



PRINCE WILLIAM COUNTY DEPARTMENT OF FIRE AND RESCUE

OFFICE OF THE FIRE MARSHAL

5 COUNTY COMPLEX COURT PRINCE WILLIAM, VA 22192-5308

OFFICE: 703.792.6360 FAX: 703.792.6492

WWW.PWCGOV.ORG/FIRE

NOTICE OF VIOLATION

FCE # FCE2026-00465

DATE: 5/7/2026

TIME: 5:26:16PM

BUSINESS NAME:

LAQUINTA INN & SUITES

PHONE #: 703-393-9966

ADDRESS:

6950 NOVA WAY
MANASSAS VA 20109

NAME OF RESPONSIBLE PARTY:

LA QUINTA
ATTN: TONYA DENDLER
6950 NOVA WAY
MANASSAS VA 20109

PHONE #: (571) 538-3800

ADDRESS:

DOB:

IDENTIFICATION:

YOU ARE HEREBY NOTIFIED THAT THE FOLLOWING VIOLATION(S) OF THE PRINCE WILLIAM COUNTY FIRE PREVENTION CODE AND/OR THE VIRGINIA STATEWIDE FIRE PREVENTION CODE WERE OBSERVED ON THE ABOVE MENTIONED PROPERTY AND SHALL BE CORRECTED WITHIN THE TIME FRAME STATED BELOW.

FIRE PREVENTION	VIOLATION	CORRECTIVE ACTION NECESSARY	COMPLIANCE DATE
1010.1.9.1	Door handles, pulls, latches, locks and other operating devices on doors required by the applicable building code to be accessible shall be maintained. Additions or alterations of hardware shall be approved by the building official in accordance with Section 102.6.	Unless approved by the building code when installed, additional hardware to include propping devices shall not be installed.	
1013.3	Exit sign illumination shall be maintained in accordance with the applicable building code.	Exit signs shall operate as designed, having light during normal operations and during a power failure.	
1031.10.1	Emergency lighting equipment shall be tested monthly for a duration of not less than 30 seconds. The test shall be performed manually or by an automated self-testing and self-diagnostic routine. Where testing is performed by self-testing and self-diagnostics, a visual inspection of the emergency	All emergency lights must be tested and operate as designed.	

	conducted monthly to identify any equipment displaying a trouble indicator or that has become damaged or otherwise impaired.		
303.4	Fire doors not maintained in operating condition.	All fire rated doors must operate as designed; allowing full open/closing functions to include latching without assistance.	
313.1	"Fueled equipment including motorcycles, mopeds, lawn-care equipment, portable generators, and portable cooking equipment shall not be stored, operated, or repaired within a building. Exceptions: 1. Buildings or rooms constructed for such use in accordance with the applicable building code. 2. Where allowed by Section 314. 3. Storage of equipment utilized for maintenance purposes is allowed in approved locations where the aggregate fuel capacity of the stored equipment does not exceed 10 gallons (38 L) and the building is protected throughout by an approved automatic sprinkler system in accordance with the applicable NFPA 13 standard."	Fueled equipment, and containers of fuel need to be removed from pool area.	
315.3.3	Combustible material shall not be stored in boiler rooms, mechanical rooms, electrical equipment rooms or in fire command centers as specified in Section 508.1.5.	Storage of combustible materials and flammable liquids shall not be stored in equipment rooms.	
604.3	"A working space of not less than 30 inches (762 mm) in width, 36 inches (914 mm) in depth and 78 inches (1981 mm) in height shall be provided in front of electrical service equipment. Where the electrical service equipment is wider than 30 inches (762 mm), the working space shall be not less than the width of the equipment. Storage of materials shall not be located within the designated working space. Exceptions: 1. Where other dimensions are	Clearance must be maintained around all electrical service panels.	

	2. Access openings into attics or under-floor areas that provide a minimum clear opening of 22 inches (559 mm) by 30 inches (762 mm)."		
604.5	Extension cords and flexible cords shall not be a substitute for permanent wiring and shall be listed and labeled in accordance with UL 817. Extension cords and flexible cords shall not be affixed to structures, extended through walls, ceilings or floors, or under doors or floor coverings, nor shall such cords be subject to environmental damage or physical impact. Extension cords shall be used only with portable appliances. Extension cords marked for indoor use shall not be used outdoors.	Extension cords are not to be used for permanent wiring solutions. Suppression systems shall comply with designed and approved. Maintain needs to be performed on all	
604.6	Open junction boxes and open-wiring splices shall be prohibited. Approved covers shall be provided for all switch and electrical outlet boxes.	Covers need to installed on all switches and outlets.	
704.1	"Where required when the building was originally constructed, materials and systems used to protect joints and voids in the following locations shall be maintained. The materials and systems shall be securely attached to or bonded to the adjacent construction, without openings visible through the construction. 1. Joints in or between fire-resistance-rated walls, floors or floor/ceiling assemblies and roof or roof/ceiling assemblies. 2. Joints in smoke barriers. 3. Voids at the intersection of a horizontal floor assembly and an exterior curtain wall. 4. Voids at the intersection of a horizontal smoke barrier and an exterior curtain wall. 5. Voids at the intersection of a nonfire-resistance-rated floor assembly and an exterior curtain wall. 6. Voids at the intersection of a vertical fire barrier and an	Missing and damaged fire barriers shall be repaired and/or replaced to prevent fire spread. These barriers include, but not limited to ceiling tiles and drywall. Records of testing of life safety systems shall be maintained and readily available upon request.	

