STATE OF NEW JERSEY
DEPARTMENT OF COMMUNITY AFFAIRS
DIVISION OF CODES AND STANDARDS
BUREAU OF ROOMING AND BOARDING
HOUSE STANDARDS
(609) 633-6251

PAGE 1 OF 3
Control No. 0705-1014
No. of Stories _____ Units _____
Lic. Capacity 51 No. of Res. _____
Class RHCF
DATE: 10/25/24

BRBHS-1
1/18

NOTICE OF LICENSURE VIOLATION AND ORDERS TO CORRECT DEFICIENCIES

Owner's Name, Address, Zip, County	Property Address
Tiffany Manor	89 N. Munn Ave
	East Orange, NJ
Owner's Phone Number	Property Phone Number
Administrator	

TYPE OF EVALUATION

SOCIAL	☐	ADDENDUM	☑
PHYSICAL	☐	CYCLICAL	☐

Reinspection
11/18/24

-PLEASE READ CAREFULLY-

This evaluation performed by the Bureau of Rooming and Boarding House Standards is being conducted pursuant to the Health Care Facilities Planning Act (N.J.S.A. 26:2H-1.1 et seq.).

You are ORDERED to correct the conditions described in the attached notice of violations by the compliance date indicated for each violation. Failure to comply with these orders will result in penalties and/or a court action in accordance with section 14 of the Act. Please review the violations with the Bureau representative.

You may contest these orders at an administrative hearing. The request for a hearing must be made within 15 days after receipt of these orders. Each issue intended to be raised at the hearing must be set forth in detail in the letter. Any issue not so raised shall be deemed waived. The hearing shall be held pursuant to The Administrative Procedure Act, (C.52:14B-1 et seq.). Refer to the property address and date of compliance (if applicable) and address the hearing request to:

Division of Codes and Standards, Hearing Coordinator, P.O. Box 804, Trenton, New Jersey 08625 with a copy to the **Chief, Bureau of Rooming and Boarding House Standards**, at the same address. A corporation may be represented only by a licensed attorney.

You will be notified of the time and place of the hearing.

If you find an extension of time necessary to abate any violation, a letter must be submitted two (2) weeks prior to the date of compliance which states in detail: (1) The violations abated to date; (2) The reason why each unabated violation cannot be corrected prior to the date of penalty; and (3) The date by which all violations can be abated.

By requesting an extension, one expressly waives the right to a hearing and admits that the Notice and Orders are correct and free from procedural and substantive defects.

Commissioner

Doreen David
Received By

By *Bernard A. Raywood, Chief*
Bureau of Rooming and Boarding House Standards

Printed Name of Person Served

10/25/24
Date Time Served

Bureau Representative

White – Owner's Copy Yellow – File Copy Pink and Goldenrod – Evaluator Copies

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0705-1014

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
5:27A-9.2 a	The Facility shall arrange for health services to be provided to residents as needed. • Referral to OB-GYN • Referral for pre-natal and • Referral to General Doctor for an assessment	10/30/24	YES 11/18/24	
5:27A-9.2(c)	The registered nurse shall notify the resident's physician of any significant change in the resident's physical or psychological condition	10/30/24	Yes 11/18/24	
5:27A-9.2(m)	Facility/Nurse shall obtain a new medical Certificate that the resident does not exceed the level of services or personal care needs which exceed the level of care provided by RHCF	10/30/24	yes 11/8/24	
5:27A-1.3	RHCF does not permit for residents to be younger than 18 years old • Baby will not be allowed to Reside at RHCF.	10/30/24	yes 11/18/24 • Resident moved on 11/17/24	

11/18/24

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EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
527A-9.1	A registered nurse shall be designated in writing as the Director of health maintenance and monitoring services and shall be responsible for the direction, provision and quality of health maintenance and monitoring services. Nurse is responsible for 1. written policies and procedures - Assessing the health service needs of all residents in the facility - Monitoring the conditions of the residents on a continuing basis - Notification of significant changes to a resident - Assessing residents need for referral to a physician - serving as a resource person and health educator to residents - monitoring medication as needed	10/31/24	yes 11/18/24 • Nurse, APN helped with ensuring resident moved out with family. • Resident moved on 11/17/24	• Inspector followed up thraughout month.

