

1341.0011 IBC CHAPTER 11.

Subpart 1. **IBC Section 1101, General.** BC Section 1101 is amended by adding a Section 1101.3 to read as follows:

1101.3 Equity. Where not all similar type facilities and spaces are required to be accessible, accessible facilities and spaces shall be provided with the same or equivalent elements as provided in the nonaccessible facilities and spaces.

Subp. 2. **IBC Section 1102, Definitions.** IBC Section 1102 is amended by adding a definition to read as follows:

TECHNICALLY INFEASIBLE. An alteration of a building or a facility that has little likelihood of being accomplished because the existing structural conditions require the removal or alteration of a load-bearing member that 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.

Subp. 3. **IBC Section 1103, Scoping requirements.**

A. IBC Section 1103.2.1, Specific requirements, is amended to read as follows:

1103.2.1 Specific requirements. Accessibility is not required in buildings and facilities, or portions thereof, to the extent permitted by Sections 1104 through 1114.

B. IBC Section 1103.2.2, Existing buildings, is amended to read as follows:

1103.2.2 Existing buildings. Existing buildings shall comply with Sections 1112, 1113, and 1114.

C. IBC Section 1103.2.12, Day care facilities, is deleted in its entirety.

D. IBC Section 1103.2.14, Fuel-dispensing systems, is deleted in its entirety.

Subp. 4. **IBC Section 1104, Accessible route.**

A. IBC Section 1104.4, Multilevel buildings and facilities, is amended to read as follows:

1104.4 Multilevel buildings and facilities. At least one accessible route shall connect each level, including mezzanines, in multilevel buildings and facilities.

Exceptions:

1. An accessible route is not required to stories and mezzanines above and below accessible levels that have an aggregate area of not more than 3,000 square feet (278.7 m²). This exception shall not apply to:

1.1 Public areas of Group M occupancies;

- 1.2 Public areas of health care providers (Group B or Group I);
 - 1.3 Public areas of passenger transportation facilities and airports (Group A-3 or Group B);
 - 1.4 Public areas of municipal and government facilities; or
 - 1.5 Any story or mezzanine with an occupant load of more than 30.
2. In Group A, I, R, and S occupancies, levels that do not contain accessible elements or other spaces required by Section 1107 or 1108 are not required to be served by an accessible route from an accessible level.
 3. In air traffic control towers, an accessible route is not required to serve the cab and the floor immediately below the cab.
 4. Where a two-story building or facility has one story with an occupant load of five or fewer persons that does not contain public use space, that story shall not be required to be connected by an accessible route to the story above or below.

1104.4.1 Musical risers. An accessible route shall be provided to the main floor level and to at least one riser level of built-in or fixed riser assemblies designed for instrumental or choral use.

Exception: An accessible route is not required to risers where performers are positioned on the main floor level at the base of the risers.

1104.4.2 Tiered areas. Tiered areas without fixed seats shall comply with Section 1104.4.2.1 or 1104.4.2.2.

1104.4.2.1 Small tiered areas utilizing the floor area at the base of the tier. Where a tiered area has no more than five tiers, the tier assembly has an occupant load of not more than 300, and the floor level at the base of the tier is utilized for the same use as the tiers, an accessible route shall be provided to the floor level at the base of the tier.

1104.4.2.2 Other tiered areas. Tiered areas not complying with Section 1104.4.2.1 shall provide an accessible route to the floor level at the base of the tier and to ten percent, but not less than one level, of the tiered levels. Accessible tiers shall be separated by a minimum of five intervening tiers.

Exceptions:

1. An accessible route shall not be required to tiers where the depth of each tier is 36 inches (915 mm) maximum.
2. An accessible route shall not be required to tiers where the floor level at the base of the tier is not utilized for the same use as the tiers, provided: there are no more than five tiers; the tier assembly has an occupant load of not more than 300; individuals are

intended to sit directly on the tier surface; and, a clear floor space is provided adjacent to the tier which allows a transfer onto a tier.

B. IBC Section 1104.5, Location, is amended to read as follows:

1104.5 Location. Accessible routes shall coincide with or be located in the same area as a general circulation path. Where the circulation path is interior, the accessible route shall also be interior. Where only one accessible route is provided, the accessible route shall not pass through kitchens, storage rooms, restrooms, closets, or similar spaces.

Exceptions:

1. Accessible routes from parking garages contained within and serving Type B dwelling units are required to be interior only when the garage provides required accessible parking and where dwelling units not providing accessible parking are provided with interior routes.
2. A single accessible route is permitted to pass through a kitchen or storage room in an Accessible, Type A, or Type B unit.

Subp. 5. **IBC Section 1105, Accessible entrances.**

A. IBC Section 1105.1, Public entrances, is amended to read as follows:

1105.1 Public entrances. In addition to accessible entrances required by Sections 1105.1.1 through 1105.1.5, at least 60 percent of all public entrances to each building, facility, and tenant space shall be accessible.

Exceptions:

1. An accessible entrance is not required to areas not required to be accessible.
2. Loading and service entrances that are not the only entrance to a tenant space.

