

22,214

ACCESS AUDIT IN THE BUILT ENVIRONMENT 2014

WORKSHOP REPORT

Workshop Venue: BILIK MAWAR 3, BLOK B KKR

Audited Venue: BANGUNAN KKR2

Group No.: 3

Organised by: CAWANGAN ARKITEK Dis 2014

CHIEF FACILITATOR: PROF. DATO' SRI AR. DR. ASIAH ABDUL RAHIM (IIUM)

NO.	NAME	ORGANIZATION			
З, Г	FACILITATOR: EN. SHAMSUL BAHRIN B. RAHMAT PN. NUR AMIRAH ABD. SAMAD	PERBADANAN PUTRAJAYA KUDU, IIUM			
1.	MOHD ELHAM SAMSURI	MFD			
2.	NOR ZALMA ZAKARIA	MFD			
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4.	PN. NARIMA HANIM BT. ZAINAL ABIDIN	URBF BANGUNAN AM 2			
5.	EN. ISMAIL KASAN	ЈКМ			
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7.	PN. ISMA 'ADLEENA BT. ABDUL AZIS	URBF BANGUNAN AM 1			
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11.	EN. SHAHRUM B. ZAINAL ABIDIN	UPKTB			
12.	EN. RAHMAT DOLAH	POCAM			
13.	EN. SAFFEE	POCAM			



CURRENT PROGRESS 99.53% (UP TO 17 SEPT 2014)

COMPLETION DATE 4 DECEMBER 2013

START DATE

CONTRACT VALUE RM 307,774,000.00

CONTRACTOR AHMAD ZAKI SDN BHD

CLIENT KEMENTERIAN KERJA RAYA

PROJECT IMPLEMENTOR

JABATAN KERJA RAYA

PROJECT INFO

BUILDING FACTS

JKR HEADQUATERS

SLANTING CONCRETE COLUMN STRUCTURE WITH PRECAST SLABS ON BEAMS

STEEL ROOF TRUSS

51,516 SQM GFA

175M HIGH

37 STOREY INCLUDING PLAZA AND MEZZANINE 2 BASEMENT FLOORS AND 7 STOREY PODIUM PARKING 4 LEVELS OF ROOF TERRACED LANDSCAPE 2 BLOCK OF CAFETERIA ON PODIUM ROOF



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SITE PLAN		NO	ENTRANCE
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NO	ELEMENT	ANALYSIS	PROPOSAL
1	<image/> <image/> <image/>	1. Gradient more than 1:12, +- 1:14	1. Should provide railing along the ramp at both sides
		2. No railing at both sides	2. To provide landing min. 1200mm in length at interval not more than 6000mm, follow MS1184:2014
		3. No landing, distance too far.	3. At landing should provide warning tactile
		4. No guiding block/warning tactile at both side of ram area	 As part of information/ transition on changes of path usage esp for blind sight user
		5. No curb	5. Should provide signage for guidance.
		6. No signage	braille text. Font size should be bigger for blind sight people.
		7. Grating gap too large	

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ANALYSIS NO **ELEMENT** PROPOSAL 1 RAMP 8. Conflict with vehicular 6. To provide 13mm gap for grating entrance to basement follow MS1184:2014 9. No edge protection on both sides of the ramp 10. Lighting provided for night usage. example of a good grating design 7. To provide zebra crossing. 11. Non slippery finishes, using Shanghai finish. 8. Tactile warning indicator should be located at both tops & bottom ramps. (item 8.1 ms1184 : 2014, figure 13.5) 9. Maximun internal landing for ramp (1:12 – 1:14) shall be at at 2.5 m – 4.0 m (table 3, item 8.2, ms 1184)

NO	ELEMENT	ANALYSIS	PROPOSAL
2	<section-header></section-header>	 Signage not clear Tactile not provided from the ramp guided to main entrance (lobby) 	 1. Signage should be in large font and contras colour and located in appropriate area. 2. Tactile should provided from ramp area until entrance / lobby area. Image: State of the state of

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NO	ELEMENT	ANALYSIS	PROPOSAL
3	<section-header><image/><image/></section-header>	 Size of single door opening is too small for wheelchair. Tactile not provided from the parking guided to main entrance (lobby)/lift lobby. Invisible signage No parking for disable at main entrance / ground floor. No emergency contact number. No two way camera at disable parking area. 	 Increase size of single door opening to suit with wheelchair width. Tactile should provided from parking area until entrance / lift lobby area. Signage should be seen from every angle / visible. (protuded signage). Parking should be provided at outdoor / ground floor near main entrance. Should provide information signage for emergency purposes. Provide two way camera for disable to comunicate to the maintainance if in emergency cases Refer to MS 1184:2014 Clause 6.8 Indoor parking

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NO ELEMENT	ANALYSIS	PROPOSAL
3 PARKING FOR DISABLE	Size parking 3200mm x 4800mm	Min width shall be 3.6 m X 5.4 m 9 item 6.2 ms1184 : 2014) Directional signage towrads accessible parking from main entrance shall be provided. (6.5 ms 1184 : 2014) Figure 89. Vertical sign with international symbol. (6.5 ms 1184 : 2014 figure 2 & 6) -Dimensions at least 450mm X 450 mm -Height at least 1.5 from floor level. -Tel. number of building management / relevant authority shall be realy stated.

