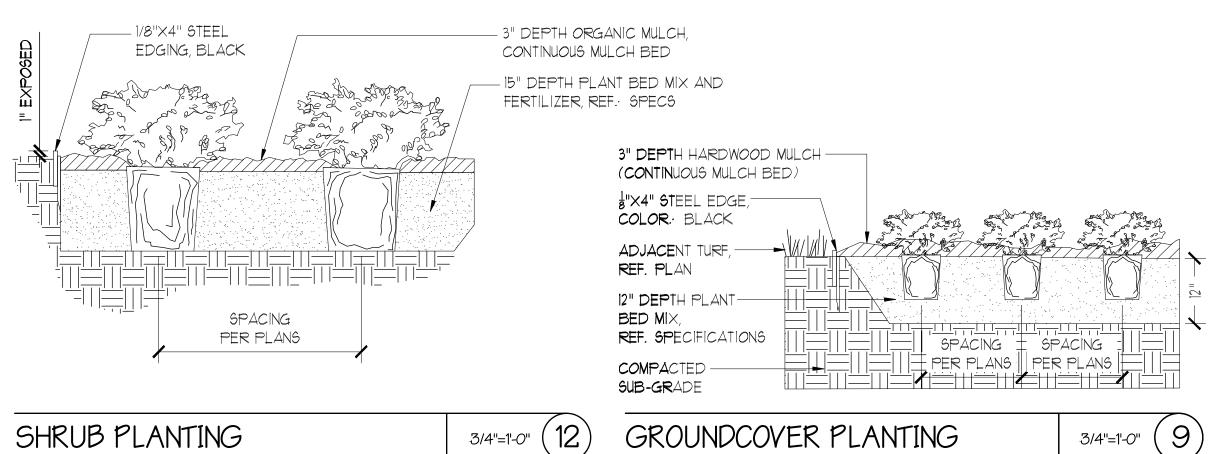
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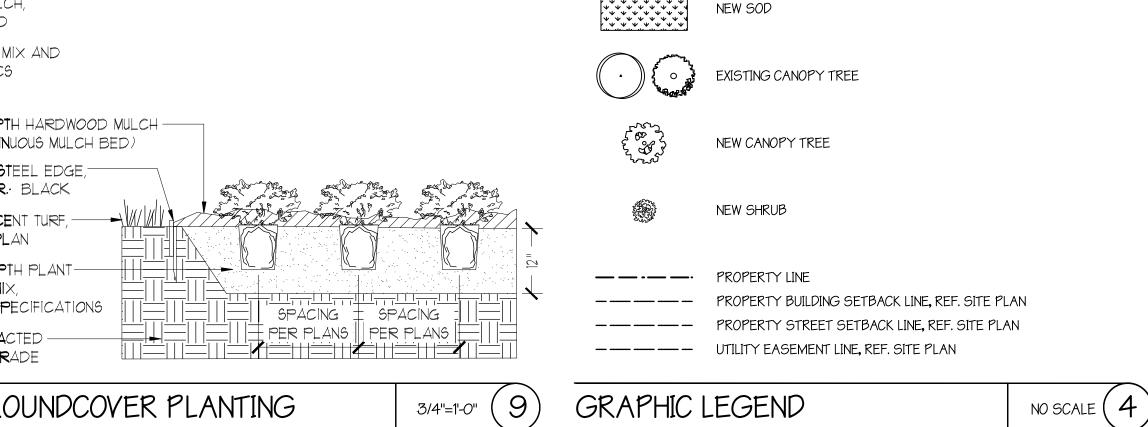
roject No.: GRADING

