

Certified Mail # _____

Date Mailed: _____

Electronically Mailed: July 15, 2026

Email Address: benjaminkwofie@southhillsncc.com

Oregon Department of Human Services
Aging and People with Disabilities
SAFETY, OVERSIGHT & QUALITY

In the Matter of Camas Ridge Rehabilitation Center LLC, dba South Hills Rehabilitation Center, Respondent.	Notice & Order Imposing License Condition & Right to Request a Hearing Case No. NFCD26-00059
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TO: Corporation Service Company, Registered Agent
Camas Ridge Rehabilitation Center LLC
d.b.a. South Hills Rehabilitation Center
1127 Broadway Street NE, Suite 310
Salem, OR 97301

The Oregon Department of Human Services (ODHS) is the state agency charged with licensing Nursing Facilities under ORS 441.015 *et seq.* and Oregon Administrative Rules (OAR) Chapter 411, Division 073 and 085 through 089.

Camas Ridge Rehabilitation Center LLC (Respondent) is licensed to operate a Nursing Facility at 1166 E. 28th Avenue, Eugene, OR 97403.

Respondent is responsible for the operation of the facility and the quality of care rendered in the facility. Respondent is also responsible for the supervision, training, and overall conduct of the staff when acting within the scope of their employment. OAR 411-085-0200.

Pursuant to ORS 441.736 and OAR 411-089-0050(9), ODHS now orders that Respondent's license is subject to the conditions set forth below, based on the following statement of violations.

Please note that this document contains all necessary elements and serves as both the notice required under ORS 441.736(2)(d) and the order required under ORS 441.736(2)(e).

The following statement of violation stems from evidence and interviews collected from 25CF74-H1.

STATEMENT OF VIOLATIONS

Violation 1: Facility failed to provide appropriate care for residents with dementia (F744).

STATEMENT OF FACTS: Based on observation, interview and record review the facility failed to comprehensively assess and reassess Resident 1, who was diagnosed with dementia, to determine the type of supervision needed to prevent elopement.

Facility staff were unaware when Resident #1 eloped in his/her powerchair, on or about July 03, 2026. The facility failed to conduct a re-assessment of the resident's risk and safety after the incident. On or about July 04, 2026, Resident #1 drove his/her powerchair into a flower bed, which required a Hoyer lift to get the resident out. The facility failed to conduct a re-assessment of the resident's risk and safety after this incident. On or about

July 05, 2026, Resident #1 eloped again in his/her powerchair and was found deceased three days later, on or about July 08, 2026.

CONCLUSION OF LAW: The facility's failure is a violation of the following OARs:

42 CFR §483.40(b)(3) (F744);

Treatment / Services for Dementia

OAR 411-086-0060(2)(a)(b)(c)

Comprehensive Assessment and Care Plan;

OAR 411-086-0110(1) & (2)

Nursing Services: Resident Care; and

OAR 411-086-0140(1)(b)(A)(B), (2)(b)(c)

Nursing Services: Problem Resolution and Preventative Care

ORDER IMPOSING CONDITION

Based on the violations above, ODHS concludes that Respondent's acts or omissions create a situation that necessitates ODHS to issue a license condition. That is because the facility failed to take immediate action and reassess Resident #1 after two elopement incidents had occurred and resulted in him/her eloping a third time and found deceased three days later.

In addition, ODHS finds that the residents of the facility are at risk of immediate jeopardy. That is because the facility's failure to comply with ODHS' rules has caused or is likely to cause serious injury, serious harm, serious impairment, or death to a resident or residents. ODHS further concludes that this finding of immediate jeopardy is likely to present an

immediate jeopardy to future residents upon admission. **As a result, ODHS is authorized to impose a condition restricting admissions to the facility.**

Accordingly, pursuant to ORS 441.736 and OAR 411-089-0050(9), and based on the violations outlined above, ODHS orders that Respondent's license is subject to the following conditions effective July 15, 2026.

1. Restriction of Admissions (ROA).

Restriction of Admissions (ROA). The facility may not admit new residents until further notice. Pursuant to OAR 411-089-0050(3), the Department will provide the facility with a Restriction of Admissions notice (enclosed). The ROA notice must be posted on both the inside and outside faces of each door of the facility through which any person enters or exits the facility. The notices must not be removed, altered or obscured until the restriction has been lifted.

Restricting admissions will allow the facility time to address systems by not affecting the current acuity and increasing personnel duties.

2. Implement Plan of Correction (POC).

The facility shall immediately implement all actions detailed in the Immediacy Removal Plan that was submitted on July 14, 2026, and develop and implement a Plan of Correction (POC) as required by CMS that addresses the related deficiencies found in Survey Event ID #25CF74-H1. The POC includes any measures the facility will implement and also includes a time frame to address these measures.