B. IBC Section 1105.1.6, Tenant spaces, dwelling units and sleeping units, is renumbered and amended to read as follows:

1105.2 Dwelling unit and sleeping unit entrances. At least one accessible entrance shall be provided to each dwelling unit and sleeping unit required to be an Accessible, Type A, or Type B unit.

Subp. 6. **IBC Section 1107, Dwelling units and sleeping units.**

A. IBC Section 1107.4, Accessible route, is amended to read as follows:

1107.4 Accessible route. At least one accessible route shall connect accessible building or facility entrances with the primary entrance of each Accessible unit, Type A unit, and Type B unit within the building or facility and with those exterior and interior spaces and facilities that serve the units.

Exceptions:

1. If, due to circumstances outside the control of the owner, either the slope of the finished ground level between accessible facilities and units intended to be occupied as a residence exceeds one unit vertical in 12 units horizontal (1:12), or where physical barriers or legal restrictions prevent the installation of an accessible route, a vehicular route with parking that complies with Section 1106 at each public or common use facility or building is permitted in place of the accessible route.
2. Exterior decks, patios, or balconies that are part of Type B units and have impervious surfaces, and that are not more than two inches (50 mm) below the finished floor level of the adjacent interior space of the unit.

B. IBC Section 1107.5.2.1, Accessible units, is amended to read as follows:

1107.5.2.1 Accessible units. At least 50 percent but not less than one of each type of the dwelling and sleeping units shall be Accessible units.

Exception: When approved by the administrative authority, up to, but not to exceed, 80 percent of the dwelling units and sleeping units required to be Accessible units shall be permitted to be designed for assisted use.

C. IBC Section 1107.6, Group R, is amended to read as follows:

1107.6 Group R. Accessible units, Type A units, Type B units, and units with communication features shall be provided in Group R occupancies in accordance with Sections 1107.6.1 through 1107.6.4.

D. IBC Section 1107.6.1, Group R-1, is amended to read as follows:

1107.6.1 Group R-1. Accessible units, Type B units, and units with communication features shall be provided in Group R-1 occupancies in accordance with Sections 1107.6.1.1 through 1107.6.1.5.

E. IBC Section 1107.6.1.1, Accessible units, is amended to read as follows:

1107.6.1.1 Accessible units. Accessible dwelling units and sleeping units shall be provided in accordance with Table 1107.6.1.1. All facilities on a site shall be considered to determine the total number of Accessible units.

TABLE 1107.6.1.1

ACCESSIBLE DWELLING AND SLEEPING UNITS

Total Number of Units Provided	Minimum Required Number of Accessible Units Associated With Roll-in Showers	Total Number of Required Accessible Units
1 to 25	0	1

26 to 50	0	2
51 to 75	1	4
76 to 100	1	5
101 to 150	2	7
151 to 200	2	8
201 to 300	3	10
301 to 400	4	12
401 to 500	4	13
501 to 1,000	1 percent of total	3 percent of total
Over 1,000	10, plus 1 for each 100, or fraction thereof, over 1,000	30, plus 2 for each 100, or fraction thereof, over 1,000

1107.6.1.1.1 Accessible unit facilities. All interior and exterior spaces and elements provided as part of an Accessible dwelling unit or sleeping unit shall be accessible and located on an accessible route.

Exceptions:

1. Where multiple bathrooms are provided, at least one full bathroom shall be accessible.
2. Five percent, but not less than one bed, of the beds shall be accessible.

F. IBC Section 1107.6.1, Group R-1, is amended by adding a Section to read as follows:

1107.6.1.3 Communication features. Dwelling units and sleeping units with accessible communication features shall be provided in accordance with Table 1107.6.1.3 and shall provide the following:

1. Audible and visual alarms complying with ICC A117.1;
2. Visual notification devices to alert room occupants of a door knock or bell. Notification devices shall not be connected to visual alarm signal appliances.

TABLE 1107.6.1.3

**DWELLING OR SLEEPING UNITS WITH
ACCESSIBLE COMMUNICATION FEATURES**

Total number of dwelling or sleeping units provided	Minimum required number of dwelling or sleeping units with accessible 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 1,000	5 percent of total
Over 1,000	50, plus 3 for each 100 over 1,000

G. IBC Section 1107.6.1, Group R-1, is amended by adding a Section to read as follows:

1107.6.1.4 Dispersion. Units required to comply with Sections 1107.6.1.1 and 1107.6.1.3 shall be dispersed to multiple floors in multistory facilities having more than two stories or providing more than 100 total units. Units required to comply with Sections 1107.6.1.1 and 1107.6.1.3 shall be dispersed among the various classes of rooms. Where the minimum number of units required to comply with Sections 1107.6.1.1 and 1107.6.1.3 is not sufficient to allow for complete dispersion, units shall be dispersed in the following priority: room type, number of beds, and amenities. At least one unit required to comply with Section 1107.6.1.1 shall also comply with Section 1107.6.1.3. Not more than ten percent of units required to comply with Section 1107.6.1.1 shall be used to satisfy the minimum number of units required to comply with Section 1107.6.1.3.

H. IBC Section 1107.6.1, Group R-1, is amended by adding a Section to read as follows:

1107.6.1.5 Passage doors. Passage doors into and within units not required to comply with Section 1107.6.1.1 or 1107.6.1.2 shall provide a clear width in compliance with ICC A117.1.

