STATE OF WASHINGTON
DEPARTMENT OF SOCIAL AND HEALTH SERVICES
HOME AND COMMUNITY LIVING ADMINISTRATION
800 NE 136th Ave Ste 200, Vancouver, WA 98684

02/10/2026

EMERITUS CORPORATION
Brookdale Fishers Landing
17171 SE 22ND DR
VANCOUVER, WA 98683

RE: Brookdale Fishers Landing # 2261

Dear Administrator:

This letter addresses deficiencies occurring in the report(s) for: Compliance Determination(s) 72702 (Completion Date 02/10/2026) and 69478 (Completion Date 01/21/2026).

The Department completed a follow-up inspection of your Assisted Living Facility on 02/10/2026 and found no deficiencies.

The Department found that deficiencies for the following licensing laws and regulations were corrected:
WAC 388-78A-2660 Resident rights. The assisted living facility must:

(1) Comply with chapter 70.129 RCW, Long-term care resident rights;

The Department staff who did the On Site verification:
Yvonne Chitekwe

If you have any questions, please contact me at (360)450-1218.

Sincerely,

Clinton Fridley RN

Clinton Fridley, Community Nurse Field Manager
Region 3, Unit E
Residential Care Services

Residential Care Services
Investigation Summary Report

Provider/Facility: Brookdale Fishers Landing **Provider Type:** Assisted Living Facility

License/Cert.#: 2261
Intake ID: 202239
Compliance Determination #: 69478
Region/Unit #: RCS Region 3 / Unit E
Investigator: Yvonne Chitekwe
Investigation Date(s): 12/02/2025 through 01/21/2026
Complainant Contact Date(s):

Allegation(s):

1. Resident/Patient/Client Rights: Facility reported incident of a caregiver taking pictures of resident's private areas without resident consent and shared the images in a staff group chat.

2. Resident/Patient/Client Abuse: Facility reported an incident of a caregiver taking pictures of residents exposing private areas without resident consent.

Investigation Methods:

Sample:	Total residents: 80 Resident sample size: 3 Closed records sample size: 0
Observations:	Identified resident Residents Activities Dining Resident care equipment Resident rooms Staff to resident interactions Resident to resident interactions observed resident's body parts images
Interviews:	Identified resident Identified staff Nursing staff Residents Family members
Record Reviews:	Resident Characteristic Roster Staff List Incident investigation Facility policies Staff training records

Investigation Summary:

1. Resident/Patient/Client Rights: The on-site investigation was conducted in relation to all allegations and incidents identified in the intake. Based on interviews, observations and records review, facility failed practice in residents rights when caregiver took pictures of resident's private areas and shared the images with other caregivers was substantiated during the investigation.

2. Resident/Patient/Client Abuse: The on-site investigation was conducted in relation to all allegations and incidents identified in the intake. Based on interviews, observations and records review, no failed facility practice that residents were abused in a facility reported incident of a caregiver who took and shared pictures of residents with other caregivers was substantiated during the investigation.

Conclusion / Action:

- [x] Failed Provider Practice Identified / Citation(s) Written
- [ ] Failed Provider Practice Not Identified / No Citation Written
- [ ] N/A

STATE OF WASHINGTON
DEPARTMENT OF SOCIAL AND HEALTH SERVICES
AGING AND LONG-TERM SUPPORT ADMINISTRATION
800 NE 136th Ave Ste 200, Vancouver, WA 98684

Statement of Deficiencies	License #: 2261	Compliance Determination # 69478
Plan of Correction	Brookdale Fishers Landing	Completion Date
Page 1 of 4	Licensee: EMERITUS CORPORATION	01/21/2026

You are required to be in compliance at all times with all licensing laws and regulations to maintain your Assisted Living Facility license.

The department completed data collection for an unannounced on-site complaint investigation on 12/02/2025 of:

Brookdale Fishers Landing
17171 SE 22ND DR
VANCOUVER, WA 98683

This document references the following complaint number(s): 202239

The following sample was selected for review during the unannounced on-site visit: 3 of 80 current residents and 0 former residents.

