

## **Lester Park Golf Course- Clubhouse**

The Lester Park Golf Course includes a Clubhouse located near the parking lot. The main entry leads to an intermediate stair landing with men's toilet room, locker room and storage located on the lower level and concessions, pro shop, women's locker room and a single-user toilet room on the upper level. An on-grade entry is provided to the upper level on the side of the building near the pro shop. There is not currently an interior accessible route between the upper and lower level. The single-user toilet room does not currently fully comply with accessibility requirements, but lends itself to modification.

Lester Golf Course Clubhouse

Accessibility Review

Location	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>'Accessible' Toilet Room</b>									
22.1	16589 Upgrade toilet room to be fully accessible. IBC 1109.2 <i>There is a single user toilet room (1 toilet, 2 sinks) that has been designated as accessible. Currently no features of accessibility have been provided. (This location is on an accessible route, there is not a route to the men's toilet room in the lower level.) Photo 6.</i>	1	\$10,000	\$10,000	2				
<b>Main Entry</b>									
11B	16576 Provide signage directing persons to and identifying the accessible entrance. IBC 1110.6 <i>The main entry enters at a mid-point stair landing. There is an on-grade entry on the north side of the clubhouse. Photo 2.</i>	1	\$30	\$30	2				
				<b>Priority # 2 Total</b>	<b>\$10,030</b>				

Lester Golf Course Clubhouse

Accessibility Review

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Building Wide</b>									
20D 16577	Provide door hardware that does not require grasping, pinching or twisting to operate, such as lever. ICC / ANSI 404.2.6	4	\$250	\$1,000	3				
40B 16578	Provide compliant raised and Braille permanent room identification signage. MN 1341 1110.2	4	\$40	\$160	3				
				<i>Location Subtotal:</i>					\$1,160
<b>Computer Station</b>									
29A 16582	Provide a minimum of one computer lab on an accessible permanent or movable table / counter. The top height of the surface is to be 28"-34" above the floor, with knee clearance a minimum 27" high by 30" wide x 19" deep. ICC / ANSI 902.2 <i>The computer for registering league and handicap is currently at 37 1/2". Photo 5.</i>	1	\$200	\$200	3				
<b>Lower Level</b>									
14D3 16594	Install a compliant lift to provide accessible between levels. IBC 1104.4	1	\$18,000	\$18,000	3				
<b>Men's Locker Room- Lower Level</b>									
24V 16590	In the changing/locker room, provide a bench, 20"-24" deep x 48" long, fixed to the wall or with a back along the longer dimension. The bench is to be mounted 17"-19" above the floor at the accessible dressing room and provide clear floor space at the end of the bench. MN1341 903	1	\$200	\$200	3				

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Parking</b>									
05H 16595	Stripe to provide an accessible parking stall that is 8' wide with an adjacent 8' access aisle. It is preferred that the access aisle be located on the passenger side of the vehicle. MN 1341 502.4.2 <i>There are currently signs designating 4 spaces as accessible, the spaces and aisles are not striped. Photo 1.</i>	1	\$150	\$150	3				
<b>Patio</b>									
12H 16583	Bevel / replace / reset threshold so there is no abrupt rise greater than 1/2" or slope greater than 1:2. ICC / ANSI 404.2.4 <i>There is currently at 3" rise at the threshold to the patio. Photo 3.</i>	1	\$200	\$200	3				
<b>Pro Shop</b>									
21A1 16581	Lower a minimum 36" wide section of counter to a maximum height of 36" above the floor. ICC ANSI 904.3 <i>Currently at 38 1/2".</i>	1	\$1,000	\$1,000	3				
<b>Seating Area</b>									
14G 16584	Eliminate protruding hazard by positioning an object below. This will create a detectable object to direct a person with a visual impairment using proper cane technique around the protruding object. ICC / ANSI 307.1 <i>The heater protrudes 25" at a height of 73".</i>	1	\$50	\$50	3				

