



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

Business Name Royal Park Retirement Center
Address 302 E WEDGEWOOD AVE ,
City, State, Zip Spokane, WA

Provider Number 2671
Approval Status Approved
Facility Type Residential Care

On 02/12/2026 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

1 Admin - (ITM) Inspection, Testing, & Maintenance

Any citation that requires inspection, testing, or maintenance (ITM) is required to have the testing completed, paper results delivered, and any deficiencies found during the ITM corrected before the citation is cleared."

Requested extension on 1/7/26 by maintenance, approved until 2/11/26.

2 Equipment Access

Approved access shall be provided and maintained for all fire protection system equipment to permit immediate safe operation and maintenance of such equipment. Storage, trash and other materials or objects shall not be placed or kept in such a manner that would prevent such equipment from being readily accessible..

(IFC 509.2, 2021)

Corrected.

3 General - Electrical

603.1 General. Electrical equipment, wiring and systems required by this code or the International Building Code shall be installed, used and maintained in accordance with NFPA 70 and Sections 603.2 through 603.10.

(IFC 603.1 2021)

Corrected.

4 Working Space and Clearance

Working space and clearances. Working space around electrical equipment shall be provided in accordance with Section 110.26 of NFPA 70 for electrical equipment rated 1,000 volts or less, and Section 110.32 of NFPA 70 for electrical equipment rated over 1,000 volts. The minimum required working space shall be not less than 30 inches (762 mm) in width, 36 inches (914 mm) in depth and 78 inches (1981 mm) in height in front of electrical service equipment. Where the electrical service equipment is wider than 30 inches (762 mm), the minimum working space shall be not less than the width of the equipment. Storage of materials shall not be located within the designated working space.

(IFC 603.4, 2021)

Corrected.

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Code Requirement

Statement of Violation

5 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)

Removed.

6 Extension Cords

Extension cords. Extension cords shall not be a substitute for permanent wiring and shall be listed and labeled in accordance with UL 817. Extension cords shall not be affixed to structures, extended through walls, ceilings or floors, or under doors or floor coverings, nor shall such cords be subject to environmental damage or physical impact. Extension cords shall be used only with portable appliances. Extension cords marked for indoor use shall not be used outdoors..

(IFC 603.6 2021)

Removed.

7 Cleaning

Hoods, grease-removal devices, fans, ducts and other appurtenances shall be cleaned at intervals as required by Sections 606.3.3.1 through 606.3.3.3.

(IFC 606.3.3 2021)

Noted.

8 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)

Completed.



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9 Joints and Voids - Maintaining Protection

Where required when the building was originally constructed, materials and systems used to protect joints and voids in the following locations shall be maintained. The materials and systems shall be securely attached to or bonded to the adjacent construction, without openings visible through the construction.

1. Joints in or between fire-resistance-rated walls, floors or floor/ceiling assemblies and roof or roof/ceiling assemblies.
2. Joints in smoke barriers.
3. Voids at the intersection of a horizontal floor assembly and an exterior curtain wall.
4. Voids at the intersection of a horizontal smoke barrier and an exterior curtain wall.
5. Voids at the intersection of a nonfire-resistance-rated floor assembly and an exterior curtain wall.
6. Voids at the intersection of a vertical fire barrier and an exterior curtain wall.
7. Voids at the intersection of a vertical fire barrier and a nonfire-resistance-rated roof assembly.

Unprotected joints and voids do not need to be protected where such joints and voids were not required to be protected when the building was originally constructed. Where the system design number is known, the system shall be inspected to the listing criteria and manufacturer's installation instructions.

(IFC 704.1 2021)

Repair of joints and voids.

Where damaged, materials used to protect joints and voids shall be replaced or restored with materials or systems that meet or exceed the code requirements applicable at the time when the assembly was constructed, remodeled or altered.

(IFC 704.2 2021)

Corrected.

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Code Requirement

Statement of Violation

10 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)

Completed.

11 Door Operation

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

(IFC 705.2.4 2021)

Corrected.

12 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)

Installed/corrected.

13 Testing and Maintenance

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

(IFC 903.5 2021)

Corrected.

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Statement of Violation

14 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)

Noted.