Exception: Shower and sauna doors.

I. IBC Section 1107.6.2, Group R-2, is amended to read as follows:

1107.6.2 Group R-2. Accessible units, Type A units, Type B units, and units with communication features shall be provided in Group R-2 occupancies in accordance with Sections 1107.6.2.1 and 1107.6.2.2.

J. IBC Section 1107.6.2.1.1, Type A units, is amended to read as follows:

1107.6.2.1.1 Type A units. In Group R-2 occupancies containing more than seven dwelling units or sleeping units, at least two percent but not less than one of the units shall be a Type A unit. All units on a site shall be considered to determine the total number of units and the required number of Type A units. Type A units shall be dispersed among the various classes of units. Where three or more Type A units are required, at least one Type A unit shall be provided with an accessible roll-in shower.

Exceptions:

1. The number of Type A units is permitted to be reduced in accordance with Section 1107.7.
2. Existing structures on a site shall not contribute to the total number of units on a site.

K. IBC Section 1107.6.2.2, Group R-2 other than apartment houses, monasteries, and convents, is amended to read as follows. Subsections 1107.6.2.2.1, Accessible units, and 1107.6.2.2.2, Type B units, are deleted in their entirety:

1107.6.2.2 Group R-2 other than apartment houses, monasteries, and convents. In Group R-2 occupancies, other than apartment houses, monasteries, and convents, Accessible units, Type B units, and units with communication features shall be provided in accordance with Sections 1107.6.1.1 through 1107.6.1.5.

L. IBC Section 1107.7, General exceptions, is amended to read as follows:

1107.7 General exceptions. Where specifically permitted by Section 1107.5 or 1107.6, the required number of Type A and Type B units is permitted to be reduced in accordance with Sections 1107.7.1 through 1107.7.6.

M. IBC Section 1107.7, General exceptions, is amended by adding a Section to read as follows:

1107.7.6 Owner occupied units. Type A units are not required in dwelling units or sleeping units where sale of the unit occurs prior to construction of the unit and the dwelling unit owner declines the Type A provisions. The dwelling units and sleeping units shall be Type B units.

Subp. 7. **IBC Section 1108, Special occupancies.** IBC Section 1108.2.8, Dining areas, is amended to read as follows:

1108.2.8 Dining areas. In dining areas, the total floor area allotted for seating and tables shall be accessible.

Exceptions:

1. In buildings or facilities not required to provide an accessible route between stories, an accessible route to a mezzanine seating area is not required, provided that the mezzanine contains less than 25 percent of the total area and the same services are provided in the accessible area.

2. In sports facilities, tiered dining areas providing seating required to be accessible shall be required to have accessible routes serving at least 25 percent of the dining area, provided that accessible routes serve accessible seating and where each tier is provided with the same services.

Subp. 8. **IBC Section 1109, Other features and facilities.**

A. IBC Section 1109.1, General, is amended to read as follows:

1109.1 General. Accessible building features and facilities shall be provided in accordance with Sections 1109.2 through 1109.17.

Exception: Type A and Type B dwelling and sleeping units shall comply with ICC A117.1.

B. IBC Section 1109.2.1.5, Prohibited location, is amended to read as follows:

1109.2.1.5 Prohibited location. The accessible route from separate-sex toilet rooms to a unisex toilet room shall not pass through security checkpoints.

C. IBC Section 1109.2.2, Water closet compartment, is amended to read as follows:

1109.2.2 Water closet compartment. Where water closet compartments are provided in a toilet room or bathing facility, at least one wheelchair-accessible compartment shall be provided. Where the combined total water closet compartments and urinals provided in a toilet room or bathing facility is six or more, at least one ambulatory-accessible water closet compartment shall be provided in addition to the wheelchair-accessible compartment. When required in one gender specific room, an ambulatory-accessible water closet compartment shall be provided in the complementary gender specific toilet room or bathing facility. Wheelchair-accessible and ambulatory-accessible compartments shall comply with ICC A117.1.

D. IBC Section 1109.3, Sinks, is amended by deleting the exception.

E. IBC Section 1109.6, Elevators, is amended to read as follows:

1109.6 Elevators. Passenger elevators on an accessible route shall be accessible and comply with ICC A117.1 and Minnesota Rules, chapter 1307, Minnesota Elevator and Related Devices Code.

Exception: Limited-use/limited-application elevators shall not be permitted in new construction except when warranted based on limited occupant load or limited use and approved by the elevator administrative authority.

F. IBC Section 1109.7, Lifts, is amended to read as follows:

1109.7 Lifts. Platform (wheelchair) lifts are permitted to be a part of a required accessible route in new construction where indicated in Items 1 through 10. Platform (wheelchair) lifts shall be installed in accordance with ICC A117.1 and Minnesota Rules, chapter 1307, Minnesota Elevator and Related Devices Code.

1. An accessible route to a performing area and speaker platforms in Group A occupancies.

2. An accessible route to wheelchair spaces required to comply with the wheelchair space dispersion requirements of Sections 1108.2.2 through 1108.2.5.

