

Veterans Beach, Playground and Bathhouse



Town of Barnstable ADA Transition Plan

September 2021



Institute for Human Centered Design

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Background

Veterans Beach is located at 480 Ocean Street. Amenities in the area include a playground, a bathhouse, a picnic area with picnic tables, benches and grilles and a parking lot along the beach. In addition, Veterans Beach has one (1) beach wheelchair. The Veterans beach is connected to the John F. Kennedy Memorial and Korean War Memorial.

Note: The lifeguard building near the bathhouse was not surveyed.

Veterans beach has two (2) points of entry located across from the lifeguard building (north side) and on the south side of the beach. Both entry points are accessed by concrete ramps. Amenities along the beach include benches and a parking lot. There are 111 parking spaces, including four (4) accessible spaces. Two (2) of the accessible parking spaces are located across from the playground; the other two (2) accessible parking spaces are located across from the lifeguard building. One space at each location is designated as van accessible. In addition to the parking lot along the beach, there is an unpaved lot located on the south side. The second lot is used for overflow parking; there are no accessible spaces there.

Note: IHCD recommends determining the total number of parking spaces and the required number of accessible spaces at the unpaved lot and adding those accessible spaces to the parking lot along the beach. In that way, all the accessible parking spaces would be closer to the amenities at the beach.

The playground, which was recently renovated, is located on the west side of the beach. The entrance to the playground is on the northern end of the playground area - across from the parking lot. The playground consists of different play elements including two (2) accessible swings. Half of the playground surface is rubber, and the other half is sand. The accessible swing set is located on the rubber portion of the playground.

The bathhouse consists of men's and women's toilet/shower rooms and an outdoor shower. The women's toilet room has seven (7) toilet compartments, including an accessible compartment, a shower compartment and four (4) lavatories. The men's toilet room has three (3) toilet compartments including an accessible compartment, a shower compartment, four (4) urinals including one (1) accessible urinal and four (4) lavatories. In addition, the men's and women's accessible compartments have a shower area and a changing bench (women's). The outdoor shower is located east of the bathhouse.

The picnic area is located between the playground and the bathhouse. Amenities in this area include benches, picnic tables and grills.

Key Accessibility Issues

Exterior Accessible Routes

Accessibility issues include walkways with running and cross slopes that are greater than the maximum allowed (route near the bathhouse), lack of curb ramps at the walkway leading to the beach (Gosnold Street) and excessive slope at the curb ramp located at the walkway leading to the bathhouse. Other accessibility issues include lack of an accessible route to the picnic area including to the picnic tables, grilles and benches.

Beach Entry Points

Accessibility issues include lack of handrails at the ramp located on the south side of the beach, excessive change in level at the entry point located on the north side of the beach (across from the lifeguard building), lack of an accessible route that extends to the high tide level and lack of maintenance at the beach entry points (excessive sand on the ramp).

Playground

Accessibility issues include lack of an accessible route around the playground and lack of an impact-attenuating accessible surface to, under and around the play elements within the playground.

Toilet Rooms

Accessibility issues at the toilet rooms include lack of maneuvering clearance at the toilet and the compartment door due to the location of a changing bench (women's toilet room), side grab bars shorter than the minimum length allowed, flush control not located on the open/transfer side of the toilet (men's toilet rooms), lack of an ambulatory compartment (women's toilet room) and lack of knee clearance and insulated pipes at the lavatories. Other accessibility issues include lack of door pulls on both side of the accessible compartment doors near the latch, lack of self-closing door at the accessible compartments, toilet paper dispensers farther than allowed from the toilet, coat hook mounted higher than the maximum allowed (women's toilet room) and lack of signs with raised characters and braille.

