



Washington State Patrol
Fire Protection Bureau
Phone: (360) 596-3900

Business Name	Heritage Heights at Lake Chelan	Provider Number	001223
Address	505 HIGHLAND ,	Approval Status	Approved
City, State, Zip	Chelan, WA 98816	Facility Type	Residential Care

On 9/10/2024 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement	Statement of Violation
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1 Applications and Permits

The fire code official is authorized to receive applications, review construction documents and issue permits for construction regulated by this code, issue permits for operations regulated by this code, inspect the premises for which such permits have been issued and enforce compliance with the provisions of this code.

(IFC 104.2 2021)

The following violation was observed:

Please forward any CRS (Construction Review Services) permit documentation for the remodel/construction work that is being completed for your facility. (corrected)

2 Ceiling Clearance

Storage shall be maintained 2 feet (610 mm) or more below the ceiling in nonsprinklered areas of buildings or not less than 18 inches (457 mm) below sprinkler head deflectors in sprinklered areas of buildings.

Exceptions:

1. The 2-foot (610 mm) ceiling clearance is not required for storage along walls in nonsprinklered areas of buildings.
2. The 18-inch (457 mm) ceiling clearance is not required for storage along walls in areas of buildings equipped with an automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.

(IFC 315.2.1 2021)

The following violation was observed:

The Salon failed to maintain storage 18" below the fire sprinkler head on the top shelf. (corrected)

3 Abatement of Electrical Hazards

Abatement of unsafe conditions and electrical hazards. Conditions that constitute an electrical shock or fire hazard shall be abated..

(IFC 603.2 2021)

The following violation was observed:

In the 2nd Floor Activities Room there were seven appliances including fridges and freezers plugged into power strips, and not directly into an approved outlet. (corrected)

4 Relocatable power taps and current taps

Relocatable power taps and current taps. The construction and use of current taps and relocatable power taps shall be in accordance with NFPA 70 and this code.

(IFC 603.5, 2021)

The following violation was observed:

In Room 102 there was a multiplug adapter at the door near the night light. (corrected)



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Code Requirement	Statement of Violation
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5 Where Required

606.2 Where required. A Type I hood shall be installed at or above all commercial cooking appliances and domestic cooking appliances used for commercial purposes that produce grease laden vapors.

EXCEPTIONS:

1. Factory-built commercial exhaust hoods that are listed and labeled in accordance with UL 710, and installed in accordance with Section 304.1 of the International Mechanical Code, shall not be required to comply with Sections 507.1.5, 507.2.3, 507.2.5, 507.2.8, 507.3.1, 507.3.3, 507.4, and 507.5 of the International Mechanical Code.
2. Factory-built commercial cooking recirculating systems that are listed and labeled in accordance with UL 710B, and installed in accordance with Section 304.1 of the International Mechanical Code, shall not be required to comply with Sections 507.1.5, 507.2.3, 507.2.5, 507.2.8, 507.3.1, 507.3.3, 507.4, and 507.5 of the International Mechanical Code. Spaces in which such systems are located shall be considered to be kitchens and shall be ventilated in accordance with Table 403.3.1.1 of the International Mechanical Code. For the purpose of determining the floor area required to be ventilated, each individual appliance shall be considered as occupying not less than 100 square feet (9.3 m2).
3. Where cooking appliances are equipped with integral down-draft exhaust systems and such appliances and exhaust systems are listed and labeled for the application in accordance with NFPA 96, a hood shall not be required at or above them.
4. A Type I hood shall not be required for an electric cooking appliance where an approved testing agency provides documentation that the appliance effluent contains 5 mg/m3 or less of grease when tested at an exhaust flow rate of 500 cfm (0.236 m3/s) in accordance with UL 710B.
5. A Type I hood shall not be required to be installed in an R-2 occupancy with not more than 16 residents.

(IFC 607.2 2018 WAC 51-54A)

The following violation was observed:

Upon inspection, the second floor Activities room was being used as a temporary cooking and food preparation area. Per the International Fire Code any cooking with grease-laden vapors without a fire suppression system installed, is prohibited. Boiling, steaming, and warming of pre-cooked food is allowed. Please see the 2021 International Fire Code, Chapter 6, Section 606.2 noted below. (corrected)



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6 Owner's Responsibility

The owner shall maintain an inventory of all required fire-resistance-rated construction, construction installed to resist the passage of smoke and the construction included in Sections 703 through 707 and Sections 602.4.1 and 602.4.2 of the International Building Code. Such construction shall be visually inspected by the owner annually and properly repaired, restored or replaced where damaged, altered, breached or penetrated. Records of inspections and repairs shall be maintained. Where concealed, such elements shall not be required to be visually inspected by the owner unless the concealed space is accessible by the removal or movement of a panel, access door, ceiling tile or similar movable entry to the space.

(IFC 701.6 2021)

The following violations were observed:

1. Facility was unable to provide documentation of fire-resistance rated construction inspection within the past twelve months. All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected.
2. Due to the construction and remodeling being completed in the First Floor, Kitchen, 2nd Floor there were several penetrations in the ceilings and walls. 2. There was a breach in the ceiling of the Maintenance Room.

7 Inspection and Maintenance

Opening protectives in fire-resistance-rated assemblies shall be inspected and maintained in accordance with NFPA 80. Opening protectives in smoke barriers shall be inspected and maintained in accordance with NFPA 80 and NFPA 105. Openings in smoke partitions shall be inspected and maintained in accordance with NFPA 105. Fire doors and smoke and draft control doors shall not be blocked, obstructed, or otherwise made inoperable. Fusible links shall be replaced promptly whenever fused or damaged. Opening protectives and smoke and draft control doors shall not be modified.