15 Portable Fire Extinguishers - General Requirements

Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

Exceptions:

1. The distance of travel to reach an extinguisher shall not apply. The travel distance to reach an extinguisher shall not apply to the spectator seating portions of Group A-5 occupancies.
2. Thirty-day inspections shall not be required and maintenance shall be allowed to be once every three years for dry-chemical or halogenated agent portable fire extinguishers that are supervised by a listed and approved electronic monitoring device, provided that all of the following conditions are met:
 - 2.1. Electronic monitoring shall confirm that extinguishers are properly positioned, properly charged and unobstructed.
 - 2.2. Loss of power or circuit continuity to the electronic monitoring device shall initiate a trouble signal.
 - 2.3. The extinguishers shall be installed inside of a building or cabinet in a noncorrosive environment.
 - 2.4. Electronic monitoring devices and supervisory circuits shall be tested every 3 years when extinguisher maintenance is performed.
 - 2.5. A written log of required hydrostatic test dates for extinguishers shall be maintained by the owner to verify that hydrostatic tests are conducted at the frequency required by NFPA 10.
3. In Group I-3, portable fire extinguishers shall be permitted to be located at staff locations.

(IFC 906.2 2021)

Noted.

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Code Requirement

Statement of Violation

16 Smoke Alarm Maintenance

Smoke alarms shall be tested and maintained in accordance with the manufacturer's instructions. Smoke alarms shall be replaced when they fail to respond to operability tests, or when they exceed 10 years from the date of manufacture, unless an earlier replacement is specified in the manufacturer's published instructions.

(IFC 907.10 2021)

Noted.

17 Maintenance

Carbon monoxide alarms and carbon monoxide detection systems shall be maintained in accordance with NFPA 72. Carbon monoxide alarms and carbon monoxide detectors that become inoperable or begin producing end-of-life signals shall be replaced.

(IFC 915.6 2021 WAC)

Noted.

18 Activation Test

Emergency lighting equipment shall be tested monthly for a duration of not less than 30 seconds. The test shall be performed manually or by an automated self-testing and self-diagnostic routine. Where testing is performed by self-testing and self-diagnostics, a visual inspection of the emergency lighting equipment shall be conducted monthly to identify any equipment displaying a trouble indicator or that has become damaged or otherwise impaired.

(IFC 1032.10.1 2021)

Completed.

19 Power Test

Battery-powered emergency lighting equipment shall be tested annually by operating the equipment on battery power for not less than 90 minutes.

(IFC 1031.10.2 2021)

Completed.

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Code Requirement

Statement of Violation

20 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)

Completed.

21 Painting

6.2.6.2* Painting.
6.2.6.2.1 Sprinklers shall only be painted by the sprinkler manufacturer.
6.2.6.2.2 Where sprinklers have had paint applied by other than the sprinkler manufacturer, they shall be replaced with new listed sprinklers of the same characteristics, including K-factor, thermal response, and water distribution.
6.2.6.2.3 Where cover plates on concealed sprinklers have been painted by other than the sprinkler manufacturer, the cover plate shall be replaced.

Removed.

22 Escutcheons and Cover Plates

6.2.7 Escutcheons and Cover Plates.
6.2.7.1 Plates, escutcheons, or other devices used to cover the annular space around a sprinkler shall be metallic or shall be listed for use around a sprinkler.
6.2.7.2* Escutcheons used with recessed, flush-type, or concealed sprinklers shall be part of a listed sprinkler assembly.
6.2.7.3 Cover plates used with concealed sprinklers shall be part of the listed sprinkler assembly.
6.2.7.4 The use of caulking or glue to seal the penetration or to affix the components of a recessed escutcheon or concealed cover plate shall not be permitted.

Installed.

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Code Requirement

Statement of Violation

23 NFPA 80 Fire Door Inspection and Testing

5.2.1 Inspection and Testing. Upon completion of the installation, door, shutters, and window assemblies shall be inspected and tested in accordance with 5.2.4.

5.2.4 Periodic Inspection and Testing.

5.2.4.1 Periodic inspections and testing shall be performed not less than annually.

5.2.2.4 A record of all inspections and testing shall be provided that includes, but is not limited to, the following information:

1. Date of inspection
2. Name of facility
3. Address of facility
4. Name of person(s) performing inspections and testing
5. Company name and address of inspecting company
6. Signature of inspector of record
7. Individual record of each inspected and tested fire door assembly
8. Opening identifier and location of each inspected and tested fire door assembly
9. Type and description of each inspected and tested fire door assembly
10. Verification of visual inspection and functional operation
11. Listing of deficiencies in accordance with 5.2.3, Section 5.3, and Section 5.4