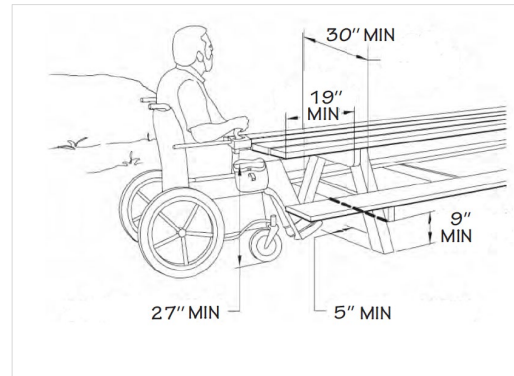
Accessibility issues at the shower include grab bars mounted above the shower seat, lack of a padded shower seat and lack of a turning space at the changing area.

Note: IHCD team was told that the showers in the accessible toilet compartments were going to be removed. In addition, the showers compartments were going to be turned into changing rooms.

Additional Accessibility Issues

- Access aisles at the accessible parking spaces are not maintained in operable working condition.
- Lack of handrails at the staircase near the lifeguard building.
- Lack of compliant picnic tables.

Note: The picnic area has newer picnic tables but they lack the required 19" knee clearance. See fig. below.



Order of Magnitude Cost Estimates

- Renovate and provide compliant exterior accessible routes: \$20,192
- Renovate and provide curb ramps (5): \$19,500
- Provide an accessible route around the playground: \$7,680
- Provide an impact-attenuating accessible surface to, under and around the play elements in the playground (poured-in-place rubber): \$21,210
- Provide accessible routes that extends to the high tide level (beach mats): \$7,077
- Renovate toilet rooms: \$6,424
- Miscellaneous corrective actions (signage, handrails, etc.): \$6,304

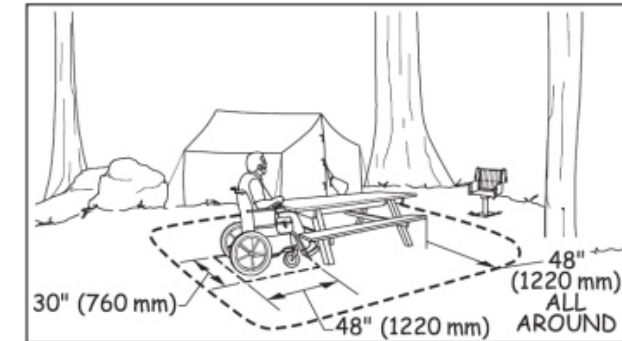
Total: \$88,387

Best Practice and Inclusive Design

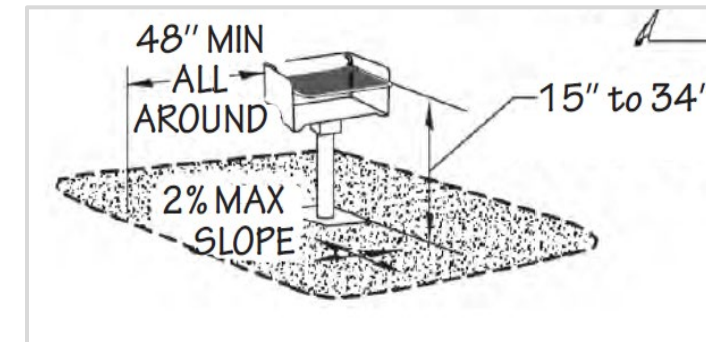
Best practice and inclusive design recommendations include elements that are not required in the standards but may create enhanced experiences for all users.

- Recommend providing some benches with backs and some with arms.
- Recommend providing a curb ramp at the walkway leading to the bathhouse across from the playground.
- Recommend providing an updated sign at the bathhouse.






- Recommend providing a directional sign near the lifeguard building (west side of the bathhouse) directing members of the public to the accessible route.
- Recommend providing 48" wide stable, firm and slip-resistant surface all around the picnic table.







- Recommend providing 48" wide stable, firm and slip-resistant surface all around the grilles.