**PLAN** 



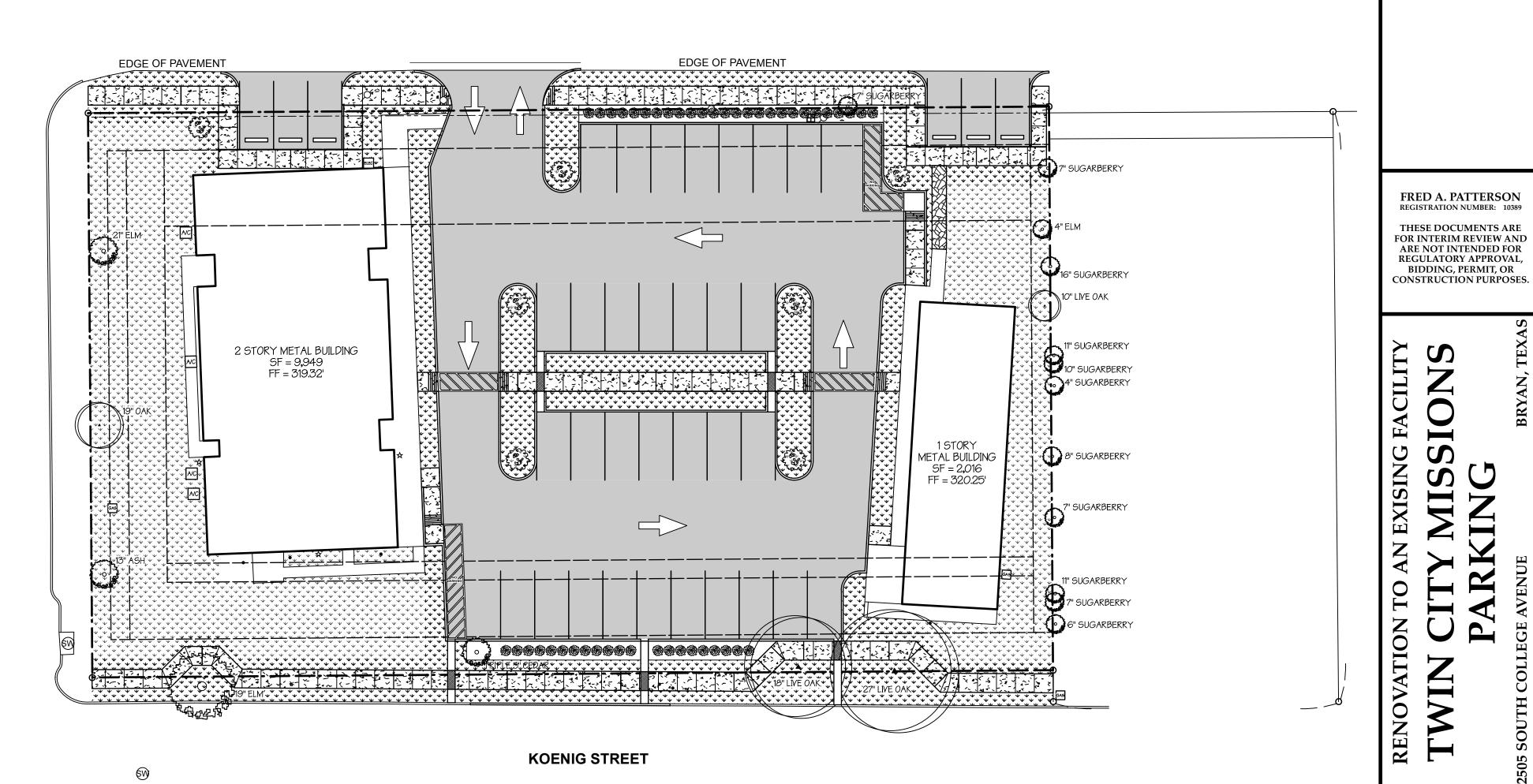






EXISTING GRASS

**WAVERLY DRIVE** 



SITE LANDSCAPE LEGEND COMMON NAME/BOTANICAL NAME SPACING SF VALUES <u>TOTALS</u> COMMON BERMUDA 0 SF NEW SHRUBS TEXAS SAGE / LEUCOPHYLLUM FRETESCENS 2-5 GAL 3'-0" 480 SF CALIPER NEW CANOPY TREES 1,400 SF AMERICAN ELM / ULMUS AMERICANA 65 GAL 200 EXISTING CANOPY TREES ASH, ELM & SUGARBERRY 6,400 SF LIVE OAK / QUERCUS VIRGINIANA 800 SF LANDSCAPE AREA PROVIDED: 9,080 SF TOTAL AREA REQUIRED: 37,810 SF/10% = 3,781 SF

