Division of Health Service Regulation

STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:	(X2) MULTIPLE CONSTRUCTION	(X3) DATE SURVEY COMPLETED
	HAL092096	A. BUILDING: 01 B. WING _____	10/11/2017

NAME OF PROVIDER OR SUPPLIER	STREET ADDRESS, CITY, STATE, ZIP CODE
SUNRISE OF RALEIGH	4801 EDWARDS MILL ROAD RALEIGH, NC 27612

(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
C 000	Initial Comments Report of a Construction Section Biennial Survey by Billy S. Bryant and Frank Strickland conducted on 10/11/2017. This facility was first licensed on 02/27/2017. The facility is currently licensed for 100 Beds with a 46 Special Care Unit. Therefore the facility was surveyed for conformance with the applicable portions of the 2005 Rules for Licensing of Adult Care Homes of Seven or More Beds and applicable portions of the 1996 Edition of the North Carolina Building Code(s), Institutional Occupancy and the 1996 Rules for Licensing of Adult Care Homes of Seven or More Beds in effect at the time of initial licensure.	C 000	CONSTRUCTION SECTION NOV 09 2017 RECEIVED	
C 166	Housekeeping-Maintained Free of Hazards 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. This Rule is not met as evidenced by: 1. Based on observation the facility was not maintained free from hazards. Oxygen bottles were improperly stored. Oxygen bottles without any means of restraint to keep them from falling or being knocked over may present a danger to the occupants of the facility. Findings on 10/11/2017: a. 2nd Floor Room #207 - Oxygen bottle were not stored in a plastic rack that may not prevent them	C 166	10/11/17 - Corrected while surveyors were on site;	10/11/17

Division of Health Service Regulation
LABORATORY DIRECTOR'S OR PROVIDER/SUPPLIER REPRESENTATIVE'S SIGNATURE | TITLE | (X6) DATE

Peggy L. Swift
Executive Director
Sunrise of Raleigh

Division of Health Service Regulation

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C 166	Continued From page 1 from falling or being knocked over. Note: Corrected while the surveyor was on site. b. 100 Hall, Room #104 - Oxygen bottles were not stored in a storage and were sitting upright on the floor where the could could fall or be knocked over.	C 166	O_2 bottles will be stored in an appropriate plastic rack on a continual basis so the facility is free of hazards. A plastic rack was obtained from O_2 company provider and immediately put into place. An appropriate plastic rack will be in place on a continual basis so the facility is free of hazards.	10/17/17
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. Based on observation and testing there is failure to maintain the facility's emergency fire alarm system devices and equipment in a safe operating condition. All the occupants of the facility could be effected if the equipment failed to alert the occupants in the event of a fire. Finding on 10/11/2017: a. Special Care unit - When tested the audible function of the audio/visual fire alarm devices did not work. b. Kitchen Mechanical Closet - The duct detector sampling tube was clogged with dust. 2. Based on observation there is a failure to	C 189	Audible function of audio/visual fire alarm devices repaired by Simplex Grinnell. (Invoice attached) The duct detector sampling tube was cleaned throughly by vendor, Simplex. This equipment will be maintained in a safe operating condition.	11/13/17 10/13/17

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C 189	Continued From page 2 maintain the building's fire safety systems in a safe condition. Holes or gaps at penetrations through fire resistant rated ceilings could allow fire and smoke to spread beyond the area of origin. Finding on 10/11/2017: a. 2nd Floor Care Manager's Office - Where the fire sprinkler pipe penetrates the fire resistant rated ceiling there is hole where the fire sprinkler head is missing its escutcheon. 3. Based on observation the facility's fire safety equipment is not maintained in operating condition. This could expose the occupants of the facility to fire if the equipment could not properly operate to suppress the fire. Findings on 10/11/2017: a. 3rd Floor S.C.U. Care Manager's Office - On the closet's top shelf items were stored within 18" of the fire sprinkler head 4. Based on observation there is a failure to maintain the building's fire safety systems in a safe condition. Use of materials that are not fire resistant rated could allow fire and smoke to spread beyond the area of origin. Findings on 10/11/2017: a. Mechanical Room Adjacent to Rooms #112 and #219 - Gaps at pipe penetrations at the ceiling are sealed with an expandable foam type of insulation material that is not fire resistant rated. 5. Based on observation the facility did not maintain electrical emergency/safety lighting equipment in safe operating condition. This could effect occupants of the facility if egress paths and	C 189	Escutcheon for fire sprinkler head in 2nd Floor Care Manager's office replaced. Hole is now filled where fire sprinkler pipe penetrates the fire resistant rated ceiling. Top shelf items in 3rd floor scu care manager's office were removed immediately so that there is 18" space clear of fire sprinkler head. This will be maintained in an ongoing manner. Current expandable foam type of insulation material (non-fire resistant rated) at Mechanical Room adjacent to Rooms #112 and #219 being removed and replaced with fire resistant rated insulation material.	10/14/17 10/11/17 11/6/17

