



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

Business Name	Aegis Lodge of Kirkland	Provider Number	2492
Address	12629 116TH AVE NE,	Approval Status	Disapproved
City, State, Zip	Kirkland, WA 98034	Facility Type	Residential Care

On 06/23/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

1 Appliance connection to fuel supply piping

Appliance connection to fuel supply piping. Gas cooking appliances shall be secured in place and connected to fuel-supply piping with an appliance connector complying with ANSI Z21.69/CSA 6.16. The connector installation shall be configured in accordance with the manufacturer's installation instructions. Movement of appliances shall be limited by restraining devices installed in accordance with the connector and appliance manufacturer's instructions.

IFC 319.5 - 2021

Findings during the inspection were:

Required restraining device found not attached to gas-fueled cooking appliances.

2 Open electrical terminations

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

(IFC 603.2.2, 2021)

Findings during the inspection were:

1) Missing outlet cover plates observed in the following locations:

- Behind reach-in cooler in kitchen
- First floor business office
- Service hall breakroom
- Maintenance office

2) No cover on light switch cover plate in first floor main laundry room.

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



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On 06/23/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

3 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)

Findings during the inspection were:

Power strip failed to be directly connected to receptacle in the health services office.

4 Fire-Resistance-Rated Construction

The fire-resistance rating of the following fire-resistance-rated construction shall be maintained:

1. Structural members.
2. Exterior walls.
3. Fire walls, fire barriers, fire partitions.
4. Horizontal assemblies.
5. Shaft enclosures.

(IFC 701.2 2021)

Findings during the inspection were:

Door to health services office failed to be replaced with fire-rated door—correction required.

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Code Requirement

Statement of Violation

5 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)

Findings during the inspection were:

Unable to provide last annual fire wall inspection, and/or records of repairs conducted in the past 12 months.

6 Penetrations - Maintaining Protection

Materials and firestop systems used to protect membrane and through penetrations in fire-resistance-rated construction and construction installed to resist the passage of smoke shall be maintained. The materials and firestop systems shall be securely attached to or bonded to the construction being penetrated with no openings visible through or into the cavity of the construction. Where the system design number is known, the system shall be inspected to the listing criteria and manufacturer's installation instructions.

(IFC 703.1 2021)

Findings during the inspection were:

Unsealed corridor wall penetration observed in maintenance office.

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)

Findings during the inspection were:

Unable to provide record showing that fire doors have been annually inspected, tested and repaired in the past 12 months.

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Facility Type Residential Care

On 06/23/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

8 Door Operation

Swinging fire doors shall close from the full-open position and latch automatically.

(IFC 705.2.4 2021)

Findings during the inspection were:

The following fire doors failed to self-close and latch when tested:

- 3rd floor double doors
- 2nd floor garbage chute
- 2nd floor double doors by stair #3
- 2nd floor elevator door
- 1st floor elevator door
- 1st floor double doors by stair #3
- Door to health services office

9 Duct and Air Transfer Openings - Maintaining Protection

Dampers protecting ducts and air transfer openings shall be inspected and maintained in accordance with NFPA 80 and NFPA 105. Other products or materials used to protect the openings for ducts and air transfer openings shall be securely attached to or bonded to the construction containing the duct or air transfer opening, without visible openings through or into the cavity of the construction. Any damaged products or materials protecting duct and air transfer openings shall be repaired, restored or replaced.

(IFC 706.1 2018)

Findings during the inspection were:

Unable to provide documentation showing that all automatic and fusible link fire/smoke damper inspection and testing has been performed in the past four years, per NFPA 80, 19.5.3.

10 Testing and Maintenance

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

(IFC 903.5 2021)

Findings during the inspection were:

- 1) Unable to provide fire sprinkler system documentation for the following:
 - Quarterly inspection reports - three performed in the last 12 months
 - Last annual confidence test report for 2024
 - Last annual forward flow test report - if not conducted, scheduling required
- 2) Loaded sprinkler heads observed throughout the kitchen.

