

1 10A NCAC 13G .0317 is proposed for readoption with substantive changes as follows:

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3 **10A NCAC 13G .0317 BUILDING SERVICE EQUIPMENT**

4 (a) The building and all fire safety, electrical, mechanical, and plumbing equipment in a family care home shall be
5 maintained in a safe and operating condition.

6 ~~There shall be a central heating system sufficient to maintain 75 degrees F (24 degrees C) under winter design~~
7 ~~conditions.~~ Built-in electric heaters, if used, shall be installed or protected so as to avoid hazards to residents and
8 room furnishings. Unvented fuel burning room heaters and portable electric heaters are prohibited.

9 ~~Air conditioning or at least one fan per resident bedroom and living room and dining areas shall be provided when~~
10 ~~the temperature in the main center corridor exceeds 80 degrees F (26.7 degrees C).~~ The facility shall have heating and
11 cooling systems such that environmental temperature controls are capable of maintaining temperatures in the home at
12 75 degrees F minimum in the heating season, and not exceed 80 degrees F during the non-heating season.

13 ~~The hot~~ Hot water tank shall be ~~of such size to provide an adequate supply of hot water~~ supplied to the kitchen,
14 bathrooms, and laundry. The hot water temperature at all fixtures used by residents shall be ~~maintained at~~ maintain a
15 minimum of 100 degrees F (~~38 degrees C~~) and shall not exceed 116 degrees F (~~46.7 degrees C~~). degrees F at all
16 fixtures used by or accessible to residents. This requirements of this Paragraph shall apply to new and existing
17 facilities.

18 (e) All resident areas shall be well lighted for the safety and comfort of the residents. The minimum lighting required
19 is:

20 (1) ~~30 foot candle power~~ foot-candles for reading; reading; and

21 (2) ~~10 foot candle power~~ foot-candles for general lighting; and lighting.

22 (3) ~~1 foot candle power at the floor for corridors at night.~~

23 ~~Where the bedroom of the live in staff is located in a separate area from residents' bedrooms, an electrically~~
24 ~~operated call system shall be provided connecting each resident bedroom to the live in staff bedroom. The resident~~
25 ~~call system activator shall be such that it can be activated with a single action and remain on until deactivated by staff.~~
26 ~~The call system activator shall be within reach of resident lying on his bed.~~

27 Where there is live-in staff in a family care home, a hard-wired, electrically operated call system meeting the following
28 requirements shall be provided:

29 (1) the call system shall connect residents' bedrooms to the live-in staff bedroom;

30 (2) when activated, the resident call shall activate a visual and audible signal in the live-in staff
31 bedroom;

32 (3) a resident call system activator shall be in residents' bedrooms at the resident's bed;

33 (4) the resident call system activator shall be within reach of a resident lying on the bed; and

34 (5) the resident call system activator shall be such that it can be activated with a single action and remain
35 on until deactivated by staff at point of origin.

36 (g) Fireplaces, fireplace ~~inserts~~ inserts, and wood stoves shall be designed ~~or~~ and installed so as to avoid a burn
37 hazard to residents. Fireplace inserts and wood stoves must be U.L. listed.

1 (h) Gas logs may be installed if they are of the vented type, installed according to the manufacturers' installation
2 instructions, approved through the local building ~~department~~ department, and protected by a guard or screen to prevent
3 residents and furnishings from burns.

4 ~~(i) Alternate methods, procedures, design criteria and functional variations from the requirements of this Rule or other
5 rules in this Section because of extraordinary circumstances, new programs or unusual conditions, shall be approved
6 by the Division when the facility can effectively demonstrate to the Division's satisfaction that the intent of the
7 requirements are met and that the variation does not reduce the safety or operational effectiveness of the facility.~~

8 ~~(j) This Rule shall apply to new and existing family care homes.~~

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10 *History Note: Authority G.S. 131D-2.16; 143B-165;*

11 *Eff. January 1, 1977;*

12 *Readopted Eff. October 31, 1977;*

13 *Amended Eff. April 1, 1987; April 1, 1984; July 1, 1982;*

14 *Temporary Amendment Eff. December 1, 1999;*

15 *Amended Eff. July 1, 2005; July 1, 2000;*

16 *Recodified from 10A NCAC 13G .0316 Eff. July 1, ~~2005-~~2005;*

17 *Readopted Eff. February 1, 2025.*