

<p>July 1, 2010</p>	<p>SANTA ROSA FIRE DEPARTMENT FIRE PREVENTION BUREAU STANDARD</p>
	<p>LICENSED CARE FACILITIES</p>

SCOPE:

This standard provides requirements for licensed care facilities known as Licensed Care Facilities for the Elderly with seven or more clients, including assisted living and social rehabilitation facilities. This Standard is not all-inclusive of all Code requirements, but is intended as a guide to the State Laws and Codes and local requirements. These requirements are based upon codes in effect as of the date of this standard.

CODES AND REFERENCES:

- California Department of Social Services (DSS)
- California Health and Safety Code (H&S), Sections 1502-1599.89, 13131.5
- 2007 California Building Code (CBC)
- 2007 California Fire Code (CFC)
- Santa Rosa City Code 18-16 and 18-44
- California Code of Regulations (CCR) Title 19
- National Fire Protection Association (NFPA) 13

RELATED FORMS:

California STD 850 - Fire Safety Inspection Request

This form is available from Community Care Licensing at <http://www.sonoma-county.org/services/index.htm> . The purpose of this form is to complete an annual fire safety inspection form for the CCLD.

California LIC 9092 – Fire Pre-inspection/Consultation Request

This form is available from the Santa Rosa Fire Department business office. The purpose of this form is to request a consultation or pre-inspection from the Fire Department prior to the opening of a facility. There is a \$50 fee for this service.

DEFINITIONS:

GROUP I DIVISION 1 OCCUPANCIES: Residentially based licensed care facilities accomodating more than six (6) non-ambulatory and/or bedridden clients. This division may include ambulatory clients.

GROUP R DIVISION 4 OCCUPANCIES: Residentially based licensed facilities accomodating more than six (6) ambulatory clients. This division may include six (6) non-ambulatory clients but may not exceed six (6) non-ambulatory clients.

BEDRIDDEN PERSON: A person requiring assistance in turning and repositioning in bed, or being unable to independently transfer to and from bed, except in facilities with appropriate and sufficient care

staff, mechanical devices if necessary, and safety precautions, as determined in CCR Title 22 regulations, by the Director of Social Services or his or her designated representative.

PREINSPECTION:

The Fire Department recommends obtaining the services of a licensed architect experienced in the design and review of licensed care facilities and a preinspection by this department for any facility desiring to be licensed as a RCFE and or to have bedridden clients. Complete form: California LIC 9092 – Fire Pre-inspection/Consultation Request.

NEW FACILITIES:

All new licensed care facilities will require the submittal of building plans for review and approval prior to any work being done on the facility. Building plans shall be drawn by a properly licensed architect or engineer.

BUILDING CONSTRUCTION:

H&S 13131.5 Buildings housing non-ambulatory clients shall comply with the special requirements of H&S 13131.5. These requirements supersede the CBC. Buildings housing non-ambulatory clients on the first and second stories shall be a minimum of Type V-A construction. Buildings housing non-ambulatory clients on third, fourth and fifth stories shall be a minimum Type I-B construction (Type II-FR for pre 2008 facilities). See H&S 13131.5 for additional items.

GENERAL REQUIREMENTS:

1. CFC 505 PREMISES IDENTIFICATION:

CFC 505.1 Building address numbers shall be a minimum 10" in height, contrasting in color to the background, and be readily visible from the street. This may require addressing in more than one location on the building. Brass or metallic finish numbers are unacceptable.

CFC 505.1 Each individual unit number shall be above or adjacent to the entrance door. Numbers shall be a minimum 4" in height, contrasting in color to the background and readily visible. Brass or metallic finish numbers are unacceptable.

CFC 505.2 Directory maps shall be provided at every street entry into multi-building complex. Maps shall show all streets, driveways, building numbers, unit numbers and any additional information that would assist in locating individual units.

2. CFC Chapter 9 CBC Chapter 9 SMOKE ALARMS & DETECTION:

All dwelling and sleeping units shall be provided with smoke alarms installed in accordance with their listing.