And the following shall be checked:

1. Labels are clearly visible and legible
2. No open holes or breaks exist in surfaces of wither the door or frame
3. Glazing, vision light frames, and glazing beads are intact and securely fastened in place, if so equipped.
4. The door, frame, hinges, hardware, and non combustible threshold are secured, aligned and in working order with no visible, signs of damage
5. No parts are missing or broken
6. Door clearances do not exceed clearances listed in 4.8.4 and 6.3.1.7
7. The self-closing device is operational,; that is, the active door completely closes when operated from the full open position
8. If a coordinator is installed, the inactive lead close

Annual door inspection completed. 12/22/25.

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Statement of Violation

before the active lead

9. Latching hardware operates and secures the door when it is in the closed position

10. Auxiliary hardware items that interfere or prohibit operation are not installed on the door or frame

11. No field modification to the door assembly have been performed that void the label.

12. Meeting edge protection, gasketing and edge seals where required, are inspected to verify their presence and integrity

13. Signage affixed to a door meets the requirements listed in 4.1.4

24 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.

Completed.

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Code Requirement

Statement of Violation

Next inspection scheduled on or after: 12/31/2026

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

Amy Stafford
Signature

Amy Stafford
Print Name and Title
EXECUTIVE
DIRECTOR

Deputy State Fire Marshal Barbara McMullen
6403 W ROWAND DR
Spokane WA 99219
(509) 954-2746

Barbara McMullen
Signature

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Business Name Royal Park Retirement Center
Address 302 E WEDGEWOOD AVE ,
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Provider Number 2671
Approval Status Disapproved
Facility Type Residential Care

On 12/05/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

1 Admin - (ITM) Inspection, Testing, & Maintenance

Any citation that requires inspection, testing, or maintenance (ITM) is required to have the testing completed, paper results delivered, and any deficiencies found during the ITM corrected before the citation is cleared."

For your information.

New Maintenance Supervisor, provide maintenance guide and inspection checklist for reference and guidance.

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 violations were observed:

In resident room 140 there is storage too close to the fire sprinkler in the closet.

Corrected at inspection.

3 Equipment Access

Approved access shall be provided and maintained for all fire protection system equipment to permit immediate safe operation and maintenance of such equipment. Storage, trash and other materials or objects shall not be placed or kept in such a manner that would prevent such equipment from being readily accessible..

(IFC 509.2, 2021)

The following violations were observed:

In the maintenance office where the fire sprinkler riser is located, there is storage in front and on the riser.

There was also storage on the fire sprinkler pipe in the ceiling, which was removed at inspection.

4 General - Electrical

603.1 General. Electrical equipment, wiring and systems required by this code or the International Building Code shall be installed, used and maintained in accordance with NFPA 70 and Sections 603.2 through 603.10.

(IFC 603.1 2021)

The following violations were observed:

Throughout the building there are electrical panels in the public areas that are not locked.

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Code Requirement

Statement of Violation

5 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)

The following violations were observed:

In the maintenance office there is an outlet that has an electrical plate missing. Installed at inspection.

6 Working Space and Clearance

Working space and clearances. Working space around electrical equipment shall be provided in accordance with Section 110.26 of NFPA 70 for electrical equipment rated 1,000 volts or less, and Section 110.32 of NFPA 70 for electrical equipment rated over 1,000 volts. The minimum required working space shall be not less than 30 inches (762 mm) in width, 36 inches (914 mm) in depth and 78 inches (1981 mm) in height in front of electrical service equipment. Where the electrical service equipment is wider than 30 inches (762 mm), the minimum working space shall be not less than the width of the equipment. Storage of materials shall not be located within the designated working space.

(IFC 603.4, 2021)

The following violations were observed:

In the maintenance office there is storage in front of the electrical panels.

7 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 violations were observed in the resident rooms:

1. 201 daisy chained extension cord into powerstrip.
2. 202 powerstrip cord is too short and hanging from television cord.
3. 223 there is a microwave plugged into a powerstrip.
4. 207 there is a microwave plugged into a powerstrip that is daisy chained into another powerstrip.
5. 148 there are two grounding plugs plugged into powerstrip daisy chained into another powerstrip, there is also a three plug multiplug adapter in use.