Measures in the plan of correction for deficiencies include but are not limited to auditing records, assessment of residents, reviewing and/or updating care plans, monitoring, etc.

Implementing the POC will allow the facility to address and correct the deficiencies and will assist them in achieving substantial compliance.

3. Staff training regarding treatment for residents with dementia.

The facility shall provide all staff training regarding appropriate care of residents with dementia. Training will include education about elopement, dementia assessment requirements, re-assessment following resident incidents care planning, identifying changes of condition, individualized supervision, wandering versus exit-seeking behaviors, notification of appropriate parties, and resident-specific interventions. The facility shall provide the Department documentation indicating training was provided regarding all of the above, names of attendees and when it was completed.

Providing training to all staff will help to ensure that all staff have been informed of changes of condition as well as facility policies and procedures.

REQUIREMENTS FOR WITHDRAWAL OF CONDITION

The conditions outlined above will be withdrawn only if all of the following requirements are met:

- Sufficient documented evidence submitted to the Department that the facility has not admitted any new residents; and
- Sufficient documented evidence submitted to the Department the POC was implemented;

- Sufficient documentation submitted to the Department detailing the training provided to staff, names of attendees, the date(s) training was provided; and
- Respondent is found to be in substantial compliance with all related deficiencies on the survey revisit.

Respondent must notify ODHS in writing when it believes it has met all requirements for withdrawal of this Order Imposing a License Condition. Respondent must provide sufficient evidence demonstrating that it has achieved substantial compliance regarding all violations for which the license condition was imposed, and that systems are in place to ensure that similar deficiencies do not reoccur. If ODHS reinspects or reevaluates the facility and concludes that Respondent has not achieved substantial compliance with all requirements necessary for withdrawal of this Order, ODHS will not reinspect or reevaluate the facility again for at least 45 days following the first reinspection or reevaluation.

NOTICE OF RIGHT TO REQUEST HEARING

You are entitled to a contested case hearing as provided by ORS 183.415. You are entitled to be represented by an attorney at the hearing. Legal aid organizations may be able to assist a party with limited financial resources. **To request a contested case hearing, your request must be in writing and must be received within twenty-one (21) days from the date this Notice was personally served or mailed to you, based on the Date of Mailing at the top of this document.** A request sent by U.S. mail is “received” on the date it is postmarked. You may also email your request for hearing. Your request should be sent to:

ATTN: Hearing Request
Oregon Department of Human Services
Aging and People with Disabilities

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Safety, Oversight and Quality
PO Box 14530
Salem, OR 97309
NF.ActionRequest@odhs.oregon.gov

If you submit a request for hearing, you will be notified of the time and place of the hearing. Information on the hearing process will be provided to you in accordance with ORS 183.413(2). A request for hearing will not delay or stay the effective date of this Order Imposing License Condition. ODHS may combine the hearing on this Order with other ODHS proceedings affecting Respondent's license.

If you fail to request a hearing within the time allowed, request a hearing and later withdraw the hearing request, request a hearing and fail to appear at the time and place set for the hearing, or notify ODHS that you will not appear at the hearing and ODHS has not rescheduled the hearing, you will be in default. If you are in default, ODHS will not hold a hearing and ODHS may issue a final order by default based on the record of this proceeding to date (including the information in ODHS's files on this matter). In other words, ODHS's records to date will automatically become part of the contested case record for the purpose of making a *prima facie* case.

Respondent may also request to hold an informal conference with ODHS to discuss ODHS's action. The conference will be held at a location designated by ODHS. If determined to be appropriate by ODHS, the conference may be held by telephone.

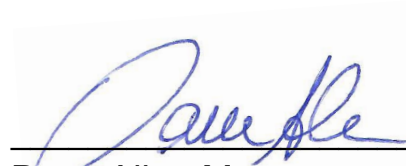
AGENCY CONTACT INFORMATION

Questions or requests concerning this notice should be directed to:

Alissa Bruster, Corrective Action Coordinator

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Dave Allm, Manager
Aging and People with Disabilities
Safety, Oversight & Quality

07/15/26

Date

NOTICE TO ACTIVE DUTY SERVICEMEMBERS. Active duty Servicemembers have a right to stay these proceedings under the federal Servicemembers Civil Relief Act. For more information contact the Oregon State Bar at 800-452-8260, the Oregon Military Department at 503-584-3571 or the nearest United States Armed Forces Legal Assistance Office through <https://legalassistance.law.af.mil>. The Oregon Military Department does not have a toll free telephone number.

cc: Local Office
LTCO: Director