



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

Business Name Highgate Senior Living - Wenatchee
Address 1320 S MILLER ST ,
City, State, Zip Wenatchee, WA 98801

Provider Number 2225
Approval Status Approved
Facility Type Residential Care

On 9/4/2024 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement	Statement of Violation
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1 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 violations were observed:

1. Room 110 was exceeding the 24" of combustible storage clearance in the closet. (corrected)
2. Room 120 was exceeding the 24" of combustible storage clearance in the closet. (corrected)

2 Application and Use

603.5.2 Application and use. Relocatable power taps and current taps shall be directly connected to a permanently installed receptacle.

Exceptions:

1. Where approved for use in a Group A occupancy or in a meeting room in a Group B occupancy, not more than five relocatable power taps shall be permitted to be connected together or connected to an extension cord for temporary use to supply power to electronic equipment.

2. Current taps and relocatable power taps shall not be required to connect directly to a permanently installed receptacle outlet where used for 90 days or less for the purpose of testing the performance of such devices.

(IFC 603.5.2, 2021)

The following violations were observed:

1. In the Kitchen area there was a desk containing an unfused multiplug adapter in use. (corrected)
2. In Room 102 there was a multiplug adapter in use. (corrected)
3. In Room 113 there was a multiplug extension cord in use near the bed. (corrected)
4. In Room 223 there was a multiplug adapter in use in the bathroom. (corrected)
5. In Room 224 there was a multiplug adapter to a Christmas tree in use. (corrected)
6. In Room 111 a microwave and toaster were plugged into a power strip and not plugged directly into an approved outlet. (corrected)



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3 Unapproved conditions

Open junction boxes and open-wiring splices shall be prohibited. Approved covers shall be provided for all switch and electrical outlet boxes. (IFC 604.6, 2018)	The following violation was observed: In the Kitchen there was a missing outlet cover at the office area. (corrected)
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4 Smoke Detector Sensitivity

Smoke detector sensitivity shall be checked within one year after installation and every alternate year thereafter. After the second calibration test, where sensitivity tests indicate that the detector has remained within its listed and marked sensitivity range (or 4-percent obscuration light grey smoke, if not marked), the length of time between calibration tests shall be permitted to be extended to a maximum of 5 years. Where the frequency is extended, records of detector-caused nuisance alarms and subsequent trends of these alarms shall be maintained. In zones or areas where nuisance alarms show any increase over the previous year, calibration tests shall be performed. (IFC 907.8.3 2021)	The following violation was observed: Facility was unable to provide documentation of sensitivity testing of the fire alarm system within the last 2 years. All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected. (corrected)
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5 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 violation was observed: Emergency lighting was inoperable in the Spa Room. (corrected)
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This document was prepared by Residential Care Services for the Locator website.



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Code Requirement

Statement of Violation

6 Delayed Egress Locking System

The delayed egress locking system shall be installed and operated in accordance with all of the following:

1. The delay electronics of the delayed egress locking system shall deactivate upon actuation of the automatic sprinkler system or automatic fire detection system, allowing immediate, free egress.
2. The delay electronics of the delayed egress locking system shall deactivate upon loss of power controlling the lock or lock mechanism, allowing immediate free egress.
3. The delayed egress locking system shall have the capability of being deactivated at the fire command center and other approved locations.
4. An attempt to egress shall initiate an irreversible process that shall allow such egress in not more than 15 seconds when a physical effort to exit is applied to the egress side door hardware for not more than 3 seconds. Initiation of the irreversible process shall activate an audible signal in the vicinity of the door. Once the delay electronics have been deactivated, rearming the delay electronics shall be by manual means only. Exception: Where approved, a delay of not more than 30 seconds is permitted on a delayed egress door.
5. The egress path from any point shall not pass through more than one delayed egress locking system. Exceptions:
 1. In Group I-1, Condition 2, Group I-2 or I-3 occupancies, the egress path from any point in the building shall pass through not more than two delayed egress locking systems provided that the combined delay does not exceed 30 seconds.
 2. In Group I-1, Condition 1 or Group I-4 occupancies, the egress path from any point in the building shall pass through not more than two delayed egress locking systems provided that the combined delay does not exceed 30 seconds and the building is equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1.
6. A sign shall be provided on the door and shall be located above and within 12 inches (305 mm) of the door exit

