

DEPARTMENT OF HEALTH AND HUMAN SERVICES  
CENTERS FOR MEDICARE & MEDICAID SERVICES

PRINTED: 03/05/2018  
FORM APPROVED  
OMB NO. 0938-0391

STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION		(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:  <b>105439</b>	(X2) MULTIPLE CONSTRUCTION A. BUILDING <b>01, 04</b>  B. WING _____	(X3) DATE SURVEY COMPLETED  <b>01/24/2018</b>
NAME OF PROVIDER OR SUPPLIER  <b>LAKESIDE PAVILION</b>			STREET ADDRESS, CITY, STATE, ZIP CODE <b>2900 12TH STREET N NAPLES, FL 34103</b>	
(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) COMPLETION DATE
K 000	<p><b>INITIAL COMMENTS</b></p> <p>An unannounced Fire &amp; Life Safety recertification survey was conducted 1/24/18 at Lakeside Pavilion, a skilled nursing facility in Naples, Florida.</p> <p>Lakeside Pavilion is not in compliance with Code of Federal Regulations (CFR) 42, Section 483.70, Physical Environment Requirements for Long-Term Care Facilities and the National Fire Protection Association (NFPA) 101 (2012 edition) Life Safety Code.</p> <p>Initial Plan Review: 1968</p> <p>Existing</p> <p>NFPA 220 Construction Type: V (000)</p>	K 000		
K 345	<p>The following is description of the noncompliance.</p> <p><b>Fire Alarm System - Testing and Maintenance CFR(s): NFPA 101</b></p> <p><b>Fire Alarm System - Testing and Maintenance</b> A fire alarm system is tested and maintained in accordance with an approved program complying with the requirements of NFPA 70, National Electric Code, and NFPA 72, National Fire Alarm and Signaling Code. Records of system acceptance, maintenance and testing are readily available.</p> <p>9.6.1.3, 9.6.1.5, NFPA 70, NFPA 72 This REQUIREMENT is not met as evidenced by:</p> <p>Based on a review of the facility records, and interview with the maintenance director, the facility failed to test the smoke detectors in accordance with NFPA 101 2012 edition 4.6.1.2.</p>	K 345	<p>a. The smoke detector test for the system duct smoke detectors test for pressure differential was completed and verified by the Maintenance Director (MD)</p>	2/27/18

LABORATORY DIRECTOR'S OR PROVIDER/SUPPLIER REPRESENTATIVE'S SIGNATURE

TITLE

(X6) DATE

Electronically Signed

02/22/2018

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.

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K 345	<p>Continued From page 1</p> <p>&amp; NFPA 72 2010 edition 14.4.2.2(g)(6). A lack of mandatory testing renders the equipment unreliable.</p> <p>The findings included:</p> <p>On 1/24/18 a review of the annual Fire Alarm certification and tagging report dated 3/9/17 and semi-annual dated 9/18/17 revealed the duct detectors were not tested for pressure differential.</p> <p>On 1/24/18 at 12:50 p.m., the maintenance director contacted the Fire Alarm testing company, then acknowledged the duct detectors were not tested for pressure differential.</p>	K 345	<p>and Center Executive Director (CED) or designee for completeness and results are readily available.</p> <p>b. An audit of the required Fire Alarm Systems testing and maintenance as required to indicate that it is maintained in reliable operating condition including: the smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code testing was completed by CED and the Maintenance Director and there were no discrepancies. The Maintenance Director was reeducated on Fire Alarm Systems testing including the duct smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code and Maintenance records of system acceptance, maintenance and testing for completeness and results of this test are readily available by the Center Executive Director (CED) or designee.</p> <p>c. The CED or designee will complete random audits of the required Fire Alarm Systems testing including the smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code and Maintenance records of system acceptance, maintenance and testing to identify any discrepancies. These audits will be completed weekly for 3 months</p>		

