



**County of San Diego
Planning & Development Services
BUILDING DIVISION**

ACCESSIBILITY CORRECTION LIST

Public Accommodations
& Commercial Buildings

14B⁶

**Hotel, Motel, and Other
Transient Lodging Uses**

RECORD ID:	OWNER ON APPLICATION:
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GENERAL REQUIREMENTS

1. Public- and common-use areas or elements serving hotels, motels, or other transient lodging shall be accessible. CBC 11B-206.2.4

2. In transient lodging facilities, identify guest rooms or suites as required per CBC Table 11B-224.2 with disabled access meeting items 5 through 9:
Exception: Where guest rooms or suites altered or added, CBC Table 11B-224.2 shall apply only to **total guest rooms altered or added** until overall number of guest rooms complies with minimum number required for new construction
Exception: Facilities subject to same permit application on common site each having 50 or fewer guest rooms or suites may be combined when applying CBC Table 11B-224.2
Exception: Facilities with more than 50 guest rooms or suites shall be treated separately when applying CBC Table 11B-224.2

**TABLE 11B-224.2
GUEST ROOMS WITH MOBILITY FEATURES**

TOTAL NUMBER OF GUEST ROOMS PROVIDED	MINIMUM NUMBER OF REQUIRED ROOMS WITHOUT ROLL-IN SHOWERS	MINIMUM NUMBER OF REQUIRED ROOMS WITH ROLL-IN SHOWERS	TOTAL NUMBER OF REQUIRED ROOMS
1 to 25	0	1	1
26 to 50	1	1	2
51 to 75	3	1	4
76 to 100	4	1	5
101 to 150	5	2	7
151 to 200	6	2	8
201 to 300	7	3	10
301 to 400	8	4	12
401 to 500	9	4	13
501 to 1000	2 percent of total	1 percent of total	3 percent of total
1001 and over	20, plus 1 for each 100, or fraction thereof, over 1000	10, plus 1 for each 100, or fraction thereof, over 1000	30, plus 2 for each 100, or fraction thereof, over 1000

CBC 11B-224.1.1 and CBC 11B-224.2

3. In transient lodging facilities, identify guest rooms or suites per CBC Table 11B-224.4 with communication features per item 14.
Exception: Not more than 10% of guest rooms or suites provided to satisfy item 2 shall be used to satisfy item 3

**TABLE 11B-224.4
GUEST ROOMS WITH COMMUNICATION FEATURES**

TOTAL NUMBER OF GUEST ROOMS PROVIDED	MINIMUM NUMBER OF REQUIRED GUEST ROOMS WITH COMMUNICATION FEATURES
1	1
2 to 25	2
26 to 50	4
51 to 75	7
76 to 100	9
101 to 150	12
151 to 200	14
201 to 300	17
301 to 400	20
401 to 500	22
501 to 1000	5 percent of total
1001 and over	50, plus 3 for each 100 over 1000

CBC 11B-224.4 and CBC 11B-806.3

**THIS DOCUMENT IS FOR PLAN REVIEW ONLY.
CORRECTION LIST ITEMS AND FIGURES MAY NOT BE REPRODUCED OR COPIED ON PLANS.
IF CONFLICTS EXIST BETWEEN CODE TEXT AND FIGURES, THE CODE TEXT SHALL GOVERN.**

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4. Guest rooms or suites provided to meet items 2 and/or 3 shall be dispersed among available classes of sleeping accommodations to provide range of room sizes, costs, and amenities comparable to choices provided to other guests.
Exception: Where minimum number of guest rooms or suites required to comply with items 2 and 3 is not sufficient to allow complete dispersion, guest rooms or suites shall be dispersed in the following priority:
- Guest room or suite type
 - Number of beds
 - Amenities

CBC 11B-224.1.3 and CBC 11B-224.5

GUEST ROOMS AND SUITES

5. In guest rooms or suites provided to satisfy item 2, the following shall be accessible and on an accessible route:

- Living areas
- Dining areas
- At least one sleeping area per item 8
- At least one bathroom per item 9
- Patios, terraces, balconies, and other exterior spaces serving guest room or suite
- Closets and other storage space

