



Universal Housing Design Guidelines

**Guidelines to Assist
Designers, Builders and
City staff in Meeting the
Requirements of the
City of San Antonio's
Universal Housing
Design Ordinance
#95641**

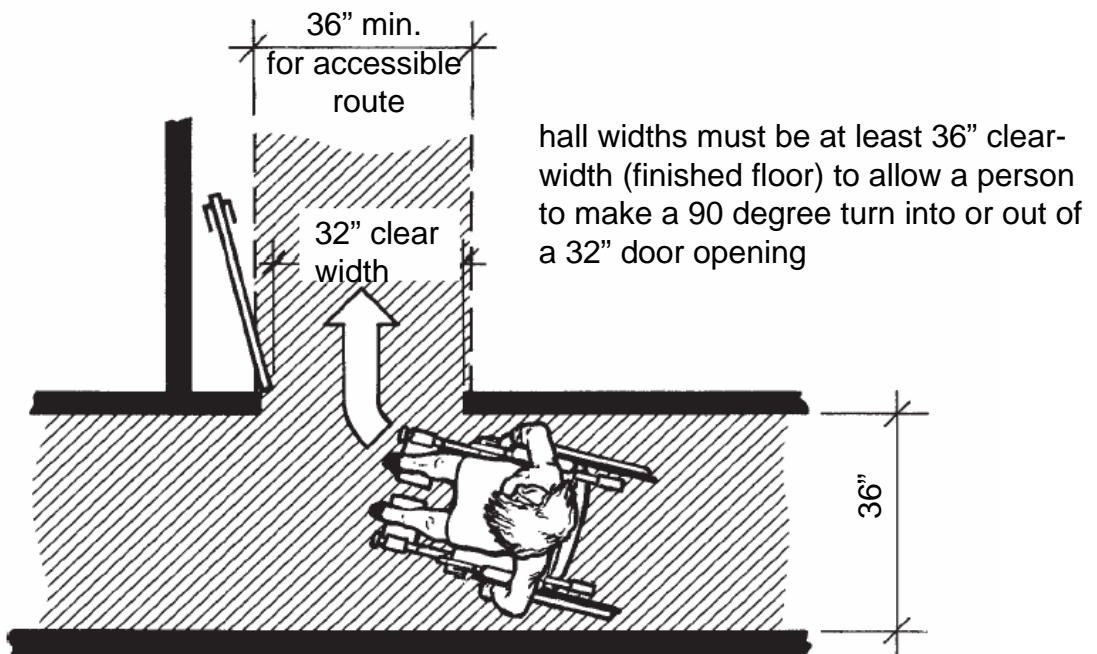
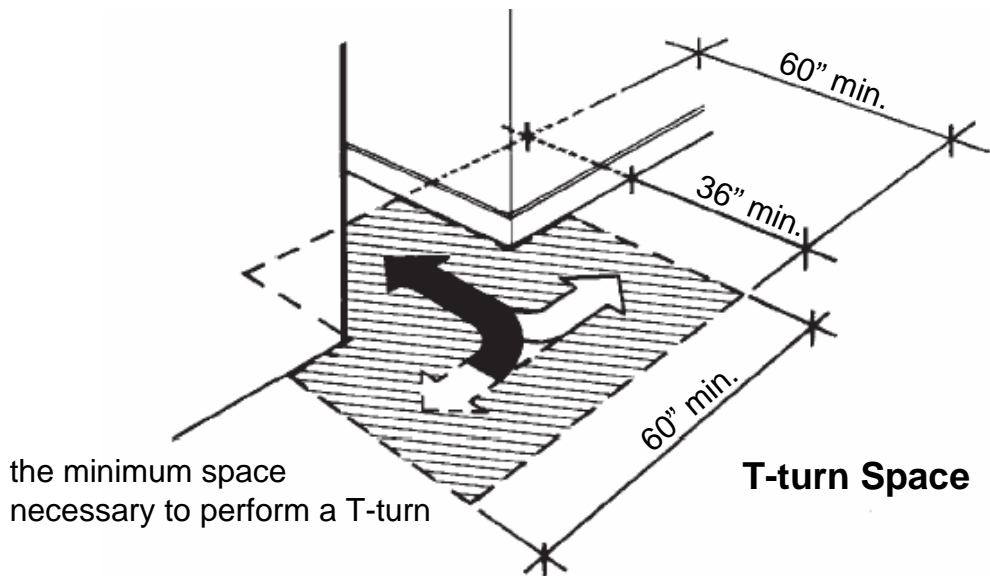