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On 12/05/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

8 Extension Cords

Extension cords. Extension cords shall not be a substitute for permanent wiring and shall be listed and labeled in accordance with UL 817. Extension cords shall not be affixed to structures, extended through walls, ceilings or floors, or under doors or floor coverings, nor shall such cords be subject to environmental damage or physical impact. Extension cords shall be used only with portable appliances. Extension cords marked for indoor use shall not be used outdoors..

(IFC 603.6 2021)

The following violations were observed:

1. In room 201 there is a daisy chained extension cord into powerstrip.

9 Cleaning

Hoods, grease-removal devices, fans, ducts and other appurtenances shall be cleaned at intervals as required by Sections 606.3.3.1 through 606.3.3.3.

(IFC 606.3.3 2021)

The following violations were observed:

Facility is unable to provide documentation for the semi-annual hood cleaning for the 1st half of 2025.

10 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:

Facility is unable to provide documentation that the annual fire wall inspection has been completed, last documented report is from 10/22/24.

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Code Requirement

Statement of Violation

11 Joints and Voids - Maintaining Protection

Where required when the building was originally constructed, materials and systems used to protect joints and voids in the following locations shall be maintained. The materials and systems shall be securely attached to or bonded to the adjacent construction, without openings visible through the construction.

1. Joints in or between fire-resistance-rated walls, floors or floor/ceiling assemblies and roof or roof/ceiling assemblies.
2. Joints in smoke barriers.
3. Voids at the intersection of a horizontal floor assembly and an exterior curtain wall.
4. Voids at the intersection of a horizontal smoke barrier and an exterior curtain wall.
5. Voids at the intersection of a nonfire-resistance-rated floor assembly and an exterior curtain wall.
6. Voids at the intersection of a vertical fire barrier and an exterior curtain wall.
7. Voids at the intersection of a vertical fire barrier and a nonfire-resistance-rated roof assembly.

Unprotected joints and voids do not need to be protected where such joints and voids were not required to be protected when the building was originally constructed. Where the system design number is known, the system shall be inspected to the listing criteria and manufacturer's installation instructions.

(IFC 704.1 2021)

Repair of joints and voids.

Where damaged, materials used to protect joints and voids shall be replaced or restored with materials or systems that meet or exceed the code requirements applicable at the time when the assembly was constructed, remodeled or altered.

(IFC 704.2 2021)

The following violations were observed:

On the first floor in the hallway between the main laundry room and the activity room there is a wall penetration due to water leakage that has not been repaired, specifically the leak was in the laundry room wall.



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12 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 violations were observed:

1. Facility is unable to provide documentation that the annual fire door inspection has been completed, last documented report is from 10/22/24.
2. The following doors and or door frames have penetrations:
 - a. parlor door
 - b. resident room door 130
 - c. elevator room (in dining room) door frame loose
 - d. kitchen door frame (from dining room into the kitchen)
 - e. activity door has part of the door frame missing

13 Door Operation

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

(IFC 705.2.4 2021)

The following violations were observed:

1. The stairwell door (close to maintenance office) was wedged open and the push bar was loose and requires maintenance.
2. Main entrance stairwell door (with server room) does not close and latch.
3. East stairwell on first floor does not close and latch.

14 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)

The following violations were observed:

1. 1st floor garbage room has a ceiling penetration (grate is missing)

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15 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. In the sprinkler riser rooms (maintenance and office) the fire sprinkler monitoring cover is missing for the flow switch.
2. Forward flow testing of the backflow preventers shall be required.

NFPA 25 13.7.2. Testing.

13.7.2.1* All backflow preventers installed in fire protection system piping shall be exercised annually by conducting a forward flow test at a minimum flow rate of the system demand.

13.7.2.1.1 Where water rationing is enforced during shortages lasting more than 1 year, an internal inspection of the backflow preventer to ensure the check valves will fully open shall be permitted in lieu of conducting the annual forward flow test.

13.7.2.1.2 The forward flow test shall not be required where annual fire pump testing causes the system flow rate to flow through the backflow preventer device.

13.7.2.2 Where hydrants or inside hose stations are located downstream of the backflow preventer, the forward flow test shall include hose stream demand.

13.7.2.3 Where connections do not permit verification of the forward flow test at the minimum flow rate of system demand, test shall be conducted at maximum flow rate possible.

The full flow test of the backflow prevention valve can be performed with a test header or other connections downstream of the valve. A bypass around the check valve in the fire department connection line with a control valve in the normally closed position can be an acceptable arrangement. When flow to a visible drain cannot be accomplished, closed loop flow can be acceptable if a flowmeter or sight glass is incorporated into the system to ensure flow.

