

PACIFIC HEIGHTS TRANSITIONAL CARE CENTER

Report ID: CCN 056176
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§ 1 Facility Identity

Facility	PACIFIC HEIGHTS TRANSITIONAL CARE CENTER
CCN	056176
Location	2707 PINE STREET, SAN FRANCISCO, CA, 94115
Ownership type	For profit - Limited Liability company
Certified beds	120

§ 2 CMS Federal Record

Civil money penalties on file	\$25,490
Deficiency citations — current cycle	4 (67% vs prior 24 months (12))
Deficiency citations — prior 24 months	12
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	\$25,490
CA state average	\$26,375 (this facility is 1.0× the CA average)
National average	\$31,239 (this facility is 0.8× 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 4 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
F730	Observe each nurse aide's job performance and give regular training.	E	Standard survey
F812	Procure food from sources approved or considered satisfactory and store, prepare, distribute and serve food in accordance with professional standards.	E	Standard survey
F698	Provide safe, appropriate dialysis care/services for a resident who requires such services.	D	Standard survey
F755	Provide pharmaceutical services to meet the needs of each resident and employ or obtain the services of a licensed pharmacist.	D	Standard survey

§ 5 Ownership & Chain Context

Ownership record	Chain: ASPEN SKILLED HEALTHCARE (35 facilities); Owner on file: SKBM LLC (organization)
Ownership chain	ASPEN SKILLED HEALTHCARE (35 facilities)
Penalties vs chain average	\$25,490 vs \$21,356 (1.2× the chain average)
Current deficiencies vs chain average	4 vs 12.3 (0.3× the chain average)

§ 6 CMS Care Compare Star Ratings

Overall	5 / 5 (state avg 3.2 · US avg 3)
Health inspection	4 / 5 (state avg 2.8 · US avg 2.8)
Staffing	4 / 5 (state avg 3.1 · US avg 2.9)
Quality measures (QM)	5 / 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/056176
Snapshot SHA-256	397c282bdcc8647d6c6274c80c58fbde568ae69b9d82e841a89b5e4e0dcbbef
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 056176.
 3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash 397c282bdcc8.
 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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