Prepared by the
Disability Access Office
Department of Public Works
City of San Antonio in
cooperation with the
Development Services
Department and
The Housing and
Neighborhood Services
Department – April 2007

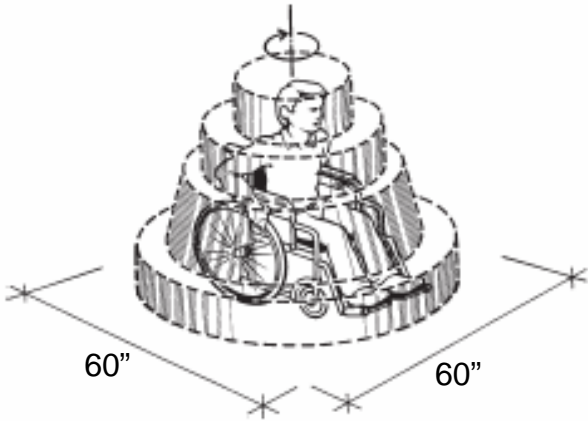
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These guidelines taken from the Fair Housing Act, Americans with Disabilities Act, and the Texas Accessibility Standards, meet minimum standards for usability. Exceeding these guidelines in the areas of hallway widths and turning spaces is highly recommended. It should be noted that none of the three Federal Laws apply to single-family residents.

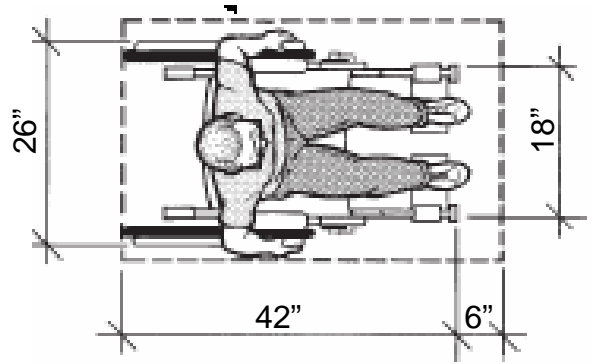
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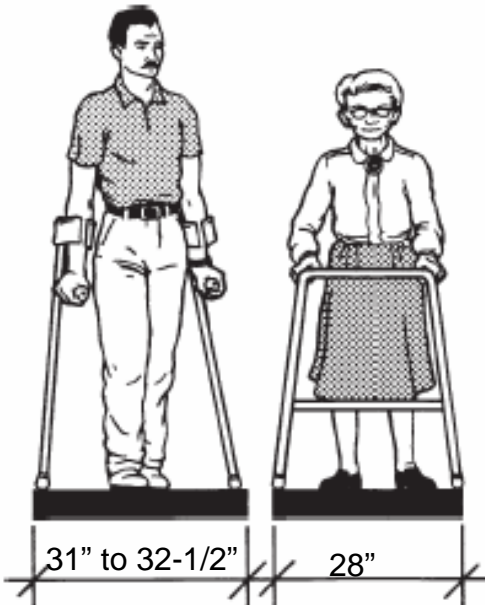
Interior Hallway – 36" Min. Finished Floor, 44" Preferred



