



ADA WHEELCHAIR RAMP REQUIREMENTS

Building Department

Plans must be approved by Building Official before installation. There is no fee for the plan review or permit.

Many new building projects must have a handicap ramp, or wheelchair ramp, that meets the minimum requirements of the Americans with Disabilities Act (ADA). These ramps provide safe access to users with wheelchairs or walkers and are also helpful for people with strollers. The primary ADA guidelines for ramps involve ramp slope and length, landing size and placement, and handrail construction. In addition to ADA requirements, the local building code may impose additional or substitute requirements that must be followed in the given jurisdiction.

ADA Ramp Specifications

As defined by the ADA, a *ramp* is a sloping route constructed with a slope greater than 1:20 (1 inch of vertical rise for every 20 inches of horizontal length, or run) and must conform to the standard ADA specifications for ramps.

- Ramps may have a maximum slope of 1:12.
- Ramps must be a minimum of 36 inches wide. Some areas require wider ramps.
- All edges must be protected to keep anyone from slipping off.
- All ramps shall have top and bottom landings as wide as the ramp itself and at least 60 inches long.
- Landing size must be at least 5 feet square.
- Ramps must have handrails on both sides if their rise is greater than 6 inches or their length is greater than 72 inches.
- Cross slopes (areas where a ramp slope sideways, perpendicular to the ramp's length) must be less than 1:50, and surfaces must be slip-resistant and stable.
- A level landing is required at the bottom and top of the ramp.
- Maximum threshold height (at building entry) is $\frac{3}{4}$ inch (19mm) for exterior sliding doors and $\frac{1}{2}$ (13mm) for other types of doors without modification.

ADA Ramp Handrails

When a handicap ramp has a rise greater than 6 inches or a horizontal projection greater than 72 inches, the ramp must have handrails on both sides. However, handrails are not required on curb ramps. Specific guidelines for ADA-compliant ramps include:

- The ramp must have handrails on both sides of all ramp segments. The inside handrail on switchbacks shall always be continuous. When a handrail is not continuous, handrails shall extend at least 12 inches beyond the top and bottom segments and must be parallel with the floor and/or ground surface.
- A clear space of 1 ½ inches must be provided between the handrail and the wall where the handrail is installed.
- When the handrail is located in a recess, it must be at least 3 inches deep and shall extend at least 18 inches above the top of the rail.
- Surfaces of the handrail shall be continuous without interruption or obstructions.
- The top of the handrail surface shall be placed between 34 and 38 inches above the ramp's finished floor surface.
- The diameter of the gripping surface of the handrail shall be 1 ¼ to 1 ½ inches, or the shape shall provide an equivalent surface.
- The handrail shall be free of any sharp or abrasive elements. Elements shall have a minimum radius of 1/8 inch.

Recommended Ramp Slope

While the maximum slope allowed by ADA guidelines is 1:12, the ADA recommends a more gradual slope of 1:16 to 1:20 whenever possible. A 1:12 ratio is too steep for some to navigate, and a lower slope may be required for some public buildings. Depending on the slope and the material used to build the ramp, the surface may need some extra anti-slip texture to help prevent slipping.



Plan Examination Building Department

(check or fill in all that apply)

Please submit 3 sets of Site Plans and Construction Drawings with Application

Property Address: _____

Sublot Number (new construction): _____ Zoning District: _____

Lot Size: _____ x _____ Total Land Area (in square feet): _____

Type of Improvement

- ☐ New Building
- ☐ Addition
- ☐ Alteration
- ☐ Repair/Replacement
- ☐ Wrecking/Demolition
- ☐ Moving/Relocation
- ☐ Foundation Only

Principal Type of Frame

- ☐ Any Material (type 5)
- ☐ Heavy Timber (type 4)
- ☐ Masonry/Steel (type 3)
- ☐ Noncombustible (type 2)
- ☐ Noncombustible (type 1)

Principal Type of Heating Fuel

- ☐ Gas
- ☐ Oil
- ☐ Electricity
- ☐ Other (specify): _____

Proposed Use (residential)

- ☐ 1, 2, 3 - Family (R-4)
- ☐ Multi-Single (R-3)
- ☐ Multi-Family (R-2)
- ☐ Number of Units: _____
- ☐ Transient- Motel/Dormitory (R-1)
- ☐ Number of Units: _____
- ☐ Garage (U)
- ☐ Shed (U)
- ☐ Deck (U)
- ☐ Retaining Wall (U)
- ☐ Fence (U)

Proposed Use (non-residential)

- ☐ Assembly (A 1-5)
- ☐ Business/Office/Bank (B)
- ☐ Education/Daycare (E)
- ☐ Factory/Industrial (F 1&2)
- ☐ High Hazard (H 1-5)
- ☐ Institutional/Childcare (I 1-4)
- ☐ Mercantile/Retail Store (M)
- ☐ Storage (S 1&2)
- ☐ Retaining Wall/Fence (U)
- ☐ Towners/Tanks/Misc. (U)

Describe the Proposed Work

(for nonresidential, describe proposed use of building/unit)

Cost or Value of Improvement

(including value of labor and materials, even if 'free of cost'): \$ _____



Plan Examination Building Department

Complete this Section for New Buildings and Additions

Type of Sewage

- ☐ Public
- ☐ Private (septic)

Type of Water Supply

- ☐ Public
- ☐ Private (well/etc.)

Type of Mechanical

Will there be central conditioning? ☐ Yes

☐ No

Dimensions

Number of Stories: _____

Total square feet of floor area
(based on exterior dimensions):

Number of Off-Street Parking Spaces:

Enclosed: _____

Outdoor: _____

Will there be an elevator? ☐ Yes

☐ No

Residential Home

Baths: _____

Number of Bedrooms: _____

Associated Information

Homeowner Name: _____ Homeowner Phone Number: _____

Homeowner Mailing Address: _____

Contractor Name: _____ Contractor Phone Number: _____

Contractor Mailing Address: _____

Designer of Plans Name: _____ Designer Phone Number: _____

Designer Mailing Address: _____

☐ I am a **contractor** with a valid Certificate of Registration issued by the City of Maple Heights, OH.

☐ I am a **homeowner**, as defined below, and am thereby exempt from the registration requirements.

Definition of Homeowner: For the purposes of exemption from contractor registration only, a homeowner is defined as person(s) who owns or leases a parcel of land on which he/she resides or intends to reside, on which there is or intended to be a dwelling of three or less units, attached or detached structures accessory to such use. A person who constructs more than one home in a two-year period in the State of Ohio shall not be considered a homeowner.

Applicant Information & Signature

I hereby certify that the proposed work is authorized by the owner of record and that I am authorized by the owner to make this application as his/her authorized agent and to conform to all City ordinances as well as applicable State and federal laws that may be in effect at the time the permit is issued, even though they may change between this date and the time a permit is granted.

Applicant Name: _____ Applicant Phone Number: _____

Applicant Mailing Address: _____

Applicant Signature: _____ Date: _____