**PLAN** 

**LANDSCAPE** 

**IMIN** 

Drawn By: Checked By:

CAD File: roject No.:

atterson Project No.:

**PATTERSON** 

ARCHITECTS

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FRED A. PATTERSON REGISTRATION NUMBER: 10389 THESE DOCUMENTS ARE

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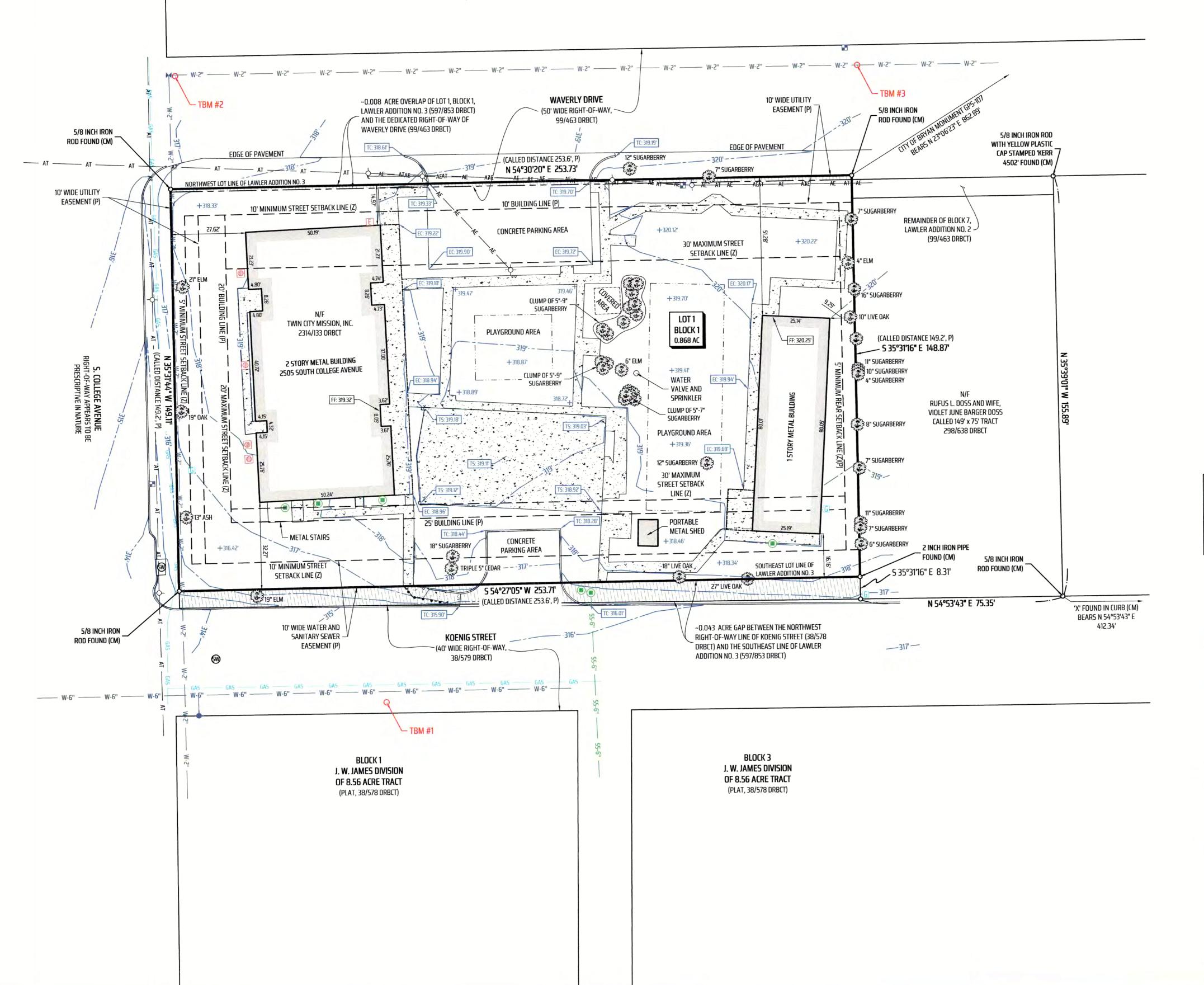
Bryan, Texas 77803