(IFC 705.2 2021)

The following violation was observed:

Facility was unable to provide documentation of fire door annual inspection within the last twelve months required per NFPA 80 5.2. All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected.(corrected)



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8 Alterations in buildings and structures

For any alteration within a building or structure, the fire protection and life safety systems shall be extended, altered or augmented to maintain and continue protection within the building or structure. Persons shall not remove or modify any fire protection or life safety system installed or maintained under the provisions of this code or the International Building Code without approval from the fire code official .

(IFC 901.4.3 2021)

The following violation was observed:

Upon inspection, the fire alarm system was in supervisory status. Mike stated this was due to the fire alarm devices in the dining and kitchen area being covered or disabled due to construction. A fire watch will be required throughout the construction process of any areas of the facility that are not protected with smoke and/or heat detection. I have attached the required fire watch documentation which will need to be sent to me by email weekly, or until the system is back into normal status. All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected. (corrected)

9 Testing and Maintenance

Sprinkler systems shall be tested and maintained in accordance with Section 901.

(IFC 903.5 2021)

The following violations were observed:

1. Facility was unable to provide documentation of the annual sprinkler system maintenance testing. (corrected)
2. Facility was unable to provide documentation of the five year internal pipe testing, per NFPA 14.2. (corrected)
3. Facility was unable to provide documentation of the 5-year FDC Hydro Testing per NFPA 25 13.8.5. (corrected, report must be sent to our office for review)

All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected.

10 Extinguisher Installation

The installation of portable fire extinguishers shall be in accordance with Sections 906.9.1 through 906.9.3.

(IFC 906.9 2021)

The following violation was observed:

The fire extinguishers in the following areas are exceeding 5' in height:

1. First floor remodeling area (corrected)
2. The 2nd floor laundry room (corrected)
3. The Water Closet (corrected)



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11 Emergency Power for Illumination

The power supply for means of egress illumination shall normally be provided by the premises' electrical supply.

(IFC 1008.3 2021)

The following violations was observed:

In the Dining Hall the emergency lighting was inoperable when activated. (corrected)

12 Width and Capacity

The required capacity of corridors shall be determined as specified in Section 1005.1, but the minimum width shall be not less than that specified in Table 1020.3.

Exception: In Group I-2 occupancies, corridors are not required to have a clear width of 96 inches (2438 mm) in areas where there will not be stretcher or bed movement for access to care or as part of the defend-in-place strategy.

(IFC 1020.3 2018)

The following violation was observed:

In the 2nd floor construction area combustibles were obstructing the path of egress. Storage shall be stored on one side of the hallway. (corrected)

Next inspection scheduled on or after: 9/30/2025

Right of appeal. Any person may appeal any decision made by the Fire Protection Bureau in accordance with WAC 212-12.

Owner or Authorized Representative

Signature

Print Name and Title

Deputy State Fire Marshal Andrea Ely
2715 RUDKIN RD
Union Gap WA
(509) 531-3384

Signature

Initials of Authorized Facility Representative



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This document was prepared by Residential Care Services for the Locator website.

Business Name	Heritage Heights at Lake Chelan	Provider Number	001223
Address	505 HIGHLAND ,	Approval Status	Disapproved
City, State, Zip	Chelan, WA 98816	Facility Type	Residential Care

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Code Requirement	Statement of Violation
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1 Applications and Permits

The fire code official is authorized to receive applications, review construction documents and issue permits for construction regulated by this code, issue permits for operations regulated by this code, inspect the premises for which such permits have been issued and enforce compliance with the provisions of this code. (IFC 104.2 2021)	The following violation was observed: Please forward any CRS (Construction Review Services) permit documentation for the remodel/construction work that is being completed for your facility.
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2 Ceiling Clearance

Storage shall be maintained 2 feet (610 mm) or more below the ceiling in nonsprinklered areas of buildings or not less than 18 inches (457 mm) below sprinkler head deflectors in sprinklered areas of buildings. Exceptions: 1. The 2-foot (610 mm) ceiling clearance is not required for storage along walls in nonsprinklered areas of buildings. 2. The 18-inch (457 mm) ceiling clearance is not required for storage along walls in areas of buildings equipped with an automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3. (IFC 315.2.1 2021)	The following violation was observed: The Salon failed to maintain storage 18" below the fire sprinkler head on the top shelf.
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3 Abatement of Electrical Hazards

Abatement of unsafe conditions and electrical hazards. Conditions that constitute an electrical shock or fire hazard shall be abated.. (IFC 603.2 2021)	The following violation was observed: In the 2nd Floor Activities Room there were seven appliances including fridges and freezers plugged into power strips, and not directly into an approved outlet.
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Relocatable power taps and current taps. The construction and use of current taps and relocatable power taps shall be in accordance with NFPA 70 and this code. (IFC 603.5, 2021)	The following violation was observed: In Room 102 there was a multiplug adapter at the door near the night light.
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(IFC 901.4.3 2021)

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(IFC 906.9 2021)

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(IFC 1008.3 2021)

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(IFC 1020.3 2018)

The following violation was observed:

In the 2nd floor construction area combustibles were obstructing the path of egress. Storage shall be stored on one side of the hallway.

Next inspection scheduled on or after: 8/29/2024

Right of appeal. Any person may appeal any decision made by the Fire Protection Bureau in accordance with WAC 212-12.

Owner or Authorized Representative

Signature

Joel D. Stephens ED
Print Name and Title

Deputy State Fire Marshal Andrea Ely
2715 RUDKIN RD
Union Gap WA
(509) 531-3384

Signature

AS