STATEMENT OF DEFICIENCIES	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:	(X3) DATE SURVEY COMPLETED
	AL11942940	**05/17/2019**
NAME OF PROVIDER OR SUPPLIER **SOUTH OAKS ASSISTED LIVING HOME, LLC**	STREET ADDRESS, CITY, STATE, ZIP CODE **6141 SW 34TH STREET** **MIRAMAR, FL 33023**	

SUMMARY STATEMENT OF DEFICIENCIES
(FINDINGS PRECEDED BY TAGS AND REGULATORY IDENTIFYING INFORMATION)

0000 - Initial Comments

A Generator Assessment Monitoring survey and an Extended Congregate Care survey was conducted on at South Oaks Assisted Living Home, LLC. The facility had deficiencies identified at the time of the survey.

0181 - Emergency Plan Approval - 58A-5.026(2) FAC

Based on observation, interview and record review, the facility failed to have a Comprehensive Emergency Management Plan (CEMP) approved by the local emergency management agency.

The findings included:

Upon request of documentation from the local Emergency Management Division of an approved CEMP for the year 2019 on no documentation was ever provided.

During an interview with the Administrator over the phone on at 9:35 AM it was stated that I just talked to the local Emergency Management people and I am redoing the CEMP and there is a couple of things that I have to send to them on Monday. During the call, the Administrator became aggressive and started yelling over the phone. He was unable to provide information to the Surveyor or the facility's staff on the location of the documentation, or any information on the last time the facility had an approved CEMP letter. The Administrator was informed that due to not having the CEMP approval letter from the local Emergency Management Division, the facility will receive a citation. The Administrator hung up the phone on the surveyor. No additional information was provided for review.

Class III

0200 - Emergency Environmental Control - 58A-5.036 FAC

Based on observation and interview, the facility failed to ensure that their Emergency Environment Control Plan (EECP) was approved by the Local County Emergency Management Division and that written policies and procedures were developed to ensure the facility's staff can effectively and immediately operate and maintain the alternate power source.

The findings included:

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	AL11942940	**05/17/2019**
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SUMMARY STATEMENT OF DEFICIENCIES
(FINDINGS PRECEDED BY TAGS AND REGULATORY IDENTIFYING INFORMATION)

During an interview with the Administrator over the phone on [redacted] at 9:35 AM it was stated that for the Generator I have to wait for the City's approval. They want me to have a [redacted] switch on the generator and I don't have that. I would have to go outside manually and turn the generator on myself. When asked have you developed any policies and procedures for your staff to work the generator when you are not here? It was stated "No" and that Staff A can show you the generator outside. When asked how many hours can your generator run off of the propane? It was stated for 2 hours. When asking for clarification it was stated that "I cannot think of it off of the top of my [redacted]." When asked how many gallons is the propane tank it was stated "I don't know." When asked is there any paperwork here at the facility with the generator information that the staff can provide me with? It was stated "No." The Administrator than became aggressive and started yelling over the phone. The Administrator was informed that due to not having the CEMP and EECP approval letters from the local Emergency Management Division it will result in citations. The Administrator hung up the phone on the surveyor. No documentation of the approval letters, additional to the generator contract were ever provided.

Observations of the generator outside of the facility with Staff A and Staff B revealed that Staff B had to get instructions over the phone from the Administrator to know how to power the generator off and on. In the event of primary loss of electrical power it is possible that the Administrator may not be able to reach the staff to provide instructions on how to power the generator. The Generator is a small portable generator that was observed to have one of the tires of the generator flat. The generator is kept inside a metal casing that when lifted had live spiders crawling out and cobb webs all over.

Additional interview with the Administrator over the phone with Staff B on [redacted] at 9:48 revealed that the generator runs for 4 hours and powers the entire facility. It was stated by the Administrator that Confidential Hardware Company came and gave a quote for a larger generator. The documentation was still unable to be provided by any of the staff or the Administrator himself. Additional to this, the information provided by the Administrator is contradictory and inconsistent. No additional information was provided for review.

Class III