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Code Requirement

Statement of Violation

11 Extinguishing System Service

Automatic fire-extinguishing systems shall be serviced not less frequently than every six months and after activation of the system. Inspection shall be by qualified individuals, and a certificate of inspection shall be forwarded to the fire code official upon completion.

(IFC 904.13.5.2 2021)

Findings during the inspection were:

Unable to provide reports showing that two semi-annual kitchen hood suppression system servivings were performed in the past 12 months.

12 Inspection, Testing and Maintenance

The maintenance and testing schedules and procedures for fire alarm and fire detection systems shall be in accordance with Sections 907.8.1 through 907.8.5 and NFPA 72. Records of inspection, testing and maintenance shall be maintained.

(IFC 907.8 2021)

Findings during the inspection were:

Unable to provide documentation showing that annual servicing of the fire alarm system has been performed in the past 12 months.

13 Carbon Monoxide Detection - General

Carbon monoxide detection shall be installed in new buildings in accordance with Sections 915.1.1 through 915.6. Carbon monoxide detection shall be installed in existing buildings in accordance with Chapter 11 of the International Fire Code.

(IFC 0915.1 2021 WAC 51-54A)

Findings during the inspection were:

Unable to provide documentation showing that monthly inspection of the facility's carbon monoxide alarms with battery backup have been performed in the past 12 months.

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Code Requirement	Statement of Violation
14 Where Required	
Carbon monoxide detection shall be provided in Group I and R occupancies and in classrooms in Group E occupancies in the locations specified in Section 915.2 where any of the conditions in Sections 915.1.2 through 915.1.6 exist. EXCEPTIONS: 1. R-2 occupancies, with the exception of R-2 college dormitories, are required to install carbon monoxide detectors without exception. 2. Sleeping units or dwelling units in I and R-1 occupancies and R-2 college dormitories, hotel, DOC prisons and work releases and assisted living facilities and residential treatment facilities licensed by the state of Washington, which do not themselves contain a fuel-burning appliance, a fuel-burning fireplace, or have an attached garage, need not be provided with carbon monoxide alarms provided that they comply with the exceptions of Section 915.1.4. (IFC 915.1.1 2021 WAC 51-54A)	Findings during the inspection were: No carbon monoxide alarm in 3rd floor janitor/boiler room.
15 Maintenance	
Emergency and standby power systems shall be maintained in accordance with NFPA 110 and NFPA 111 such that the system is capable of supplying service within the time specified for the type and duration required. (IFC 1203.4 2021)	Findings during the inspection were: 1) Unable to produce emergency generator reports for the following: - Last annual confidence report for 2024 - Last annual fuel testing analysis report for 2024 2) Facility has failed to conduct/document required monthly load tests for 2024.
16 Maintenance Frequency	
Fire extinguishers shall be subjected to maintenance at intervals of not more than 1 year, at the time of hydrostatic test, or when specifically indicated by an inspection or electronic notification. (NFPA Standard 10 Section 6.3.1)	Findings during the inspection were: Fire extinguishers are due for annual servicing - last performed in March 2024.

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Code Requirement

Statement of Violation

17 Fire Drills

In all Group I, Group E, and Group R2 Occupancies licensed by the state and inspected by the state fire marshal's office, at least twelve planned and unannounced fire drills shall be held every year.

(1) Drills shall be conducted quarterly on each shift in Group I and Group R2, Occupancies and monthly in Group E Occupancies to familiarize personnel with signals and emergency action required under varied conditions.

(2) A detailed written record of all fire drills shall be maintained and available for inspection.

(3) When drills are conducted between 9:00 p.m. and 6:00 a.m., a coded announcement may be used instead of audible alarms.

Findings during the inspection were:

1) Facility failed to conduct/document twelve planned and unannounced fire drills, under varied conditions, in the past 12 months - once per shift, per quarter.

2) Facility will need to conduct a fire drill for all three shifts in the month of March 2025 to be in compliance for the 30-day re-inspection--staff member participation signautres required.

