



CITY OF BEVERLY HILLS
COMMUNITY DEVELOPMENT DEPARTMENT

- ☐ REQUEST FOR MODIFICATION OF BUILDING ORDINANCES
☐ REQUEST FOR ALTERNATE MATERIAL OR METHOD OF CONSTRUCTION
☐ REQUEST FOR HARDSHIP EXEMPTION OR EQUIVALENT FACILITATION

Please print clearly or type.

JOB ADDRESS:	For Dept. Use FEES:
Owner _____	
Address _____	
Phone _____	
Petitioner: _____	
Address _____	Permit # _____
Phone _____	Use of Bldg _____
	Construction Type _____
	Stories _____

REQUEST: (Submit plans if necessary to illustrate request. Additional sheets or data may be attached.)

Code Section: B.H.M.C. _____ State Code _____

JUSTIFICATION/FINDINGS OF EQUIVALENCY: (Submit plans or additional sheets as necessary)

Petitioner's Signature _____ Position _____ Date _____

FOR DEPARTMENT USE ONLY:

			Approved	Denied
☐ Fire Department	_____	_____	☐	☐
	(Staff Print)	(Staff Sign)	Date	
☐ Other	_____	_____	☐	☐
	(Staff Print)	(Staff Sign)	Date	

Community Development Department Action	Request ☐ IS ☐ IS NOT	in conformity with the spirit and purpose of Code Section involved.		
	Condition ☐ DOES ☐ DOES NOT PROVIDE	☐ equivalency	☐ equivalent facilitation	
	(Staff Print)	(Staff Sign)	Date	
	(Staff Print)	(Staff Sign)	Date	

CONDITIONS OF APPROVAL:



SUMMARY OF ACCESSIBILITY UPGRADES FOR COMMERCIAL PROJECTS

The provisions of Section 11B-202.4 Exception 8 apply to existing buildings or facilities used as public buildings, public accommodations, commercial buildings or public housing. When these buildings or facilities undergo alterations, structural repairs, or additions, an accessible path of travel must be provided to the specific area of construction.

When the adjusted construction cost¹ of **alterations, structural repairs, or additions to existing buildings and facilities** within three years of the original alteration does not exceed a valuation threshold of **\$200,399.00**, the cost of compliance with Section 11B-202.4 of the 2023 Los Angeles Building Code shall be limited to 20% of the adjusted construction cost of alterations, structural repairs or additions.

In choosing which accessible elements to provide, priority should be given to those elements that will provide the greatest access in the following order:

1. An accessible entrance;
2. An accessible route to the area of alteration, structural repair, or addition (see definition of accessible route Section 202 & 11B-206.2.1 for more information on accessible routes and site arrival points);
3. At least one accessible restroom for each sex serving the area of alteration, structural repair or addition;
4. Accessible telephones, if provided, serving the area of alteration, structural repair, or addition;
5. Accessible drinking fountains, if provided, serving the area of alteration, structural repair, or addition; and
6. When possible, additional accessible elements such as parking, storage, and alarms.

The second page of this Information Bulletin provides an example showing a Summary of Accessibility Upgrades.

¹ Adjusted cost of construction does not include the cost of alterations to path of travel elements required to be upgraded outside the area of alteration, structural repair, or addition.

Summary of Accessibility Upgrades for Commercial Projects

(For existing buildings where the adjusted construction cost is less than or equal to \$200,399.00 (rev. 1/2024) Sec. 11B-202.4 Exception 8)