Space Required by a Person Using a Wheelchair to Make a 180-degree turn



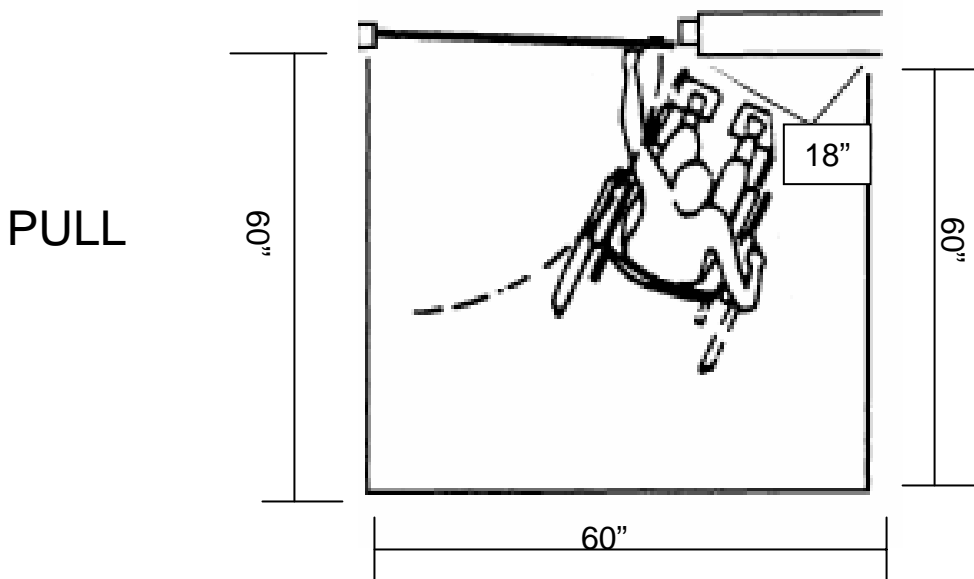
Space Allowances and Approximate Dimensions of Adult-Sized Wheelchairs



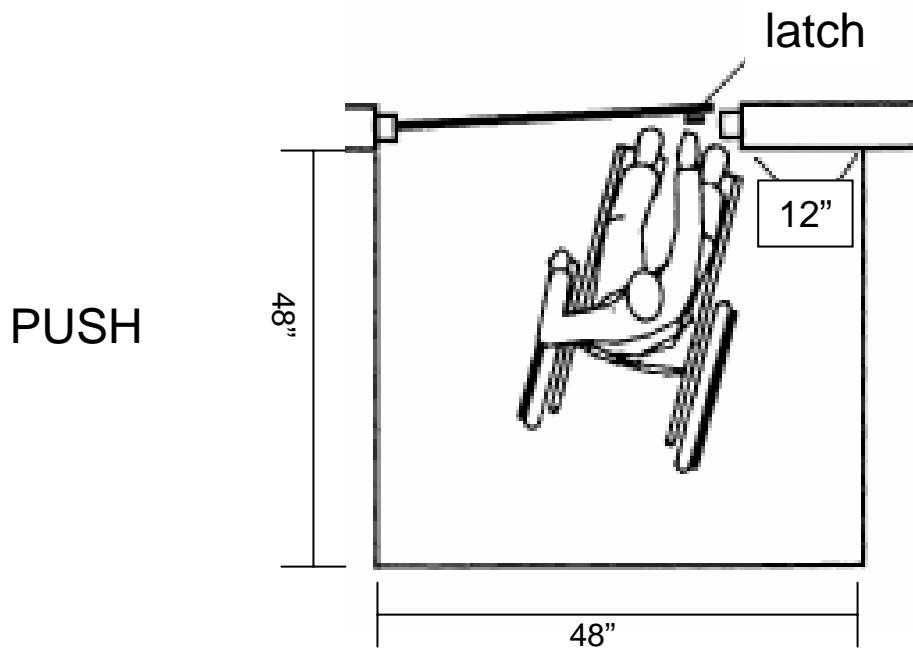
Space Necessary for Adults Using Crutches or Walker