3. An accessible route to spaces that are not open to the general public with an occupant load of not more than five.

4. An accessible route within a dwelling or sleeping unit.

5. An accessible route to wheelchair seating spaces located in outdoor dining terraces in Group A-5 occupancies where the means of egress from the dining terraces to a public way are open to the outdoors.

6. An accessible route to jury boxes and witness stands; raised courtroom stations including judges' benches, clerks' stations, bailiffs' stations, deputy clerks' stations, and court reporters' stations; and to depressed areas such as the well of the court.

7. An accessible route to load and unload areas serving amusement rides.

8. An accessible route to play components or soft contained play structures.

9. An accessible route to team or player seating areas serving areas of sport activity.

10. An accessible route where existing exterior site constraints make use of a ramp or elevator infeasible.

G. IBC Section 1109.9, Detectable warnings, is amended to read as follows:

1109.9 Detectable warnings. Passenger transit platform edges bordering a drop-off and not protected by platform screens or guards and circulation paths that cross tracks shall have a detectable warning.

Exception: Detectable warnings are not required at bus stops.

H. IBC Section 1109.10, Assembly area seating, is amended to read as follows:

1109.10 Assembly areas. Assembly areas without fixed seats shall comply with Section 1109.10.

1109.10.1 Performance areas. Circulation paths connecting performance areas to assembly seating areas shall comply with Section 1108.2.7.

1109.10.2 Assistive listening system. Assembly areas where audible communications are integral to the use of the space shall provide an assistive listening system complying with Section 1108.2.6.

I. IBC Section 1109.12.3, Point of sale and service counters, is amended to read as follows:

1109.12.3 Point of sale and service counters. Where counters are provided for sales or distribution of goods or services, at least one of each type provided in each area shall be accessible. Where such counters are dispersed throughout the building or facility, accessible counters shall also be dispersed. Accessible counters, or portions of counters, shall be located where transactions or services are customarily provided.

J. IBC Section 1109 is amended by adding three sections to read as follows:

1109.15 Automatic teller and fare vending machines. Where automatic teller and fare vending machines are provided, at least one machine at each location shall be accessible. Where bins are provided for envelopes, wastepaper, or other purposes, at least one of each type shall be accessible.

1109.16 Public telephones. Where coin-operated public pay telephones, coinless public pay telephones, public closed-circuit telephones, courtesy telephones, or other types of public telephones are provided, public telephones shall be provided in accordance with Section 1109.16 for each type of public telephone provided. For purposes of this section, a bank of telephones shall be considered two or more adjacent telephones. For purposes of this section, "public building" means a building or portion of a building constructed by, on behalf of, or for the use of the state of Minnesota or any local government and any department, agency, public school district, special purpose district, or other instrumentality of the state or local government.

1109.16.1 Wheelchair accessible telephones. Where public telephones are provided, telephones complying with ICC A117.1 shall be provided in accordance with Table 1109.16.1.

Exception: Drive-up only public telephones.

TABLE 1109.16.1

WHEELCHAIR ACCESSIBLE TELEPHONES

Number of Telephones Provided on a Floor, Level, or Exterior Site	Minimum Required Number of Wheelchair Accessible Telephones
1 or more single units	1 per floor, level, and exterior site
1 bank	1 per floor, level, and exterior site
2 or more banks	1 per bank

1109.16.2 Volume controls. All public telephones shall have volume controls complying with ICC A117.1.

1109.16.3 TTYs. TTYs complying with ICC A117.1 shall be provided in accordance with Section 1109.16.3.

1109.16.3.1 Bank requirement. Where four or more public pay telephones are provided at a bank of telephones, at least one public TTY complying with ICC A117.1 shall be provided at that bank.

Exception: TTYs shall not be required at banks of telephones located within 200 feet (61 m) of, and on the same floor as, a bank containing a public TTY.

1109.16.3.2 Floor requirement. TTYs in public buildings shall be provided in accordance with Section 1109.16.3.2.1. TTYs in private buildings shall be provided in accordance with Section 1109.16.3.2.2.

1109.16.3.2.1 Public buildings. Where at least one public pay telephone is provided on a floor of a public building, at least one public TTY shall be provided on that floor.

1109.16.3.2.2 Private buildings. Where four or more public pay telephones are provided on a floor of a private building, at least one public TTY shall be provided on that floor.

1109.16.3.3 Building requirement. TTYs in public buildings shall be provided in accordance with Section 1109.16.3.3.1. TTYs in private buildings shall be provided in accordance with Section 1109.16.3.3.2.

1109.16.3.3.1 Public buildings. Where at least one public pay telephone is provided in a public building, at least one public TTY shall be provided in the building.

1109.16.3.3.2 Private buildings. Where four or more public pay telephones are provided in a private building, at least one public TTY shall be provided in the building.

1109.16.3.4 Exterior site requirement. Where four or more public pay telephones are provided on an exterior site, at least one public TTY shall be provided on the site.

1109.16.3.5 Rest stops, emergency roadside stops, and service plazas. Where a public pay telephone is provided at a public rest stop, emergency roadside stop, or service plaza, at least one public TTY shall be provided.

1109.16.3.6 Hospitals. Where a public pay telephone is provided serving a hospital emergency room, hospital recovery room, or hospital waiting room, at least one public TTY shall be provided at each location.

