

STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION	(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER: 365218	(X2) MULTIPLE CONSTRUCTION A. Building B. Wing	(X3) DATE SURVEY COMPLETED 03/16/2026
NAME OF PROVIDER OR SUPPLIER Blue Ash Health & Rehab		STREET ADDRESS, CITY, STATE, ZIP CODE 4900 Cooper Road Cincinnati, OH 45242	

For information on the nursing home's plan to correct this deficiency, please contact the nursing home or the state survey agency.

(X4) ID PREFIX TAG	SUMMARY STATEMENT OF DEFICIENCIES (Each deficiency must be preceded by full regulatory or LSC identifying information)
<p>F 0584</p> <p>Level of Harm - Minimal harm or potential for actual harm</p> <p>Residents Affected - Some</p>	<p>Honor the resident's right to a safe, clean, comfortable and homelike environment, including but not limited to receiving treatment and supports for daily living safely.</p> <p>Based on observation, interview, and record review, the facility failed to ensure the facility had hot water in resident areas per resident preferences. This affected 18 residents (#02, #06, #08, #09, #10, #11, #12, #17, #18, #19, #23, #24, #25, #32, #33, #34, #35, and #36) out of 36 residents residing in the facility. The facility census was 36. Interview with Resident #08 on 03/12/26 at 8:17 A.M. revealed the water did not get hot at the facility. Resident #08 stated the water was also cold during bathing. Interview with Resident #11 on 03/12/26 at 8:19 A.M. revealed the water was cold at the facility and did not get hot. Resident #11 stated the water had been cold for approximately two months. Interview with Resident #17 on 03/12/26 at 8:39 A.M. revealed one side of the building had cold water for a long time. Observation of Maintenance Director #70 taking the water temperatures in the facility on 03/12/26 at 9:00 A.M. revealed the water temperature in Resident #02's bathroom was 135.9 degrees Fahrenheit, the water temperature in Resident #06 and Resident #07's bathroom was 69.7 degrees Fahrenheit, the water temperature in Resident #08's bathroom was 60.9 degrees Fahrenheit, the water temperature in Resident #09 and Resident #10's bathroom was 92.2 degrees Fahrenheit, the water temperature in Resident #11 and Resident #12's bathroom was 82.4 degrees Fahrenheit, the water temperature in Resident #17's bathroom was 95.8 degrees Fahrenheit, the water temperature in Resident #18's bathroom was 77.8 degrees Fahrenheit, the water temperature in Resident #19's bathroom was 93.2 degrees Fahrenheit, the water temperature in Resident #23, Resident #24 and #25's bathroom was 125.8 degrees Fahrenheit, the water temperature in Resident #32 and #33's bathroom was 82 degrees Fahrenheit and the water temperature in Resident #34, Resident #35 and #36's bathroom was 87.7 degrees Fahrenheit. The shower room on the A hallway was 120.8 degrees Fahrenheit, and the laundry room located on the A hallway had no water pressure in the sink and the sink was leaking. The water temperature in the laundry room was not able to be taken due to there being no water pressure. Maintenance Director #70 verified the observations. Maintenance Director #70 stated he had only worked at the facility for three weeks and he had never had a plumber come to the facility since he started working at the facility. Interview with Resident #18 on 03/12/26 at 9:05 A.M. revealed the water did not get hot in his room and he had no water pressure. Interview with Resident #09 on 03/12/26 at 9:20 A.M. revealed the water never got hot in his room or on his hallway. Observation of the boiler rooms on 03/12/26 between 11:00 A.M. and 11:30 A.M. revealed the water lines in both boiler rooms were very difficult to follow. In the C/D boiler room there was a outlet line coming from one hot water heater and going into another hot water heater. There were thermometers attached to two of the water lines but neither thermometer appeared to be working. Further observation found that in the C/D boiler room there were several orange tags hanging from the water lines. One of the tags had the number seven on it with text reading Cold supply to kitchen valve is not working. Another tag had the number nine on it and text reading kitchen hot water, valve not working. Interview with Maintenance Director #70 on 03/12/26 at 11:30 A.M. revealed Maintenance Director #70 was unsure which lines were which and he had only been there for three weeks. Maintenance Director #70 verified there were thermometers attached to two of the water lines in the C/D boiler room that were not functioning correctly and that two of the tags (continued on next page)</p>

Any deficiency statement ending with an asterisk (*) denotes a deficiency which the institution may be excused from correcting providing it is determined that other safeguards provide sufficient protection to the patients. (See instructions.) Except for nursing homes, the findings stated above are disclosable 90 days following the date of survey whether or not a plan of correction is provided. For nursing homes, the above findings and plans of correction are disclosable 14 days following the date these documents are made available to the facility. If deficiencies are cited, an approved plan of correction is requisite to continued program participation.

LABORATORY DIRECTOR'S OR PROVIDER/SUPPLIER REPRESENTATIVE'S SIGNATURE	TITLE	(X6) DATE
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<p>F 0584</p> <p>Level of Harm - Minimal harm or potential for actual harm</p> <p>Residents Affected - Some</p>	<p>hanging from the water line read Cold supply to kitchen valve is not working and kitchen hot water, valve not working. Interview with Resident #07 on 03/12/26 at 3:57 P.M. revealed the water temperature in Resident #07's bathroom had been cold for months. Review of the facility's undated safe and homelike environment policy revealed the facility will provide a safe, clean and comfortable environment. This deficiency represents non-compliance investigated under Complaint Number 2702201.</p>