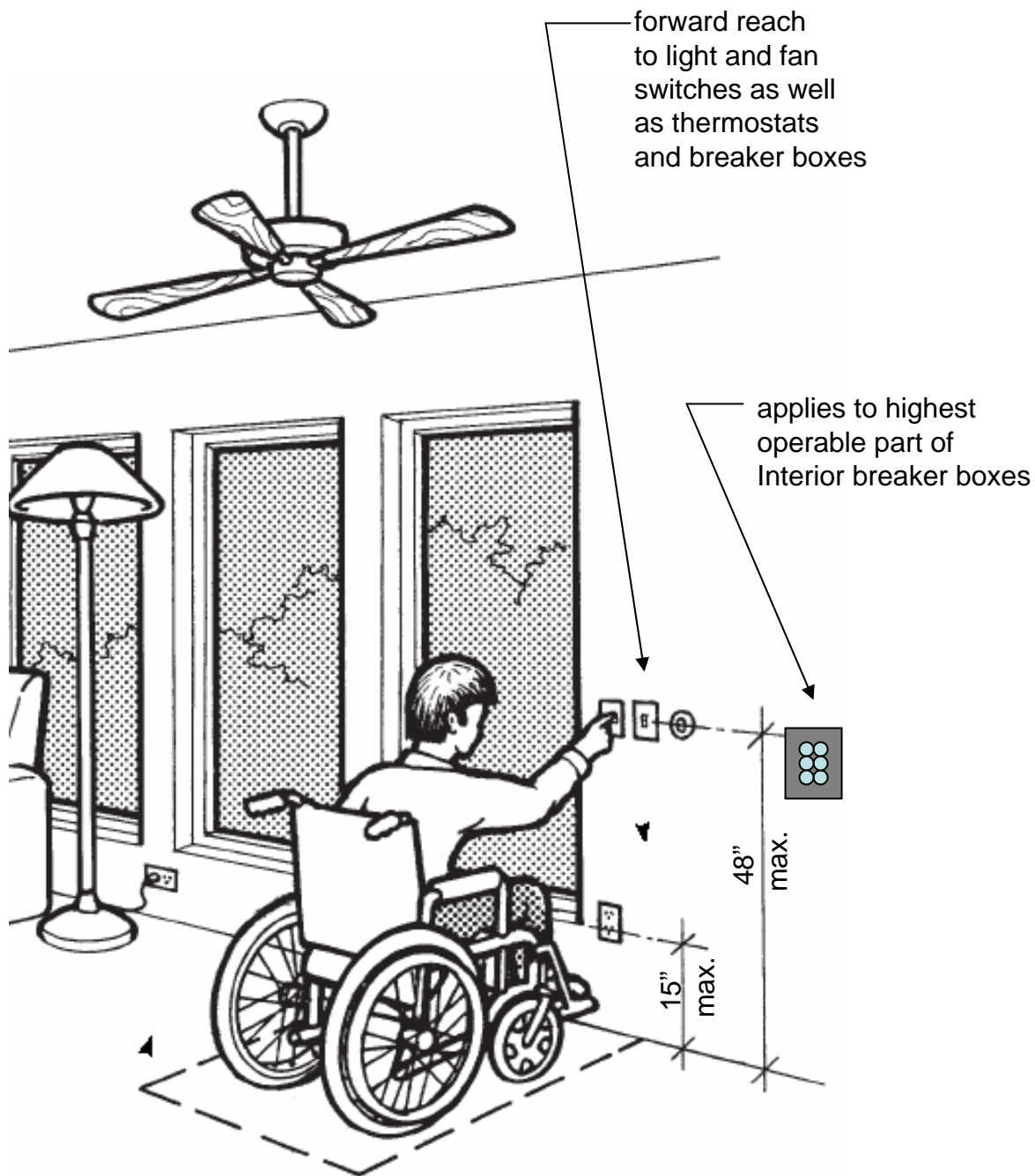


Minimum Space Necessary for Person with a Service Animal