**Town of Barnstable
Veteran's Beach**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Approach and Entrance												
Exterior Access Route												
1	Walkway to Beach From Parking Lot Near Gosnold Street	Ext.		Exterior Access Route	Exterior		Surface openings > 1/2" Route not maintained in operable working condition	15" -	Ensure the accessible route is maintained in operable working condition.	1	256	\$256
2	Walkway to Beach From Parking Lot Near Gosnold Street	Ext.		Exterior Access Route	Walkway		Route not maintained in operable working condition	-	Ensure the accessible route is maintained in operable working condition.	1	Labor	\$0
3	Volleyball - Across From JFK Memorial	Ext.		Exterior Access Route	Exterior		Accessible route not provided	-	Provide a beach mat to ensure an accessible route is provided to the volleyball area. Cost for a 100 ft. long by 5 ft. wide beach mat.	1	3699	\$3699
Beach Access Routes												
4	Ramp to Beach	Ext.		Beach Access Routes	Removable		Beach route not provided	- -	Provide an accessible route that is firm and stable. Ensure the accessible route extends to the high tide level (if tidal beach). Cost for a 30 ft. long by 5 ft. wide beach mat.	1	1379	\$1379
5	Ramp - Near Lifeguard Club House	Ext.		Beach Access Routes	Removable		Beach route not provided	-	Provide an accessible route that is firm and stable. Ensure the accessible route extends to the high tide level (if tidal beach). Cost for a 50 ft. long by 5 ft. wide beach mat.	1	1999	\$1999






**Town of Barnstable
Veteran's Beach**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Off-Street Parking Lot or Garage												
6	Accessible Parking Space - Near Lifeguard Club House	Ext.		Off-Street Parking Lot or Garage	Visitor		Not maintained in operable working condition	-	Ensure parking space and access aisle are maintained in operable working condition.	1	Labor	\$0
Access to Goods and Services												
Ramps												
7	Ramp - Near Lifeguard Club House	Ext.		Ramps	Exterior		Not maintained in operable working condition	-	Ensure the ramp is maintained in operable working condition.	1	Labor	\$0
8	Ramp - Near Lifeguard Club House	Ext.		Ramps	Exterior		Not maintained in operable working condition	-	Ensure the ramp is maintained in operable working condition.	1	Labor	\$0
9	Beach Entry Point	Ext.		Ramps	Exterior		Not maintained in operable working condition Handrails not provided	- -	Ensure the ramp is maintained in operable working condition. Provide handrails with 1-1/4" to 1-1/2" circular cross section.	1	2220	\$2220





**Town of Barnstable
Veteran's Beach Playground**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Approach and Entrance												
Exterior Access Route												
1	Gosnold Street	Ext.		Exterior Access Route	Walkway		Exterior route < 48" wide Route not maintained in operable working condition	40.5" -	Ensure that a clear width of 48" min. is maintained at the accessible route. Ensure the accessible route is maintained in operable working condition. (Cost for 300 ft long by 4 ft. wide asphalt path.)	1	12000	\$12000
2	Gosnold Street	Ext.		Exterior Access Route	Sidewalk		Cross slope > 1:50 (2.00%)	3.9%	Reduce cross slope to be no steeper than 1:50 (2.00%). See ID #1 for cost.	1	-	\$0
3	Gosnold Street	Ext.		Exterior Access Route	Walkway		Cross slope > 1:50 (2.00%)	5.3%	Reduce cross slope to be no steeper than 1:50 (2.00%). See ID #1 for cost.	1	-	\$0
4	Route to the Playground From Parking Lot	Ext.		Exterior Access Route	Exterior		Route not maintained in operable working condition	-	Ensure the accessible route is maintained in operable working condition.	1	Labor	\$0
Curb Ramp												
5	Intersection of Gosnold Street and Ocean Street	Ext.		Curb Ramp	N/A		Curb ramp not provided	-	Provide a curb ramp. (Cost estimate for a concrete curb ramp.)	1	3900	\$3900


