STATE OF WASHINGTON
DEPARTMENT OF SOCIAL AND HEALTH SERVICES
AGING AND LONG-TERM SUPPORT ADMINISTRATION
20425 72nd Avenue S, Suite 400, Kent, WA 98032

CHP Auburn WA Tenant Corp
Prestige Senior Living Auburn Meadows
945 22nd St NE
Auburn, WA 98002

RE: Prestige Senior Living Auburn Meadows License # 2239

Dear Administrator:

This letter addresses Compliance Determination(s) 67485 (Completion Date 10/20/2025) and 64272 (Completion Date 08/20/2025).

The Department completed a follow-up inspection of your Assisted Living Facility on 10/20/2025 and found no deficiencies. Your facility meets the Assisted Living Facility licensing requirements.

The Department found that deficiencies for the following licensing laws and regulations were corrected:
WAC 388-78A-2040-2

The Department staff who did the on-site verification:
Karri Hernandez, Community Complaint Investigator

If you have any questions, please contact me at (206)305-3489.

Sincerely,

Jim Sherman

James Sherman, Field Manager
Region 2, Unit D
Residential Care Services

Residential Care Services
Investigation Summary Report

Provider/Facility: Prestige Senior Living Auburn Meadows
License/Cert.#: 2239
Compliance Determination #: 64272
Investigator: Karri Hernandez
Investigation Date(s): 08/18/2025 through 08/20/2025
Complainant Contact Date(s):

Provider Type: Assisted Living Facility

Intake ID: 190500
Region/Unit #: RCS Region 2 / Unit D

Allegation(s):
Failed Fire Marshall Inspection

Investigation Methods:

Sample:	Total residents: 94 Resident sample size: 0 Closed records sample size:
Observations:	Residents Dining Activities
Interviews:	Identified staff
Record Reviews:	State reporting log

Investigation Summary:
Reviewed intake, facility documents. Interviewed relevant parties. Observed facility, residents and staff. Interview with facility staff and review of Department Documents showed facility failed 3 fire marshal inspections. Citation issued 08/25/2025 CD ID 64272.

Conclusion / Action:

- [x] Failed Provider Practice Identified / Citation(s) Written
- [ ] Failed Provider Practice Not Identified / No Citation Written
- [ ] N/A

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You are required to be in compliance at all times with all licensing laws and regulations to maintain your Assisted Living Facility license.

The department completed data collection for an unannounced on-site complaint investigation on 08/18/2025 and 08/20/2025 of:

Prestige Senior Living Auburn Meadows
945 22nd St NE
Auburn, WA 98002

This document references the following complaint number(s): 190500

The following sample was selected for review during the unannounced on-site visit: 0 of 94 current residents and 0 former residents.

The department staff that investigated the Assisted Living Facility:

Karri Hernandez, Community Complaint Investigator

From:
DSHS, Aging and Long-Term Support Administration
Residential Care Services, Region 2 , Unit D
20425 72nd Avenue S, Suite 400
Kent, WA 98032

Statement of Deficiencies	License #: 2239	Compliance Determination # 64272
Plan of Correction	Prestige Senior Living Auburn Meadows	Completion Date
Page 2 of 3	Licensee: CHP Auburn WA Tenant Corp	08/20/2025

As a result of the on-site visit(s), the department found that you are not in compliance with the licensing laws and regulations as stated in the cited deficiencies in the enclosed report.

Laurie Anderson
Residential Care Services

08/25/2025
Date

I understand that to maintain an Assisted Living Facility license, the facility must be in compliance with all the licensing laws and regulations at all times.

Administrator (or Representative)

9/4/25
Date

WAC 388-78A-2040 Other requirements.

(2) The assisted living facility must have its building approved by the Washington state fire marshal in order to be licensed.

This requirement was not met as evidenced by:

Based on interview and record review, the facility failed to ensure 94 of 94 residents (Residents 1 to 94) resided in a safe environment that is approved of by the State Fire Marshal. This failure placed all 94 residents at risk of harm, injury, and potential fire hazards related to unsafe environmental conditions.

Findings included...

Review of document titled" Washington State Patrol Fire Protection Bureau", dated 08/07/2025, showed the facility failed a third Fire Marshal inspection. The document showed the facility was unable to provide fire alarm correction report to the fire marshal. The document showed the facility failed to meet required fire safety regulations.

During an interview on 08/20/2025 at 2:00 PM, Staff A, Director of Operations, stated that they were unaware the facility was out of compliance with the State Fire Marshal regulations. Staff A stated that the facility will create a plan to get back into compliance. Staff A stated they will consult with the facility maintenance director to initiate and complete plan of correction.

As a result of the on-site visit(s), the department found that you are not in compliance with the licensing laws and regulations as stated in the cited deficiencies in the enclosed report.

Residential Care Services | Date

I understand that to maintain an Assisted Living Facility license, the facility must be in compliance with all the licensing laws and regulations at all times.

Administrator (or Representative) | Date

WAC 388-78A-2040 Other requirements.

(2) The assisted living facility must have its building approved by the Washington state fire marshal in order to be licensed.

This requirement was not met as evidenced by:

Based on interview and record review, the facility failed to ensure 94 of 94 residents (Residents 1 to 94) resided in a safe environment that is approved of by the State Fire Marshal. This failure placed all 94 residents at risk of harm, injury, and potential fire hazards related to unsafe environmental conditions.

Findings included…

Review of document titled" Washington State Patrol Fire Protection Bureau", dated 08/07/2025, showed the facility failed a third Fire Marshal inspection. The document showed the facility was unable to provide fire alarm correction report to the fire marshal. The document showed the facility failed to meet required fire safety regulations.

During an interview on 08/20/2025 at 2:00 PM, Staff A, Director of Operations, stated that they were unaware the facility was out of compliance with the State Fire Marshal regulations. Staff A stated that the facility will create a plan to get back into compliance. Staff A stated they will consult with the facility maintenance director to initiate and complete plan of correction.

Statement of Deficiencies	License #: 2239	Compliance Determination #64272
Plan of Correction	Prestige Senior Living Auburn Meadows	Completion Date
Page 3 of 3	Licensee: CHP Auburn WA Tenant Corp	08/20/2025

Plan/Attestation Statement

I hereby certify that I have reviewed this report and have taken or will take active measures to correct this deficiency. By taking this action, Prestige Senior Living Auburn Meadows is or will be in compliance with this law and / or regulation on (Date) 10/9/25

In addition, I will implement a system to monitor and ensure continued compliance with this requirement.

Administrator (or Representative) — Date: 9/4/25

Plan/Attestation Statement

I hereby certify that I have reviewed this report and have taken or will take active measures to correct this deficiency. By taking this action, Prestige Senior Living Auburn Meadows is or will be in compliance with this law and / or regulation on (Date)_____ .

In addition, I will implement a system to monitor and ensure continued compliance with this requirement.

_____ _____

Administrator (or Representative) Date