

Division of Health Service Regulation

STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:  <b>HAL032013</b>	(X2) MULTIPLE CONSTRUCTION A. BUILDING: <b>01</b>  B. WING _____	(X3) DATE SURVEY COMPLETED  <b>01/08/2015</b>
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NAME OF PROVIDER OR SUPPLIER  <b>SPRING ARBOR OF DURHAM</b>	STREET ADDRESS, CITY, STATE, ZIP CODE <b>4523 HOPE VALLEY ROAD DURHAM, NC 27707</b>
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C 000	<p>Initial Comments</p> <p>Report of a Biennial Construction Survey by Billy S. Bryant and Greg Cates conducted on 01/08/2015.</p> <p>Records indicate this facility was first licensed or submitted for licensure on 10/06/1995 as a HA. The facility is currently licensed for 60 Beds. Therefore the facility was surveyed for conformance with the applicable portions of the 2005 Rules for Licensing of Adult Care Homes of Seven or More Beds and applicable portions of the 1991 (1995 Revision) Edition of the North Carolina Building Code(s), Institutional Occupancy and the 1994 Rules for Licensing of Adult Care Homes of Seven or More Beds in effect at the time of initial licensure.</p> <p>Deficiencies were cited which will require a plan of correction.</p>	C 000		
C 189	<p>Building Equipment Maintained Safe, Operating</p> <p>SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0311 OTHER REQUIREMENTS (a) The building and all fire safety, electrical, mechanical, and plumbing equipment in an adult care home shall be maintained in a safe and operating condition. (k) This Rule shall apply to new and existing facilities with the exception of Paragraph (e) which shall not apply to existing facilities.</p> <p>This Rule is not met as evidenced by: 1. Based on observation during the survey the facility has not maintained electrical equipment in a safe manner by not maintaining wiring methods</p>	C 189		

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LABORATORY DIRECTOR'S OR PROVIDER/SUPPLIER REPRESENTATIVE'S SIGNATURE \_\_\_\_\_ TITLE \_\_\_\_\_ (X6) DATE \_\_\_\_\_

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C 189	<p>Continued From page 1</p> <p>in accordance with the National Electrical Code. This deficiency could effect facility personnel in the room.</p> <p>Finding:</p> <p>a. Main Laundry - The junction box for the exhaust fan is detached from the wall and also there is exposed electrical wiring where the flex conduit has separated from the junction box.</p> <p>2. Based on observation, the facility has not maintained all fire safety equipment in a safe manner by allowing the fire resistance rating of building components to be compromised. This deficiency could affect all occupants of the fire compartment(s) if fire and smoke were not contained in the room of origin.</p> <p>Findings:</p> <p>a. The following doors from the rooms to the corridors did not completely latch when pulled closed: Rooms 107, 109, 306, and 313.</p> <p>b. Sprinkler Room - There is a gap at the 1 hour fire resistant rated ceiling where it is penetrated by the flex conduit for the sprinkler water flow switch.</p> <p>c. Water Heater Room - Where the water heater vent ducts penetrate the 1 hour fire resistant rated ceiling there is a gap between the vent duct and the metal flange attached to the ceiling.</p> <p>3. Based on observation during the survey, storage of oxygen in the facility is not being maintained in a safe manner by improperly storing oxygen cylinders. This could affect residents, staff and visitors in the area if a</p>	C 189		

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C 189	Continued From page 2  pressurized oxygen cylinder fell over and was damaged and became a projectile.  1. Findings:  a. Room 206 - In the closet oxygen bottles were sitting upright and unrestrained. Other oxygen bottles were stored in a Pepsi Cola crate. Oxygen bottles stored in a A Pepsi Cola crate does not offer secure or substantial storage for the oxygen bottles.  b. Med Room - There are oxygen bottles sitting upright and unrestrained in the room.	C 189		
C 195	Hot Water System  SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0311 OTHER REQUIREMENTS (d) The hot water system shall be of such size to provide an adequate supply of hot water to the kitchen, bathrooms, laundry, housekeeping closets and soil utility room. The hot water temperature at all fixtures used by residents shall be maintained at a minimum of 100 degrees F (38 degrees C) and shall not exceed 116 degrees F (46.7 degrees C). (k) This Rule shall apply to new and existing facilities with the exception of Paragraph (e) which shall not apply to existing facilities.  This Rule is not met as evidenced by: A. Based on observation during the survey the facility has not maintained water temperatures in compliance with this rule. This deficiency affects all the occupants in the facility.	C 195		

Division of Health Service Regulation

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C 195	Continued From page 3  1. Finding:  a. The water temperatures except in the kitchen were consistently measured at between 94° F and 98° F which is below the minimum requirement.	C 195		
C 199	Exhaust Ventilation  SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0311 OTHER REQUIREMENTS (g) The spaces listed in this Paragraph shall be provided with exhaust ventilation at the rate of two cubic feet per minute per square foot. This requirement does not apply to facilities licensed before April 1, 1984, with natural ventilation in these specified spaces: (1) soiled linen storage; (2) soil utility room; (3) bathrooms and toilet rooms; (4) housekeeping closets; and (5) laundry area. (k) This Rule shall apply to new and existing facilities with the exception of Paragraph (e) which shall not apply to existing facilities.  This Rule is not met as evidenced by: A. Based on observation during the survey the facility has not provided exhaust ventilation in accordance with this rule. This deficiency affects the occupants using the room and the occupants on the 100 hall.  1. Findings: a. Biohazard Room - There is no exhaust fan installed in the room as required.  b. 100 Hall - The central exhaust fan for the hall is	C 199		

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C 199	Continued From page 4  not working so air is not being exhausted as required.	C 199		