NO	ELEMENT	ANALYSIS	PROPOSAL
4	<section-header><section-header></section-header></section-header>	ANALYSIS1. Height of counter is too high for wheelchair user.2. No specific information counter for deaf, wheel chair user and blind.	 PROPOSAL 1.Provide lower level counter for wheelchair user. 2. To provide audio video and informative counter for disable. 3. To educate counter staff to assist the PwDs. Refer to MS 1184:2014 Clause 19 Reception area, counters, desks and ticket offices

NO	ELEMENT	ANALYSIS	PROPOSAL
5	<section-header></section-header>	 1. Lift call button location is not located properly and practical. 2. No audio visual indication on lift arrival. 3. Flash light indication on lift arrival is too small and too high. 	 1.Propose to lift call button fo disable. 2. Propose protuding audio visual indication for lift arrival. Refer to MS 1184:2014 Clause 15 Lift

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5 CAFETERIA

NO

ELEMENT



ANALYSIS

1. No ramp provided at entrance café.

2. No wash hand basin provided for wheelchair users.

3. The design for dining table is practical for wheelchair users.

PROPOSAL

- 1. Should provide ramp.
- 2. Should provide wash hand basin for wheelchair user.



Example of good grating design



Example of good design for disable wash basin

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NO ELEMENT 1 ACCESSIBLE TOILETS -(PwDs)





1. Accessible toilets are provided.

ANALYSIS

- 2. No directional signage to the **accessible toilets**. Hard to find it from the main lobby. Position of signage is not at appropriate location.
- 3. Sufficient space to maneuver a wheelchair.
- 4. The dimension of the toilet is sufficient.
- 5. WC and bidet mounted too high at 600m.
- 5. Wash basin mounted at appropriate height.
- 6. Lower edge of the mirror positioned correctly.

PROPOSAL

- 1. Should provide more directional signage, big fonts, contras color, appropriate location. Pictogram with emboss signage type and braille text. Font size should be bigger for blind sight people.
- 2. Clear maneuvering space in front of the toilet should be minimum 900mm x 900mm.
- 3. The min dimensions for an accessible toilet are 1700mm width x 2200 mm depth.
- 4. Should be mounted at 450-500 mm height.
- 5. Should be mounted at 800-850 mm.

Refer to MS 1184:2014

ACCESS AUDIT : KKR2 COMPLEX

NO	ELEMENT	ANALYSIS	PROPOSAL
1	ACCESSIBLE TOILETS - (PwDs)	 7. Grab bar installed at 800mm height, non-slippery, 40mm diameters, knuckle space provided. 8. Equipped with emergency alarm system but no emergency light. 	 7. Grab bar should be installed at 850- 900mm height, non-slippery, 40mm diameters,knuckle space 40mm should be provided. 8. Should be provided with emergency alarm system and emergency light.
		9. Door can be locked from inside but not releasable form outside.	9. Door can be locked from under emergency situation side and releasable form outside.
		 10. Flushing arrangement, dispenser and toilet paper are located appropriately. And easy to operate. 11. Floor material skid proof, well drained and water proof. 12. Doors open outwards. 	 10. Flushing arrangement, dispenser and toilet paper mounted between 500mm – 1200mm. Refer to MS 1184:2014

ACCESS AUDIT : KKR2 COMPLEX

NO ELEMENT

1 PRAYER ROOM



ANALYSIS

- 1. Entrance to the prayer room is accessible.
- 2. Door sizes is acceptable but too heavy.
- 3. Seating is provided at the entrance.
- 4. No space allocated for the wheelchair bound.
- 5. No railing, hook and no seating provided at the ablution area.
- 6. Ablution space is well drained.
- 7. Slippery finishes at ablution area.

PROPOSAL

- 1. Should provide lighter doors, easier to handle by OKU.
- Curb or step at the ablution is dangerous .
- Should provide railing at walls, hook and seating.
- Should use unslippery floor material and skid proof

Refer to MS 1184:2014

ACCESS AUDIT : KKR2 COMPLEX

NO	ELEMENT	ANALYSIS	PROPOSAL
1	<section-header></section-header>	1. Unfriendly ablution.	1. Should locate a proper location for wheelchair bound. Image: Should be a proper location for should be a proper l

RECOMMENDATION CHECKLIST

BUILDING COMPONENT CATEGORY	Main Entran ce	Parki ng	Count er	Lift	Toilet	Cafe	Stairc ases	Surau	Ablut ion	Signa ge	Path way
Wheelchair	V	V	Х	٧	٧	٧	Х	٧	Х	Х	٧
Visual Impaired	Х	NA	Х	Х	٧	٧	٧	٧	Х	Х	Х
Hearing Impaired	٧	V	٧	Х	٧	V	٧	٧	٧	٧	٧
Walking with stick	V	٧	٧	V	V	٧	٧	٧	Х	V	٧
Learning disability	٧	V	٧	٧	٧	V	٧	٧	٧	Х	٧
TOTAL	4	4	3	3	5	5	4	5	2	2	4

41/54 X 100 = **76%**

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CONCLUSION

- From the case study that we have done, KKR2 Building is accessible but need some improvement to be a friendly environment for the disabled
- The building is 80% 85% accessible in particular focusing on person with disabilities (PwDs) on wheelchair.
- Thus we proposed to improve the detailing based on disable requirement such as :-

1) renovation should be done for ablution to fit for disable.

2) step ramp between different level at all space s such as in cafeteria &

3) upgrade signage to be more legible (Pictogram Design and colour contrast)

4) No tactile warning & guiding block for PwDs Blinds at public area (reception area & lift plaza)

5) for PwDs hearing impaired , audio loop and interactive floor plan to help for information but receptionist / staff personnel / security do not know how to respond / entertain.







THANK YOU



