

# ATRIUM AT NAVESINK HARBOR, THE

Report ID: CCN 315515  
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## § 1 Facility Identity

|                |                                          |
|----------------|------------------------------------------|
| Facility       | ATRIUM AT NAVESINK HARBOR, THE           |
| CCN            | 315515                                   |
| Location       | 40 RIVERSIDE AVENUE, RED BANK, NJ, 07701 |
| Ownership type | Non profit - Corporation                 |
| Certified beds | 43                                       |

## § 2 CMS Federal Record

|                                            |                                   |
|--------------------------------------------|-----------------------------------|
| Civil money penalties on file              | \$82,560                          |
| Deficiency citations — current cycle       | 19 ( 138% vs prior 24 months (8)) |
| Deficiency citations — prior 24 months     | 8                                 |
| 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 | \$82,560                                              |
| NJ state average                  | \$36,527 (this facility is 2.3× the NJ average)       |
| National average                  | \$31,239 (this facility is 2.6× 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 19 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          |
|-------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----------------|
| F802  | Provide sufficient support personnel to safely and effectively carry out the functions of the food and nutrition service.                                                                                      | F          | Standard survey |
| F804  | Ensure food and drink is palatable, attractive, and at a safe and appetizing temperature.                                                                                                                      | F          | Standard survey |
| F812  | Procure food from sources approved or considered satisfactory and store, prepare, distribute and serve food in accordance with professional standards.                                                         | F          | Standard survey |
| F814  | Dispose of garbage and refuse properly.                                                                                                                                                                        | F          | 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 |
| F865  | Have a plan that describes the process for conducting QAPI and QAA activities.                                                                                                                                 | F          | Standard survey |
| F882  | Designate a qualified infection preventionist to be responsible for the infection prevent and control program in the nursing home.                                                                             | F          | Standard survey |
| F925  | Make sure there is a pest control program to prevent/deal with mice, insects, or other pests.                                                                                                                  | F          | Standard survey |
| F550  | Honor the resident's right to a dignified existence, self-determination, communication, and to exercise his or her rights.                                                                                     | E          | Standard survey |
| F607  | Develop and implement policies and procedures to prevent abuse, neglect, and theft.                                                                                                                            | E          | Standard survey |
| F677  | Provide care and assistance to perform activities of daily living for any resident who is unable.                                                                                                              | E          | Standard survey |
| F686  | Provide appropriate pressure ulcer care and prevent new ulcers from developing.                                                                                                                                | E          | Standard survey |
| F692  | Provide enough food/fluids to maintain a resident's health.                                                                                                                                                    | E          | Standard survey |

|      |                                                                                                                                                                                    |   |                 |
|------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---|-----------------|
| F726 | Ensure that nurses and nurse aides have the appropriate competencies to care for every resident in a way that maximizes each resident's well being.                                | E | Standard survey |
| F805 | Ensure each resident receives and the facility provides food prepared in a form designed to meet individual needs.                                                                 | E | Standard survey |
| F880 | Provide and implement an infection prevention and control program.                                                                                                                 | E | Standard survey |
| F582 | Give residents notice of Medicaid/Medicare coverage and potential liability for services not covered.                                                                              | D | Standard survey |
| F756 | Ensure a licensed pharmacist perform a monthly drug regimen review, including the medical chart, following irregularity reporting guidelines in developed policies and procedures. | D | Standard survey |
| F849 | Arrange for the provision of hospice services or assist the resident in transferring to a facility that will arrange for the provision of hospice services.                        | D | Standard survey |

## § 5 Ownership & Chain Context

|                                       |                                                                                                  |
|---------------------------------------|--------------------------------------------------------------------------------------------------|
| Ownership record                      | Chain: SPRINGPOINT SENIOR LIVING (8 facilities); Owner on file: ARGONDIZZA, ANTHONY (individual) |
| Ownership chain                       | SPRINGPOINT SENIOR LIVING (8 facilities)                                                         |
| Penalties vs chain average            | \$82,560 vs \$56,626 (1.5× the chain average)                                                    |
| Current deficiencies vs chain average | 19 vs 7.1 (2.7× the chain average)                                                               |

## § 6 CMS Care Compare Star Ratings

|                       |                                    |
|-----------------------|------------------------------------|
| Overall               | 2 / 5 (state avg 3.4 · US avg 3)   |
| Health inspection     | 1 / 5 (state avg 2.8 · US avg 2.8) |
| Staffing              | 5 / 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/315515">https://www.medicare.gov/care-compare/details/nursing-home/315515</a> |
| Snapshot SHA-256         | a279a24db28ecf2bd3cd084050254ff3e2721ef6107377852d80f8429f14200e                                                                                  |
| 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 315515.
  3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash a279a24db28e.
  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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