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K 345	Continued From page 2	K 345	and then monthly thereafter.		
K 353	<p>Severity/Scope = 2/3</p> <p>Sprinkler System - Maintenance and Testing CFR(s): NFPA 101</p> <p>Sprinkler System - Maintenance and Testing Automatic sprinkler and standpipe systems are inspected, tested, and maintained in accordance with NFPA 25, Standard for the Inspection, Testing, and Maintaining of Water-based Fire Protection Systems. Records of system design, maintenance, inspection and testing are maintained in a secure location and readily available.</p> <p>a) Date sprinkler system last checked _____</p> <p>b) Who provided system test _____</p> <p>c) Water system supply source _____</p> <p>Provide in REMARKS information on coverage for any non-required or partial automatic sprinkler system. 9.7.5, 9.7.7, 9.7.8, and NFPA 25 This REQUIREMENT is not met as evidenced by: Based on a review of the facility records, and interview with the maintenance director, the facility failed to inspect the automatic fire sprinkler system in accordance with NFPA 101 2012 edition 19.3.5.1., and NFPA 25 2011 edition 5.2.1. A lack of mandatory inspections rendered the equipment unreliable.</p> <p>The findings included:</p>	K 353	<p>d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved</p> <p>a. The automatic fire sprinkler test was completed and verified by the Maintenance Director (MD) and Center Executive Director (CED) or designee for completeness and results are readily available.</p> <p>b. An audit of the required automatic fire sprinkler test was completed by Center Executive Director and the Maintenance</p>	2/27/18	

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K 353	Continued From page 3  On 1/24/18 a review of the fire sprinkler reports dated 11/7/17, 7/7/17, 4/27/17 and 1/27/17 revealed these were all "quarterly" tests. None of the four were an annual inspection.  On 1/24/18 at 1:05 p.m., the maintenance director contacted the Fire sprinkler company, then acknowledged it appeared that no annual was performed, and further said that if one was found they would e-mail it by Friday 1/26/18.	K 353	Director and there were no discrepancies. The Maintenance Director was reeducated by the Regional Maintenance Consultant or designee on the required automatic fire sprinkler and standpipe systems test including testing, inspecting and maintaining of water based fire protection systems and inspection and testing records are maintained in a secure location and are readily available with the date of inspection, the provider who completed the test and the water source. c. Random audits of the required automatic fire sprinkler and standpipe systems test including testing, inspecting and maintaining of water based fire protection systems and inspection and testing records are maintained in a secure location and are readily available with the date of inspection will be conducted by CED or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved		
K 712	Severity/Scope = 2/3 Fire Drills CFR(s): NFPA 101  Fire Drills Fire drills include the transmission of a fire alarm signal and simulation of emergency fire conditions. Fire drills are held at expected and unexpected times under varying conditions, at least quarterly on each shift. The staff is familiar with procedures and is aware that drills are part of established routine. Where drills are conducted between 9:00 PM and 6:00 AM, a coded	K 712		2/27/18	

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K 712	Continued From page 4 announcement may be used instead of audible alarms. 19.7.1.4 through 19.7.1.7 This REQUIREMENT is not met as evidenced by: Based on a review of the facility records, and interview with the regional maintenance director, the facility failed to train the staff in fire safety through fire drills at least quarterly on each shift in accordance with NFPA 101 2012 edition 19.7.1.6.  The findings included:  On 1/24/18 review of the facility fire drills revealed there was no 3rd shift drills in the 3rd quarter and no fire drills in the fourth quarter of 2017. The last 3rd shift fire drill was June 2017.  On 1/24/18 at 1:32 p.m., the regional maintenance director indicated the facility had no maintenance director during that period and acknowledged the drills were not performed.	K 712	a. The required fire drills were conducted by Maintenance Director or designee. b. The Maintenance Director and/or designee were reeducated by the Regional Maintenance Consultant or designee the required drills including the quarterly and requirements. The staff was reeducated on the procedures for fire drills, the frequency and the required staff response to drills on all shifts. c. Random audits of the required quarterly and shift fire drills and staff training and response to drills will be conducted by Center Executive Director or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved.	
K 918	Severity/Scope = 2/3 Electrical Systems - Essential Electric Syste CFR(s): NFPA 101  Electrical Systems - Essential Electric System Maintenance and Testing The generator or other alternate power source and associated equipment is capable of supplying service within 10 seconds. If the 10-second criterion is not met during the monthly test, a process shall be provided to annually confirm this capability for the life safety and critical branches. Maintenance and testing of the generator and	K 918		2/27/18