1109.16.3.7 Transportation facilities. In addition to the requirements of Sections 1109.16.3.1 through 1109.16.3.4, in transportation facilities, where one public pay telephone serves a particular entrance to a bus or rail facility, a TTY shall be provided to serve that entrance. In airports, in addition to the requirements of Sections 1109.16.3.1 through 1109.16.3.4, if four or more public pay telephones are located in a terminal outside the security areas, a concourse within the security areas, or a baggage claim area in a terminal, at least one public TTY shall also be provided in each location.

1109.16.3.8 Detention and correctional facilities. In detention and correctional facilities, where a public pay telephone is provided in a secured area used only by detainees or inmates and security personnel, then at least one TTY shall be provided in at least one secured area.

1109.16.4 Shelves for portable TTYs. Where a bank of telephones in the interior of a building consists of three or more public pay telephones, at least one public pay telephone at the bank shall be provided with a shelf and an electrical outlet in accordance with ICC A117.1.

Exceptions:

1. Secured areas of detention and correctional facilities where shelves and outlets are prohibited for purposes of security or safety shall not be required to comply with Section 1109.16.4.
2. The shelf and electrical outlet shall not be required at a bank of telephones with a TTY.

1109.17 Two-way communication systems. Where a two-way communication system is provided to gain admittance to a building or facility or to restricted areas within a building or facility, the system shall comply with ICC A117.1.

Subp. 9. **IBC Section 1110, Signage.** IBC Section 1110 is deleted in its entirety and replaced with the following:

SECTION 1110

SIGNAGE

1110.1 General. Signs shall be provided in accordance with Section 1110 and shall comply with ICC A117.1.

Exceptions:

1. Building directories, menus, seat and row designations in assembly areas, occupant names, building addresses, and company names and logos shall not be required to comply.
2. Temporary, seven days or less, signs shall not be required to comply.
3. In detention and correctional facilities, signs not located in public use areas shall not be required to comply.

1110.2 Designations. Interior and exterior signs identifying toilet rooms, bathing rooms, locker rooms, dressing rooms, fitting rooms, room numbers, and room names shall comply with ICC A117.1 Section 703.3. Where pictograms are provided, they shall comply with ICC A117.1 Section 703.5 and include text descriptors. The International Symbol of Accessibility complying with ICC A117.1 Section 703.6.3.1 shall be provided at the following locations:

1. Accessible passenger loading zones.
2. Accessible toilet and bathing rooms where not all such rooms are accessible.
3. Accessible dressing, fitting, and locker rooms where not all such rooms are accessible.

1110.2.1 Exterior signs. Exterior signs that are not located at the door to the space they serve shall comply with ICC A117.1 Section 703.2.

1110.3 Directional and informational signs. Signs that provide direction to or information about interior spaces and facilities of the site shall comply with ICC A117.1 Section 703.2.

1110.4 Means of egress. Signs for means of egress shall comply with Section 1110.4.

1110.4.1 Exit doors and stair landings. Exit signs required by Section 1011.3 shall comply with ICC A117.1 Section 703.3. Signage providing instructions for the operation of exit doors shall comply with ICC A117.1 Section 703.2. Floor designations within exit stairways shall comply with ICC A117.1 Section 504.9.

1110.4.2 Areas of refuge. Signs required by Section 1007.6.4 to provide instructions in areas of refuge shall comply with ICC A117.1 Section 703.2.

1110.4.3 Directional signs. Signs required by Section 1007.7 to provide directions to accessible means of egress shall comply with ICC A117.1 Section 703.2.

1110.5 Parking. Accessible parking spaces shall be identified by signs complying with ICC A117.1 Section 502.7.

Exception: In residential facilities, where parking spaces are assigned to specific residential dwelling units, identification of accessible parking spaces shall not be required.

1110.6 Entrances. Where not all entrances are accessible, accessible entrances shall be identified by the International Symbol of Accessibility complying with ICC A117.1 Section 703.6.3.1. Directional signs complying with ICC A117.1 Section 703.2 that indicate the location of the nearest accessible entrance shall be provided at all nonaccessible entrances.

1110.7 TTYs. TTY identification and directional signs shall be provided in accordance with Section 1110.7.

1110.7.1 Identification signs. Public TTYs shall be identified by the International Symbol of TTY complying with ICC A117.1 Section 703.6.3.2.

1110.7.2 Directional signs. Directional signs indicating the location of the nearest public TTY shall be provided at all banks of public pay telephones not containing a public TTY. In addition, where signs provide direction to public pay telephones, they shall also provide direction to public TTYs. Directional signs shall comply with ICC A117.1 Section 703.2 and shall include the International Symbol of TTY complying with ICC A117.1 Section 703.6.3.2.

1110.8 Assistive listening systems. Each assembly area required to provide assistive listening systems shall provide signs informing patrons of the availability of the assistive listening system. Assistive listening signs shall comply with ICC A117.1 Section 703.2 and shall include the International Symbol of Access for Hearing Loss complying with ICC A117.1 Section 703.6.3.3.