CBC 11B-806.2

6. Doors into and within guest rooms and suites shall comply with the following:

- For doors **into and within accessible guest rooms and suites**, all requirements of accessibility correction list 6B shall apply
- For doors **into and within all other guest rooms and suites**, only the door width and height requirements of accessibility correction list 6B shall apply

Exception: Bathroom door requirements per item 10

Exception: Shower and sauna doors

CBC 11B-206.5.3 and CBC 11B-224.1.2

7. Dimension level wheelchair turning space complying with one of the following within rooms and spaces of guest room or suite:

- Minimum 60-inch-diameter and may include complying knee and toe clearance
- T-shaped space per CBC 11B-304.3.2

CBC 11B-304 and CBC 11B-806.2.6

8. Detail sleeping areas provided to satisfy item 5 to comply with the following:

- Dimension minimum 36-inch-by-48-inch clear floor space – positioned for parallel approach to side of bed – on both sides of bed
Exception: Where single minimum 30-inch-by-48-inch clear floor space – positioned for parallel approach – provided between two beds, clear floor space not required on both sides of bed
- Specify clear space beneath bed per the following for use of personal lift device:
 - o Extending beneath bed parallel to long side and maximum 12 inches from head and foot end of bed
 - o Minimum 30-inch horizontal and 7-inch vertical clearance
 - o Adjacent to accessible route

CBC 11B-806.2.3

9. Detail bathrooms provided to satisfy item 5 to comply with the following:

- Doors per accessibility correction list 6B with no encroachment into required clear floor space for any fixture
- At least one toilet per accessibility correction list 9B
- At least one lavatory per accessibility correction list 9B
- At least one shower per accessibility correction list 10B

Exception: At least one bathtub per accessibility correction list 10B acceptable at guest rooms or suites not requiring roll-in showers to satisfy item 2

- Vanity counter space and other amenities similar to that provided in non-accessible guest rooms or suites

CBC 11B-806.2.4

10. Within hotel and motel guest rooms and suites **beyond those addressed by item 9**, bathroom configuration shall comply with the following:

- All fixtures situated to allow person using 30-inch by 48-inch wheelchair to touch wheelchair to any provided lavatory, urinal, water closet, bathtub, sauna, shower stall, or similar installation
- All bathroom entrance doors per the following:
 - o Minimum 32-inch clear opening width
 - o Either sliding doors or doors swinging in direction of egress from bathroom

CBC 11B-213.2, CBC 11B-224.1.2, CBC 11B-224.1.6, and CBC 11B-603.6

11. Dimension clearances at any kitchens per the following:

Exception: Spaces that do not provide a cooktop or conventional range

Exception: Commercial kitchens shall comply with clearance requirements of accessibility correction list 5B

- In pass-through kitchens – i.e., minimum two entries – per CBC Figure 11B-804.2.1
- U-shaped kitchens per CBC Figure 11B-804.2.2