	7. Voids at the intersection of a vertical fire barrier and a nonfire-resistance-rated roof assembly. Unprotected joints and voids do not need to be protected where such joints and voids were not required to be protected when the building was originally constructed"		
901.4	Fire protection systems shall be maintained in accordance with the original installation standards for that system. Alterations and repairs to fire protection systems shall be done in accordance with the applicable building code and the applicable standards.	Suppression systems shall operate as designed and approved.	
901.6	To the extent that equipment, systems, devices, and safeguards, such as fire detection, alarm and extinguishing systems, which were provided and approved by the building official when constructed, shall be maintained in an operative condition at all times. And where such equipment, systems, devices, and safeguards are found not to be in an operative condition, the fire official shall order all such equipment to be rendered safe in accordance with the USBC.	Maintain needs to be performed on all sprinkler heads to ensure proper operation as designed; due to build up of debris.	
907.8.5	"The building owner shall be responsible for maintaining the fire and life safety systems in an operable condition at all times. Service personnel shall meet the qualification requirements of NFPA 72 for maintaining, inspecting and testing such systems. A written record shall be maintained and shall be made available to the fire code official. In addition to all applicable information contained in Figure 7.8.2 of NFPA 72, the written record of inspections, testing and maintenance shall contain the following minimum information: 1. Date, name and address of	Records of testing of life safety systems shall be maintained and readily available upon request.	

	2. Name of person performing inspection, maintenance and tests, or combination thereof, and affiliation, business address and telephone number. 3. Name, address and representative of approving agency or agencies. 4. Test frequency. 5. Designation of the standard or procedures used for the inspection or test (for example, "Test performed in accordance with NFPA 72 Section _____."). 6. List of each device tested and the result. The list should include the physical location and device description of each initiating and notification device tested. (for example, "Heat detector in main kitchen; horn-strobe in Room 115.") 7. Other tests as required by either the equipment manufacturer's published instructions or the authority having jurisdiction. 8. Signature of tester and approved authority representative. 9. Disposition of problems identified during test or devices not tested (examples, "Owner notified," "Problem corrected or successfully retested, or both," "Device abandoned in place.").		
General SFPC	Other general Virginia statewide fire prevention code violation not otherwise noted.	906.3 Size and distribution. Fire extinguishers at a minimum have to be 2A, 5B, C. The size and distribution of portable fire extinguishers shall be in accordance with Sections 906.3.1 through 906.3.4. Fire extinguishers in the building must meet the minimum criteria listed in the SFPC. Currently, there are marine use extinguishers located in the majority of the hotel.	
110.4	All structures that are or shall hereafter become unsafe or deficient in adequate exit facilities or which constitute a fire hazard, or are otherwise dangerous to human life or the public welfare, or by reason of illegal or improper use, occupancy or maintenance or which have sustained structural damage by reason of fire	Ensure all life safety issues are repaired/replaced. This includes repairs to the sprinkler and fire alarm systems, repairs to fire barriers, proper operations of fire rated appliances (to include, but not limited to doors leading to stairwells, laundry chute doors, doors with unapproved propping devices), electrical clearance and improper wiring.	

	shall be deemed unsafe structures. A vacant structure, or portion of a structure, unguarded or open at door or window shall be deemed a fire hazard and unsafe within the meaning of this code. Unsafe structures in violation of the applicable building code shall be reported to the building official or building maintenance official who shall take appropriate action under the provisions of the USBC to secure abatement. Subsequently, the fire official may request the legal counsel of the local governing body to institute the appropriate proceedings for an injunction against the continued use and occupancy of the structure until such time as conditions have been remedied.		
110.5	When, in the fire official's opinion, there is actual and potential danger to the occupants or those in the proximity of any structure or premises because of unsafe structural conditions, or inadequacy of any means of egress, the presence of explosives, explosive fumes or vapors, or the presence of toxic fumes, gases or materials, the fire official may order the immediate evacuation of the structure or premises. All notified occupants shall immediately leave the structure or premises and no person shall enter until authorized by the fire official.	Ensure all life safety issues are repaired/replaced. This includes repairs to the sprinkler and fire alarm systems, repairs to fire barriers, proper operations of fire rated appliances (to include, but not limited to doors leading to stairwells, laundry chute doors, doors with unapproved propping devices), electrical clearance and improper wiring.	

IF THE ABOVE VIOLATIONS ARE NOT VOLUNTARILY CORRECTED, THIS OFFICE WILL HAVE THE OPTION OF ISSUING A SUMMONS FOR YOU TO APPEAR BEFORE THE GENERAL DISTRICT COURT TO ANSWER THE CHARGES. YOU HAVE THE RIGHT TO APPEAL THIS VIOLATION(S) TO THE BOARD OF FIRE PREVENTION CODE APPEALS WITHIN 14 CALENDAR DAYS OF THE DATE THIS NOTICE WAS SERVED.

RE-INSPECTION WILL OCCUR IN ____ DAYS ON _____