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C 189	Continued From page 3 exits were not illuminated during a power outage. Finding on 10/11/2017: a. 3rd Floor - In the exit stairwell the wall mounted emergency light near the roof access did not work on battery power when tested. 6. Based on observation the facility did not maintain electrical emergency/safety lighting equipment in safe operating condition. Occupants of the facility could be effected if signs indicating exit paths could not be seen in the event of an emergency evacuation. Finding on 10/11/2017: a. 3rd Floor Exit Corridor - The illuminated exit sign should indicate the direction to the exit if viewed from either direction of travel. On one side of travel the exit sign has a blank cover.	C 189	Battery replaced in emergency light on 3rd floor in exit stairwell. Emergency lights will be maintained on a continual basis so that occupants of the facility aren't effected negatively in the event of a power outage. Exit directional sign now indicates direction to exit on both sides.	10/12/17 10/19/17
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.	C 199		

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C 199	Continued From page 4 This Rule is not met as evidenced by: 1. Based on observation the facility failed to maintain the exhaust ventilation equipment. Finding on 10/11/2017: a. Laundry - The exhaust fan is not working. b. 3rd Floor S.C.U. - The central exhaust system is not working.	C 199	Exhaust fan repaired by 10/13/17. ThermalTECH Mechanical Inc. (Invoice. Central exhaust system repaired by ThermalTECH Mechanical Inc. (Invoice attached) 10/13/17	

Peggy A. Smith
Executive Director
Sunrise of Raleigh

3rd Floor SCH - Audio/Visual Fire Alarm Devices
* To be completed by 11/13/17

SimplexGrinnell BE SAFE.
A Tyco International Company

SimplexGrinnell LP
Jen Wetherby
50 Technology Drive
Westminster, MA 01441

Phone (800) 299-4377, option 3
Fax (978) 731-7979
www.simplexgrinnell.com

Date: 11/2/2017

Attn:

Company Sunrise Assisted Living

Inspection SR # 39638618

Referenced Location: Sunrise of Raleigh
Location Address 4801 Edwards Mill Rd.
City, State, Zip: Raleigh, NC 27612
Facility #: RC 63058

Dear Customer:

A SimplexGrinnell technician performed an inspection of your Fire Alarm system on 10/13/2017.

Upon completion of this inspection, the following systems Deficiencies were identified:

The Batteries in the NAC 2 panel failed the load test and need to be replaced.
There are two (2) Duct Detectors located at M1-41 and M2-81 that did not alarm when tested and need to be replaced.
There is six (6) Sounder Base Smoke Detectors, located at M2-9, M2-15, M2-30, M2-54, M2-55 and M2-64 that did not alarm when tested and need to be replaced.
There are two (2) Chime Strobes, located on the 3rd Floor by Stair 2 and Room 315, that did not alarm when tested and need to be replaced.
Note: Duct Detector M1-74 was not found
The Smoke Detectors M2-60 and M2-61 in Elevator Shafts were not tested due to no safe access.

Repair of these deficiencies is important to the proper operation of your Life Safety system.

The attached quotation identifies parts and/or labor necessary to remedy the identified deficiencies. Upon approval, our local office will contact you within 10 business days to schedule the repairs.

Please sign and fax back the attached quote to (978) 731-7979, or email authorization and quote reference to sgnadeficiencies@simplexgrinnell.com. If you have any further questions, I can be reached at the above number, or you can call the National Account toll free line at 1-800-299-4377, option #3.

We appreciate your business and look forward to working with you to address these issues.

Respectfully,

Jen Wetherby
Tel: 800-299-4377 option 3
sgnadeficiencies@simplexgrinnell.com

Local District # 250
Address: Walnut Creek Business Park
#1, 540 Civic Blvd, Suite 105
Raleigh, NC 27610
Telephone: 919-279-6400
District Contact Denise Breen # 216561

[redacted] JCH [redacted]
56923
[redacted] [redacted]

SimplexGrinnell BE SAFE.
A Tyco International Company

REPLY FAX COVER SHEET

Date:

Customer Name: Sunrise of Raleigh

To: Jen Wetherby From:

Location Number RC 63058

Fax # (978) 731-7979 Phone:

No. of pages (*including cover*) _____

National Accounts Inspection Quote Not to Exceed (NTE) (Deficiencies)

SCOPE OF WORK: Replace the Batteries in the NAC 2 panel failed the load test.
Replace the two (2) Duct Detectors located at M1-41 and M2-81 that did not alarm when tested.
Replace the six (6) Sounder Base Smoke Detectors, located at M2-9, M2-15, M2-30, M2-54, M2-55 and M2-64 that did not alarm when tested.
Replace the two (2) Chime Strobes, located on the 3rd Floor by Stair 2 and Room 315, that did not alarm when tested.
Note: Try and locate the Duct Detector M1-74 that was not found to verify that it has been removed.
The customer may have to coordinate their elevator company at the scheduled time of repair of the above listed deficiencies, in order to test the Smoke Detectors M2-60 and M2-61 in the Elevator Shafts that were not tested due to no safe access.