**Town of Barnstable
Veteran's Beach Playground**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
6	Gosnold Street - North Side	Ext.		Curb Ramp	N/A		Curb ramp not provided	-	Provide a curb ramp on both sides of the street. (Cost estimate for a concrete curb ramp.)	2	3900	\$7800
7	Intersection of Gosnold Street and Ocean Street	Ext.		Curb Ramp	N/A		Curb ramp not provided	-	Provide a curb ramp. (Cost estimate for a concrete curb ramp.)	1	3900	\$3900
Access to Goods and Services												
Picnic Tables												
8	Picnic Area - West Side of Playground	Ext.		Picnic Tables			Toe or knee clearance at table not provided	-	Provide at least one picnic table with top between 28"- 34" above the ground and 27" clear height underneath.	1	1400	\$1400
9	Picnic Area - West Side of Playground	Ext.		Picnic Tables	N/A		Picnic table not on an accessible route	-	Locate at least one of the accessible picnic tables on an accessible route.	1	Labor	\$0
Grills												
10	Picnic Area - West Side of Playground	Ext.		Grills	N/A		Not on a accessible route	-	Ensure at least one grill is located on an accessible route.	1	Labor	\$0






**Town of Barnstable
Veteran's Beach Playground**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Benches												
11	Bench - West Side of Playground	Ext.		Benches	N/A		No accessible route to one bench in this area	-	Provide an accessible route to at least one of the benches in this area. See ID #11 for cost.	1	-	\$0
Play and Sport Areas												
Play Areas												
12	Playground	Ext.		Play Areas	N/A		Accessible route not provided around playground	-	Install an accessible route to and around the playground. (Cost estimate for about 240 ft. by 48" wide of stone dust walkway.)	1	7680	\$7680
13	Playground	Ext.		Play Areas	N/A		Accessible route not provided at play components Surface not stable, firm, and slip-resistant	- -	Provide a compliant impact-attenuating surface under and around the play components. Ensure that surface is firm, stable and slip-resistant (to areas under and around play components). (Cost estimate for 1515 sq. ft. of poured in place rubber surface.)	1	21210	\$21210
14	Playground	Ext.		Play Areas	N/A		Level changes > 1/4"	4"	Alter change in level to be 1/4" high max. See ID #12 for cost.	1	-	\$0
Best Practice												





**Town of Barnstable
Veteran's Beach Playground**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Bench												
15	Bench - West Side of Playground	Ext.		Bench	N/A				Recommend providing a few benches with backrest and arm rest around this area.	1	-	\$0





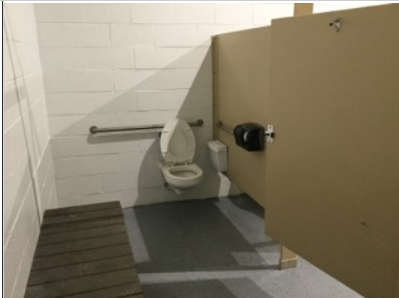
**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Approach and Entrance												
Exterior Access Route												
1	Towards Bathhouse - South Side	Ext.		Exterior Access Route	Walkway		Cross slope > 1:50 (2.00%)	4.5%	Reduce cross slope to be no steeper than 1:50 (2.00%). See ID #6 for cost.	1	-	\$0
2	Towards Bathhouse - South Side	Ext.		Exterior Access Route	Walkway		Running slope > 1:20 (5%)	10.9%	Reduce running slope to be no steeper than 1:20 (5%). See ID #6 for cost.	1	-	\$0
3	Towards Bathhouse - South Side	Ext.		Exterior Access Route	Walkway		Running slope > 1:20 (5%) Route not maintained in operable working condition	6.3% -	Reduce running slope to be no steeper than 1:20 (5%). Ensure the accessible route is maintained in operable working condition.	1	-	\$0
4	Towards Bathhouse - West Side	Ext.		Exterior Access Route	Walkway		Route not maintained in operable working condition	-	Ensure the accessible route is maintained in operable working condition.	1	Labor	\$0
5	Towards Bathhouse - West Side	Ext.		Exterior Access Route	Walkway		Route not maintained in operable working condition	-	Ensure the accessible route is maintained in operable working condition. See ID #6 for cost.	1	-	\$0