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POSTED

ALL ABATED

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PAGE 1 OF 4
Control No. 0705-1014
No. of Stories 3 Units
Lic. Capacity 55 No. of Res. 39
Class RHCF
Date 7-10-24

BRBHS-1
1/18

NOTICE OF LICENSURE VIOLATION AND ORDERS TO CORRECT DEFICIENCIES

Owner's Name, Address, Zip, County	Property Address
Tetany Manor Realty	89-91 North Munn Ave
	East Orange NJ
Owner's Phone Number	Property Phone Number
Administrator	

TYPE OF EVALUATION

SOCIAL	☐	ADDENDUM	☒
PHYSICAL	☒	CYCLICAL	☐

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Commissioner

By *Bernard A. Raywood, Chief*
Bureau of Rooming and Boarding House Standards

Served By

Printed Name of Person Served

7/10/24
Time Served

Bureau Representative

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EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

NJAC 527A 0705-1014 89-91 North Munn Ave

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
.3(a)6	Shall provide all sleep quarters with new clean sheets, pillows, Pillowcases, blankets and Tear proof mattress Covers.	9/10/24	Yes	
	Room 2			
5.3(a)4	Shall provide Ceiling light and install	9/10/24	Yes	
	Room 10			
5.3(a)4	Shall properly install fan So it Doesn't hit Pipe when on.	9/10/24	Yes AMA 9/18 AMA	

WHITE ~ Owner Copy YELLOW ~ Evaulator PINK ~ Office

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EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

NJAC 5:27A 0705-1014 89-91 North Munn A

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
5:10-18.2	Room 14 3rd floor shall properly number rooms 2 Room 14's 1 on second Floor 1 on third floor	9/10/24	Yes	
15:10-18.2	Unmarked Room next to room 18 3rd floor shall provide proper numbering of all rooms	9/10/24	Yes	
15:10-18.2	Unmarked Room Next to bathroom. shall provide proper numbering of all rooms	9/10/24	Yes	
	Exterior			Abated
15.7(a)	Shall remove Air Conditioner from 2nd Floor (Dripping fluid onto stairs causing a Slipping Hazard.	9/10/24	Yes	9/18 by

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EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

NJAC 527A. 0705-1014 89-91 North Mum

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
15.1(b)	Shall Immediatly Employ Services of licensed Pest Control Applicator to treat for bed bugs and Provide proof to bureau	7/16/24	Yes	
			9/18	

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PAGE 1 OF 4
Control No. 0705-1014
No. of Stories 3 Units
Lic. Capacity 51 No. of Res. 41
Class RHCF
DATE: 5/1/24

BRBHS-1
1/18

NOTICE OF LICENSURE VIOLATION AND ORDERS TO CORRECT DEFICIENCIES

Owner's Name, Address, Zip, County	Property Address
Tiffany Manor Realty LLC	89-91 N. Munn Avenue East Orange, NJ
Owner's Phone Number	Property Phone Number
Administrator	

TYPE OF EVALUATION

SOCIAL	☑	ADDENDUM	☐
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Commissioner

By *Bernard A. Raywood, Chief*
Bureau of Rooming and Boarding House Standards

x
Received By

Printed Name of Person Served

5/1/24
Date

Time Served

Felipe Tadeo
Bureau Representative

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0705-1014
Tiffany Manor

[ ] NJAC 5:27
[ ] NJAC 5:27A

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
	License to Own & Operate expires: 11/30/24			
	Fire Certificate issued by the East Orange Fire Prevention Bureau expires: 4/29/2025			
	Sanitary inspection current ✓			
	Pest control ✓			
	Pharmacist Consultant ✓			
	Disclosure of Licensee identity ✓			
	Pharmacist contract ✓			
	Pharmacy License ✓			
	Nurse contract			
	Nurse License ✓			
	Work schedule ✓			
	Resident rights ✓			
	House Rules ✓			
	Alternate Administrator ✓			
	Emergency Evacuation plan ✓			
	Program ✓			
	PNA ✓			
	Staff Development ✓			
	Fire Drills ✓			

Satisfactory compliance

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0705-1014
Tiffany Manor

[ ] NJAC 5:27
[ ] NJAC 5:27A

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
5:27A-15.3(b)1	An Electrician Licensed in accordance with N.J.A.C. shall annually inspect and provide a written statement that the electrical circuits and wiring in the facility are satisfactory and in safe condition	7/8/24		
5:27A-15.1(c)	Written objectives, policies, a procedure manual, and an organizational plan for housekeeping, sanitation, safety, laundry and maintenance services shall be developed and implemented. • Please ensure housekeeping is provided for rooms 14 and 15.	7/8/24		
5:27A-5.2(i)	Each resident shall have an annual physical upon completion of physical a medical certification shall be generated • Annual physical and medical cert shall be attached.	7/8/24		

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[ ] NJAC 5:27
[ ] NJAC 5:27A

EVALUATION REPORT AND ORDERS OF THE COMMISSIONER

Administrative Code Reference		Compliance Date	Reinspection Date	Compliance Date
5:27A-9.2(f)	Nurse's notes must be kept current and shall reflect current health status of each resident.	7/8/24		
5:27A-4.11	The facility shall maintain an annual chronological listing of residents admitted and discharged, including the destination of residents who are discharged.	7/8/24		
5:27A-4.11(e)	Facility shall ensure all residents have a signed Advance Directive which indicates residents instructions for healthcare in the event of future decision making incapacity. Please have resident sign if they decline.	7/8/24		
5:27A-13.1	Facility to ensure all emergency agreements are up to date and signed.	7/8/24		

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