

Making your new, addition, or renovation construction project accessible for people of all abilities is required by a Texas law called the Elimination of Architectural Barriers Act. The Act has a set of standards that must be met, known as the Texas Accessibility Standards (TAS).

The Act is regulated through the Texas Department of Licensing and Regulation (TDLR) and designated Registered Accessibility Specialists (RAS). TDLR does not administer or enforce the Americans with Disabilities Act (ADA). TAS compliance is generally a three-step process: Registration, Plan Review, and Inspection. Submission to the Department is required for any project with a construction cost of \$50,000 or more.

Option 1

- Register the project in TABS, or by completing TDLR Form AB 005 and submitting it to a RAS or TDLR
 - This can be completed by anyone on the project team (Owner, Agent, Architect, etc)
 - This includes paying \$175 to TDLR
- Submit the Plans and Specifications to a RAS (preferably in TABS)
 - The Architect, Registered Interior Designer, Landscape Architect, or Engineer must submit the drawings and specifications to a RAS within 20 business days of issuance.
 - The owner of the building or facility may not allow an application to be filed with a local governmental entity for a building construction permit related to the plans and specifications or allow construction, renovation, or modification of the building or facility to begin before the date the plans and specifications are submitted to a RAS.
- Share the Plan Review with the project team
- Request the Inspection in writing
 - This must be done within 30 days of Substantial Completion
 - For projects registered after Dec 1, 2018, the request is made in writing (email, memo, etc)
 - For projects registered before Dec 1, 2018, TDLR Form AB041 must be executed
- Schedule the Inspection within one year of completion of construction
 - Anyone may be present at the inspection, and must sign TDLR Form AB044
 - The Owner will receive an automated reminder email from TDLR sixty days before the estimated completion date
 - If the estimated completion date changes, notify your RAS in writing
- Respond to the Inspection within 270 calendar days (from the date of the inspection report)
 - If there are Violations Pending, the Owner must execute TDLR AB029 Inspection Response Form
 - Contact your RAS for more information on re-inspections, Variance requests, etc
 - If there are No Violations Pending, this step is not required

Option 2

- Execute TDLR Form AB043 Owner Agent Designation
 - Designates an Agent to act on the Owner's behalf
 - This can be done at any point in Option 1