Exception: Where ticket offices or windows are provided, signs shall not be required at each assembly area provided that signs are displayed at each ticket office or window informing patrons of the availability of assistive listening systems.

1110.9 Check-out aisles. Where not all check-out aisles are accessible, accessible check-out aisles shall be identified by the International Symbol of Accessibility complying with ICC A117.1 Section 703.6.3.1. Signage at accessible check-out aisles shall be located in the same location as the nonaccessible check-out aisle identification.

Exception: Where all check-out aisles serving a single function are accessible, signs complying with ICC A117.1 Section 703.6.3.1 shall not be required.

Subp. 10. **IBC Section 1111, Swimming pools, wading pools, spas, saunas, and steam rooms.** A section is added to read as follows:

SECTION 1111

SWIMMING POOLS, WADING POOLS, SPAS,

SAUNAS, AND STEAM ROOMS

1111.1 General. Swimming pools, wading pools, spas, saunas, and steam rooms shall comply with Section 1111.

1111.2 Swimming pools. At least two accessible means of entry shall be provided for swimming pools. Accessible means of entry shall be swimming pool lifts complying with ICC A117.1 Section 1102; sloped entries complying with ICC A117.1 Section 1103; transfer walls complying with ICC A117.1 Section 1104; transfer systems complying with ICC A117.1 Section 1105; and pool stairs complying with ICC A117.1 Section 1106. At least one accessible means of entry provided shall comply with ICC A117.1 Section 1102 or 1103.

Exceptions:

1. Where a swimming pool has less than 300 linear feet (91 m) of swimming pool wall, no more than one accessible means of entry shall be required provided that the accessible means of entry is a swimming pool lift complying with ICC A117.1 Section 1102 or sloped entry complying with ICC A117.1 Section 1103.
2. Wave action pools, leisure rivers, sand bottom pools, and other pools where user access is limited to one area shall not be required to provide more than one accessible means of entry provided that the accessible means of entry is a swimming pool lift complying with ICC A117.1 Section 1102, a sloped entry complying with ICC A117.1 Section 1103, or a transfer system complying with ICC A117.1 Section 1105.
3. Catch pools shall not be required to provide an accessible means of entry provided that the catch pool edge is on an accessible route.

1111.3 Wading pools. At least one accessible means of entry shall be provided for wading pools. Accessible means of entry shall comply with sloped entries complying with ICC A117.1 Section 1103.

1111.4 Spas. At least one accessible means of entry shall be provided for spas. Accessible means of entry shall comply with swimming pool lifts complying with ICC A117.1 Section 1102; transfer walls complying with ICC A117.1 Section 1104; or transfer systems complying with ICC A117.1 Section 1105.

Exception: Where spas are provided in a cluster, at least five percent, but not less than one spa in each cluster, shall be required to comply with Section 1111.4.

1111.5 Saunas and steam rooms. Saunas and steam rooms shall comply with ICC A117.1 Section 1107.

Exception: Where saunas or steam rooms are clustered at a single location, at least five percent, but not less than one of the saunas and steam rooms of each type in each cluster, shall be required to comply with ICC A117.1 Section 1107.

Subp. 11. **IBC Section 1112, Additions.** A section is added to read as follows:

SECTION 1112

ADDITIONS

1112.1 Minimum requirements. Accessibility provisions for new construction shall apply to additions. Each addition shall, to the maximum extent feasible, be located on an accessible route of travel from an accessible main entrance. An addition that contains, or affects the accessibility to, an area of primary function, and is served by existing toilet, parking, telephone, or drinking fountain facilities, shall provide these facilities in accordance with Section 1113.9.

1112.2 Dwelling units and sleeping units. Where Group I-1, I-2, I-3, R-1, R-2, R-3, or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 for Accessible units, Type A units, or Type B units, and Chapter 9 for accessible alarms, apply only to the quantity of spaces being added, until the number of units complies with the minimum number required for new construction.

Subp. 12. **IBC Section 1113, Alterations.** A section is added to read as follows:

SECTION 1113

ALTERATIONS

1113.1 Application. Where existing elements, spaces, features, or common areas are altered, then each altered element, space, feature, or common area shall comply with the applicable provision for new construction. If the applicable provision for new construction requires that an element, space, feature, or common area be on an accessible route, the altered element, space, feature, or common area shall be on an accessible route as provided in Section 1113.9.

1113.2 Extent of application. No alteration of an existing element, space, feature, or area of a building or facility shall impose a requirement for greater accessibility than that which would be required for new construction.

1113.3 Decrease accessibility. No alteration shall be undertaken that decreases or has the effect of decreasing accessibility or usability of a building or facility below the requirements for new construction at the time of alteration.

1113.4 Extent technically feasible. Where compliance with this section is technically infeasible, the alteration shall provide accessibility to the maximum extent feasible. Any elements or features of the building or facility that are being altered and can be made accessible shall be made accessible within the scope of the alteration.

1113.5 Eighty-five percent alteration. Where alterations of single elements, when considered together, amount to an alteration of at least 85 percent of the square foot area of a room or space in a building or facility, the entire room or space shall be made accessible.

Exception: Alterations undertaken by a tenant where the additional space is outside the tenant space.