979.775.6036 design@patarch.com

LANDSCAPE PLAN

1"=20'-0"

#### BLOCK 6 LAWLER ADDITION NO. 2 (PLAT, 99/463 DRBCT)





DRBCT = DEED RECORDS OF BRAZOS COUNTY, TEXAS

ORBCT = OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS

OPRBCT = OFFICIAL PUBLIC
RECORDS OF BRAZOS COUNTY,

123/456 = VOLUME AND PAGE FROM PUBLIC COUNTY RECORDS

N/F = NOW OR FORMERLY

() = RECORD INFORMATION

(P) = PER PLAT, 597/853 DRBCT

TC = TOP OF CURB

TS = TOP OF SLAB

EC = EDGE OF CONCRETE

.. ...

₩ATER METER
FIRE HYDRANT

CLEAN OUT

STORM SEWER MANHOLE

OUTILITY POLE

☐ LIGHT POLE/STANDARD ☐ GUY WIRE

A/C UNIT
 GAS METER

AERIAL TELEPHONE LINES
AERIAL ELECTRIC LINES
WOOD FENCE

ELECTRIC SERVICE

HAND RAIL
CONCRETE

APPROXIMATE LOCATION OF 6" SANITARY SEWER LINE

APPROXIMATE LOCATION OF 6" WATER LINE

APPROXIMATE LOCATION OF 2" WATER LINE

----- W-2" -----

#### FLOOD PLAIN NOTES:

THIS TRACT LIES WITHIN FLOOD ZONE 'X' UNSHADED AND DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD AREA SUBJECT TO THE 1% ANNUAL CHANCE FLOOD (100 YEAR FLOOD PLAIN) ACCORDING TO THE BRAZOS COUNTY FLOOD INSURANCE RATE MAP (FIRM) PANEL NO. 48041C0215F, REVISED DATE: 04-02-2014.

#### BENCHMARK NOTES

PROJECT BENCHMARK

CITY OF BRYAN MONUMENT GPS-107 N:10221494.41, E:3545697.81, ELEV:326.38' (ELEVATION DATUM NAVD 1988)

#### TBM #1

5/8 INCH IRON ROD WITH RED PLASTIC CAP STAMPED 'KERR SURV. CONTROL POINT' SET ON THE SOUTHEAST SIDE OF KOENIG STREET, ~70 FEET NORTHEAST OF THE FIRE HYDRANT FOUND AT THE INTERSECTION OF KOENIG STREET AND S. COLLEGE AVENUE

N:10220441.72, E:3545326.29, ELEV:315.65'

#### TBM

5/8 INCH IRON ROD WITH RED PLASTIC CAP STAMPED 'KERR SURV. CONTROL POINT' SET ON THE NORTHWEST SIDE OF WAVERLY DRIVE AT THE INTERSECTION WITH S. COLLEGE AVENUE, ~2.5 FEET NORTHEAST OF A WATER VALVE N:10220589.14, E:3545130.38, ELEV:317.88'

#### TBM #3

5/8 INCH IRON ROD WITH RED PLASTIC CAP STAMPED 'KERR SURV. CONTROL POINT' SET ON THE NORTHWEST SIDE OF WAVERLY DRIVE ACROSS FROM THE NORTHWEST CORNER OF LOT 1, ~8 FEET EAST OF A WATER METER

N:10220735.79, E:3545337.79, ELEV:321.09'

\*\*\*COORDINATES SHOWN HEREON ARE TEXAS STATE PLANE CENTRAL ZONE GRID (NOT SURFACE) NAD 83 COORDINATES\*\*\*



SCALE: 1" = 20'

#### GENERAL NOTES

BEARING SYSTEM SHOWN HEREON IS BASED ON THE TEXAS STATE PLANE CENTRAL ZONE GRID NORTH AS ESTABLISHED FROM GPS OBSERVATION USING THE LEICA SMARTNET NAD83 (NA2011) EPOCH 2010 MULTI-YEAR CORS SOLUTION 2 (MYCS2).