CFC 907.2.10.1 Smoke detectors shall be installed in all common areas, hallways or corridors.

CBC 907.2.10.2 Smoke alarms shall receive their power from the building wiring and shall be equipped with a battery back-up.

CBC 907.2.10.3 Smoke alarms shall be electrically inter-connected so that all alarms sound in the dwelling units upon actuation of any single alarm.

CFC 907.2.10.4 Smoke detectors shall be tested to verify their function. This shall be done with the approval of the facility owner/manager.

The facility owner/manager shall do the actual test.

If the smoke detectors are connected to the building fire alarm, make sure the owner/manager has the capability to reset the fire alarm and make notifications to the central station.

CBC 105 Permits from Building Department shall be obtained for any electrical installation.

3. EXIT DOORS:

CFC 1008.1.1 Doors used as exits shall be a minimum of 36 inches wide, with a minimum clear opening of 32 inches.

CFC 1008.1.3.4 The egress control device shall be capable of being deactivated by a signal from a switch located in an approved location.

CFC 1008.1.3.4 SPECIAL EGRESS DEVICES: When approved, licensed care facilities may be equipped with approved and listed special egress-control devices of the time-delay type.

Such devices shall conform to the following:

The egress control device shall automatically deactivate upon activation of either the fire sprinkler system or smoke detection system.

CFC 1008.1.8 Shall open from the inside without the use of a key or any special knowledge or effort. Exception: Individual dwelling and sleeping units.

Sliding glass doors within dwelling and sleeping units shall have only the "latch-type" lock on the handle. Remove or disable all other types of locks. Screen doors shall be maintained and open without difficulty.

CFC 1008.1.8.6 (3) The door locks shall have the capability of being unlocked by a signal from a switch located in an approved location

CFC 1008.1.8.6 (4) An irreversible process that will deactivate the egress control device shall be initiated whenever a manual force of not more than 15 pounds of pressure is applied for two seconds to the panic bar or other door latching hardware. The egress control device shall deactivate within an approved time period not to exceed 15 seconds.

CFC 1008.1.8.6 (5) A sign shall be provided on the door located above or within 12 inches of the panic hardware or other door latching hardware reading: "KEEP PUSHING. THIS DOOR

WILL OPEN IN _____ SECONDS. ALARM WILL SOUND”

CFC 10081.8.6 (5) Sign lettering shall be a minimum 1” in height and shall have a stroke of not less than 1/8”.

CFC 10081.8.6 (7) Actuation of the panic hardware or other door latching hardware shall activate an audible signal at the door.

CFC 10081.8.6 (9) Regardless of the means of deactivation, relocking of the egress control device shall be by manual means only at the door.

4. CFC 1008.2 EGRESS GATES, BARRIERS & EXIT DISCHARGE:

Shall open without the use of a key or any special knowledge or effort.

When in an exit, gates shall not be locked, chained, bolted, barred, latched, or otherwise rendered unusable at times when the building or area served by the exit is occupied.

When installed across an exit, it shall be of sufficient size capable of opening so that the clear width in not less than those required for ADA access as required by the Building Code.

For capacities greater than six (6), gates shall open in the direction of exit travel.

CBC 1024 Clear exit discharge shall be provided from every exterior door to the public way (street).. Sidewalks and pathways shall be a minimum width of 32 inches and be paved or concrete.

5. CBC 1017 EXIT CORRIDORS:

Shall be maintained in accordance with the California Building Code

CFC 1017.2 Exit corridors shall have a minimum width as follows:

I-1 occupancies:

The minimum corridor width shall be as determined in Section 1005.1, but not less than 44 inches.

R-4 occupancies:

Exit corridors shall have a minimum width of 44”.

Exceptions:

May be 36” when serving 10 or less occupants or 36” when serving 49 or less ambulatory only clients.

CFC 1012.7 Handrails in corridors may project a maximum 4 ½ " into the corridor width. This may be wider when in accordance with the building code.

6. INTERVENING ROOMS:

CBC 1014.2 (2) Exits shall not pass through kitchens, storerooms, closets or spaces used for similar purposes.