1113.6 Means of egress. Accessible means of egress are not required to be provided in existing buildings and facilities.

1113.7 Addition of escalator or stair. Where an escalator or stair is planned or installed where none existed previously and major structural modifications are necessary for the installation, then a means of accessible vertical access shall be provided.

1113.8 Entrances. Where a planned alteration entails an alteration to a building entrance, and the building or facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 1113.9. If a particular entrance is not made accessible, appropriate accessible signage indicating the location of the nearest accessible entrance shall be installed at or near the inaccessible entrance so that a person with disabilities will not be required to retrace the approach route from the inaccessible entrance.

1113.9 Alterations to an area containing a primary function. In addition to the requirements of Sections 1113.1 through 1113.8, an alteration that affects or could affect the usability of or access to an area containing a primary function shall be made to ensure that, to the maximum extent feasible, the path of travel to the altered area and the toilet rooms, parking facilities, telephones, and drinking fountains serving the altered area are accessible. For the purpose of complying with this section, an area of primary function shall be defined as an area which provides a major activity for which the facility is intended. The alterations to the path of travel, toilet rooms, parking facilities, telephones, and drinking fountains serving the altered area need not exceed 20 percent of the cost of the alteration to the primary function area.

Exceptions:

1. This provision does not apply to alterations limited solely to the electrical, mechanical, or plumbing system, or to hazardous material abatement or automatic sprinkler installation or retrofitting.
2. This provision does not apply to alterations limited solely to windows, hardware, operating controls, electrical outlets, and signs.
3. This provision does not apply to alterations undertaken for the primary purpose of increasing accessibility.

4. This provision does not apply to alterations undertaken by a tenant where the accessible route, toilet facilities, parking facilities, telephones, and drinking fountains are outside the tenant space.

1113.9.1 Priority for application. Priority for application of the 20 percent cost for the primary function area shall be as follows:

1. accessible path of travel to the primary function area, such as exterior route, building entrance, interior route, or elevator;
2. accessible toilet facilities;
3. accessible parking;
4. accessible telephones; and
5. accessible drinking fountains.

1113.10 Special technical provisions for alterations to existing buildings and facilities. Alterations to existing buildings and facilities shall comply with Sections 1113.10.1 through 1113.10.9.

1113.10.1 Elevators. Altered elements of existing elevators shall comply with ICC A117.1 and Minnesota Rules, chapter 1307, Minnesota Elevator and Related Devices Code. The elements shall also be altered in elevators programmed to respond to the same hall call control as the altered elevator.

1113.10.2 Platform lifts. Platform (wheelchair) lifts complying with ICC A117.1 and Minnesota Rules, chapter 1307, Minnesota Elevator and Related Devices Code, shall be permitted to be used as part of an accessible route. Standby power shall be provided where a platform lift provides the only accessible route from a space listed in Section 1109.7.

1113.10.3 Toilet rooms and bathing facilities. Toilet rooms and bathing facilities shall comply with Sections 1113.10.3.1 and 1113.10.3.2.

1113.10.3.1 Unisex rooms. Where it is technically infeasible to alter existing toilet rooms and bathing facilities to be accessible, at least one accessible unisex toilet room or bathing room shall be provided. The unisex room shall be located in an easily accessible, convenient location from the existing facilities. Each unisex toilet room shall contain one water closet, one lavatory, and the door shall have a privacy latch. In addition, unisex bathing rooms shall contain one shower or bathtub fixture. Unisex toilet rooms and bathing rooms shall also be permitted to contain one urinal. All fixtures provided in the unisex room shall be accessible.

1113.10.3.2 Ambulatory compartment. In addition to the provisions of Section 1113.10.3.1, an ambulatory compartment shall be provided within the existing toilet room or bathing facility, unless technically infeasible. If the ambulatory compartment provides

the only accessible water closet on the floor, 48 inches (1220 mm) minimum of clear floor space shall be provided in front of the water closet, unless technically infeasible.

1113.10.3.3 Signage. Where existing toilet or bathing facilities are not made accessible, directional signs indicating the location of the nearest accessible toilet room or accessible bathing room within the facility shall be provided. Signs shall comply with ICC A117.1 Section 703.3 and shall include the International Symbol of Accessibility complying with ICC A117.1 Section 703.6.3.1. Where existing toilet rooms or bathing rooms are not accessible, the accessible toilet or accessible bathing rooms shall be identified by the International Symbol of Accessibility complying with ICC A117.1 Section 703.6.3.1.

1113.10.4 Assembly areas. Assembly areas shall comply with Sections 1113.10.4.1 and 1113.10.4.2.

1113.10.4.1 Wheelchair seating. Where it is technically infeasible to disperse accessible seating throughout an altered assembly area, accessible seating areas shall be permitted to be clustered. Each accessible seating area shall provide for companion seating and shall be located on an accessible route.

1113.10.4.2 Performance area. Where it is technically infeasible to alter all performing areas to be on an accessible route, at least one of each type of performing area shall be made accessible.

1113.10.5 Dressing, fitting, and locker rooms. Where dressing, fitting, and locker rooms are being altered and technical infeasibility can be demonstrated, one dressing, fitting, or locker room for each sex on each level shall be made accessible. Where only unisex rooms are provided, accessible unisex rooms shall be permitted.

