STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:	(X2) MULTIPLE CONSTRUCTION	(X3) DATE SURVEY COMPLETED
	HAL018023	A. BUILDING: **01** B. WING _____	**05/10/2017**

NAME OF PROVIDER OR SUPPLIER	STREET ADDRESS, CITY, STATE, ZIP CODE
AUSTIN ADULT CARE	**511 BUMGARNER INDUSTRIAL DRIVE CONOVER, NC 28613**

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C 000	Initial Comments Report of a Construction Section Biennial Survey by Suzanna Fay conducted on May 10, 2017. Records indicate this facility was first licensed on or about January 1, 1978. The facility is currently licensed for 29 Beds. Therefore the facility was surveyed for conformance with the 2005 Rules for Licensing of Adult Care Homes of Seven or More Beds, the 1977 Rules for Licensing of Adult Care Homes of Seven or More Beds in effect at the time of initial licensure and applicable portions of the 1967 Edition of the North Carolina Building Code, Institutional Occupancy.	C 000		
C 160	Outside Premises-Clean, Safe SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0305 PHYSICAL ENVIRONMENT (m) The requirements for outside premises are: (1) The outside grounds of new and existing facilities shall be maintained in a clean and safe condition; This Rule is not met as evidenced by: 1. Based on observation, the outside grounds were not maintained in a safe condition. This affects the safety of the residents and staff. Findings on May 10, 2017: a. An open drain pipe was observed at the back corner outside of the med room. The sidewalk at the pipe was broken and pulling away from the building. These two items pose a possible tripping hazard. b. The sidewalk leading to the basketball goal was broken and cracked creating a possible tripping hazard.	C 160		

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C 160	Continued From page 1 c. The sidewalk from the side exit to the laundry room and the parking area was heavily damaged creating a tripping hazard. d. One of the concrete covers for the grease pits had broken leaving a large well approximately 2 cubic feet in size for residents to trip over or fall into. e. At the air handling unit nearest the laundry, a section of trim board with nails protruding was laying on the ledge behind the unit.	C 160		
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: 1. Observations revealed that the facility failed to maintain the ceilings in good repair. Findings on May 10, 2017: a. The corridor ceiling outside of Room 105 was bowed and the finish was cracked. b. The ceiling of the Women's bath was stained and spotted with mold. c. The ceilings of the Women's bath was cracked and flaking around the HVAC vent. d. The ceiling finish around the HVAC vent in the hall near the kitchen was cracked and flaking. 2. Observations revealed that the facility was not	C 164		

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C 164	Continued From page 2 maintained free of unpleasant odors. Findings on May 10, 2017: a. Room 104 had a strong unpleasant odor. b. Room 203 had a strong unpleasant odor. 3. Observations revealed that the walls were not maintained in good repair. Findings on May 10, 2017: a. Men's bath - the paint was flaking off the walls behind the toilets. 4. Observations revealed that the floors were not kept clean and in good repair. Findings on May 10, 2017: a. Men's bath-the tile along the tub edge was broken, cracked and there was an accumulation of dirt in the openings. The base surrounding the tub was missing. b. The VCT flooring is stained and heavily scuffed throughout the facility. The tile adhesive is seeping through the seams throughout the rooms. The living room tile has scratch marks across the length of the room.	C 164		
C 173	Housekeeping-Bedroom Furnishings, Bed SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0306 HOUSEKEEPING AND FURNISHINGS (b) Each bedroom shall have the following furnishings in good repair and clean for each resident: (1) A bed equipped with box springs and mattress or solid link springs and no-sag innerspring or foam mattress. Hospital bed appropriately equipped shall be arranged for as	C 173		

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C 173	Continued From page 3 needed. A water bed is allowed if requested by a resident and permitted by the home. Each bed shall have the following: (A) at least one pillow with clean pillow case; (B) clean top and bottom sheets on the bed, with bed changed as often as necessary but at least once a week; and (C) clean bedspread and other clean coverings as needed; (e) This Rule shall apply to new and existing facilities. This Rule is not met as evidenced by: 1. Observations revealed that two beds were not maintained in good repair. This affects two Residents. Findings on May 10, 2017: a. Room 205-the bed closest to the window had a distinct downward slope from the head to the foot. b. Room 108-the bed nearest the window had a broken foot at the bottom left post that was sitting on a broken piece of concrete block.	C 173		
C 174	Bedroom Furnishings-Table, Mirror, Chairs SECTION .0300 - PHYSICAL PLANT 10A NCAC 13F .0306 HOUSEKEEPING AND FURNISHINGS (b) Each bedroom shall have the following furnishings in good repair and clean for each resident: (2) a bedside type table; (3) chest of drawers or bureau when not provided as built-ins, or a double chest of drawers or double dresser for two residents; (4) a wall or dresser mirror that can be used by each resident;	C 174		