7. EXIT ILLUMINATION:

CFC 1006.1 Exit signs and all means of egress aisles, hallways, corridors and exits shall be illuminated at all times.

CFC 1011.5.3 Secondary source of power is required when two or more exits are required. Secondary source is typically provided from battery back-up or a generator. Secondary power sources shall be tested at least monthly.

8. FLOOR LEVEL EXIT SIGNS / PATH MARKING:

CFC 1011.6 Floor level exit signs or path marking shall be provided in all interior corridors of I-1.

9. TACTILE EXIT SIGNS:

CBC 1011.3 Tactile exit signs shall comply with Section 1117B.5.1 Item 1 of the California Building Code.

10. EMERGENCY ESCAPE AND RESCUE WINDOWS:

CBC 1026 Emergency escape and rescuer windows shall be provided in accordance with.

11. RAMPS:

CBC 1121A.2 Ramps shall be provided from exits complying with the above when the change in elevation is greater than ½". Changes between ¼" and ½" shall be beveled. Changes in level up to ¼" do not require edge treatment. Obtain a permit from the Building Department for repairs, alterations, and improvements. Obtain final approval from the Building Department.

12. CFC 906 FIRE EXTINGUISHERS:

CFC 906.2 Serviced annually.

CFC 906.3 Provide type 2A:10B:C multipurpose fire extinguishers.

CFC Table 906.3 An extinguisher shall be provided in within 75 feet of travel distance to all areas of the building.

CFC 906.5 Installation shall be in a visible and accessible location.

CFC 906.9 They shall be mounted with the top no higher than 5 feet from floor level.

13. FIRE RESISTIVE CONSTRUCTION:

CFC 703.1 Maintain all fire resistive construction and fire-rated doors within the facility. Repair or replace when damaged.

14. CFC 907 FIRE ALARM:

CFC 907.2.6.1.1 Licensed Group I-1 occupancies housing more than six nonambulatory, elderly clients shall be provided with an approved manual and automatic fire alarm system.

Exceptions: Buildings housing nonambulatory clients on the first story only and which are protected throughout by the following:

1. An approved and supervised automatic sprinkler system, as specified in Sections 903.3.1.1 or 903.3.1.2, which upon activation will initiate the fire alarm system to notify all occupants.
2. A manual fire alarm system.
3. Smoke alarms required by Section 907.2.10.

CFC 907.2.10.1.2 Single- or multiple-station smoke alarms shall be installed and maintained in Groups R-2, R-3, R-3.1, R-4 and I-1 regardless of occupant load at all of the following locations:

1. On the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms.
2. In each room used for sleeping purposes.
3. In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics. In dwellings or dwelling units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level.
4. In enclosed common stairwells of apartment complexes and other multiple-dwelling complexes.
5. In Group R-3.1 occupancies, in addition to the above, smoke alarms shall be provided throughout the habitable areas of the dwelling unit except kitchens.

The fire alarm shall conform as follows:

CFC 907.20 Maintain the fire alarm in operable condition at all times.

Must be audible throughout the entire facility.

The fire alarm circuit in the circuit breaker box shall be a dedicated circuit, labeled "FIRE ALARM" and locked in the "ON" position.

Any additions or changes to the fire alarm shall be submitted to the fire department for approval prior to installation and may require a minor or major fire alarm modification permit.

There is a sign on the door leading to the room where the Fire Alarm Control Panel is located.

Alarm initiating devices are visible and accessible through out the building.

15. BLOCKING OPEN SELF CLOSING DOORS:

It shall be unlawful to block open or impair the operation of any door required to be self-closing or automatic closing.

Doors in exit corridors (except dwelling / sleeping unit entry door)

Doors in Enclosed Exit Stairways

Smoke barrier doors.

16. CFC 1028.3 EXIT OBSTRUCTIONS:

Obstructions, including storage and furniture shall not be placed in the required width of an exit, except projections permitted by the Building Code and the Fire Code Official.