1113.10.6 Dwelling or sleeping units. Where dwelling or sleeping units are being altered, the requirements of Section 1107 for Accessible units, Type A units, or Type B units, and Chapter 9 for accessible alarms apply only to the quantity of spaces being altered, until the number of units complies with the minimum number required for new construction.

1113.10.7 Check-out aisles. Where check-out aisles are altered, at least one of each type of check-out aisle serving each function shall be made accessible until the number of accessible check-out aisles complies with Section 1109.12.2.

1113.10.8 Jury boxes and witness stands. In alterations, accessible wheelchair spaces are not required to be located within the defined area of raised jury boxes or witness stands and shall be permitted to be located outside these spaces where the ramp or lift access restricts or projects into the means of egress.

1113.10.9 Historic buildings. Where alterations to provide accessibility to exterior and interior routes, ramps, entrances, or toilets are undertaken to a qualified historic building or facility that would threaten or destroy the historic significance of the building or facility, the alternative requirements in Sections 1113.10.9.1 through 1113.10.9.3 shall be permitted.

1113.10.9.1 Entrances. At least one accessible entrance that is used by the public shall be provided and located on an accessible route.

Exceptions:

1. If a main entrance cannot be made accessible, an accessible nonpublic entrance that is unlocked while the building is occupied shall be provided.
2. If a main entrance cannot be made accessible and compliance with Exception 1 is not feasible, a locked accessible entrance with a notification system or remote monitoring shall be provided.

1113.10.9.2 Toilet rooms. Where toilets are provided, at least one accessible toilet facility shall be provided along an accessible route. The toilet facility shall be permitted to be unisex in design.

1113.10.9.3 Accessible route. Accessible routes from an accessible entrance to all publicly used spaces on at least the level of the accessible entrance shall be provided. Access shall be provided to all levels of a building or facility whenever practical.

Subp. 13. **IBC Section 1114, Change in use.** A section is added to read as follows:

SECTION 1114

CHANGE IN USE

1114.1 General. Existing buildings or portions of buildings that undergo a change of group or occupancy classification shall comply with Section 1114.1.1 or 1114.1.2. No requirement for change of group or occupancy shall impose a requirement for greater accessibility than that which would be required for new construction. Platform (wheelchair) lifts complying with ICC A117.1 and Minnesota Rules, chapter 1307, Minnesota Elevator and Related Devices Code, shall be permitted as a component of an accessible route. Standby power shall be provided where a platform lift provides the only accessible route from a space listed in Section 1109.7. A change of group or occupancy that incorporates any additions or alterations shall comply with Sections 1112 to 1114.

Exception: Type A and Type B dwelling units or sleeping units required by Section 1107 are not required where the dwelling unit or sleeping unit has been purchased, is intended to be occupied as a residence, and the owner of the unit declines the Type A or Type B provisions.

1114.1.1 Entire building. When a change in occupancy to a building places the building in a different division of the same occupancy group or in a different occupancy group, the building shall have all of the following accessible features:

1. At least one accessible building entrance.

2. At least one accessible route from an accessible building entrance to primary function areas.
3. Signage complying with Section 1110.
4. Accessible parking, where parking is provided.
5. At least one accessible passenger loading zone, when loading zones are provided.
6. At least one accessible route connecting accessible parking and accessible passenger loading zones to an accessible entrance.
7. At least one accessible unisex toilet or bathing room, or one accessible male and one accessible female toilet or bathing room, located on an accessible route not more than one story above or one story below a floor without such facilities. Signage complying with Section 1113.10.3.3 shall be provided.

Where it is technically infeasible to comply with the new construction criteria for a change of group or occupancy, items 1 to 7 shall conform to the criteria to the maximum extent technically feasible.

1114.1.2 Portion of a building. When a change in occupancy to a portion of a building places the portion of the building in a different division of the same occupancy group or in a different occupancy group, all of the following accessible features shall be provided:

1. At least one accessible building entrance.
2. At least one accessible route from an accessible building entrance to the portion of the building undergoing the change in occupancy. In multistory buildings where the portion of the building undergoing the change in occupancy is located above or below the level of access and the number of occupants of the new occupancy exceeds 30 occupants, an accessible route shall be provided.

Exception: Regardless of occupant load, an accessible route shall be provided where the new occupancy is a public area of: a Group M occupancy; a medical care facility; a transportation facility; or a government or municipal facility.

3. Accessible parking, where parking is provided.
4. At least one accessible route from accessible parking to an accessible building entrance.
5. At least one accessible unisex toilet or bathing room, or one accessible male and one accessible female toilet or bathing room, located on an accessible route not more than one story above or one story below the portion of the building undergoing the change in occupancy. Signage complying with Section 1113.10.3.3 shall be provided.

Where it is technically infeasible to comply with the new construction criteria for a change of group or occupancy, items 1 to 5 shall conform to the criteria to the maximum extent technically feasible.

Statutory Authority: *MS s 16B.37; 16B.59 to 16B.76; 326B.101 to 326B.194*

History: *32 SR 9; L 2007 c 140 art 4 s 61; art 13 s 4; L 2008 c 337 s 64*

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