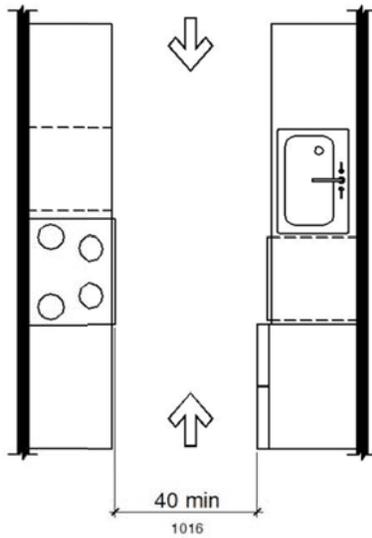


FIGURE 11B-804.2.1
PASS THROUGH KITCHENS

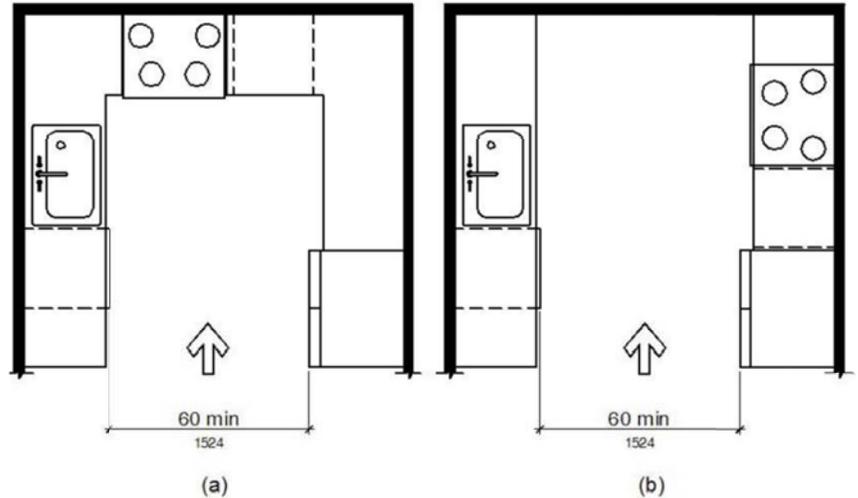


FIGURE 11B-804.2.2
U-SHAPED KITCHENS

CBC 11B-804.2

12. Specify any kitchen appliances provided shall comply with the following:

- Minimum 30-inch-by-48-inch clear floor space provided at each appliance
- Operable parts of appliances within CBC 11B-308 reach ranges
 - Exception:** Bottom-hinged appliance doors in the open position
- Appliances operable with maximum 5 pounds of force
 - Exception:** Appliance doors and door-latching devices
- Appliances operable with one hand and without tight grasping, pinching, or twisting of wrist
 - Exception:** Appliance doors and door-latching devices

CBC 11B-309 and CBC 11B-804.6

13. Specify the following for individual kitchen appliances provided:

- Dishwashers:
 - o Required clear floor space positioned adjacent to dishwasher door
 - o Dishwasher door in open position does not obstruct required clear floor space for dishwasher or sink
- Ranges or cooktops:
 - o Where forward approach provided, clear floor space shall include knee clearance per CBC 11B-306.3 and toe clearance per CBC 11B-306.2
 - o Where knee and toe clearance provided, underside of range or cooktop shall be insulated or otherwise configured to prevent burns, abrasions, or electrical shock
 - o Location of controls shall not require reaching across burners
- Ovens:
 - o Side-hinged ovens shall have minimum 30-inch-wide work surface adjacent to latch side of oven door
 - o Bottom-hinged ovens shall have minimum 30-inch-wide work surface adjacent to one side of oven door
 - o Controls located on front panels of oven
- Refrigerators and freezers:
 - o Combination refrigerators and freezers shall have at least 50% of freezer space maximum 54 inches above finished floor
 - o Clear floor space position for parallel approach to space dedicated to refrigerator/freezer with centerline of clear floor place offset maximum 24 inches from centerline of dedicated space

CBC 11B-804.6

14. Specify the following in hotel and motel guest rooms and suites with communication features provided to satisfy item 3:

- Visible and audible alarms per accessibility correction list 13B
- Visible notification devices alerting occupants of incoming phone calls and door knocks or bells
- Permanently installed telephones per the following:
 - o Volume controls per accessibility correction list 12B
 - o Accessible electrical outlet within 48 inches of telephone connection to facilitate use of TTY

CBC 11B-309, CBC 11B-702, CBC 11B-704.3, and CBC 11B-806.3

ASSOCIATED AMENITIES AND FACILITIES

- 15. Any restaurant facilities shall comply with corresponding requirements of accessibility correction list 14B¹ *CBC 11B-206.2.4*
- 16. Any laundry facilities shall comply with corresponding requirements of accessibility correction list 12B *CBC 11B-206.2.4*
- 17. Any associated recreation facilities – e.g., swimming pools, spas, sport areas, play areas – shall comply with corresponding requirements of accessibility correction list 14B⁸. *CBC 11B-206.2.4*