The following violation was observed:

The Dining Room exit door was not releasing after the 15 second delayed egress when activated. (corrected)

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Code Requirement	Statement of Violation
hardware: Exception: Where approved , in Group I occupancies, the installation of a sign is not required where care recipients who, because of clinical needs, require restraint or containment as part of the function of the treatment area. 6.1. For doors that swing in the direction of egress, the sign shall read: "PUSH UNTIL ALARM SOUNDS. DOOR CAN BE OPENED IN 15 [30] SECONDS." 6.2. For doors that swing in the opposite direction of egress, the sign shall read: "PULL UNTIL ALARM SOUNDS. DOOR CAN BE OPENED IN 15 [30] SECONDS." 6.3. The sign shall comply with the visual character requirements in ICC A117.1. 7. Emergency lighting shall be provided on the egress side of the door. 8. The delayed egress locking system units shall be listed in accordance with UL 294. (IFC 1010.2.13.1 2021)	

Next inspection scheduled on or after: 8/31/2025

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

Jean F. Lehman, ED
Signature

Jean F. Lehman, Executive Director
Print Name and Title

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

Andrea Ely
Signature



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Business Name	Highgate Senior Living - Wenatchee	Provider Number	2225
Address	1320 S MILLER ST ,	Approval Status	Disapproved
City, State, Zip	Wenatchee, WA 98801	Facility Type	Residential Care

On 7/30/2024 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

1 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 violations were observed:

1. Room 110 was exceeding the 24" of combustible storage clearance in the closet.
2. Room 120 was exceeding the 24" of combustible storage clearance in the closet.

2 Application and Use

603.5.2 Application and use. Relocatable power taps and current taps shall be directly connected to a permanently installed receptacle.

Exceptions:

1. Where approved for use in a Group A occupancy or in a meeting room in a Group B occupancy, not more than five relocatable power taps shall be permitted to be connected together or connected to an extension cord for temporary use to supply power to electronic equipment.
2. Current taps and relocatable power taps shall not be required to connect directly to a permanently installed receptacle outlet where used for 90 days or less for the purpose of testing the performance of such devices.

(IFC 603.5.2, 2021)

The following violations were observed:

1. In the Kitchen area there was a desk containing an unfused multiplug adapter in use.
2. In Room 102 there was a multiplug adapter in use. (corrected)
3. In Room 113 there was a multiplug extension cord in use near the bed. (corrected)
4. In Room 223 there was a multiplug adapter in use in the bathroom.
5. In Room 224 there was a multiplug adapter to a Christmas tree in use.
6. In Room 111 a microwave and toaster were plugged into a power strip and not plugged directly into an approved outlet. (corrected)



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3 Unapproved conditions

Open junction boxes and open-wiring splices shall be prohibited. Approved covers shall be provided for all switch and electrical outlet boxes.

(IFC 604.6, 2018)

The following violation was observed:

In the Kitchen there was a missing outlet cover at the office area.

4 Smoke Detector Sensitivity

Smoke detector sensitivity shall be checked within one year after installation and every alternate year thereafter. After the second calibration test, where sensitivity tests indicate that the detector has remained within its listed and marked sensitivity range (or 4-percent obscuration light grey smoke, if not marked), the length of time between calibration tests shall be permitted to be extended to a maximum of 5 years. Where the frequency is extended, records of detector-caused nuisance alarms and subsequent trends of these alarms shall be maintained. In zones or areas where nuisance alarms show any increase over the previous year, calibration tests shall be performed.

(IFC 907.8.3 2021)

The following violation was observed:

Facility was unable to provide documentation of sensitivity testing of the fire alarm system within the last 2 years. All inspection reports must verify that the system has no deficiencies, or document that all deficiencies have been corrected.

5 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 violation was observed:

Emergency lighting was inoperable in the Spa Room.



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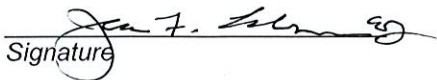
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Next inspection scheduled on or after: 8/29/2024

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

Jerri F. Lehman, Executive Director
Print Name and Title

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



Signature