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K 918	<p>Continued From page 5</p> <p>transfer switches are performed in accordance with NFPA 110.</p> <p>Generator sets are inspected weekly, exercised under load 30 minutes 12 times a year in 20-40 day intervals, and exercised once every 36 months for 4 continuous hours. Scheduled test under load conditions include a complete simulated cold start and automatic or manual transfer of all EES loads, and are conducted by competent personnel. Maintenance and testing of stored energy power sources (Type 3 EES) are in accordance with NFPA 111. Main and feeder circuit breakers are inspected annually, and a program for periodically exercising the components is established according to manufacturer requirements. Written records of maintenance and testing are maintained and readily available. EES electrical panels and circuits are marked, readily identifiable, and separate from normal power circuits. Minimizing the possibility of damage of the emergency power source is a design consideration for new installations.</p> <p>6.4.4, 6.5.4, 6.6.4 (NFPA 99), NFPA 110, NFPA 111, 700.10 (NFPA 70)</p> <p>This REQUIREMENT is not met as evidenced by:</p> <p>Based on a review of the facility records, and interview with the regional maintenance director, the facility failed to inspect and exercise the essential electrical system in accordance with NFPA 110 2010 edition 8.4.7. This rendered the equipment unreliable.</p> <p>The findings included:</p> <p>On 1/24/18 there was no documentation to show the main and feeder circuit breakers were exercised or inspected.</p>	K 918	<p>a. The main and feeder circuit breakers were exercised and inspected and was verified for completeness by the Maintenance Director (MD) and Center Executive Director (CED) or designee.</p> <p>b. An audit essential electrical system for proper inspection, testing including the main and feeder circuit breakers were exercised and inspected was conducted by the Maintenance Director or designee and there were no discrepancies. The Maintenance Director and/or designee</p>		

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K 918	Continued From page 6  On 1/24/18 at 2:04 p.m., the regional maintenance director searched the computer maintenance program and acknowledged this was not performed. She further acknowledged there was no current program based on risk assessment for a different time frame for inspection and exercise.  Severity/Scope = 2/3	K 918	were re-educated by the Regional Maintenance Consultant on the proper generator inspection and testing including main and feeder circuit breakers were exercised and inspected c. Random audits of the required generator inspection and testing including main and feeder circuit breakers were exercised and inspected and maintenance of the emergency power supply systems will be conducted by Maintenance Director or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved.		

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K 000	INITIAL COMMENTS  An unannounced Fire & Life Safety relicensure survey was conducted on 1/24/18 at Lakeside Pavilion, a skilled nursing facility (license #12840962) in Naples, Florida in accordance with National Fire Protection Association (NFPA) 1 and 101 (2015 edition) and applicable requirements of Florida State Fire Marshal's Rules and Regulations, Florida Administrative Code (F.A.C) 69A-3, F.A.C. 69A-53, F.A.C. 59A-4, and Florida Statutes (F.S.) 400 Part II, and F.S. 633.0215, adopting National Fire Protection Association (NFPA) 1 and 101 (2012 edition) known as the Florida Fire Prevention Code and all NFPA referenced standards and requirements adopted per NFPA 101, Chapter 2.  The following is description of the deficiencies.	K 000		
K 345 SS=F	NFPA 101 Fire Alarm System - Testing and Maintenance  Fire Alarm System - Testing and Maintenance A fire alarm system is tested and maintained in accordance with an approved program complying with the requirements of NFPA 70, National Electric Code, and NFPA 72, National Fire Alarm and Signaling Code. Records of system acceptance, maintenance and testing are readily available. 9.6.5, 9.6.7, 9.6.8, and NFPA 70, NFPA 72  This Statute or Rule is not met as evidenced by: Based on a review of the facility records, and interview with the maintenance director, the facility failed to test the smoke detectors in accordance with NFPA 101 2015 edition 4.6.1.2. & NFPA 72 2013 edition 14.4.2.2(g)(6). A lack of mandatory testing renders the equipment unreliable.	K 345	a. The smoke detector test for the system duct smoke detectors test for pressure differential was completed and verified by the Maintenance Director (MD) and Center Executive Director (CED) or designee for completeness and results are readily available.	2/27/18

