

Division of Health Service Regulation

STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER: HAL032085	(X2) MULTIPLE CONSTRUCTION A. BUILDING: 01 B. WING: _____	(X3) DATE SURVEY COMPLETED R 02/18/2016
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NAME OF PROVIDER OR SUPPLIER BROOKDALE DURHAM	STREET ADDRESS, CITY, STATE, ZIP CODE 4434 BEN FRANKLIN BOULEVARD DURHAM, NC 27704
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(C 000)	Initial Comments This is a Report of a Follow-up Survey done by Bob Getchell on February 18, 2016. Most of the previously cited deficiencies have been corrected however some deficiencies remain uncorrected and will require further action.	(C 000)		
C 150	Corridors-Free of equipment and Obstructions SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0305 PHYSICAL ENVIRONMENT (g) The requirements for corridors are: (4) Corridors shall be free of all equipment and other obstructions. This Rule is not met as evidenced by: a) All back right stair tower rooms had items stored in them.	C 150	C150 3/1/16 Complete: Cleared items from back right stair tower. Do a daily walkthrough to ensure all stair towers are clear of obstructions to allow for free and unobstructed movement through corridor.	3/1/16
C 164	Housekeeping and Furnishings-Clean, Repaired SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0306 HOUSEKEEPING AND FURNISHINGS (a) Adult care homes shall: (1) have walls, ceilings, and floors or floor coverings kept clean and in good repair; (2) have no chronic unpleasant odors; (3) have furniture clean and in good repair; (e) This Rule shall apply to new and existing facilities. This Rule is not met as evidenced by: a) There is dust and lint on the return HVAC grill and the associated radiation damper in the dishwashing room.	C 164	C164 3/21/16 Complete: Cleaned HVAC return grill and associated radiation damper in the dishwasher room and cleaned thoroughly to ensure efficient operation of HVAC return and proper operation of radiation damper. Going forward, this will be added to the monthly Computerized Maintenance Monitoring System (CMMS) preventative maintenance (PM) to-do list to inspect and clean as necessary.	3/21/16

Division of Health Service Regulation
LABORATORY DIRECTOR'S OR PROVIDER/SUPPLIER REPRESENTATIVE'S SIGNATURE

Sam L. [Signature] 3/31/16

TITLE

OPERATIONS SPECIALIST

DATE

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C 166	Continued From page 1	C 166		
C 166	<p>Housekeeping-Maintained Free of Hazards</p> <p>SECTION .0300 - PHYSICAL PLANT .10A.NCAC.13F.0306 HOUSEKEEPING AND FURNISHINGS (a) Adult care homes shall: (5) be maintained in an uncluttered, clean and orderly manner, free of all obstructions and hazards; (e) This Rule shall apply to new and existing facilities.</p> <p>This Rule is not met as evidenced by: 1. Based on observation, the building was not maintained free of hazards by improper storage of oxygen cylinders. This would affect all residents by potentially exposing them to hazards from a ruptured cylinder.</p> <p>Followup Findings from February 18, 2016 include: The oxygen bottles are being stored loose in the following locations: a) Bedroom 329, b) Bedroom 204</p>	C 166	C166A/B: 3/1/16 Complete: Ensure oxygen bottles in Room 329 and 204 are properly stored in oxygen storage devices so they are safe and secure. This issue will be brought up in weekly and daily meetings with nursing and resident assistants and management. Spot checks will be done on a periodic basis to ensure storage protocols of oxygen bottles and compressed gasses are being followed.	3/1/16
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>	C 189		

