

Valley Oaks Post Acute

Report ID: CCN 055826
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§ 1 Facility Identity

Facility	Valley Oaks Post Acute
CCN	055826
Location	830 East Chapel Street, Santa Maria, CA, 93454
Ownership type	For profit - Limited Liability company
Certified beds	59

§ 2 CMS Federal Record

Civil money penalties on file	\$0
Deficiency citations — current cycle	8 (11% vs prior 24 months (9))
Deficiency citations — prior 24 months	9
Immediate Jeopardy — current cycle	0
Actual-harm (G+) citations — current cycle	0
Special Focus Facility status	Not listed
Abuse icon	No

§ 3 Federal Penalties in Context

This facility — penalties on file	\$0
CA state average	\$26,375 (this facility is 0.0× the CA average)
National average	\$31,239 (this facility is 0.0× the national average)

Averages are CMS-published per-facility fine amounts for the same snapshot. Figures and multiples are stated as published; no inference is drawn here.

§ 4 Current-Cycle Deficiencies

The current survey cycle records the following 8 federal deficiency citations (CMS F-tags). Scope/severity is CMS's own A–L grade; "Immediate Jeopardy" is CMS's most serious classification.

F-TAG	FINDING (CMS)	SCOPE/SEV.	SOURCE
F658	Ensure services provided by the nursing facility meet professional standards of quality.	E	Standard survey
F842	Safeguard resident-identifiable information and/or maintain medical records on each resident that are in accordance with accepted professional standards.	D	Complaint
F637	Assess the resident when there is a significant change in condition	D	Complaint
F658	Ensure services provided by the nursing facility meet professional standards of quality.	D	Complaint
F684	Provide appropriate treatment and care according to orders, resident's preferences and goals.	D	Complaint
F583	Keep residents' personal and medical records private and confidential.	D	Standard survey
F656	Develop and implement a complete care plan that meets all the resident's needs, with timetables and actions that can be measured.	D	Standard survey
F761	Ensure drugs and biologicals used in the facility are labeled in accordance with currently accepted professional principles; and all drugs and biologicals must be stored in locked compartments, separately locked, compartments for controlled drugs.	D	Standard survey

§ 5 Ownership

Ownership record	Owner on file: MT TRUST (organization)
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§ 6 CMS Care Compare Star Ratings

Overall	3 / 5 (state avg 3.2 · US avg 3)
Health inspection	4 / 5 (state avg 2.8 · US avg 2.8)
Staffing	1 / 5 (state avg 3.1 · US avg 2.9)
Quality measures (QM)	3 / 5 (state avg 4.2 · US avg 3.7)

§ 7 Record Provenance

CMS data as of	Jun 2026
Independent verification	https://www.medicare.gov/care-compare/details/nursing-home/055826
Snapshot SHA-256	d5a43f786b3b748c98f27cc562a49c82e7c1b7e53fce6c9fb4185fa5a124cbfd
Methodology & version	v1.0 — https://www.caregiverhelpnow.com/methodology

§ 8 For Your Attorney

1. The full survey file (Form 2567) for each inspection cited above is available from the state survey agency or by FOIA request.
 2. Quarterly staffing data: CMS Payroll-Based Journal (PBJ) public use files, CCN 055826.
 3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash d5a43f786b3b.
 4. Deficiency F-tags cited above are searchable in CMS QCOR (qcor.cms.gov).
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This snapshot is a frozen record of CMS Care Compare data as of Jun 2026. Independently verifiable at the URL above. Generated by CareSentinel under Nodal Logics LLC. Compiled under CareSentinel methodology v1.0, documented at <https://www.caregiverhelpnow.com/methodology>; the Snapshot SHA-256 above pins this record to that methodology version.

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