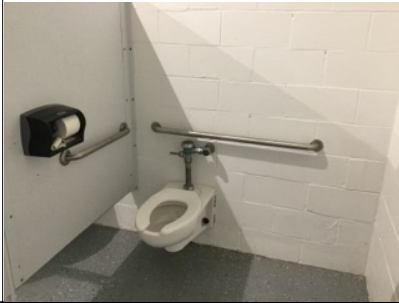



**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
6	Towards Bathhouse - Across From Parking Lot	Ext.		Exterior Access Route	Walkway		Route not maintained in operable working condition	-	Ensure the accessible route is maintained in operable working condition. (Cost for a 124 ft. long by 4 ft. wide concrete path.)	1	7936	\$7936
Curb Ramp												
7	Towards Parking Lot - Across Bathhouse	Ext.		Curb Ramp	N/A		Running slope > 1:12 (8.33%)	15.1%	Reduce running slope to be no steeper than 1:12 (8.33%). (Cost estimate for a new concrete curb ramp.)	1	3900	\$3900
Access to Goods and Services												
Stairways												
8	Towards Veteran's Beach - East Side	Ext.		Stairways	Exterior		Handrails not provided	-	Provide handrails on both side of the staircase.	2	1110	\$2220
Signage												
9	Toilet Rooms	Ext.		Signage	Designation		Raised characters not provided Braille not provided Sign not located on the latch side of the door	- - -	Provide text with raised characters duplicated in braille. Locate sign at permanent rooms alongside the door on the latch side.	2	232	\$464
Toilet & Bathing Rooms												

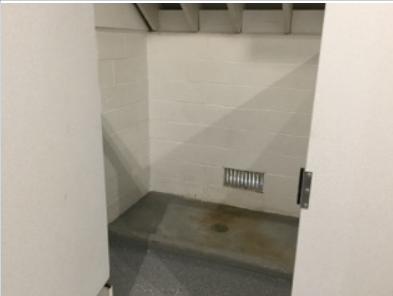


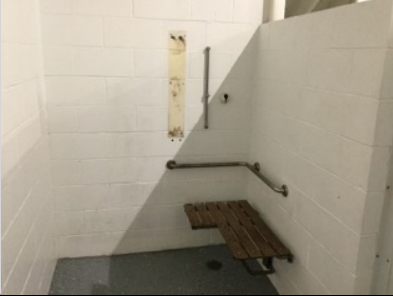

**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Overall Access												
10	Women's Toilet Room	1		Overall Access	Toilet Room		6 fixtures, but no ambulatory compartment provided	-	Provide one ambulatory accessible compartment.	1	3012	\$3012
11	Men's Toilet Room and Women's Toilet Room	1		Overall Access	Toilet Room		Audible and visible alarms not provided	-	When fire system is updated, ensure that a visible and audible fire alarm is installed.	1	-	\$0
Lavatory												
12	Women's Toilet Room	1		Lavatory	N/A		Exposed plumbing underneath	25" -	Insulate or otherwise configure pipes to prevent contact for at least one lavatory.	1	92	\$92
13	Men's Toilet Room	1		Lavatory	N/A		Exposed plumbing underneath	-	Insulate or otherwise configure pipes to prevent contact for at least one lavatory.	1	92	\$92
Toilet Compartment												
14	Women's Toilet/Shower Room	1		Toilet Compartment	Accessible Compartment		Door with malfunctioning self-closing hinge Coat hook > 48" Door pull not provided	- 65.75" -	Repair hinge. Lower coat hook so that it is no higher than 48". Provide a door pull on both sides of the door near the latch. See ID #18.	1	220	\$220