DISTANCES SHOWN HEREON ARE SURFACE DISTANCES UNLESS OTHERWISE NOTED. TO OBTAIN GRID DISTANCES (NOT AREAS) DIVIDE BY A COMBINED SCALE FACTOR OF 1.00009722035679 (CALCULATED USING GEOID12B).

(CM) INDICATES CONTROLLING MONUMENT FOUND AND USED TO ESTABLISH PROPERTY BOUNDARIES.

THIS SURVEY PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT. EASEMENTS AND OTHER MATTERS MAY APPLY.

UNDERGROUND UTILITIES ARE APPROXIMATED BASED ON ABOVE GROUND FEATURES, AVAILABLE MAPS AND MARKINGS BY UTILITY PROVIDERS.

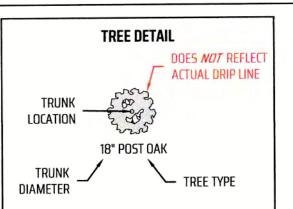
THIS PLAT WAS PREPARED IN CONJUNCTION WITH A FIELD NOTES DESCRIPTION (METES AND BOUNDS). THE PLAT AND FIELD NOTES ARE INTENDED TO BE ONE INSTRUMENT TOGETHER.

ADDITIONAL UTILITIES MAY EXIST THAT ARE NOT SHOWN ON THIS SURVEY.

#### ZONING SETBACK NOTES

ACCORDING TO THE CITY OF BRYAN ONLINE ZONING MAP REFERENCED ON 12-02-2022, THIS TRACT IS ZONED MIDTOWN-CORRIDOR [MT-C] AND IS SUBJECT TO THE FOLLOWING BUILDING SETBACKS (Z) AS SHOWN HEREON:

FRONT STREET SETBACK (S. COLLEGE) - 5' MINIMUM; 20' MAXIMUM SIDE SETBACK (STREET) - 10' MINIMUM; 30' MAXIMUM REAR SETBACK - 5' MINIMUM



#### SURVEYOR'S CERTIFICATE:

I, NATHAN PAUL KERR, R.P.L.S. NO. 6834, DO HEREBY CERTIFY THAT THIS SURVEY SUBSTANTIALLY COMPLIES WITH THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYORS MANUAL OF PRACTICE REQUIREMENTS FOR A CATEGORY 18 & 6, CONDITION 3, STANDARD LAND & TOPOGRAPHIC SURVEY AS MADE ON THE GROUND UNDER MY SUPERVISION.



#### REVISED 12-13-2022: ADDED 4" AND LARGER TREE LOCATIONS

#### STANDARD LAND & TOPOGRAPHIC SURVEY PLAT OF

LOT 1, BLOCK 1

LAWLER ADDITION NO. 3

VOLUME 597, PAGE 853 DRBCT
ZENO PHILLIPS LEAGUE SURVEY, ABSTRACT 45
BRYAN, BRAZOS COUNTY, TEXAS



"When one person stands to gain over another, the facts must be uncovered"

SCALE: 1 INCH = 20 FEET

SURVEY DATE: 12-02-2022 | PLAT DATE: 12-06-2022

JOB NUMBER: 22-924 | CAD NAME: 22-924-TOPO-S

POINT FILE: C-CLUB-GRID (cont); 22-924-ALL (job)

DRAWN BY: WJB CHECKED BY: NPK

PREPARED BY: KERR SURVEYING, LLC

TBPELS FIRM#10018500

409 N. TEXAS AVENUE, BRYAN, TEXAS 77803

PHONE: (979) 268-3195

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