AHCA Form 3020-0001  
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K 345	<p>Continued From page 1</p> <p>The findings included:</p> <p>On 1/24/18 a review of the annual Fire Alarm certification and tagging report dated 3/9/17 and semi-annual dated 9/18/17 revealed the duct detectors were not tested for pressure differential.</p> <p>On 1/24/18 at 12:50 p.m., the maintenance director contacted the Fire Alarm testing company, then acknowledged the duct detectors were not tested for pressure differential.</p> <p>Class III</p>	K 345	<p>b. An audit of the required Fire Alarm Systems testing and maintenance as required to indicate that it is maintained in reliable operating condition including: the smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code testing was completed by CED and the Maintenance Director and there were no discrepancies. The Maintenance Director was reeducated on Fire Alarm Systems testing including the duct smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code and Maintenance records of system acceptance, maintenance and testing for completeness and results of this test are readily available by the Center Executive Director (CED) or designee.</p> <p>c. The CED or designee will complete random audits of the required Fire Alarm Systems testing including the smoke detector test for the system duct smoke detectors test for pressure differential is tested in accordance with requirements of the NFPA 72, National Electrical Fire Alarm and Signaling code and Maintenance records of system acceptance, maintenance and testing to identify any discrepancies. These audits will be completed weekly for 3 months and then monthly thereafter.</p> <p>d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved</p>	

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K 353 SS=F	<p><b>NFPA 101 Sprinkler System - Maintenance and Testing</b></p> <p>Sprinkler System - Maintenance and Testing Automatic sprinkler and standpipe systems are inspected, tested, and maintained in accordance with NFPA 25, Standard for the Inspection, Testing, and Maintaining of Water-based Fire Protection Systems. Records of system design, maintenance, inspection and testing are maintained in a secure location and readily available.</p> <p>a) Date sprinkler system last checked _____</p> <p>b) Who provided system test _____</p> <p>c) Water system supply source _____</p> <p>Provide in REMARKS information on coverage for any non-required or partial automatic sprinkler system. 9.7.5, 9.7.7, 9.7.8, and NFPA 25</p> <p>This Statute or Rule is not met as evidenced by: Based on a review of the facility records, and interview with the maintenance director, the facility failed to inspect the automatic fire sprinkler system in accordance with NFPA 101 2015 edition 19.3.5.1., and NFPA 25 2014 edition 5.2.1. A lack of mandatory inspections renders the equipment unreliable.</p> <p>The findings included:</p> <p>On 1/24/18 a review of the fire sprinkler reports dated 11/7/17, 7/7/17, 4/27/17 and 1/27/17 revealed these were all "quarterly" tests. None of the four were an annual inspection.</p> <p>On 1/24/18 at 1:05 p.m., the maintenance</p>	K 353	<p>a. The automatic fire sprinkler test was completed and verified by the Maintenance Director (MD) and Center Executive Director (CED) or designee for completeness and results are readily available.</p> <p>b. An audit of the required automatic fire sprinkler test was completed by Center Executive Director and the Maintenance Director and there were no discrepancies. The Maintenance Director was reeducated by the Regional Maintenance Consultant or designee on the required automatic fire sprinkler and standpipe systems test including testing, inspecting and maintaining of water based fire protection</p>	2/27/18

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K 353	Continued From page 3  director contacted the Fire sprinkler company, then acknowledged it appeared that no annual was performed, and further said that if one was found they would e-mail it by Friday 1/26/18.  Class III	K 353	systems and inspection and testing records are maintained in a secure location and are readily available with the date of inspection, the provider who completed the test and the water source. c. Random audits of the required automatic fire sprinkler and standpipe systems test including testing, inspecting and maintaining of water based fire protection systems and inspection and testing records are maintained in a secure location and are readily available with the date of inspection will be conducted by CED or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved	
K 712 SS=F	NFPA 101 Fire Drills  Fire Drills Fire drills include the transmission of a fire alarm signal and simulation of emergency fire conditions. Fire drills are held at unexpected times under varying conditions, at least quarterly on each shift. The staff is familiar with procedures and is aware that drills are part of established routine. Responsibility for planning and conducting drills is assigned only to competent persons who are qualified to exercise leadership. Where drills are conducted between 9:00 PM and 6:00 AM, a coded announcement may be used instead of audible alarms. 18.7.1, 19.7.1, 4.7  This Statute or Rule is not met as evidenced by: Based on a review of the facility records, and interview with the regional maintenance director.	K 712	a. The required fire drills were conducted by Maintenance Director or designee.	2/27/18