**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
15	Men's Toilet/Shower Room	1		Toilet Compartment	Accessible Compartment		Door with malfunctioning self-closing hinge Door pull not provided	- -	Repair hinge. Provide a door pull on both sides of the door near the latch.	1	70	\$70
16	Men's Toilet/Shower Room	1		Toilet Compartment	Accessible Compartment		Side grab bar < 42" long Flush control not on open side Non-compliant toilet paper dispenser	20.25" - -	Provide a side wall grab bar that is 42" long min. located 12" max. from the rear wall. Provide the flush control on the open side of the toilet (transfer side). Relocate toilet paper so that it is located under the grab bar 15" above the finished floor; and between 7" - 9" from the front of the toilet.	1	1528	\$1528
17	Women's Toilet/Shower Room	1		Toilet Compartment	Accessible Compartment		Side grab bar < 42" long Non-compliant toilet paper dispenser	20" -	Provide a side wall grab bar that is 42" long min. located 12" max. from the rear wall. Relocate toilet paper so that it is located under the grab bar 15" above the finished floor; and between 7" - 9" from the front of the toilet.	1	1154	\$1154
18	Women's Toilet/Shower Room	1		Toilet Compartment	Accessible Compartment		Clearance at toilet < 60" clear width Clearance at toilet < 72" clear depth (MAAB)	- -	Remove bench to provide a wheelchair accessible compartment that is 60" wide and 72" deep.	1	Labor	\$0
Dispensers												
19	Women's Toilet Room	1		Dispensers	134		Dispenser acts as a protruding object	10"	Relocate paper towel so it does not protrudes into the circulation path.	1	256	\$256

**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Shower Compartment												
20	Men's Shower Room	1		Shower Compartment	N/A				IHCD team was told this room would be converted into a changing room.	1	-	\$0
21	Women's Shower Room	1		Shower Compartment	N/A				IHCD team was told this room would be converted into a changing room.	1	-	\$0
22	Women's Toilet/Shower Room	1		Shower Compartment	N/A		Accessible shower not provided	-	Provide an accessible shower. Ensure handrails are not mounted above the shower seat. Provide a seat that is of a folding type and padded. Locate controls on the back wall adjacent to the seat wall located 27" max. from the seat wall.	1	-	\$0
23	Women's Toilet/Shower Room	1		Shower Compartment	N/A		Accessible shower not provided	-	Provide an accessible shower. Ensure handrails are not mounted above the shower seat. Provide a seat that is of a folding type and padded. Locate controls on the back wall adjacent to the seat wall located 27" max. from the seat wall.	1	-	\$0
Outdoor Rinsing Showers												
24	Outdoor Shower Area	Ext.		Outdoor Rinsing Showers	N/A		Slope > 1:50 (2.00%)	5.1%	Ensure slope is 1:50 (2.00%) max. in all directions.	1	-	\$0
Best Practice												

**Town of Barnstable
Veteran's Beach Bathhouse**

ID	Location	Floor	Room	Element	Type	Photo	Issues	Current Measure	Recommendations	Quantity	Price	Cost Estimation
Bench												
25	Towards Bathhouse - West Side	Ext.		Bench	N/A				Recommend providing a bench at this location.	1	-	\$0
Curb Ramp												
26	Route to Bath House - South Side	Ext.		Curb Ramp	N/A				Recommend providing a curb ramp at this location.	1	-	\$0
Signage												
27	Women's Toilet Room	Ext.		Signage	N/A				Recommend providing an updated sign.	1	-	\$0
28	Exterior Route From Toilet Rooms to Outdoor Shower Area	Ext.		Signage	N/A				Recommend providing a directional sign directing the public to the accessible route.	1	-	\$0