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C 189	<p>Continued From page 2</p> <p>This Rule is not met as evidenced by:</p> <p>1. Based on observation, the building was not maintained in a safe manner by not maintaining the fire-resistance rating of building components.</p> <p>Followup Findings on February 18, 2016 include:</p> <p>a. A ceiling penetration in the sprinkler riser room has become damaged from a leak and the integrity of the ceiling is compromised.</p> <p>b) There are unprotected ceiling penetrations at the Ansul hood suppression system piping in the kitchen.</p> <p>c) There is an unprotected ceiling penetration by cable in the social workers closet.</p> <p>d) The wall in the hopper room has become damaged from a leak and the integrity of the wall is compromised.</p> <p>e) There are unprotected ceiling penetrations in the 2nd floor Nursing Office bathroom</p> <p>f) The sprinkler escutcheon in the dining room has dropped down revealing an opening to the attic.</p> <p>g) A sprinkler escutcheon in the kitchen is missing revealing an opening to the attic.</p> <p>4. Based on observation, the facility components were not maintained operable by having doors that did not close completely and latch.</p> <p>Followup Findings on February 18, 2016 include: The following doors have issues:</p> <p>a) Bedroom 100 door scrubs the frame and won't close and latch</p> <p>b) Service corridor door has a broken closer and will not close and latch</p> <p>c) Kitchen side door has holes in the door at the latching device</p> <p>d) Right leaf of cross corridor doors at room 108 does not close completely when released.</p>	C 189	<p>C189: (1)</p> <p>A) 4/8/16 In Progress: Repair the ceiling in the riser room and make structurally sound from previous water leak. Monitor this and other similar situations to ensure structural integrity of walls and ceilings to maintain fire resistance rating as they may occur over time.</p> <p>B) 4/8/16 In Progress: Repair ceiling penetrations through the ceiling at the Ansul hood suppression system piping in the kitchen. Monitor this and other similar situations to ensure structural integrity of walls and ceilings to maintain fire resistance rating as they may occur over time.</p> <p>C) 4/8/16 In Progress: Repair ceiling penetration in Social Worker's office closet to restore the fire resistance rating. Monitor this and other similar situations to ensure structural integrity of walls and ceilings to maintain fire resistance rating as they may occur over time.</p> <p>D) 4/8/16 In Progress: Repair wall in hopper room damaged from water to restore structural integrity and fire resistance rating. Monitor this and other similar situations to ensure structural integrity of walls and ceilings to maintain fire resistance rating as they may occur over time.</p> <p>E) 3/1/16 Complete: Repaired ceiling penetration in 2nd floor nurses office to restore fire resistance rating. Monitor this and other similar situations to ensure structural integrity of walls and ceilings to maintain fire resistance rating as they may occur over time.</p> <p>F) 4/8/16 In Progress: Repair sprinkler escutcheon in the dining room to ensure it stays in place to maintain fire resistance rating. Monitor this and other similar situations to ensure sprinkler escutcheons are properly installed to maintain fire resistance rating as they may occur over time.</p> <p>G) 4/8/16 In Progress: Repair sprinkler escutcheon in the kitchen to ensure it stays in place to maintain fire resistance rating. Monitor this and other similar situations to ensure sprinkler escutcheons are properly installed to maintain fire resistance rating as they may occur over time.</p>	<p>4/8/16</p> <p>4/8/16</p> <p>4/8/16</p> <p>4/8/16</p> <p>3/1/16</p> <p>4/8/16</p> <p>4/8/16</p>
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C 189	Continued From page 3 3. Based on observation, the building electrical system was not maintained to keep the facility safe. Followup Findings on February 18, 2016 include: (A) Blocked electrical panels were observed in the following locations: a) Exterior High Voltage Room. b) Housekeeping near bedroom 117, c) Electrical Room next to Maintenance Directors Room (B) A light fixture escutcheon is falling out of the corridor ceiling at room 204	C 189	C189 (4) A) 3/1/16 Complete: (a,b,c) Removed obstructions blocking electrical panels in Exterior high voltage room, housekeeping closet near room 117 and electrical room near maintenance director's office. Monitor this and other situations that may obstruct access to electrical panels through periodic walkthroughs and daily use. Instruct all staff regarding obstructions to electric panels in all staff meetings and on-board training. B) Repaired light fixture escutcheon at Room 204 to ensure it is flush with the ceiling to ensure electrical and ratings are maintained. Monitor this and similar situations by daily and weekly facility walkthroughs to ensure light escutcheon integrity is maintained so electrical and fire ratings are met.	3/1/16 3/1/16
(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: 1. Based on Observation, the facility failed to provide an environment in accordance with this Rule by not having ventilation in areas where	(C 199)	C199: A) In Progress: Repair ventilation fan that extracts air in the maintenance director's office where chemicals are stored. Maintain all ventilation systems through the CMMS monthly schedule to ensure proper ventilation is achieved where required. B) 3/17/16 Complete: Repaired the ventilation fan in the 2 nd floor nursing office bathroom. Maintain all ventilation systems through the CMMS monthly schedule to ensure proper ventilation is achieved where required.	4/8/16 3/17/16

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FORM APPROVED

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(C 199)	<p>Continued From page 4</p> <p>odors are generated.</p> <p>Followup Findings on February 18, 2016 include: There was no ventilation to the following locations to include but not limited to:</p> <ul style="list-style-type: none"> a) Maintenance Directors Office/Work Room where chemical are stored. b) 2nd Floor Nursing Office Bathroom. 	(C 199)		