



Washington State Building Code Council

Improving the built environment by promoting health, safety and welfare

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STATE BUILDING CODE INTERPRETATION NO. 13-07

- CODE:** 2009 International Building Code
2009 International Fire Code
- SECTION:** IBC 308.2 / IFC 202
- QUESTION:** The 2009 IBC sections 308.2 and 310.1 lists examples of facilities that are to be classified as I-1 Occupancies and Residential Group R-2 Occupancies. The 2009 IFC definitions are direct copies of this language. The state building code council's amendments to these sections direct enforcers to classify "Boarding homes as licensed by Washington State under Chapter 388-78A WAC" as a Group R-2. Subsequent to the creation of this amendment, the Washington state legislature passed House Bill 2056 during the 2012 regular session. In effect, this bill replaced the term "boarding home" with "assisted living facility" throughout the Revised Code of Washington. This name change was identified and addressed in the state amendments to the 2012 IBC and IFC
- QUESTION 1:** Is Group R-2 the occupancy classification of an assisted living facility, licensed by the Washington State as an assisted living facility under Chapter 388-78A WAC?
- QUESTION 2:** What is the occupancy classification of an assisted living facility that is NOT licensed by the Washington State under Chapter 388-78A WAC?
- QUESTION 3:** Is Group R-2 the occupancy classification of an assisted living facility, licensed by the Washington State as an assisted living facility under Chapter 388-78A WAC, which houses dementia/memory care residents?

ANSWER 1: Yes. The state amendment to IBC 310.4 Residential Group R-2 lists “Assisted living facilities as licensed by Washington state under chapter [388-78A](#) WAC”.

ANSWER 2: The local building official designates occupancy classification based on use and number of occupants, among other factors. The state does not adopt Section IBC 310.6 Group R-4 under the assumption that any of the occupancies listed in Section 310.6 must be licensed and would be classified as either Group R-2 or Group I-2. An unlicensed facility in the categories listed under R-4/I-1 would be either R-3 up to 16 occupants, and I-1 over 16 occupants.

ANSWER 3: Yes. See answer #1. The threshold for requiring Group I-2 nursing home care for a resident is determined by the licensing and inspection agencies and the caregivers.

SUPERSEDES: None

REQUESTED BY: Washington State Department of Health