Project Address:		Application No.	
Project Description/Location:		Permit Valuation:\$120,000	
Type: ☒ Alteration ☐ Structural Repair ☐ Addition		*Adjusted Cost of Proposed Construction:\$100,000	
PATH OF TRAVEL REQUIREMENTS FOR AREA OF ALTERATION, STRUCTURAL REPAIR, OR ADDITION			
Accessible Features	Does existing feature meet accessibility standards of Chapter 11B of the current CBC?	Will this feature be replaced or altered to meet Chapter 11B of the current CBC?	If so, how much will be spent to make this feature accessible?
1. Accessible entrance	Yes		
2. Accessible route to the altered area	Yes		
3. Accessible restroom for each sex or a unisex restroom	No	Yes	\$12,000
4. Accessible telephones	N/A		
5. Accessible drinking fountains	No	Yes	\$6,000
6. Other (Any of the below)			
A. Accessible parking spaces	No	No	
B. Signs	No	Yes	\$2,000
C. Alarms	N/A		
D. Other:	N/A		
Cost of All Features Provided (A)	Summary of costs of Accessible Features Nos. 1-6 provided above.		\$20,000
Adjusted Cost of Proposed Construction (B)	Construction cost for all proposed work on this permit application <u>except</u> Accessible Features Nos. 1-6 provided above.		\$100,000
Percentage Upgrades Provided (A / B)	Cost of all Features Provided / Adjusted Cost of Proposed Construction.		20%
Description of Access Features Provided:			
New unisex restroom will be created immediately adjacent to existing men and women's restroom in corridor. Drinking fountain at ground floor lobby will be replaced with new high/low accessible unit. Existing signage for 10 accessible parking spaces will be replaced and updated to current requirements.			
Parking stall access aisle slopes are greater than 2% to existing curbs and cost of creating compliant slopes and curb ramps exceeds the required 20% spending.			
Applicant Certification			
I certify that the above information is true and correct to the best of my knowledge and belief.			
Signature:	John Smith	Date: 01 / 12 / 2024	Company: John Smith and Associates
Name: (Print)	John Smith	Address:	123 Broadway
Title:	Architect of Record	City, State Zip:	Los Angeles, CA 90012
Agent for:	☐ Owner ☐ Architect ☐ Engineer ☐ Contractor	Phone No.:	(213) 555-1212
For Building Official Use Only			
Approved by:	Title:	Date: / /	

*If an area has been altered without providing an accessible path of travel to that area, and subsequent alterations of that area or a different area on the same path of travel are undertaken within three years of the original alteration, the total cost of alterations to the areas on that path of travel during the preceding three-year period shall be considered in determining whether the cost of making that path of travel accessible is disproportionate.

Summary of Accessibility Upgrades for Commercial Projects

(For existing buildings where the adjusted construction cost is less than or equal to \$200,399.00 (rev. 1/2024) Sec. 11B-202.4 Exception 8)

Project Address:		Application No.	
Project Description/Location:		Permit Valuation:	
Type: ☐ Alteration ☐ Structural Repair ☐ Addition		*Adjusted Cost of Proposed Construction:	
PATH OF TRAVEL REQUIREMENTS FOR AREA OF ALTERATION, STRUCTURAL REPAIR, OR ADDITION			
Accessible Features	Does existing feature meet accessibility standards of Chapter 11B of the current CBC?	Will this feature be replaced or altered to meet Chapter 11B of the current CBC?	If so, how much will be spent to make this feature accessible?
1. Accessible entrance			
2. Accessible route to the altered area			
3. Accessible restroom for each sex or a unisex restroom			
4. Accessible telephones			
5. Accessible drinking fountains			
6. Other (Any of the below)			
A. Accessible parking spaces			
B. Signs			
C. Alarms			
D. Other:			
Cost of All Features Provided (A)	Summary of costs of Accessible Features Nos. 1-6 provided above.		
Adjusted Cost of Proposed Construction (B)	Construction cost for all proposed work on this permit application except Accessible Features Nos. 1-6 provided above.		
Percentage Upgrades Provided (A / B)	Cost of all Features Provided / Adjusted Cost of Proposed Construction.		
Description of Access Features Provided:			
Applicant Certification			
I certify that the above information is true and correct to the best of my knowledge and belief.			
Signature:		Date: / /	Company:
Name: (Print)			Address:
Title:			City, State Zip:
Agent for:	☐ Owner ☐ Architect ☐ Engineer ☐ Contractor		Phone No.:
For Building Official Use Only			
Approved by:	Title:	Date: / /	

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