



**Assisted Living Facilities  
ALF Life Safety Code Building Rehabilitation Checklist**

Facility Name	ID #
Inspection Exit Date	Phone #
Street address	City
State	Zip code
Area Code and telephone No.	

**Important Notes: This is an example of a form used by HHSC surveyors and is intended as a provider resource only.**

The items on the following checklist represent 26 Texas Administrative Code (TAC), Chapter 553, Licensing Standards for ALFs. This checklist applies to an ALF only as relates to building rehabilitation in accordance with 26 TAC §553.107.

Potential violations of licensure standards are identified on the appropriate checklist by the requirements checked Not Met. When potential violations are identified, a copy of the appropriate checklist is left with the facility at the exit conference. If additional violations are identified after the initial exit conference, an additional exit conference will be conducted regarding the newly identified violations, with specific reference to the standard violated. Other violations in areas not checked still may be pending from previous inspections and are not reflected on this current report.

Note: This checklist contains a brief description of the requirements. Refer to the licensure standards for a complete description of the requirements.

This list contains preliminary areas of potential noncompliance with state requirements, based on findings from the entrance and exit dates listed above.

TAC	Standard	Met	Not Met
<b>§553.101 Definitions.</b>			
(5)	<p>Building rehabilitation--Any construction activity involving repair, modernization, reconfiguration, renovation, changes in occupancy or use, or installation of new fixed equipment, including:</p> <p>(A) the replacement of finishes, such as new flooring or wall finishes or the painting of walls and ceilings;</p> <p>(B) the construction, removal, or relocation of walls, partitions, floors, ceilings, doors, or windows;</p> <p>(C) the replacement of doors, windows, or roofing;</p> <p>(D) changes to the appearance of the exterior of a building, including new finish materials;</p> <p>(E) the installation, repair, replacement, or extension of fire protection systems, including fire sprinkler systems, fire alarm system, and fire suppression systems, at cooking operations;</p> <p>(F) the replacement of door hardware, plumbing fixtures, handrails in corridors, or grab rails in bathrooms and restrooms;</p> <p>(G) the repair, replacement, or extension of required communication systems;</p> <p>(H) the repair or replacement of emergency electrical system equipment and components, including generator sets, transfer switches, distribution panel boards, receptacles, switches, and light fixtures;</p> <p>(I) the change of a wing or area to a Certified Alzheimer's Disease ALF or unit;</p> <p>(J) the change of a Certified Alzheimer's Disease ALF or unit to ordinary resident-use;</p> <p>(K) a change in the use of space, including the change of resident bedrooms to other uses, such as offices, storage, or living or dining spaces; and</p> <p>(L) changes in locking arrangements, such as the installation of access control systems or the installation or removal of electronic locking devices, including electromagnetic locks, and other delayed-egress locking devices.</p>		
<b>§553.107. Building Rehabilitation.</b>			
(a)	Prior to the start of building rehabilitation, other than that classified as repair in subsection (b) of this section, a facility must notify the HHSC in Austin, Texas, in writing.	<input type="checkbox"/>	<input type="checkbox"/>
(b)	Upon completion of building rehabilitation, other than that classified as repair or renovation in this section, a final construction inspection of the facility must be performed by HHSC prior to occupancy.	<input type="checkbox"/>	<input type="checkbox"/>
(c)	<p>An ALF undergoing any building rehabilitation must meet the requirements of this section.</p> <p>(1) An ALF must ensure the patching, restoration, or painting of materials, elements, equipment, or fixtures for maintaining such materials, elements, equipment, or fixtures in good or sound condition is classified as repair and must ensure the repair:</p> <p>(A) meets the applicable requirements of §553.100(e) of this subchapter (relating to General Requirements);</p> <p>(B) uses like materials, unless such materials are prohibited by NFPA 101, as modified by this subchapter; and</p> <p>(C) does not make a building less conforming with NFPA 101, as modified by this subchapter, with the applicable sections of this subchapter, or with any alternative arrangements previously approved by HHSC, than it was before the repair was undertaken.</p>	<input type="checkbox"/>	<input type="checkbox"/>
(c)	(2) An ALF must ensure the replacement in kind, strengthening, or upgrading of building elements, materials, equipment, or fixtures that does not result in a reconfiguration of the building spaces within is classified as renovation and must ensure:	<input type="checkbox"/>	<input type="checkbox"/>