Lester Golf Course Clubhouse

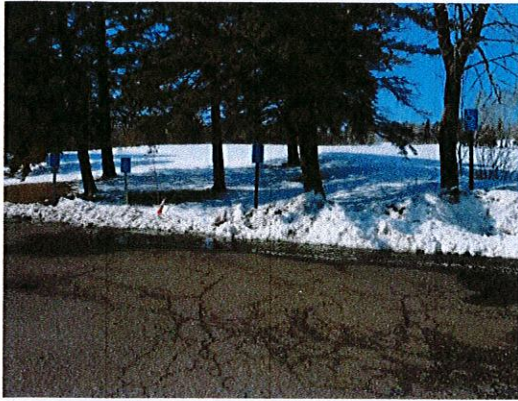
Accessibility Review

Location	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
JQP # / Item #									
<b>Snack Bar</b>									
21A1	16580	Lower a minimum 36" wide section of counter to a maximum height of 36" above the floor. ICC ANSI 904.3 Currently at 43". Photo 4.	1	\$1,000	\$1,000	3			
<b>Women's Toilet Room</b>									
22B	16585	Install signage with appropriate raised and Braille lettering. MN 1341 1110.2	1	\$40	\$40	3			
				<b>Priority # 3 Total</b>		<b>\$22,000</b>			

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Drinking Fountain</b>									
41A1 16588	Provide a minimum of one drinking fountain that has a 36" spout height accessible for persons using wheelchairs (low) and one standard height (high) drinking fountain with a spout height 38" minimum and 43" maximum for persons who have difficulty bending or stooping. ANSI 602.4 <i>Currently provides 1 drinking fountain with a 36" spout height.</i>	1	\$1,500	\$1,500	4				
<b>Men's Locker Room- Lower Level</b>									
22.1 16591	Upgrade toilet room to be fully accessible. IBC 1109.2	1	\$10,000	\$10,000	4				
24.1 16592	Provide a fully compliant shower room. IBC 1109.2	1	\$5,000	\$5,000	4				
				<i>Location Subtotal:</i>					\$15,000
<b>Men's Toilet Room- Lower Level</b>									
22.1 16593	Upgrade toilet room to be fully accessible. IBC 1109.2	1	\$10,000	\$10,000	4				
<b>Snack Bar</b>									
20A 16579	Widen door opening to provide a minimum 32" clear opening. ICC / ANSI 404.2.2 <i>Currently provides a 28" clear opening.</i>	1	\$1,500	\$1,500	4				

Location JQP # / Item #	Solution / Comments	Qty	Unit Cost	Total Cost	Priority	Estimated Compl. Date	Person Responsible	Actual Compl. Date	Actual Cost
<b>Women's Toilet Room</b>									
22-20B 16586	Re-hinge / relocate door to provide needed maneuvering clearance on the latch pull side of the door. ICC / ANSI 404.2.3, Table 404.2.3.1 Currently provides 11".	1	\$750	\$750	4				
22E3 16587	Create a fully compliant 60" minimum wide toilet stall by combining two existing stalls and removing one toilet. Ensure that the new stall provides 48" minimum in front of the toilet, side and rear grab bars, toilet paper dispenser located below the horizontal grab bar, a low coat hook, easily operable stall locking hardware and staple style pulls on both sides of the stall door. MN 1341 604.3.1	1	\$1,350	\$1,350	4				
				<i>Location Subtotal:</i>					\$2,100
				<b>Priority # 4 Total</b>					<b>\$30,100</b>

Transition Plan - (location/priority)



**Photo 1:** View of parking. Restripe the accessible parking to provide 8' wide space with an 8' wide aisle (can be shared between 2 spaces).



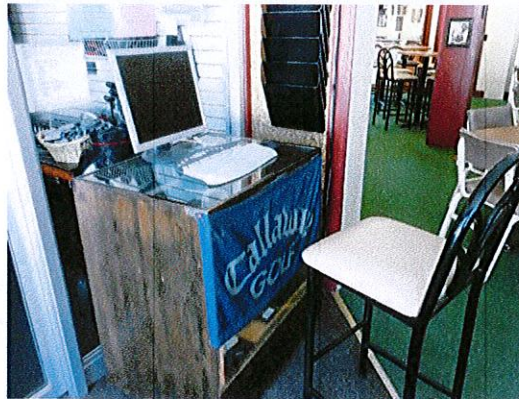
**Photo 2:** Post a sign at the main entry directing to the accessible side entry. (The main entry leads directly to stairs.)



**Photo 3:** Modify the threshold to eliminate the 3" rise at the patio.



**Photo 4:** Lower a section of the counter to 36" maximum (currently at 43").



**Photo 5:** Relocate the computer used to register league and handicap to an accessible location. Currently at 37 1/2".



**Photo 6:** There is 1 toilet room designated as 'accessible'. Remodel to provide a compliant single user accessible toilet room.