

## PREFERRED CARE AT OLD BRIDGE, LLC

Report ID: CCN 315321

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### § 1 Facility Identity

|                |                                        |
|----------------|----------------------------------------|
| Facility       | PREFERRED CARE AT OLD BRIDGE, LLC      |
| CCN            | 315321                                 |
| Location       | 6989 RT18, OLD BRIDGE, NJ, 08857       |
| Ownership type | For profit - Limited Liability company |
| Certified beds | 140                                    |

### § 2 CMS Federal Record

|                                            |                                      |
|--------------------------------------------|--------------------------------------|
| Civil money penalties on file              | \$0                                  |
| Deficiency citations — current cycle       | 5 (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                                                   |
| NJ state average                  | \$36,527 (this facility is 0.0× the NJ 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 5 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          |
|-------|-----------------------------------------------------------------------------------------------------------------------------------|------------|-----------------|
| F677  | Provide care and assistance to perform activities of daily living for any resident who is unable.                                 | E          | Complaint       |
| F558  | Reasonably accommodate the needs and preferences of each resident.                                                                | D          | Complaint       |
| 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       |
| F689  | Ensure that a nursing home area is free from accident hazards and provides adequate supervision to prevent accidents.             | D          | Complaint       |
| F759  | Ensure medication error rates are not 5 percent or greater.                                                                       | D          | Standard survey |

## § 5 Ownership & Chain Context

|                                       |                                                                                      |
|---------------------------------------|--------------------------------------------------------------------------------------|
| Ownership record                      | Chain: PREFERRED CARE (13 facilities); Owner on file: OB INVESTOR LLC (organization) |
| Ownership chain                       | PREFERRED CARE (13 facilities)                                                       |
| Penalties vs chain average            | \$0 vs \$12,096 (0.0× the chain average)                                             |
| Current deficiencies vs chain average | 5 vs 7.8 (0.6× the chain average)                                                    |

## § 6 CMS Care Compare Star Ratings

|                       |                                    |
|-----------------------|------------------------------------|
| Overall               | 5 / 5 (state avg 3.4 · US avg 3)   |
| Health inspection     | 4 / 5 (state avg 2.8 · US avg 2.8) |
| Staffing              | 3 / 5 (state avg 3.1 · US avg 2.9) |
| Quality measures (QM) | 5 / 5 (state avg 4.5 · US avg 3.7) |

§ 7 **Record Provenance**

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|                          |                                                                                                                                                   |
|--------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| CMS data as of           | Jun 2026                                                                                                                                          |
| Independent verification | <a href="https://www.medicare.gov/care-compare/details/nursing-home/315321">https://www.medicare.gov/care-compare/details/nursing-home/315321</a> |
| Snapshot SHA-256         | 5ebf0103093abab968a39131af9e63fbc6d31839eb1f790a86155e55a06eb0cd                                                                                  |
| Methodology & version    | v1.0 — <a href="https://www.caregiverhelpnow.com/methodology">https://www.caregiverhelpnow.com/methodology</a>                                    |

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§ 8 **For Your Attorney**

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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 315321.
  3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash 5ebf0103093a.
  4. Deficiency F-tags cited above are searchable in CMS QCOR ([qcor.cms.gov](https://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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