

# Board Facilities Committee Meeting

May 20, 2025

## Americans with Disabilities Act (ADA) Transition Plan and Blaser Settlement Update

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# ADA Transition Projects

## Governing Codes:

- ▶ Americans with Disabilities Act (ADA) of 1990 as amended, 42 U.S.C. §12101 et seq., Title II and Title III.
- ▶ 2010 ADA Standards for Accessible Design
- ▶ 2019 California Building Standard Codes (Title 24, Part 2, Chapter 11B) with 2021 Supplemental Changes, California Code of Regulations, and California Assembly Bill (AB) 2222
- ▶ Public entities with 50 or more employees were required to develop a “Transition Plan” in response to the self-evaluation conducted under Title I and Title II of the ADA along with Section 504 of the Rehabilitation Act of 1973, 29 U.S.C. §794 (referred to Section 504 Self-Evaluation)
- ▶ Ongoing code updates through the years

# ADA Transition Projects

## Requirements:

- ▶ A Transition Plan is required to 1) identify physical obstacles in facilities that limit the accessibility of its programs and activities such as class offerings to individuals with disabilities; 2) describe the methods that will be used to make the facilities accessible; and 3) specify the schedule for taking the steps necessary to achieve compliance. To the extent that structural changes in facilities are needed in order to provide programmatic access, the public entity is required to develop a Transition Plan describing the facility modifications that are needed. Facility modifications and improvements to correct accessibility deficiencies in buildings are undertaken as the District modernizes and replaces buildings and when new capital projects are planned and constructed.
- ▶ Additionally, as part of the Section 504 Self-Evaluation, the District as an institution is required to examine each program area (i.e. academic departments, operations at each site/location where services are provided and offered for students) in its entirety, to ensure these programs are made accessible to persons with disabilities. Policies, practices, communication methods, training of staff and other procedures are among some of the areas and items reviewed in the self-evaluation study.

# ADA Transition Projects

## Background:

- ▶ January 1994, the District completed a “Transition Plan”.
- ▶ December 2018, the District completed its Self-Evaluation and ADA Transition Plan Update.
- ▶ March 25, 2019, the Board of Trustees report presented with findings and recommendations.

# ADA Transition Plan

Description/Scope: Removal of Barriers as outlined in the ADA Transition Plan.

Completed Activities as of May 19, 2025:

ADA Transition Plan Progress				
Site	No. of Issues	Completed	Remaining	% Complete
SCC	2,937	1,431	1,506	49%
SAC	6,166	2,557	3,609	41%
DO	526	107	419	20%
Other	1,221	168	1,053	14%
Total	10,850	4,263	6,587	39%

# Santiago Canyon College Blaser Settlement

- ▶ Arthur Blaser filed an accessibility complaint on 9/10/13. Board rejected this complaint on 10/28/13.
- ▶ Blaser filed a second complaint with the Superior Court on 4/18/14. Alleged District violated CA civil rights laws and statutes by failing to provide full and equal access to facilities, services and accommodations at Santiago Canyon College. The college was served the complaint on 5/5/14.
- ▶ August 2015, District went to mediation. In October 2016, the parties settled.
- ▶ The settlement agreement identified specific repairs to be corrected within a ten-year time frame starting from 2015.
- ▶ [Click here](#) to see Blaser Report No. 6

# Blaser Settlement Summary

- ▶ The Blaser settlement agreement identified a total of 658 non-compliant items at the SCC Campus that require repairs. There were additional non-compliant items identified by the Blaser legal survey team that was not agreed upon to be repaired and instead are included in future ADA Transition Plan projects.
- ▶ Blaser Settlement deficiency items completed to date:
  - ▶ 388 out of 417 exterior (93%) deficiencies have been corrected and 206 completed out of 241 items for interior (85%).
  - ▶ Overall, the Blaser Settlement barrier corrective items are 90% complete.
  - ▶ Multiple projects are currently in various phases of planning, design and construction.
- ▶ Projects completed \$12,311,699.
- ▶ Current projects in progress approximately \$10.9 million.
- ▶ Repairs for remaining non-compliant items will take approximately 4-5 more years or longer, contingent upon funding.

# California Community Colleges Chancellor's Office Program Review

- ▶ In November 2015, CCCCCO notified SCC it would be conducting an Office of Civil Rights (OCR) Program Compliance Review for accessibility.
- ▶ OCR site visit occurred in April 2016.
- ▶ Self-evaluation report with findings provided to college in summer 2016.
- ▶ 35 facility related items to be addressed. 33 items completed to date.
- ▶ 2 items remaining to be addressed that are contingent upon DSA approval and funding (Building B restrooms modernization and path of travel Building D to be addressed as part of Phase 2 Campus Entrance Improvement project)
- ▶ Required annual door pressure maintenance policy be implemented at college.



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## ADA Transition Plan

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## Questions