

MARLBOROUGH HILLS REHABILITATION & HEALTH CARE CEN

Report ID: CCN 225063

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§ 1 Facility Identity

Facility	MARLBOROUGH HILLS REHABILITATION & HEALTH CARE CEN
CCN	225063
Location	121 NORTHBORO ROAD, MARLBOROUGH, MA, 01752
Ownership type	For profit - Limited Liability company
Certified beds	186

§ 2 CMS Federal Record

Civil money penalties on file	\$71,202
Deficiency citations — current cycle	14 (180% vs prior 24 months (5))
Deficiency citations — prior 24 months	5
Immediate Jeopardy — current cycle	1
Actual-harm (G+) citations — current cycle	1
Special Focus Facility status	Not listed
Abuse icon	No

§ 3 Federal Penalties in Context

This facility — penalties on file	\$71,202
MA state average	\$36,630 (this facility is 1.9× the MA average)
National average	\$31,239 (this facility is 2.3× 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 14 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
F689	Ensure that a nursing home area is free from accident hazards and provides adequate supervision to prevent accidents.	J • Immediate Jeopardy	Standard survey
F686	Provide appropriate pressure ulcer care and prevent new ulcers from developing.	G	Standard survey
F838	Conduct and document a facility-wide assessment to determine what resources are necessary to care for residents competently during both day-to-day operations (including nights and weekends) and emergencies.	F	Standard survey
F880	Provide and implement an infection prevention and control program.	F	Standard survey
F760	Ensure that residents are free from significant medication errors.	E	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	Complaint
F552	Ensure that residents are fully informed and understand their health status, care and treatments.	D	Standard survey
F609	Timely report suspected abuse, neglect, or theft and report the results of the investigation to proper authorities.	D	Standard survey
F641	Ensure each resident receives an accurate assessment.	D	Standard survey
F655	Create and put into place a plan for meeting the resident's most immediate needs within 48 hours of being admitted	D	Standard survey
F694	Provide for the safe, appropriate administration of IV fluids for a resident when needed.	D	Standard survey
F698	Provide safe, appropriate dialysis care/services for a resident who requires such services.	D	Standard survey
F726	Ensure that nurses and nurse aides have the appropriate competencies to care for every resident	D	Standard survey

in a way that maximizes each resident's well being.

F732	Post nurse staffing information every day.	B	Standard survey
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§ 5 Ownership & Chain Context

Ownership record	Chain: ATHENA HEALTHCARE SYSTEMS (24 facilities); Owner on file: ATHENA HEALTH CARE SYSTEMS MA III LLC (organization)
Ownership chain	ATHENA HEALTHCARE SYSTEMS (24 facilities)
Penalties vs chain average	\$71,202 vs \$80,795 (0.9× the chain average)
Current deficiencies vs chain average	14 vs 15.8 (0.9× the chain average)

§ 6 CMS Care Compare Star Ratings

Overall	1 / 5 (state avg 3 · US avg 3)
Health inspection	1 / 5 (state avg 2.9 · US avg 2.8)
Staffing	2 / 5 (state avg 3 · US avg 2.9)
Quality measures (QM)	1 / 5 (state avg 3.3 · US avg 3.7)

§ 7 Record Provenance

CMS data as of	Jun 2026
Independent verification	https://www.medicare.gov/care-compare/details/nursing-home/225063
Snapshot SHA-256	ac4ac32871cb140e3bc2409cf8b7cad21cb1fa89404694eb601aca79f7bc2cfd
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 225063.
3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash ac4ac32871cb.
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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