STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:	(X2) MULTIPLE CONSTRUCTION	(X3) DATE SURVEY COMPLETED
	0009113	A. BUILDING: _____ B. WING _____	C 07/11/2025

NAME OF PROVIDER OR SUPPLIER	STREET ADDRESS, CITY, STATE, ZIP CODE
FOX POINT MANOR	7450 N PORT WASHINGTON RD FOX POINT, WI 53217

(X4) ID PREFIX TAG	SUMMARY STATEMENT OF DEFICIENCIES (EACH DEFICIENCY MUST BE PRECEDED BY FULL REGULATORY OR LSC IDENTIFYING INFORMATION)	ID PREFIX TAG	PROVIDER'S PLAN OF CORRECTION (EACH CORRECTIVE ACTION SHOULD BE CROSS-REFERENCED TO THE APPROPRIATE DEFICIENCY)	(X5) COMPLETE DATE
N 000	Initial Comments On 07/11/2025, Surveyor completed an abbreviated survey and complaint investigation. As a result, 3 deficiencies were identified. The complaint was unsubstantiated. Census: 4	N 000		
N 452	83.41(3)(b) Food safety. Food safety. Whether food is prepared at the CBRF or off-site, the CBRF shall store, prepare, distribute and serve food under sanitary conditions for the prevention of food borne illnesses, including food prepared off-site, according to all of the following: 1. The CBRF shall refrigerate all foods requiring refrigeration at or below 40°F. Food shall be covered and stored in a sanitary manner. 2. The CBRF shall maintain freezing units at 0°F or below. Frozen foods shall be packaged, labeled and dated. 3. The CBRF shall hold hot foods at 140°F or above and shall hold cold foods at 40°F or below until serving. This Rule is not met as evidenced by: Based on observation and interview, the facility did not ensure food was stored to prevent food borne illness which had the potential to affect 4 of 4 residents. The facility did not maintain frozen food and refrigerated food at a proper temperature.	N 452		

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

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N 452	Continued From page 1 Findings include: Observations: On 07/11/2025, at 10:45 AM, Surveyor toured the facility's kitchen and observed the following: Surveyor was unable to locate a thermometer in the refrigerator. Surveyor temped the refrigerator. The refrigerator temperature was 54.9° Fahrenheit (F). The refrigerator contained the following items: 5 full gallons of milk, and 1 half gallon of milk A bottle of Sunny-D Bags of shredded cheese A container of lobster bisque 3 containers of coleslaw Deli meats which included, honey ham, turkey breast, bologna 2 packages of hot dogs 3 packages of yogurt cups 4 packages of eggs 3 containers of sour cream 3 containers of Philadelphia cream cheese Over 2 pounds of butter Various salad dressings including ranch and Italian Condiments which included mayonnaise, Miracle Whip, sandwich spread, ketchup, mustard, hot sauce, taco sauce, salsa Fresh produce which included tomatoes, lettuce, cucumbers, oranges Surveyor observed a thermometer in the freezer. The thermometer indicated the freezer was 32° F. Surveyor temped the freezer. The freezer temperature was 32.1° F. The freezer contained the following:	N 452		

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N 452	Continued From page 2 3 pizzas, soft to the touch A package of pancakes, soft to the touch, 2 port tenderloins, some give as Surveyor pressed her/his finger on the meat A bag of French toast sticks, soft to the touch A box and a half of ice cream sandwiches, 20 sandwiches, soft to the touch Bag of Tyson BBQ flavored wings, soft to the touch 2 packages of breakfast sandwiches, soft to the touch A bag of stir-fry vegetables, soft to the touch The following items were not opened: A box of garlic bread, a box of chicken taquitos, boxes of breakfast sausage, 2 boxes of bacon, and a box of ice cream bars, the boxes were damp and soft. At 12:01 PM, Surveyor took a temperature of the refrigerator, which was 54.1° F. At 12:05 PM, Surveyor took a temperature of the freezer. The freezer temperature was 36.9° F. The "Servsafe Coursebook - 7th Edition, documented ready-to-eat TCS food (foods that need time and temperature control for safety) can be stored for only seven days if it is held at 41 degrees Fahrenheit or lower." TCS foods includes milk and dairy products, eggs, meat (beef, pork, and lamb), poultry, fish, shellfish and crustaceans, baked potatoes, tofu or other soy protein, sprouts and sprout seeds, sliced melons, cut tomatoes, cut leafy greens, untreated garlic-and-oil mixtures, and cooked rice, beans, and vegetables. Interviews:	N 452		