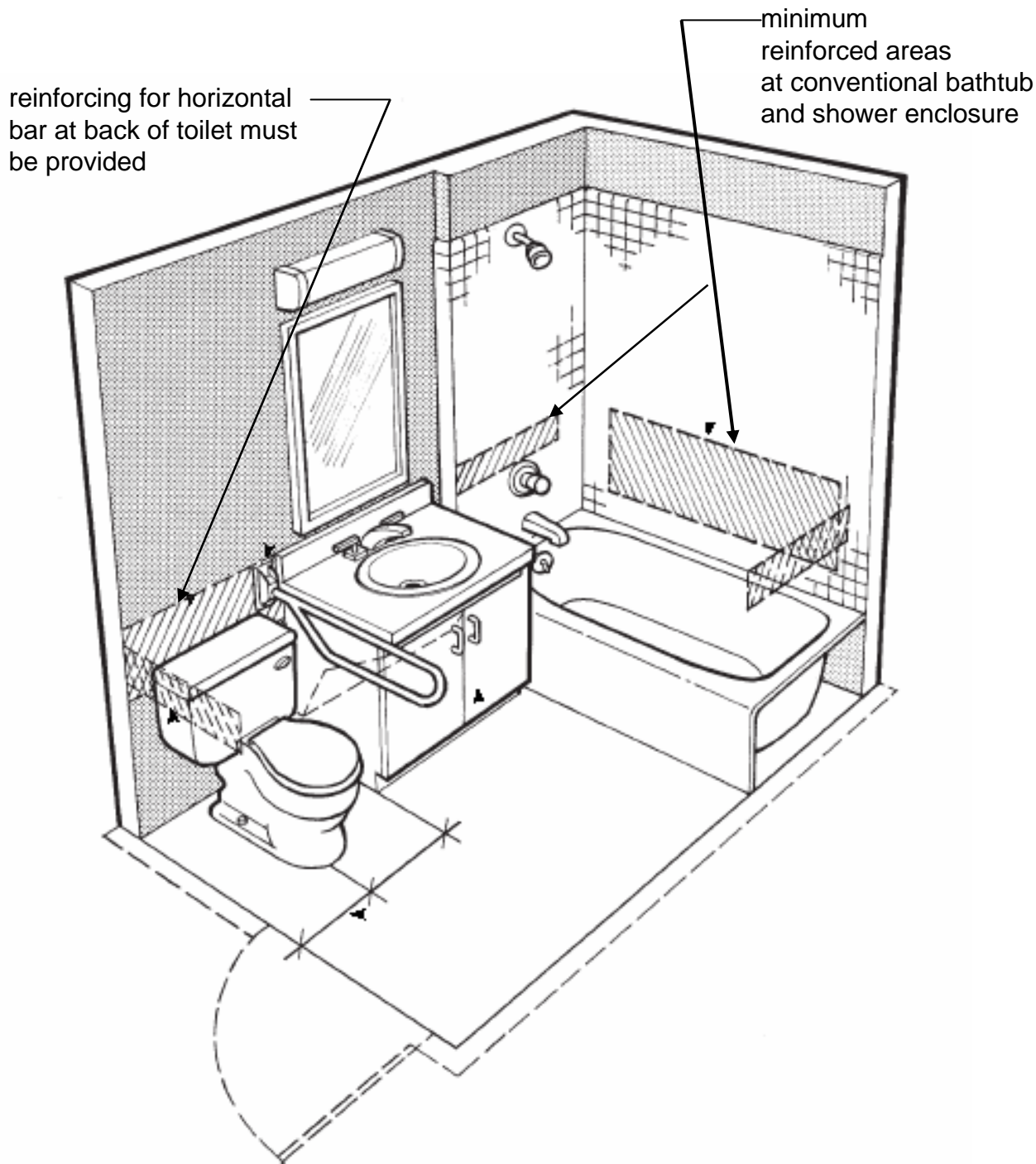


A level platform for maneuvering is required for both sides of doorways.