3. Facility is unable to provide documentation for the quarterly



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sprinkler system inspections.

16 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)

The following violations were observed:

Facility is unable to provide documentation for the semi-annual kitchen suppression system servicing for the 1st half of 2025, report provided from Fire Pro for 7/17/25 service.

17 Portable Fire Extinguishers - General Requirements

Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

Exceptions:

1. The distance of travel to reach an extinguisher shall not apply. The travel distance to reach an extinguisher shall not apply to the spectator seating portions of Group A-5 occupancies.
2. Thirty-day inspections shall not be required and maintenance shall be allowed to be once every three years for dry-chemical or halogenated agent portable fire extinguishers that are supervised by a listed and approved electronic monitoring device, provided that all of the following conditions are met:
 - 2.1. Electronic monitoring shall confirm that extinguishers are properly positioned, properly charged and unobstructed.
 - 2.2. Loss of power or circuit continuity to the electronic monitoring device shall initiate a trouble signal.
 - 2.3. The extinguishers shall be installed inside of a building or cabinet in a noncorrosive environment.
 - 2.4. Electronic monitoring devices and supervisory circuits shall be tested every 3 years when extinguisher maintenance is performed.
 - 2.5. A written log of required hydrostatic test dates for extinguishers shall be maintained by the owner to verify that hydrostatic tests are conducted at the frequency required by NFPA 10.
3. In Group I-3, portable fire extinguishers shall be permitted to be located at staff locations.

(IFC 906.2 2021)

The following violations were observed:

Facility was unable to provide the required documentation for monthly fire extinguisher maintenance in accordance with NFPA 10 for the following:

1. Fire extinguisher in the elevator room has not had monthly inspections since July 2025.
2. Fire extinguisher in the front office has not had monthly inspection for November 2025.

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



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

Business Name Royal Park Retirement Center
Address 302 E WEDGEWOOD AVE ,
City, State, Zip Spokane, WA

Provider Number 2671
Approval Status Disapproved
Facility Type Residential Care

On 12/05/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

18 Smoke Alarm Maintenance

Smoke alarms shall be tested and maintained in accordance with the manufacturer's instructions. Smoke alarms shall be replaced when they fail to respond to operability tests, or when they exceed 10 years from the date of manufacture, unless an earlier replacement is specified in the manufacturer's published instructions.

(IFC 907.10 2021)

The following violations were observed:

Facility is unable to provide documentation for the monthly single and multiple station alarm testing for the past 12 months.

19 Maintenance

Carbon monoxide alarms and carbon monoxide detection systems shall be maintained in accordance with NFPA 72. Carbon monoxide alarms and carbon monoxide detectors that become inoperable or begin producing end-of-life signals shall be replaced.

(IFC 915.6 2021 WAC)

The following violations were observed:

Facility was unable to provide documentation for the monthly carbon monoxide detector maintenance for the past 12 months.

NFPA 720 8.7.1 Single - and multiple-station carbon monoxide alarms and all connected appliances shall be inspected and tested in accordance with the manufacturer's published instructions at least monthly.

20 Activation Test

Emergency lighting equipment shall be tested monthly for a duration of not less than 30 seconds. The test shall be performed manually or by an automated self-testing and self-diagnostic routine. Where testing is performed by self-testing and self-diagnostics, a visual inspection of the emergency lighting equipment shall be conducted monthly to identify any equipment displaying a trouble indicator or that has become damaged or otherwise impaired.

(IFC 1032.10.1 2021)

The following violations were observed:

1. Facility is unable to provide documentation for the monthly 30 second activation test for the emergency lights.
2. The exit sign located in east stairwell did not illuminate when tested and has bulbs out.

21 Power Test

Battery-powered emergency lighting equipment shall be tested annually by operating the equipment on battery power for not less than 90 minutes.

(IFC 1031.10.2 2021)

The following violations were observed:

Facility is unable to provide documentation for the annual 90 minute power test for the emergency lights for the past 12 months.

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Code Requirement

Statement of Violation

22 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)

The following violations were observed:
The facility has not conducted / documented the required weekly / visual inspections of the generator as required by NFPA 110 for the last 2 months (October - November 2025).