The department staff that investigated the Assisted Living Facility:

Yvonne Chitekwe

From:
DSHS, Aging and Long-Term Support Administration
Residential Care Services, Region 3 , Unit E
800 NE 136th Ave Ste 200
Vancouver, WA 98684

Statement of Deficiencies	License #: 2261	Compliance Determination # 69478
Plan of Correction	Brookdale Fishers Landing	Completion Date
Page 2 of 4	Licensee: EMERITUS CORPORATION	01/21/2026

As a result of the on-site visit(s), the department found that you are not in compliance with the licensing laws and regulations as stated in the cited deficiencies in the enclosed report.

Clinton Fridley RN
Residential Care Services

01/23/2026
Date

I understand that to maintain an Assisted Living Facility license, the facility must be in compliance with all the licensing laws and regulations at all times.

Administrator (or Representative)

1/26/2026
Date

WAC 388-78A-2660 Resident rights. The assisted living facility must:

(1) Comply with chapter 70.129 RCW, Long-term care resident rights;

This requirement was not met as evidenced by:

Based on interview and record review the facility failed to uphold resident rights for 3 of 3 residents (Resident 1, 2 and 3). This failure resulted in Resident 1 (R1), Resident 2 (R2) and Resident 3 (R3) having sensitive photos and videos taken of them and shared with others via a group text message and placed these residents at risk for decreased quality of life and psychological harm.

Findings included...

RCW 70.129.050: Privacy and confidentiality of personal and medical records.
The resident has the right to personal privacy and confidentiality of his or her personal and clinical records.
(1) Personal privacy includes accommodation, medical treatment, written and telephone communications, personal care, visits, and meetings of family and resident groups. This does not require the facility to provide a private room for each resident however, a resident cannot be prohibited by the facility from meeting with guests in his or her bedroom if no roommates object.

Record review of a facility document titled, "Associate Handbook," dated 2024, showed that texting (or any other "immediate" form of electronic communication, including but not limited to iMessage, Facebook Messenger. SnapChat, TikTok, and others) of Protected Health Information (PHI) is strictly prohibited unless it is from a Brookdale-approved secure application.

Record review of a facility incident report, undated, completed by Staff B, Executive Director, showed that the facility identified an incident that occurred on 11/16/2025 where photos and videos were taken of three residents (R1, R2 and R3) and shared via a group chat that contained 20 individuals which included individuals who no longer work at the facility. The investigation started on 11/17/2025 and concluded that Staff A, caregiver, took videos and photos of residents, that included images of genitalia, soiled incontinence briefs, and a resident in the bathroom, and shared these via the group chat, that included former staff, around 11:00 PM on 11/16/2025.

Record review of R1's undated Face sheet, showed R1 admitted to the ALF on [redacted]/2012.

In an interview on 12/02/2025 at 9:53 AM, R1 reported they were not aware that the caregiver was taking pictures of them, R1 reported that they did not give their consent for staff to take pictures.

Record review of R2's undated Face sheet, showed R2 admitted to the ALF on [redacted]/2022.

In an interview on 12/02/2025 at 10:00 AM, R2 reported they were not aware that the caregiver was taking pictures of them while they were in the bathroom being changed. R2 stated that they did not give staff permission to take pictures.

Record review of R3's undated Face sheet, showed R1 admitted to the ALF on [redacted]/2023.

On 12/03/2025 at 10:46 AM, Staff A, caregiver, reported that they took pictures of the residents R1, R2, and R3. Staff A stated that "I did not realize the private areas of the resident were showing before sending to a group chat, it was too late".

On 12/02/2025 at 11:34 AM, Staff C, Resident Care Coordinator, reported they received a text message from Staff A with videos. Staff C reported a care partner informed them residents' pictures with their private parts that came from Staff A were circulating on the group chat.

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Page 4 of 4	Licensee: EMERITUS CORPORATION	01/21/2026

Plan/Attestation Statement

I hereby certify that I have reviewed this report and have taken or will take active measures to correct this deficiency. By taking this action, Brookdale Fishers Landing is or will be in compliance with this law and / or regulation on (Date) 1/26/2026 .

In addition, I will implement a system to monitor and ensure continued compliance with this requirement.

Administrator (or Representative)  Date 1/26/2026