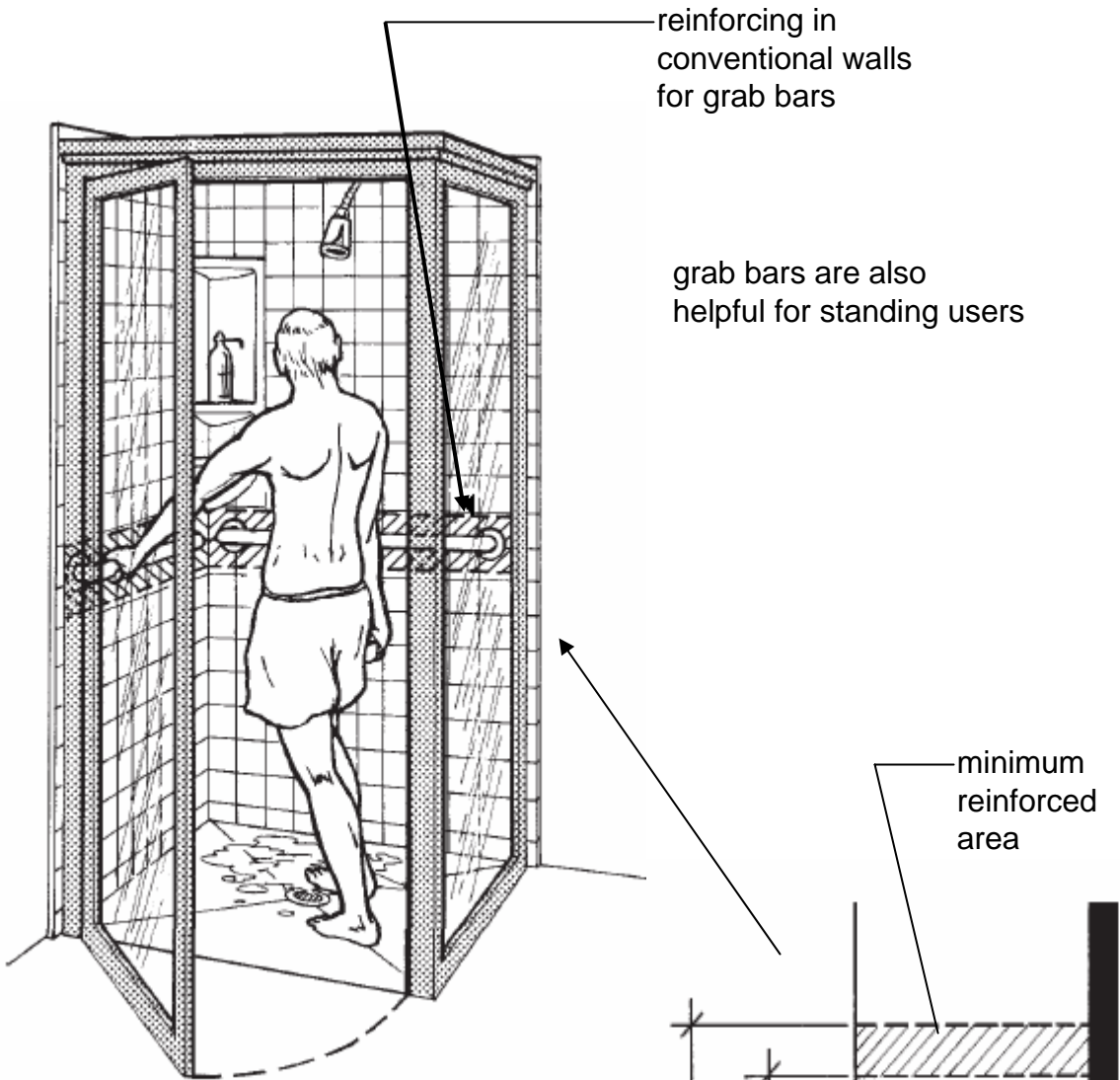




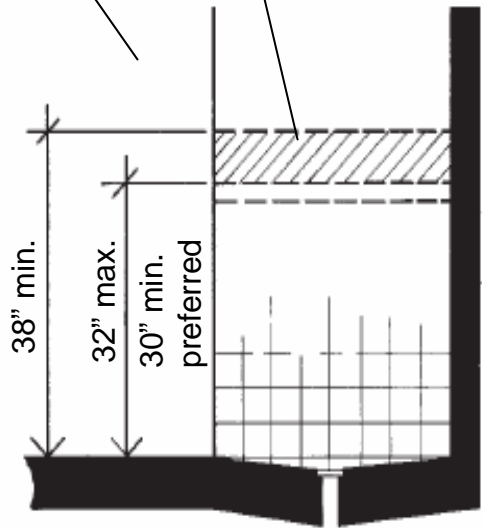
**All Covered Switches, Outlets, and Controls
Must be in Accessible Locations**



