



City of Placerville

Development Services Department
3101 Center Street, Placerville, CA 95667
Building Division – Phone: (530) 642-5240

Accessibility Upgrade Requirements for Existing Non-Residential Buildings

PROJECT INFORMATION

Project Address: _____ Permit Number: _____

Assessor's Parcel Number: _____ Project Valuation: \$ _____

Description: _____

1. Total Cost of Construction, Labor, and Materials: \$ _____

The Total Cost of Construction for this form only is the permit valuation minus the cost of access features, demolition, unattached fixtures and cases, and cosmetic work that normally would not require a building permit. Also, subtract the cost of heating, ventilation, air conditioning, re-roofing, and electrical work not involving placement of switches and convenience receptacles per CBC Section 1134B.2.1, Exception 4.

2. Total cost of construction within the previous three years (see Declaration of Past Alterations, Remodels or Additions form): \$ _____

3. Total Cost (add costs in 1 and 2 above): \$ _____

4. Current Valuation Threshold: \$ 195,358.00 (as of January 25, 2023)

5. When the Total Cost (Item 3 above) exceeds the Current Valuation Threshold (Item 4 above) and the alteration occurs on the accessible floor (ground floor or any floor that is accessible by a complying elevator), go to Item 8 below.

6. When the Total Cost exceeds the Current Valuation Threshold (Item 4 above) and the alteration occurs on the floor above or below the ground floor of a non-elevator building, skip to Item 9 below.

7. When the Total Cost (Item 3 above) does not exceed the Current Valuation Threshold (Item 4 above) for the ground floor and / or non-accessible floor alterations, go to Item 9 below.

8. I understand that the existing primary entrance, path-of-travel and at least one set of complying restrooms, public phones, and drinking fountains (if any) must be brought up to full compliance.

9. I understand that only 20 percent of the Total Cost of Construction (Item 3 above) must be spent on upgrading the primary entrance, path-of-travel, restrooms, public phones (if any), and drinking fountains (if any), and when possible, parking, storage, and alarms. (Go to the Cost Table).

Total Cost (Item 3 above) \$ _____ x .20 = \$ _____

COST TABLE

Fill in the cost column of the table with dollar amounts for those features that require upgrades. Follow the order shown and continue until the total equals or exceeds the amount from line 9 above. If an item causes the total amount to exceed the amount from line 9 of the worksheet, you may eliminate that item. If you eliminate an item, consider other items in its place. Your final total should be equal to or greater than the amount from line 9 above. The cost table shall be reviewed and approved by the Building Official.

PRIMARY ENTRANCE TO REMODELED AREA		
1	A. Change of door	
	B. Threshold	
	C. Hardware	
	D. Kick plate	
	E. Strike-side clearance	
	F. Sign at building entrance	
	G. Sign in building lobby	
	H. Other	
	Subtotal:	\$
PATH OF TRAVEL		
2	A. Ramps	
	B. Lifts	
	C. Elevators	
	D. Change of door	
	E. Threshold	
	F. Hardware	
	G. Kick plate	
	H. Strike-side clearance	
	I. Signs and identification (Braille)	
	J. Other	
	Subtotal:	\$
RESTROOMS SERVING REMODELED AREA		
3	A. Enlarge restroom	
	B. Enlarge door(s)	
	C. Strike-side clearance	
	D. Door symbols	
	E. Signs and identification (Braille)	
	F. Replacement or relocation of fixture (specify)	
	1.	
	2.	
	3.	
	G. Replacement or relocation of accessories (specify)	
	1.	
	2.	
	3.	
	H. Grab bars (bars and backing)	
	I. Other	
	Subtotal:	\$
PUBLIC TELEPHONES SERVING REMODELED AREA		
4	A. Mounting height	

	B. Equipment for hearing impaired	
		Subtotal: \$
DRINKING FOUNTAINS SERVING REMODELED AREA		
5	A. Replace drinking fountain	
	B. Relocate existing drinking fountain	
	C. Provide alcove	
	D. Add wing walls and / or floor treatment	
	E. Other	
		Subtotal: \$
PARKING, STORAGE, ALARMS SERVING REMODELED AREA		
6	A. Addition of accessible spaces	
	B. Access aisle	
	C. Space signage	
	D. Tow-away sign	
	E. Curb cut	
		Subtotal: \$
		Grand Total: \$

DETERMINATION OF UNREASONABLE HARDSHIP

An unreasonable hardship exists when the enforcing agency finds that compliance with the building standard would make the specific work of the project affected by the building standard infeasible, based on an overall evaluation of the following factors:

- | | |
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| <ul style="list-style-type: none"> ■ The cost of providing access. ■ The cost of construction is contemplated. ■ The impact of proposed improvements on the financial feasibility of the project. | <ul style="list-style-type: none"> ■ The nature of the accessibility that would be gained or lost. ■ The nature of the use of the facility under construction and its availability to persons with disabilities. |
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The details of any finding of unreasonable hardship shall be recorded and entered in the files of the enforcing agency.

TECHNICALLY INFEASIBLE

Technically infeasible means, with respect to an alteration of a building or a facility, that it has little likelihood of being accomplished because existing structural conditions would require removing or altering a load-bearing member which is an essential part of the structural frame; or because other existing physical or site constraints prohibit modification or addition of elements, spaces, or features which are in full and strict compliance with the minimum requirements for new construction and which are necessary to provide accessibility.

Applicant Signature: _____ Date: _____

Hardship Request: ☐ Approved ☐ Denied

Building Official: _____ Date: _____