



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

Business Name	Bellettini, The	Provider Number	2457
Address	1115 108TH AVE NE,	Approval Status	Approved
City, State, Zip	Bellevue, WA	Facility Type	Residential Care

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

All violations noted during previous related inspection(s) have been corrected.

Owner or Owner's Representative

Signature

Print Name and Title

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

Jason Van Gorkum
Date: 2025.07.01
11:34:23 -07'00'

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

Right of appeal. Any person may appeal any decision made by the Fire Protection Bureau in accordance with WAC 212-12.



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

Business Name	Bellettini, The	Provider Number	2457
Address	1115 108TH AVE NE,	Approval Status	Disapproved
City, State, Zip	Bellevue, WA 98004	Facility Type	Residential Care

On 03/18/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

1 Admin Complaint

COMPLAINT # 170723

Here's a complaint of Generator not transferring

Please include the answers to the following questions in your report in FDM.

1. The cause of the fire?
2. If the sprinklers were activated?
3. If there was an evacuation / how many were evacuated?
4. If there were injuries / how many?
5. Did the fire department respond? Yes, No

ON 3/11/2025, DSFM Jason Van Gorkum entered The Bellettini located at 1115 108th Ave NE, Bellevue, WA 98004 investigate complaint ref # 170723.

What happened: Annual service was conducted on generator and service tech documented that the transfer switch on one of the two connectors was not consistently transferring power to Fire Panel and Emergency Services.

Location incident occurred: Generator

Describe actions taken to prevent recurrence (include care plan changes): - Scheduled service for 3/25 (attempting to make this happen sooner)
- Policy and Procedure written for staff on how to transfer power manually
- Acknowledgement by shift of responsible party indicating assumption of responsibility in the event of a power outage
- Documentation indicating what circuits are powered by transfer switch
- In service for Front Desk and Managers regarding how to manage switching to manual power, as needed (3/10 & 3/11)

Follow Up Information Received: 03/11 @ 11:26 CRU spoke to reporter

The fire panel is working perfectly with full power. The issue is, in the event that there is a power outage, the generator that they have that automatically kicks in to supply power, the automatic transfer is having issues. Scheduled for being fixed on the 25th, hoping to get it fixed sooner. Staff have been educated on how to manually switch the generator to supply power to the fire panel manually in the event of a power outage.

Were injuries sustained? No

Is this a building maintenance issue? Yes

Number of Residents/Clients currently impacted by identified

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



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

Business Name	Belletini, The	Provider Number	2457
Address	1115 108TH AVE NE,	Approval Status	Disapproved
City, State, Zip	Bellevue, WA 98004	Facility Type	Residential Care

On 03/18/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement	Statement of Violation
	maintenance issue: 0 Length of time issue has been ongoing: Not sure Actions planned or taken to correct maintenance issue: See above Expected duration of maintenance issue: 3/25 or sooner Who was notified? WSP Fire Marshal Bellevue Fire Marshal DSHS Corporate Office"

2 Load Transfer

Emergency power systems shall automatically provide secondary power within 10 seconds after primary power is lost, unless specified otherwise in this code. Standby power systems shall automatically provide secondary power within 60 seconds after primary power is lost, unless specified otherwise in this code. (IFC 1203.1.4 2021)	The following deficiencies were cited as a result of this inspection: 1. Based on report performed on 3/10/2025 by Pacific Power Group. During annual testing it was discovered that the transfer switch would not manually transfer from city power to generator power without manual switching. At time of inspection the following was observed:
--	---

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



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

Business Name	Belletini, The	Provider Number	2457
Address	1115 108TH AVE NE,	Approval Status	Disapproved
City, State, Zip	Bellevue, WA 98004	Facility Type	Residential Care

On 03/18/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement	Statement of Violation
------------------	------------------------

3 Transfer Switch Test

The test of the transfer switch shall consist of electrically operating the transfer switch from the normal position to the alternate position and then return to the normal position.

(IFC 1203.5.2 2021)

The following deficiencies were cited as a result of this inspection:

1. Until transfer switch can be brought back to be compliance, facility will need to establish am Policy and Procedure on manual transfer power.

Policy and procedure will need to show the following:

How to contact and how,
Keys needed for locate doors to access generator
maps or pictures showing the location of the transfer switch
and what it looks like.
Show step by step on how to perform manual transfer of power
when primary power loss

2. Tracking chart will need to be developed and
documentation will need to be available on re-inspection by
SFM office.

3. will need to verify what is on the emergency breaker to
identify possible issues if facility will have long stretch of power
loose.

4. Facility will need to keep updates to this office regarding
replacement statis.

At time of inspection the following was observed:



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

Business Name	Belletini, The	Provider Number	2457
Address	1115 108TH AVE NE,	Approval Status	Disapproved
City, State, Zip	Bellevue, WA 98004	Facility Type	Residential Care

On 03/18/2025 the Office of the State Fire Marshal conducted an inspection at your facility.

Code Requirement

Statement of Violation

Next inspection scheduled on or after: 04/21/2025

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

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

Signature