Small Bathroom with Walls Reinforced for Grab Bars

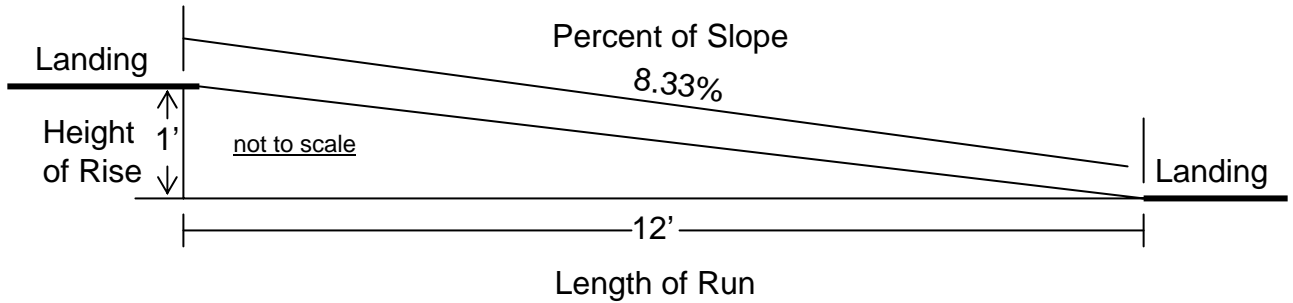


Reinforcing in Shower Stalls

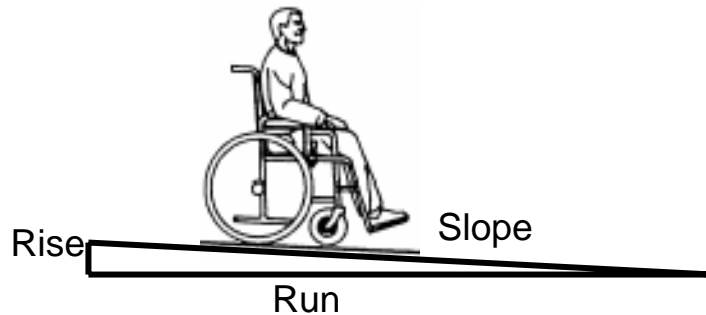


Minimum Reinforcing For Grab Bars in Showers

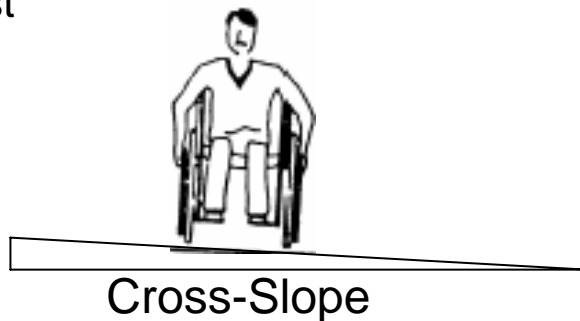
The maximum slope of a ramp in new construction shall be 8.33% (1:12)



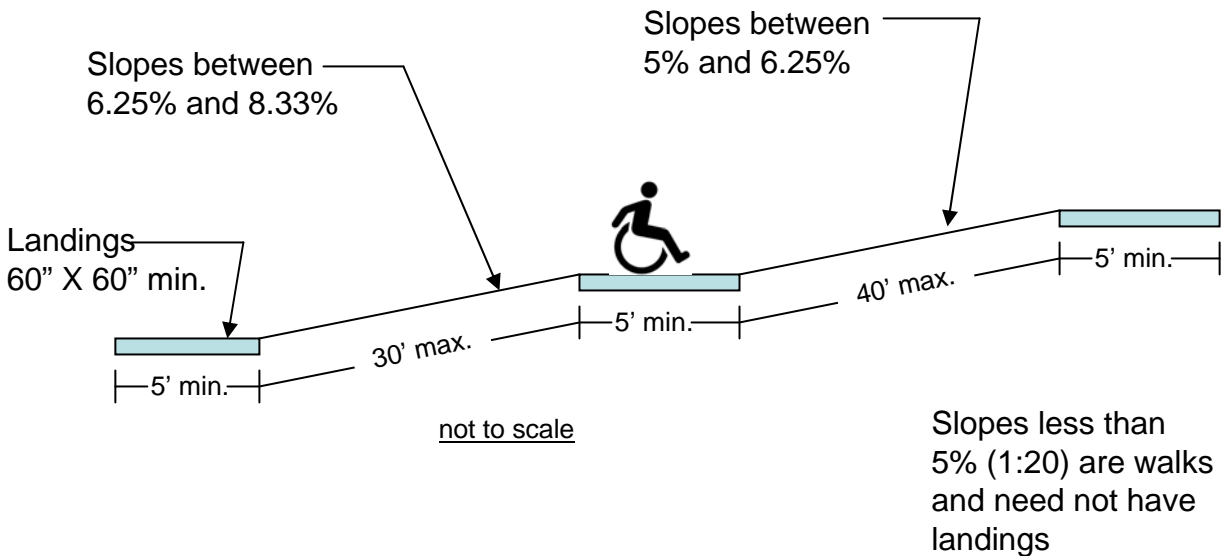
An accessible route with a running slope greater than 5% shall be considered a ramp. A slope of 5% has 1 inch of rise in elevation for any 20 inches of run, or length.



Cross-slopes must not exceed 2%.



Ramps shall have level landings at the top and bottom of each run.
If ramps change direction at landings, the minimum landing size shall be 60" X 60".



Any ramp with a run / horizontal projection greater than 72 inches
Shall have continuous 1.25 to 1.5 inch outside diameter handrails on both sides.

