

SOUTHERN PINES NURSING CENTER

Report ID: CCN 105275
Generated: 2026-07-26T04:13:49.929Z

§ 1 Facility Identity

Facility	SOUTHERN PINES NURSING CENTER
CCN	105275
Location	6140 CONGRESS ST, NEW PORT RICHEY, FL, 34653
Ownership type	For profit - Limited Liability company
Certified beds	120

§ 2 CMS Federal Record

Civil money penalties on file	\$0
Deficiency citations — current cycle	15 (up from 0 in the prior 24 months)
Deficiency citations — prior 24 months	0
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
FL state average	\$26,765 (this facility is 0.0× the FL 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 15 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
F584	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.	E	Complaint
F684	Provide appropriate treatment and care according to orders, resident's preferences and goals.	E	Complaint
F842	Safeguard resident-identifiable information and/or maintain medical records on each resident that are in accordance with accepted professional standards.	E	Complaint
F565	Honor the resident's right to organize and participate in resident/family groups in the facility.	E	Standard survey
F641	Ensure each resident receives an accurate assessment.	E	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.	E	Standard survey
F880	Provide and implement an infection prevention and control program.	E	Standard survey
F580	Immediately tell the resident, the resident's doctor, and a family member of situations (injury/decline/room, etc.) that affect the resident.	D	Complaint
F880	Provide and implement an infection prevention and control program.	D	Complaint
F561	Honor the resident's right to and the facility must promote and facilitate resident self-determination through support of resident choice.	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
F688	Provide appropriate care for a resident to maintain and/or improve range of motion (ROM), limited ROM	D	Standard survey

and/or mobility, unless a decline is for a medical reason.

F695	Provide safe and appropriate respiratory care for a resident when needed.	D	Standard survey
F740	Ensure each resident must receive and the facility must provide necessary behavioral health care and services.	D	Standard survey
F759	Ensure medication error rates are not 5 percent or greater.	D	Standard survey

§ 5 Ownership & Chain Context

Ownership record	Chain: BENJAMIN LANDA (49 facilities); Owner on file: SOUTHERN PINES NURSING MEMBER LLC (organization)
Ownership chain	BENJAMIN LANDA (49 facilities)
Penalties vs chain average	\$0 vs \$18,256 (0.0× the chain average)
Current deficiencies vs chain average	15 vs 4.9 (3.0× the chain average)

§ 6 CMS Care Compare Star Ratings

Overall	2 / 5 (state avg 3.3 · US avg 3)
Health inspection	2 / 5 (state avg 2.8 · US avg 2.8)
Staffing	2 / 5 (state avg 3.3 · US avg 2.9)
Quality measures (QM)	2 / 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/105275
Snapshot SHA-256	b8bf625f8fb802cdeaf0bfa46569e80696aa29b9b6109fb452e6697352cb3203
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 105275.
3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash b8bf625f8fb8.
4. Deficiency F-tags cited above are searchable in CMS QCOR (qcor.cms.gov).

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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