23 Painting

6.2.6.2* Painting.
6.2.6.2.1 Sprinklers shall only be painted by the sprinkler manufacturer.
6.2.6.2.2 Where sprinklers have had paint applied by other than the sprinkler manufacturer, they shall be replaced with new listed sprinklers of the same characteristics, including K-factor, thermal response, and water distribution.
6.2.6.2.3 Where cover plates on concealed sprinklers have been painted by other than the sprinkler manufacturer, the cover plate shall be replaced.

The following violations were observed:
1. In the stairwell (located by maintenance office) between landings the fire sprinkler has paint on it.
2. Hallway between main laundry and activity room there is paint on the sprinklers.

24 Escutcheons and Cover Plates

6.2.7 Escutcheons and Cover Plates.
6.2.7.1 Plates, escutcheons, or other devices used to cover the annular space around a sprinkler shall be metallic or shall be listed for use around a sprinkler.
6.2.7.2* Escutcheons used with recessed, flush-type, or concealed sprinklers shall be part of a listed sprinkler assembly.
6.2.7.3 Cover plates used with concealed sprinklers shall be part of the listed sprinkler assembly.
6.2.7.4 The use of caulking or glue to seal the penetration or to affix the components of a recessed escutcheon or concealed cover plate shall not be permitted.

The following violations were observed:
In the following locations there are fire sprinkler escutcheons missing:
1. Stairwell located next to maintenance office.
2. Resident room 201.
3. East stairwell
4. Wellness room.

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Washington State Patrol
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Business Name	Royal Park Retirement Center	Provider Number	2671
Address	302 E WEDGEWOOD AVE ,	Approval Status	Disapproved
City, State, Zip	Spokane, WA	Facility Type	Residential Care

On 12/05/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

25 NFPA 80 Fire Door Inspection and Testing

5.2.1 Inspection and Testing. Upon completion of the installation, door, shutters, and window assemblies shall be inspected and tested in accordance with 5.2.4.
5.2.4 Periodic Inspection and Testing.
5.2.4.1 Periodic inspections and testing shall be performed not less than annually.

5.2.2.4 A record of all inspections and testing shall be provided that includes, but is not limited to, the following information:

1. Date of inspection
2. Name of facility
3. Address of facility
4. Name of person(s) performing inspections and testing
5. Company name and address of inspecting company
6. Signature of inspector of record
7. Individual record of each inspected and tested fire door assembly
8. Opening identifier and location of each inspected and tested fire door assembly
9. Type and description of each inspected and tested fire door assembly
10. Verification of visual inspection and functional operation
11. Listing of deficiencies in accordance with 5.2.3, Section 5.3, and Section 5.4

And the following shall be checked:

1. Labels are clearly visible and legible
2. No open holes or breaks exist in surfaces of wither the door or frame
3. Glazing, vision light frames, and glazing beads are intact and securely fastened in place, if so equipped.
4. The door, frame, hinges, hardware, and non combustible threshold are secured, aligned and in working order with no visible, signs of damage
5. No parts are missing or broken
6. Door clearances do not exceed clearances listed in 4.8.4 and 6.3.1.7
7. The self-closing device is operational,; that is, the active door completely closes when operated from the full open position
8. If a coordinator is installed, the inactive lead close before the active lead

The following violations were observed:

Facility is unable to provide documentation that the annual fire door inspection has been completed.

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Address 302 E WEDGEWOOD AVE ,
City, State, Zip Spokane, WA

Provider Number 2671
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Facility Type Residential Care

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Code Requirement

Statement of Violation

9. Latching hardware operates and secures the door when it is in the closed position
10. Auxiliary hardware items that interfere or prohibit operation are not installed on the door or frame
11. No field modification to the door assembly have been performed that void the label.
12. Meeting edge protection, gasketing and edge seals where required, are inspected to verify their presence and integrity
13. Signage affixed to a door meets the requirements listed in 4.1.4

26 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.

The following violations were observed:

Facility cannot provide documentation for the completion of twelve planned and unannounced fire drills in the previous 12 months.

The following Drills are missing.

1st Quarter (January - March) - night shift
2nd Quarter (April - June) - swing shift
3rd Quarter (July - September) - swing and NOC shift

Prior to reinspection facility shall complete a swing and NOC fire drill.

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Code Requirement

Statement of Violation

Next inspection scheduled on or after: 01/04/2026

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

Amy Stacford Executive Director

Deputy State Fire Marshal Barbara McMullen
6403 W ROWAND DR
Spokane WA 99219
(509) 954-2746

Signature