

Chapter HFS 52

APPENDIX B

FACILITY ACCESSIBILITY REQUIREMENTS

| Facility Accessibility Feature | All residents able to walk without means of support such as canes, crutches or walkers | One or more residents able to walk only with support of canes, crutches or walkers, or unable to walk |
|---|--|---|
| a. Ramped or grade level for at least 2 primary entrances from street, alley or ancillary parking to a primary floor | Not Required | Required ¹ |
| b. Accessible building entrance to a grade level floor within 30 inches of finished grade | Permitted | Required ¹ |
| c. Accessible entrance door must be at least 36 inches in width. | Not Required ² | Required |
| d. All interior passageway doors on primary floor must have at least a 2'8" wide clear opening | Permitted ² | Required |
| e. At least one of the following between interior floor levels: elevator, ramp or lift | Not Required | Required ^{3,4} |
| f. Unobstructed interior access to all common-use areas. | Required | Required |
| g. Unobstructed interior access to bathing and toilet facilities. | Required ⁵ | Required ⁵ |
| h. Grab bars for toilet and bath fixtures | Not Required | Required ⁶ |
| i. Compliance with ch. Comm 62 Usable bathrooms | Not Required | Required ⁵ |
| j. Levered handles on all doors, bathroom water fixtures and other devices normally used by residents with manual strength or dexterity limitations | Required ⁷ | Required ⁷ |
| k. Accessible to drinking facilities | Required | Required |

¹ Ramped or grade level entrance or porchlift required if residents are not capable of negotiating stairs.

² Two-foot 6-inch passage way doors are permitted in existing buildings.

³ An elevator, lift or ramp must meet the applicable Comm requirements.

⁴ May be omitted if use of other floors is restricted to ambulatory or semiambulatory residents physically capable of negotiating stairs or if there are no one-of-a-kind, common-use areas located on these floors.

⁵ Must meet the resident to bathroom facilities ratio requirements in s. HFS 52.53.

⁶ Not required in rooms used only by ambulatory residents who do not require any means of support through use of canes, crutches, walkers or wheelchairs.

⁷ Required when other hardware creates a barrier or is difficult to use safely by residents with manual strength or dexterity limitations.

An exterior ramp is a sloping walk or structure having a gradient greater than 1:20 that provides access to or a means of exit from a building. An exterior ramp shall meet the following specifications:

a. *Width.* A minimum width of 48 inches, of which not more

than 4 inches on each side may be occupied by a handrail, and a slip-resistant surface.

b. *Gradient.* A gradient not greater than a 1:12 slope.

c. *Handrails.* Graspable handrails as follows:

– A ramp with a gradient greater than 1:20 but less than 1:12 shall have a handrail on at least one side of the ramp.

– A ramp with a gradient of 1:12 shall have handrails on both sides of the ramp.

– A ramp shall have a handrail on a side where the adjacent terrain exceeds a 1:4 downward slope away from the ramp.

d. *Handrail height.* A handrail mounted so that the top is between 30 inches and 34 inches above the ramp surface.

e. *Midrails.* If open-sided, having an intermediate parallel rail located at mid-height between a handrail and the ramp surface.

f. *Handrail clearance.* A clear space of at least 1 1/2 inches between a handrail and any adjoining wall.

g. *Ramp clearance.* The floor on each side of an accessible doorway shall be level for a distance of 5 feet from the door, and the ramp shall have a level platform at least 5 feet long where it turns and at least 5 feet of level clearance at the bottom.

h. *Rest platform.* A ramp longer than 30 feet in length shall have a 5-foot long level platform after each 30-foot length of ramp.