

August 24, 2012

**CERTIFIED MAIL**  
**(7007 1490 0003 4202 2720)**

Administrator  
Ballard Landmark  
5433 Leary Avenue NW  
Seattle, Washington 98107

Boarding Home License #2055  
Licensee: Ballard Landmark Inn LLC

**IMPOSITION OF CIVIL FINE**

Dear Administrator:

This letter constitutes formal notice of the imposition of a civil fine for your boarding home, located at **5433 Leary Avenue NW, Seattle, Washington**, by the State of Washington, Department of Social and Health Services, pursuant to Laws of 1998, Chapter 272 and RCW 18.20.190.

The civil fine is based on the following violations of the Revised Code of Washington (RCW) and/or the Washington Administrative Code (WAC) found by the department in your boarding home. These and other deficiencies are more fully described in the attached Statement of Deficiencies report completed by the department on August 13, 2012.

**WAC 388-78A-2120 (3)(a) Monitoring residents' well-being./WAC 388-78A-2410 (9)**  
**Content of resident records.** **\$100.00**

**The licensee failed to evaluate and document its monitoring of conditions for one resident. This placed the resident at risk for not receiving appropriate care and services.**

**This is a repeat or uncorrected deficiency previously cited on June 21, 2011 and January 9, 2012.**

**WAC 388-78A-2140 (1)(a)(iii)(2)(a)(b) Negotiated service agreement contents.**

**\$100.00 per resident x 2 residents=\$200.00**

**The licensee failed to develop and document care plans to clearly define the roles and responsibilities of two residents and their family or significant person to meet the residents' needs and preferences. This placed the residents at risk for not receiving proper care and services.**

**This is a repeat or uncorrected deficiency previously cited on June 21, 2011 and January 9, 2012.**

Plan  
(Plan of Correction)

You Must:

Return the plan, on the enclosed report, within 10 calendar days after you receive this letter.

Include the following in your plan for each deficiency:

- The date you have or will correct each deficiency; and
- Provide a signature and date certifying that you have or will take corrective measures to correct each cited deficiency

Send your plan to:

**Lois Rasmussen, Field Manager  
20425 72<sup>nd</sup> Avenue S, Suite 400  
Kent, WA 98032-2388**

You may contest the civil fine by requesting an administrative hearing. To do so, the Office of Administrative Hearings must receive your written request for a hearing within twenty-eight (28) calendar days following receipt of this letter. A copy of this letter and a copy of the enclosed Statement of Deficiencies must be included with your request. Send your request to:

**Office of Administrative Hearings  
PO Box 42489  
Olympia, Washington 98504-2489**

If no hearing is requested, the fine is due twenty-eight (28) calendar days after receipt of this notice. Please remit a check for **\$300.00** payable to the Department of Social and Health Services. The check should be sent to:

**DSHS Office of Financial Recovery  
PO Box 9501  
Olympia, Washington 98507-9501  
1-800-562-6114**

If payment has not been received within twenty-eight (28) calendar days after receipt of this notice, interest will begin to accrue on the balance at the rate of one percent per month. If you do not submit a hearing request or make payment within twenty-eight (28) calendar days, the balance due the department will be recovered.

As provided in RCW 18.20, you may request an informal dispute resolution review of enforcement actions initiated in response to a Statement of Deficiencies report. During the informal dispute resolution process you also have the right to present written evidence. A request for informal dispute resolution review will not change the deadline for you to request an administrative hearing. Informal dispute resolution review by the department is not binding in an administrative hearing.

To request an informal dispute resolution review, send your written request to:

**Informal Dispute Resolution Program Manager  
Aging and Disability Services Administration  
PO Box 45600  
Olympia, Washington 98504-5600  
Fax (360) 725-3225**

The written request should:

- Identify the citation and/or enforcement action that is disputed;
- Explain why the home is disputing the action;
- Indicate the type of dispute resolution process you prefer (direct meeting, telephone conference or documentation review); and,
- Be sent within 10 working days of your receipt of this notice.

If you have any questions, please contact Lois Rasmussen, Field Manager, at (253) 234-6020.

Sincerely,

Lori Melchiori, Ph.D.  
Assistant Director  
Residential Care Services

Administrator  
Ballard Landmark  
August 24, 2012  
Page 4

Enclosure

cc: Robert Ogolsky, Compliance Specialist  
RCS Field Manager – District 2, Unit D  
RCS District Administrator – District 2  
HCS Regional Administrator – Region 2  
DDD Regional Administrator – Region 2  
Washington State Long Term Care Ombudsman  
Area Agency on Aging, AAA - King  
Office of Financial Recovery, Vendor Program Unit  
Medicaid Fraud Control Unit  
Judi Plesha, HCS  
HQ Central Files