Next inspection scheduled on or after: 07/23/2025

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

Yuliia Snihirva (lead concierge)
Print Name and Title

Deputy State Fire Marshal Jason Van Gorkum
2803 156 AVE SE
Bellevue WA 98007
(509) 406-7209

Signature

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Code Requirement

Statement of Violation

1 Appliance connection to fuel supply piping

Appliance connection to fuel supply piping. Gas cooking appliances shall be secured in place and connected to fuel-supply piping with an appliance connector complying with ANSI Z21.69/CSA 6.16. The connector installation shall be configured in accordance with the manufacturer's installation instructions. Movement of appliances shall be limited by restraining devices installed in accordance with the connector and appliance manufacturer's instructions.

IFC 319.5 - 2021

Findings during the inspection were:

Required restraining device found not attached to gas-fueled cooking appliances.

2 Open electrical terminations

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

(IFC 603.2.2, 2021)

Findings during the inspection were:

1) Missing outlet cover plates observed in the following locations:

- Behind reach-in cooler in kitchen
- First floor business office
- Service hall breakroom
- Maintenance office

2) No cover on light switch cover plate in first floor main laundry room.

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Code Requirement

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3 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)

Findings during the inspection were:

Power strip failed to be directly connected to receptacle in the health services office.

4 Fire-Resistance-Rated Construction

The fire-resistance rating of the following fire-resistance-rated construction shall be maintained:

1. Structural members.
2. Exterior walls.
3. Fire walls, fire barriers, fire partitions.
4. Horizontal assemblies.
5. Shaft enclosures.

(IFC 701.2 2021)

Findings during the inspection were:

Door to health services office failed to be replaced with fire-rated door--correction required.

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5 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)

Findings during the inspection were:

Unable to provide last annual fire wall inspection, and/or records of repairs conducted in the past 12 months.

6 Penetrations - Maintaining Protection

Materials and firestop systems used to protect membrane and through penetrations in fire-resistance-rated construction and construction installed to resist the passage of smoke shall be maintained. The materials and firestop systems shall be securely attached to or bonded to the construction being penetrated with no openings visible through or into the cavity of the construction. Where the system design number is known, the system shall be inspected to the listing criteria and manufacturer's installation instructions.

(IFC 703.1 2021)

Findings during the inspection were:

Unsealed corridor wall penetration observed in maintenance office.

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)

Findings during the inspection were:

Unable to provide record showing that fire doors have been annually inspected, tested and repaired in the past 12 months.



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8 Door Operation

Swinging fire doors shall close from the full-open position and latch automatically.

(IFC 705.2.4 2021)

Findings during the inspection were:

The following fire doors failed to self-close and latch when tested:

- 3rd floor double doors
- 2nd floor garbage chute
- 2nd floor double doors by stair #3
- 2nd floor elevator door
- 1st floor elevator door
- 1st floor double doors by stair #3
- Door to health services office

9 Duct and Air Transfer Openings - Maintaining Protection

Dampers protecting ducts and air transfer openings shall be inspected and maintained in accordance with NFPA 80 and NFPA 105. Other products or materials used to protect the openings for ducts and air transfer openings shall be securely attached to or bonded to the construction containing the duct or air transfer opening, without visible openings through or into the cavity of the construction. Any damaged products or materials protecting duct and air transfer openings shall be repaired, restored or replaced.

(IFC 706.1 2018)

Findings during the inspection were:

Unable to provide documentation showing that all automatic and fusible link fire/smoke damper inspection and testing has been performed in the past four years, per NFPA 80, 19.5.3.

10 Testing and Maintenance

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

(IFC 903.5 2021)

Findings during the inspection were:

- 1) Unable to provide fire sprinkler system documentation for the following:
 - Quarterly inspection reports - three performed in the last 12 months
 - Last annual confidence test report for 2024
 - Last annual forward flow test report - if not conducted, scheduling required

- 2) Loaded sprinkler heads observed throughout the kitchen.



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11 Extinguishing System Service

Automatic fire-extinguishing systems shall be serviced not less frequently than every six months and after activation of the system. Inspection shall be by qualified individuals, and a certificate of inspection shall be forwarded to the fire code official upon completion.

