

Field Services & Public Safety

*Factory Assembled Structures Program
WABO – Fall Business Meeting 2016*





Topics for Discussion - FAS

- **Factory Assembles Structures Web Page**
 - New page added to answer questions from Cities and Counties
- **Food Trucks and Concession Trailers**
 - Exemption in state law removed last year
 - Food truck advisory committee
- **Tiny Homes**



FAS Web Site – New City/County Page

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Manufactured Homes & Other Mobile Structures

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County & City Building Departments

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Please complete a 5-question survey online. It will take about 5 minutes.

Common questions from cities and counties about manufactured homes and other mobile structures:

Q. What does a local building department need to know about modular buildings?

A. L&I inspects modular buildings that are prefabricated off site to assure compliance with the state building code. Once a building is approved, L&I sends a notification to the local building department, along with the building plans. The notification form and plans will show what needs to be done by the local inspector to complete the factory portion of the building when it is installed.

The local building department is responsible for permitting the site installation, along with approving the foundation design, utilities and the location of the structure on site. L&I approval does not take the place of any permits that may be required by the local building department.

Q. Who inspects changes or alterations to L&I approved structures?

A. L&I permits and inspects changes made to food trucks or concession trailers, mobile medical units, commercial coaches, recreational vehicles and park models. Alterations, changes and remodels of modular buildings (gold label) are only done by L&I if the building is a temporary install, such as a portable school classroom. All other buildings are permitted and inspected by the local building department and electrical inspector. Temporary worker housing alterations are inspected by the state Department of Health.

Q. How do I know if a modular structure been inspected?

A. If you locate a label (insignia of approval) you will know the structure was inspected. [View the various types](#)

You can provide feedback to us by completing our five question survey.

Link



Vendor Concession Units (Food Trucks)





Food Trucks and Concession Trailers

- Trucks and Trailers.
 - Used for Concessions / L&I Rules
 - Not all espresso stands are Vendor units.
 - Must be on chassis, designed for highway use.
- Owners and employees work inside.
- No public access (dining would be CC).
- Has an electrical, plumbing or mechanical system added to it.
- Alterations must be inspected by FAS.



Concession Trailers vary widely.

Portable tents along with pushcarts and flatbed trailers are not covered by FAS.



Food Trucks and Concession Trailers

- L&I inspects the electrical, gas piping, plumbing and mechanical systems before they can be used in Washington.
- L&I inspects the commercial cooking equipment, ventilation hoods, fans and fire suppression systems.
- Changes to these require re-inspection.
- Local BO and fire marshals regulate use at fairs and other sites.




FAS Labels – Vendor Concession Units

THE STATE OF WASHINGTON
DEPARTMENT OF LABOR AND INDUSTRIES

F622-041-000

INSPECTED AND APPROVED TO THE RULES AND REGULATIONS FOR CONVERSION VENDOR UNIT OR SELF-PROPELLED MEDICAL UNITS, RCW 43.22.340. UNITS BEARING A DEPARTMENT INSIGNIA SHALL NOT HAVE IT'S PLUMBING, MECHANICAL OR ELECTRICAL EQUIPMENT AND INSTALLATIONS ALTERED UNLESS APPROVAL IS FIRST OBTAINED FROM THE DEPARTMENT OF LABOR AND INDUSTRIES. SELLER/CONVERTOR CERTIFIES TO COMPLIANCE OF UNIT.



VENDOR NO.	P. A.	D	
MSN	VEN V2464		
ELECTRICAL SERVICE LOAD	PLUMBING FIXTURES	HEATING AND/OR COOLING	
		<input type="checkbox"/> YES <input type="checkbox"/> NO	



Change in State Law: HB 2443

- Requires pre-owned units purchased out-of-state to meet same requirements as those purchased in Washington.
- Units with certain types of hazardous equipment must undergo full plan review, inspection and permit process.
- Hazardous equipment includes: Gas piping & equipment; solid-fuel burning equipment; commercial hood-exhaust system; fire-suppression system; plumbing conveying solid or bodily waste; electrical system/equipment over 30A/120V or 5 circuits; photovoltaic, fuel cells or other alternative energy systems.



2016 HB 2443

- New rules implemented June 21, 2016
- Plans are not required for units reviewed, inspected & certified by a state with standards comparable to WA.
- New food truck ad-hoc advisory committee.
- Advisory committee and L&I could remove additional features from the plan-review requirement (but not add).
- Requires report to Legislature if other statutory changes needed.



Food Truck Advisory Committee

- Initial meeting on June 29th
 - Committee tasked with reviewing requirements for plan review.
 - Committee has authority to propose other changes to implement the new law.
 - WABO represented on committee.
- Second meeting on August 23rd
 - Committee agreed with plan review requirements
 - Other changes discussed
- Third meeting in spring of 2017



Tiny Homes

- **For recreational use**
 - Recreational Vehicle
 - Park Model RV
- **Used as a dwelling**
 - Site built – regulated by local building department
 - Built off site – regulated by local but inspected by L&I during construction.
- Tiny Homes are not “Manufactured Homes”



Park Model Recreational Vehicles


- ANSI A119.5 is a basic fire safety standard.
- Park Models are intended for recreational use, for example as a weekend cabin.
- Park model RV's must be on a permanent chassis and transportable over the highway.
- Park models must be inspected and approved by L&I.
- State law allows owners to live in Park Models that are installed in a mobile home park.



FAS Labels – Park Model RV

THE STATE OF WASHINGTON
DEPARTMENT OF LABOR AND INDUSTRIES
INSPECTION AND APPROVAL OF THIS UNIT WAS PERFORMED BY THE
MANUFACTURER AS PROVIDED FOR IN RCW .43.22.340; .360; .390; AND .434.
MANUFACTURER CERTIFIES TO COMPLIANCE.

F622-023-000



RPT: **4009** SP **STATE PLAN**

MANUFACTURED BY:		MFG. NO.
PAR:		
MAKE & MODEL		MO/DAY/YR ISSUED
VIN:	SERIAL NUMBER	



FAS – Tiny Homes (as Modular Buildings)

- FAS regulates modular buildings on a state wide basis.
- Modular buildings are buildings that people or personnel can enter.
- Modular buildings must be constructed to the State Building Code.
- Modular buildings approval process:
 - Plan Review.
 - Inspections.
- Approved building labeled with insignia (gold label).
- FAS approval replaces AHJ approval of factory const.



Modular Building Inspections

- Insignia and Notice to Local Building Authority.
- Performed by FAS or by other government agency under contract with L&I.
 - Approved plans must be in factory.
 - Inspections as required by various codes.
 - Normally two or three inspections by FAS.
 - Inspection of welding by special inspector hired by factory.
 - Fees assessed for travel and inspection time and expenses.
 - Single inspector, two week notification for out of state.



FAS Approved Modular Units and Local AHJ's

- **Local Authorities - Building Department:**
 - Receive copy of approved plans.
 - Notified by NLEA of modular building location and work.
 - Responsible for site, foundation and installation.
 - ID the modular unit by the FAS label.
- **L&I or Local Electrical Section**
 - Check for FAS label before approving service to building.
 - Must inspect any site installed electrical equipment.



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