17. CFC 315 STORAGE OF MATERIALS:

No person shall place, store, or keep any materials that would obstruct or render an exit unusable or hazardous.

Storage shall not be permitted below stairways.

Storage shall be a minimum of 18" below fire sprinkler head deflectors.

Storage shall be a minimum 2' below the ceiling (non-sprinklered buildings).

No storage / obstructions within 36" in front of any electrical panel and maintain direct access to all electrical panels.

18. CFC Chapter 9 and NFPA 13, 13R, 13D FIRE SPRINKLER SYSTEMS:

CFC 903.2.5 Group I. An automatic sprinkler system shall be provided throughout buildings with a Group I fire area.

Exceptions:

1. Those areas exempted by Section 407.5 of the California Building Code.

2. When not used in accordance with Section 504.2 or 506.3 of the California Building Code, an automatic sprinkler system installed in accordance with Section 903.3.1.2 shall be allowed in Group I-1 occupancies.

3. Pursuant to Health and Safety Code Section 13113, Group I-1 occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children shall have an automatic fire alarm system activated by approved smoke detectors.

4. Pursuant to Health and Safety Code Section 13113 (d), Group I-1 occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972. An automatic sprinkler system designed in accordance with Section 903.3.1.3 shall not be utilized in Group I-1.

CFC 903.2.7 Group R. An automatic sprinkler system installed in accordance with Section 903.3 shall be provided throughout all buildings with a Group R fire area.

Exceptions:

1. Detached one- and two-family dwellings and multiple single-family dwellings (town houses) not more than three stories above grade plane in height with a separate means of egress, unless specifically required by other sections of this code or classified as Group R-4.

2. Group U private garages accessory to a Group R-3 occupancy.

3. Group R-3.1 occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor, and not housing clients above the second floor.

4. Pursuant to Health and Safety Code Section 13113, occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

5. Pursuant to Health and Safety Code Section 13143.6, occupancies licensed for protective social care which house ambulatory clients only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

An automatic sprinkler system designed in accordance with Section 903.3.1.3 shall not be utilized in Group R-4.

19. Title 19 Ch 1 s/s 309 EMERGENCY PROCEDURES & INFORMATION:

The building emergency procedures shall comply with the requirements of **Title 19**.

Exit plans shall be posted on each floor level.

An explanation of the fire alarm system is posted.

Each unit is provided with an exit plan.

Location of fire extinguishers.

20. KNOX SYSTEM:

CFC 506 A Knox key switch, padlock or box shall be provided at all secured entry / exit doors. Mounting location shall be approved by the Fire Department.

21. TRASH CONTAINERS:

CFC 304.3 Commercial trash dumpsters or containers shall not be stored or placed within five (5) feet of combustible walls, openings, or combustible roof eavelines.

Exception: areas containing dumpsters or containers protected by an approved fire sprinkler system.

22. LAUNDRY ROOMS/BOILER ROOMS/CENTRAL HEATING PLANTS/OR HOT-WATER BOILERS:

CBC Table 508.2 These rooms shall be separated from the rest of the building by not less than one-hour fire-resistive occupancy separation. All openings shall be protected by a fire assembly having a one-hour fire protection rating.

23. DRAPES & DECORATIVE MATERIALS:

CFC 807 All drapes, hangings, curtains, drops, and all other decorative material, including Christmas trees, that would tend to increase the fire and panic hazard shall be made from a nonflammable material, or shall be treated and maintained in a flame-retardant condition by means of a flame-retardant solution or process approved by the State Fire Marshal, as set forth in **Subchapter 8, Chapter 1, Title 19, CAC.**

Title 19 Ch 1 s/s 308 Exits, exit lights, fire alarm sending stations, wet standpipe hose cabinets, and fire extinguisher locations shall not be concealed, in whole or in part, by any decorative material.

24. FIRE HYDRANTS & FIRE PROTECTION EQUIPMENT:

CFC 508.5.4 Fire hydrants and fire protection system control equipment (control valves, fire department connections) shall not be obstructed at anytime, including landscaping.