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N 452	Continued From page 3 On 07/11/2025 at approximately 11:00 AM, Surveyor interviewed Caregiver E. Surveyor relayed concerns with Caregiver E regarding the temperature of the refrigerator and freezer. Caregiver E reported s/he did not cook during 3rd shift, but did notice her/his juice did not freeze when s/he placed the bottle in the freezer during the night. Caregiver E was on the phone with House Lead D and relayed the concerns of the temperatures. On 07/11/2025, at approximately 11:10 AM, Surveyor interviewed House Lead D. House Lead D reported s/he worked yesterday, and the refrigerator was working. House Lead D reported they record the temperature regularly. On 07/11/2025, at 11:40 AM, Maintenance C reported to Surveyor they found the thermometer in the refrigerator, and the temperature was going down. On 07/11/2025, at 12:10 PM, Surveyor informed House Lead D her/his temperature readings for the freezer had gone up from the first set of temperatures. House Lead D called Administrator B to inform her/him and to get authorization for a new refrigerator. On 07/11/2025, at 1:05 PM, Surveyor interviewed Manager A and Maintenance C. Surveyor relayed concerns of the temperatures in the refrigerator and freezer and the concerns of the food not being kept at a safe temperature for over 2 hours. Maintenance C reported they would get a refrigerator today and transfer the food. Surveyor reiterated concerns about the refrigerator would not be at the proper temperature to maintain safe food temperatures. Manager A and Maintenance C acknowledged Surveyor's concerns.	N 452		

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N 612	83.55(3) Bath and toilet areas: hand drying. Hand drying. All sink areas shall have dispensers for single use paper towels, cloth towel dispensing units that are enclosed for protection against being soiled or electric hand dryers. This requirement does not apply to sink areas located in toilet rooms accessed directly from a resident bedroom. This Rule is not met as evidenced by: Based on observation and interview, the provider did not ensure all bathrooms used by residents had functioning dispensers for single use paper towels. Two of 2 bathrooms' paper towel dispensers were empty. Findings include: On 07/11/2025, at 10:15 AM, Surveyor toured the facility and observed paper towel holders. The paper towel holders were empty. Both bathrooms had a roll of paper towel. The rolls of paper towel were not covered. On 07/11/2025, at 1:05 PM, Surveyor interviewed Manager A. Manager A reported Administrator B completed all ordering for the facility. Manager A reported s/he would need to talk with Administrator B about ordering the correct paper towels.	N 612		
Y3235	50.09(1)(f) Privacy (1) RESIDENTS' RIGHTS. Every resident in a nursing home or community based residential facility shall, except as provided in sub. (5), have the right to:	Y3235		

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Y3235	Continued From page 5 (f) Physical and emotional privacy in treatment, living arrangements and in caring for personal needs, including, but not limited to: This Rule is not met as evidenced by: Based on observation and interview, the provider did not ensure physical and emotional privacy for 4 of 4 residents. Five surveillance cameras were observed outside and inside of the facility. Due to the location of the cameras, residents were observed in the view of 1 of the 5 surveillance cameras. Findings include: On 07/11/2025 at approximately 10:00 AM, Surveyor observed a camera on the northwest corner of the house. The camera was pointed towards an exit door, which had a chair outside of it. At 11:00 AM, Surveyor toured the basement and observed a flat screen monitor mounted on the wall. The monitor was turned on and capturing live images. There was a total of 5 images on the monitor. Each image was identified as camera 1, 2, 3, 4,	Y3235		

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Y3235	Continued From page 6 and 5. Camera 1: The image showed the entire length of the front ramp and Resident 1 sitting in a chair next to the front exit. Camera 2: The image showed the driveway and front door ramp. Camera 3: Showed the driveway, garage and side exit on the house. Caregiver E was standing on the patio. Camera 4: The image showed the yard. Camera 5: The camera was located on the east wall of the basement. The image was pointing toward the stairs. On 07/11/2025 at 1:05 PM, Surveyor interviewed Manager A and Maintenance C about the cameras. Manager A reported s/he had just spoke about the cameras with Maintenance C. Manager A reported the owners were aware of the concerns with the cameras since Surveyor had cited them at the other facilities. Maintenance C reported s/he would look into moving the cameras or changing the view to ensure resident privacy.	Y3235		