

GARDEN TERRACE HEALTHCARE CENTER OF FEDERAL WAY

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§ 1 Facility Identity

Facility	GARDEN TERRACE HEALTHCARE CENTER OF FEDERAL WAY
CCN	505512
Location	491 SOUTH 338TH STREET, FEDERAL WAY, WA, 98003
Ownership type	For profit - Limited Liability company
Certified beds	70

§ 2 CMS Federal Record

Civil money penalties on file	\$0
Deficiency citations — current cycle	16 (300% vs prior 24 months (4))
Deficiency citations — prior 24 months	4
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
WA state average	\$54,992 (this facility is 0.0× the WA 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 16 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
F684	Provide appropriate treatment and care according to orders, resident's preferences and goals.	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
F880	Provide and implement an infection prevention and control program.	E	Complaint
F684	Provide appropriate treatment and care according to orders, resident's preferences and goals.	D	Complaint
F582	Give residents notice of Medicaid/Medicare coverage and potential liability for services not covered.	D	Standard survey
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.	D	Standard survey
F585	Honor the resident's right to voice grievances without discrimination or reprisal and the facility must establish a grievance policy and make prompt efforts to resolve grievances.	D	Standard survey
F610	Respond appropriately to all alleged violations.	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
F677	Provide care and assistance to perform activities of daily living for any resident who is unable.	D	Standard survey
F679	Provide activities to meet all resident's needs.	D	Standard survey
F740	Ensure each resident must receive and the facility must provide necessary behavioral health care and services.	D	Standard survey
F761	Ensure drugs and biologicals used in the facility are labeled in accordance with currently accepted	D	Standard survey

professional principles; and all drugs and biologicals must be stored in locked compartments, separately locked, compartments for controlled drugs.

F825	Provide or get specialized rehabilitative services as required for a resident.	D	Standard survey
F658	Ensure services provided by the nursing facility meet professional standards of quality.	D	Complaint
F697	Provide safe, appropriate pain management for a resident who requires such services.	D	Complaint

§ 5 Ownership & Chain Context

Ownership record	Chain: LIFE CARE CENTERS OF AMERICA (194 facilities); Owner on file: DEVELOPERS INVESTMENT COMPANY INC (organization)
Ownership chain	LIFE CARE CENTERS OF AMERICA (194 facilities)
Penalties vs chain average	\$0 vs \$18,667 (0.0× the chain average)
Current deficiencies vs chain average	16 vs 8.6 (1.9× the chain average)

§ 6 CMS Care Compare Star Ratings

Overall	5 / 5 (state avg 3.3 · US avg 3)
Health inspection	3 / 5 (state avg 2.9 · US avg 2.8)
Staffing	5 / 5 (state avg 3.5 · US avg 2.9)
Quality measures (QM)	5 / 5 (state avg 4.1 · US avg 3.7)

§ 7 Record Provenance

CMS data as of	Jun 2026
Independent verification	https://www.medicare.gov/care-compare/details/nursing-home/505512
Snapshot SHA-256	72cd94b8704cb27abcfe447c8eba2b56a033a3fb95252ec060c44b411938c345
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 505512.
3. Cite this snapshot as “CMS Care Compare, as of Jun 2026” — integrity hash 72cd94b8704c.
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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