Estimated labor hours 18 hours per PMA $00.00 @ National Acct rate of $ Per/Hour * *(Labor to be performed during normal business hours only, unless otherwise specified)*	$0.00
Estimated Materials ***(Material List Attached if over $100.00)*	$2,705.84
Sub- Contractor (If required)	
Permits / Fees	
Additional testing (i.e.: Certification test by AHJ)	
Total estimated price for labor & materials for above scope *(Billing will depict actual labor, materials used, and tax)*	$2,705.84

*** Summary reason for repair: Fire alarm system deficiencies. If additional time, materials and/or troubleshooting are required, a second quote will be generated.

By means of my signature I authorize the completion of the above-mentioned work to be performed by SimplexGrinnell. I am fully authorized to approve this proposal and approve payment. *Quotation valid for 30 days from date of quote.*

APPROVED BY

_____ _____
Signature / Date Print Name

PO# _____
(If required)

DECLINED BY

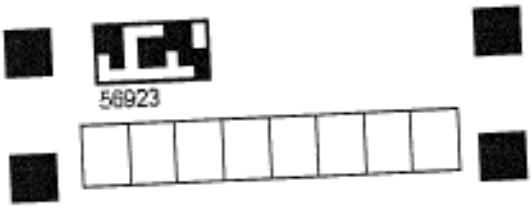
_____ _____
Signature / Date Print Name

Any work performed under this Quotation shall be done pursuant to the SimplexGrinnell Inspection and/or Preventative Maintenance Agreement's terms and conditions.

NATIONAL ACCOUNTS MATERIAL LIST

Customer: SR # 39638618 Sunrise of Raleigh

DESCRIPTION	QTY	PRICE	TOTAL
		$0.00	$0.00
		$0.00	$0.00
Batteries, 12v10AH, P/N 2081-9274	2	$113.98	$227.96
Duct Detectors, P/N 4098-9756	2	$838.25	$1,676.50
Sampling tubes, P/N 4098-9786	2	$46.90	$93.80
Smoke Detectors, P/N Gentex GNX-9123	6	$51.16	$306.94
Chime Strobes, P/N 4903-9425	2	$200.32	$400.64
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
		$0.00	$0.00
TOTAL MATERIAL COST (PRE-TAX)			$2,705.84



3rd Floor SCU - Exhaust Repairs
10/13/17

Invoice 120002877

ThermalTECH Mechanical Inc.
4008 Crescent Ridge Dr
Wake Forest 27587
(919)417-0814
thermaltech.jb@gmail.com

ThermalTECH

BILL TO
Sunrise Raleigh
RC# 63058
Sunrise of Raleigh
4801 Edwards Mill RD
Raleigh, NC 27612

DATE	PLEASE PAY	DUE DATE
10/13/2017	$1,820.06	12/12/2017

ACTIVITY	QTY	RATE	AMOUNT
Service Call Placed - Exhaust fan systems offline and Bad odor on roof			
Various exhaust systems on Roof Exhaust #2 - Faulty Motor - Installed new motor and belt Exhaust #3 - Faulty Motor - Installed new motor and belt Exhaust #6 - Broken pulley - Installed new pulley and belt Exhaust #1 - Faulty Motor - Installed new motor and belt			
Odor Service - Cleaned the Roof Top MAU units - Checked the Sewage venting systems - Cleaned all wet leaves from roof			
LABOR Contract Price Labor Contract Pricing Robbie - 3 hours Josh - 5 hours	8	85.00	680.00T
Coil Cleaning Coil Cleaner RTU 1 & 2	2	57.00	114.00T
1/4 HP motor Motor - 115Volt Motor	3	227.25	681.75T

ACTIVITY	QTY	RATE	AMOUNT
Pulley Pulley	1	111.90	111.90T
BELT Belt - 4L220 / 3L170 / 3L180	3	33.74	101.22
Consumable Materials Consumable Materials - Commonly used items: Wire Nuts / Rags / Wire ties / Screws, Nuts and Bolts / Etc...	1	15.00	15.00T

Thanks for your business!

ALL INVOICES ARE DUE RECEIVED BY STATED DUE DATE.
Any invoice not recevied by due date add 5% late charge.

SUBTOTAL	1,703.87
TAX (7.25%)	116.19
TOTAL	1,820.06
TOTAL DUE	$1,820.06

THANK YOU.