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STATEMENT OF DEFICIENCIES AND PLAN OF CORRECTION		(X1) PROVIDER/SUPPLIER/CLIA IDENTIFICATION NUMBER:  <b>81103</b>	(X2) MULTIPLE CONSTRUCTION A. BUILDING: <b>01, 04</b>  B. WING _____	(X3) DATE SURVEY COMPLETED  <b>01/24/2018</b>
NAME OF PROVIDER OR SUPPLIER  <b>LAKESIDE PAVILION</b>		STREET ADDRESS, CITY, STATE, ZIP CODE <b>2900 12TH STREET N NAPLES, FL 34103</b>		
(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
K 712	Continued From page 4  the facility failed to train the staff in fire safety through fire drills at least quarterly on each shift in accordance with NFPA 101 2015 edition 19.7.1.6.  The findings included:  On 1/24/18 review of the facility fire drills revealed there was no 3rd shift drills in the 3rd quarter and no fire drills in the fourth quarter of 2017. The last 3rd shift fire drill was June 2017.  On 1/24/18 at 1:32 p.m., the regional maintenance director indicated the facility had no maintenance director during that period and acknowledged the drills were not performed.  Class III	K 712	b. The Maintenance Director and/or designee were reeducated by the Regional Maintenance Consultant or designee the required drills including the quarterly and requirements. The staff was reeducated on the procedures for fire drills, the frequency and the required staff response to drills on all shifts. c. Random audits of the required quarterly and shift fire drills and staff training and response to drills will be conducted by Center Executive Director or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved.	
K 918 SS=F	NFPA 99 Electrical Systems - Essential Electric System  Electrical Systems - Essential Electric System Maintenance and Testing The generator or other alternate power source and associated equipment is capable of supplying service within 10 seconds. If the 10-second criterion is not met during the monthly test, a process shall be provided to annually confirm this capability for the life safety and critical branches. Maintenance and testing of the generator and transfer switches are performed in accordance with NFPA 110. Generator sets are inspected weekly, exercised under load 30 minutes 12 times a year in 20-40 day intervals, and exercised once every 36 months for 4 continuous hours. Scheduled test under load conditions include a complete simulated cold start and automatic or manual transfer of all EES loads, and are conducted by	K 918		2/27/18

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NAME OF PROVIDER OR SUPPLIER  <b>LAKESIDE PAVILION</b>			STREET ADDRESS, CITY, STATE, ZIP CODE <b>2900 12TH STREET N NAPLES, FL 34103</b>		
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K 918	<p>Continued From page 5</p> <p>competent personnel. Maintenance and testing of stored energy power sources (Type 3 EES) are in accordance with NFPA 111. Main and feeder circuit breakers are inspected annually, and a program for periodically exercising the components is established according to manufacturer requirements. Written records of maintenance and testing are maintained and readily available. EES electrical panels and circuits are marked and readily identifiable. Minimizing the possibility of damage of the emergency power source is a design consideration for new installations. 6.4.4, 6.5.4, 6.6.4 (NFPA 99), NFPA 110, NFPA 111, 700.10 (NFPA 70)</p> <p>This Statute or Rule is not met as evidenced by: Based on a review of the facility records, and interview with the regional maintenance director, the facility failed to inspect and exercise the essential electrical system in accordance with NFPA 110 2010 edition 8.4.7. This rendered the equipment unreliable.</p> <p>The findings included:</p> <p>On 1/24/18 there was no documentation to show the main and feeder circuit breakers were exercised or inspected.</p> <p>On 1/24/18 at 2:04 p.m., the regional maintenance director searched the computer maintenance program and acknowledged this was not performed. She further acknowledged there was no current program based on risk assessment for a different time frame for inspection and exercise.</p> <p>Class III</p>	K 918	<p>a. The main and feeder circuit breakers were exercised and inspected and was verified for completeness by the Maintenance Director (MD) and Center Executive Director (CED) or designee.</p> <p>b. An audit essential electrical system for proper inspection, testing including the main and feeder circuit breakers were exercised and inspected was conducted by the Maintenance Director or designee and there were no discrepancies. The Maintenance Director and/or designee were re-educated by the Regional Maintenance Consultant on the proper generator inspection and testing including main and feeder circuit breakers were exercised and inspected</p> <p>c. Random audits of the required generator inspection and testing including main and feeder circuit breakers were exercised and inspected and maintenance of the emergency power supply systems will be conducted by Maintenance Director</p>		

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K 918	Continued From page 6	K 918	or designee until substantial compliance is maintained. d. Audits will be reviewed monthly by the Quality Assurance Committee until resolved.	