(IFC 904.13.5.2 2021)

Findings during the inspection were:

Unable to provide reports showing that two semi-annual kitchen hood suppression system servicings were performed in the past 12 months.

12 Inspection, Testing and Maintenance

The maintenance and testing schedules and procedures for fire alarm and fire detection systems shall be in accordance with Sections 907.8.1 through 907.8.5 and NFPA 72. Records of inspection, testing and maintenance shall be maintained.

(IFC 907.8 2021)

Findings during the inspection were:

Unable to provide documentation showing that annual servicing of the fire alarm system has been performed in the past 12 months.

13 Carbon Monoxide Detection - General

Carbon monoxide detection shall be installed in new buildings in accordance with Sections 915.1.1 through 915.6. Carbon monoxide detection shall be installed in existing buildings in accordance with Chapter 11 of the International Fire Code.

(IFC 0915.1 2021 WAC 51-54A)

Findings during the inspection were:

Unable to provide documentation showing that monthly inspection of the facility's carbon monoxide alarms with battery backup have been performed in the past 12 months.

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Code Requirement	Statement of Violation
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14 Where Required

Carbon monoxide detection shall be provided in Group I and R occupancies and in classrooms in Group E occupancies in the locations specified in Section 915.2 where any of the conditions in Sections 915.1.2 through 915.1.6 exist.

EXCEPTIONS:

1. R-2 occupancies, with the exception of R-2 college dormitories, are required to install carbon monoxide detectors without exception.
2. Sleeping units or dwelling units in I and R-1 occupancies and R-2 college dormitories, hotel, DOC prisons and work releases and assisted living facilities and residential treatment facilities licensed by the state of Washington, which do not themselves contain a fuel-burning appliance, a fuel-burning fireplace, or have an attached garage, need not be provided with carbon monoxide alarms provided that they comply with the exceptions of Section 915.1.4.

(IFC 915.1.1 2021 WAC 51-54A)

Findings during the inspection were:

No carbon monoxide alarm in 3rd floor janitor/boiler room.

15 Maintenance

Emergency and standby power systems shall be maintained in accordance with NFPA 110 and NFPA 111 such that the system is capable of supplying service within the time specified for the type and duration required.

(IFC 1203.4 2021)

Findings during the inspection were:

- 1) Unable to produce emergency generator reports for the following:
 - Last annual confidence report for 2024
 - Last annual fuel testing analysis report for 2024
- 2) Facility has failed to conduct/document required monthly load tests for 2024.

16 Maintenance Frequency

Fire extinguishers shall be subjected to maintenance at intervals of not more than 1 year, at the time of hydrostatic test, or when specifically indicated by an inspection or electronic notification.

(NFPA Standard 10 Section 6.3.1)

Findings during the inspection were:

Fire extinguishers are due for annual servicing - last performed in March 2024.



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17 Fire Drills

In all Group I, Group E, and Group R2 Occupancies licensed by the state and inspected by the state fire marshal's office, at least twelve planned and unannounced fire drills shall be held every year. (1) Drills shall be conducted quarterly on each shift in Group I and Group R2, Occupancies and monthly in Group E Occupancies to familiarize personnel with signals and emergency action required under varied conditions. (2) A detailed written record of all fire drills shall be maintained and available for inspection. (3) When drills are conducted between 9:00 p.m. and 6:00 a.m., a coded announcement may be used instead of audible alarms.	Findings during the inspection were: 1) Facility failed to conduct/document twelve planned and unannounced fire drills, under varied conditions, in the past 12 months - once per shift, per quarter. 2) Facility will need to conduct a fire drill for all three shifts in the month of March 2025 to be in compliance for the 30-day re-inspection--staff member participation signautres required.
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Next inspection scheduled on or after: 04/07/2025

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

AL OTIENO

Deputy State Fire Marshal Jason Van Gorkum
2803 156 AVE SE
Bellevue WA 98007
(509) 406-7209

Signature