TAC	Standard	Met	Not Met
	<p>(A) any new work that is part of a renovation meets the applicable requirements of §553.100(e) of this subchapter;</p> <p>(B) any new interior or exterior finishes meet the applicable requirements of §553.100(e)(3) of this subchapter; and</p> <p>(C) does not make a building less conforming with NFPA 101, as modified by this subchapter, with the applicable sections of this subchapter, or with any alternative arrangements previously approved by HHSC, than it was before the renovation was undertaken.</p>		
<b>§553.107. Building Rehabilitation.</b>			
(c)	<p>(3) An ALF must ensure the reconfiguration of any space; addition, relocation, or elimination of any door or window; addition or elimination of load-bearing elements; reconfiguration or extension of any system; installation of any additional equipment; or changes in locking arrangements as defined in §553.101(5)(L) of this subchapter (relating to Definitions), is classified as modification and must ensure:</p> <p>(1) a newly constructed element, component, or system meets the applicable requirements of §553.100(e)(3) of this subchapter;</p> <p>(2) all other work in a modification meets, at a minimum, the requirements for a renovation according to paragraph (2) of this subsection; and</p> <p>(3) where the total rehabilitation work area classified as modification exceeds 50 percent of the total building area, the work is classified as reconstruction subject to paragraph (4) of this subsection.</p>	<input type="checkbox"/>	<input type="checkbox"/>
(c)	<p>(4) An ALF must ensure the reconfiguration of a space that affects an exit or a corridor shared by more than one occupant space, or the reconfiguration of a space such that the rehabilitation work area is not permitted to be occupied because existing means of egress or fire protection systems are not in place or continuously maintained, is classified as reconstruction and must ensure:</p> <p>(A) reconstruction of components of the means of egress meets the applicable requirements of §553.100(e) of this subchapter, except for the following components, which must meet the specific requirements of §553.100(e)(3) of this subchapter:</p> <p>(i) illumination of means of egress;</p> <p>(ii) emergency lighting of means of egress; and</p> <p>(iii) marking of means of egress, including exit signs;</p> <p>(B) if the total rehabilitation work area classified as reconstruction on any one floor exceeds 50 percent of the total area of the floor, all means of egress components identified in paragraph (4)(A)(i) - (iii) of this subsection and located on that floor meet the specific requirements of §553.100(e)(3) of this subchapter;</p> <p>(C) if the total rehabilitation work area classified as reconstruction exceeds 50 percent of the total building area, all means of egress components identified in paragraph (4)(A)(i) - (iii) of this subsection and located in the building meet the specific requirements of §553.100(e)(3) of this subchapter; and</p> <p>(D) all other work classified as reconstruction meets, at a minimum, the requirements for modification according to paragraph (3) of this subsection and renovation according to paragraph (2) of this subsection.</p>	<input type="checkbox"/>	<input type="checkbox"/>
(c)	<p>(5) An ALF must ensure a change in the purpose or level of activity within a facility that involves a change in application of the requirements of this subchapter, including a change of a wing or area to a Certified Alzheimer's Disease ALF or unit, or a change of a Certified Alzheimer's Disease ALF or unit to ordinary resident-use, is classified</p>	<input type="checkbox"/>	<input type="checkbox"/>

TAC	Standard	Met	Not Met
	as a change of use and meets the specific requirements of §553.100(e)(3) of this subchapter.		
<b>§553.107. Building Rehabilitation.</b>			
(c)	(6) An ALF must ensure a change in the use of a structure or portion of a structure is classified as a change of occupancy and meets the specific requirements of §553.100(e)(3) of this subchapter.	<input type="checkbox"/>	<input type="checkbox"/>
(c)	(7) An ALF must ensure an increase in the building area, aggregate floor area, building height, or number of stories of a structure is classified as an addition and meets the specific requirements of §553.100(e)(3) of this subchapter.	<input type="checkbox"/>	<input type="checkbox"/>
(d)	An ALF undergoing rehabilitation must comply with the requirements of NFPA 101, as modified by this subchapter in accordance with the requirements of NFPA 101, Chapter 43, Building Rehabilitation.	<input type="checkbox"/>	<input type="checkbox"/>
(e)	An ALF undergoing rehabilitation to an occupied building that involves means of escape, exit-ways, or exit doors must be accomplished without compromising the means of escape, means of egress, or exits or creating a dead-end situation at any time. The facility must maintain other basic safety features, including fire alarm systems and fire sprinkler systems, in compliance with their relevant standards and must maintain required emergency power at all times during construction.	<input type="checkbox"/>	<input type="checkbox"/>