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C 174	Continued From page 4 (5) a minimum of one comfortable chair (rocker or straight, arm or without arms, as preferred by resident), high enough from floor for easy rising; (6) additional chairs available, as needed, for use by visitors; (e) This Rule shall apply to new and existing facilities. This Rule is not met as evidenced by: 1. Based on observation, the facility did not provide the minimum furnishings for storing clothing and personal items. Findings on May 10, 2017: a. There was a pattern of inadequate storage for the residents' clothing and personal items. Clothing and other items were stored in tubs and boxes and stacked on the floor or the clothing was thrown in piles on the floor. There was one closet per room approximately 4' wide that the two residents shared.	C 174		
C 189	Building Equipment Maintained Safe, Operating 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. This Rule is not met as evidenced by: 1. Observations revealed that the life safety equipment was not maintained in a safe and	C 189		

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C 189	Continued From page 5 operating condition. This affects the safety of the Residents, Staff and Visitors. Findings on May 10, 2017: a. The emergency light outside of Room 105 was not working. b. The emergency light outside of Clean Linen was not working. 2. Based on observations, the plumbing equipment was not maintained in operating condition. Findings on May 10, 2017: a. The utility sink in the janitor closet was clogged. b. Men's bath-the knob for the tub was broken off. c. Women's bath-the nozzle for the shower head was broken off. 3. Observations revealed that the doors were not maintained in operating condition. Findings on May 10, 2017: a. Janitor's closet-the top hinge of the door to the closet was damaged making the door difficult to open and close. b. Activity closet-the door hardware was not secure. 4. Observations revealed that the kitchen exhaust was not maintained. Findings on May 10, 2017: a. There was a heavy accumulation of grease and dust on and around the vent as well as on the fan blades. 5. Observations revealed that the mechanical	C 189		

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C 189	Continued From page 6 equipment was not maintained in operating condition. This affects the residents, staff and visitors by not providing climate control in affected areas. Findings on May 10, 2017: a. Two of four radiation dampers observed in the HVAC ducts in the ceilings had been activated. Locations include the Women's bath and the hall near the kitchen. b. Paper or some other type of foreign material had been stuffed into the HVAC supply in the Women's bath. 6. Based on observations, the laundry equipment was not maintained in operating condition. Findings on May 10, 2017: a. The backdraft dampers were missing from two of two dryer exhausts at the exterior face of the laundry room. b. There was an accumulation of lint and clothing behind the dryers creating a fire hazard. c. The left side dryer duct was not secure at the wall penetration. 7. Based on observations, the exterior of the building was not maintained. Findings on May 10, 2017: a. The exterior soffit of the laundry room had been partially removed leaving the area open for pests and the elements to enter the facility. b. The trim was missing around the laundry room window facing the parking area. c. At the side exit nearest the parking lot, the veneer on the soffit over the door was defacing and separating at the seam. d. A section of the exterior siding was loose and separating from the building above and to the left	C 189		

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C 189	Continued From page 7 of the entrance at the office. e. At the air handling unit nearest the laundry room, there was a small hole in the soffit near the duct penetration. f. At the air handling unit outside the office, there is a hole in the soffit approximately 4" wide x 12" long to the left of the duct. g. At the air handling unit outside the office, a section of the soffit vent material has fallen out and repaired by covering the opening with mechanical tape. f. To the left of the kitchen door, a large section of the roof trim and exterior soffit, approximately 7' in length, has fallen off leaving the framing exposed. 8. Observations revealed that one of the bedroom windows was not maintained in an operating condition. This affects two of the residents. Findings on May 10, 2017: a. Room 104-the window was jammed in the frame at an angle so that it could not be opened or closed.	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).	C 195		

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C 195	Continued From page 8 (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 maintain the hot water temperature at a minimum of 100 degrees F at all fixtures used by residents. Findings on May 10, 2017: a. The water temperature taken at the Men's bath was 95 degrees F.	C 195		