

FACILITY EVALUATION REPORT

Facility Number: 197604444
Report Date: 09/04/2025
Date Signed: 09/04/2025 12:26:42 PM

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STATE OF CALIFORNIA - HEALTH AND HUMAN SERVICES AGENCY		CALIFORNIA DEPARTMENT OF SOCIAL SERVICES COMMUNITY CARE LICENSING DIVISION WOODLAND HILLS S.RO, 21731 VENTURA BLVD., STE. 250 WOODLAND HILLS, CA 91364	
FACILITY EVALUATION REPORT			
FACILITY NAME: RAYA'S PARADISE, INC.		FACILITY NUMBER:	197604444
ADMINISTRATOR/MICHAEL GAMBURD		FACILITY TYPE:	740
DIRECTOR:			
ADDRESS:	1533 N. STANLEY AVE.	TELEPHONE:	(323) 969-0316
CITY:	LOS ANGELES	STATE: CA	ZIP CODE: 90046
CAPACITY: 6		CENSUS: 5	DATE: 09/04/2025
TYPE OF VISIT:	Case Management - Health Checks	UNANNOUNCED TIME VISIT/INSPECTION	10:00 AM
MET WITH:	Brian Rosales, Administrator	BEGAN: TIME VISIT/INSPECTION	12:30 PM
		COMPLETED:	

NARRATIVE	
1	On 09/04/25, at 10:00 am, Licensing Program Analyst, (LPA) Ray Comer, arrived for an unannounced
2	case management visit to conduct a facility health and safety observation. LPA met with the
3	Administrator, and reason for the visit was discussed. During the visit, LPA received the following
4	documentation:
5	
6	1. LIC 500 (Personal Roster)
7	
8	2. Resident Roster
9	
10	3. Resident POA /Conservator contact Information
11	
12	4. Resident Admission Agreements (which include rent payment source information)
13	
14	Physical plant inspection: Facility is licensed as a single-story residence, six (6) non-Ambulatory, of
15	which, three (3) may be bedridden. Hospice waiver for six (6). Facility has six (6) private resident
16	bedrooms, and four (4) bathrooms. Three (3) residents are receiving hospice services at this time.
17	
18	
19	
20	
21	During this visit, LPA conducted a tour of the facility, and completed interviews with staff and residents.
22	LPA also observed the facility's medication cart, and conducted an audit of resident medications, and
23	associated records; Facility uses "Yardi EHR" software system.
24	
25	No health and safety issues observed. Exit interview conducted and a copy of this report was given to the Administrator.

NAME OF LICENSING PROGRAM MANAGER: Nichelle Gillyard

NAME OF LICENSING PROGRAM ANALYST: Raymond Comer

LICENSING PROGRAM ANALYST SIGNATURE:



DATE: 09/04/2025

I acknowledge receipt of this form and understand my licensing appeal rights as explained and received.

FACILITY REPRESENTATIVE SIGNATURE:



DATE: 09/04/2025

This report must be available at Child Care and Group Home facilities for public review for 3 years.

LIC809 (FAS) - (06/04)
California Health & Human Services Agency

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California Department of Social Services

FACILITY EVALUATION REPORT California law requires a public report of each licensing visit/inspection. This report is a record for the facility and the licensing agency. This report is available for public review; therefore, care is taken not to disclose personal or confidential information. Inquiries concerning the location, maintenance, and contents of these reports may be directed to the Licensing Program Analyst or Regional Office whose address and telephone number are listed on the front of this form.

DEFICIENCIES A deficiency is an instance of noncompliance with licensing requirements, including applicable statutes, regulations, interim licensing standards, operating standards, and written directives. Applicants/ licensees must be notified in writing of all licensing deficiencies. Deficiencies are listed on the left side of this form, and the applicable licensing requirement upon which the deficiency is identified. There are two types of deficiencies:

- Type A deficiencies are violations of licensing requirements that, if not corrected, have a direct and immediate risk to the health, safety, or personal rights of persons in care.
- Type B deficiencies are violations of licensing requirements that, without correction, could become a risk to the health, safety, or personal rights of persons in care, a recordkeeping violation that could impact the care of said persons and/or protection of their resources, or a violation that could impact those services required to meet the needs of persons in care.

PLANS OF CORRECTION (POCs) The licensing agency is required to establish a reasonable length of time to correct a deficiency. In order to set the time, the licensing agency must take into consideration the seriousness of the violation, the number of persons in care involved, and the availability of equipment and personnel necessary to correct the violation. Applicants/licensees are requested to provide a specific plan for each violation on the right side of the form across from each deficiency. The more specific the plan, the less chance exists for any misunderstanding in setting time limits and reviewing corrections. The applicant/licensee who encounters problems beyond their control in completing the corrections within the specified time frame may request and may be granted an extension of the correction due date by the licensing agency.

CORRECTION NOTIFICATION The applicant/licensee is responsible for completing all corrections and promptly notifying the licensing agency of corrections. Applicants/licensees are advised to keep a dated copy of any correspondence sent to the licensing agency concerning corrections, or if corrections are telephoned to the licensing agency, the date, person contacted, and information given.

CIVIL PENALTIES The licensing agency is required by law to issue a Penalty Notice, when applicable, to all facilities holding a license issued by the licensing agency, or subject to licensure, except Certified Family Homes, Resource Families, and Foster Family Homes, or any governmental entity.

PENALTY NOTICE GIVEN The statement concerning civil penalties serves as a penalty notice on this Licensing Report and failure to correct cited licensing deficiencies will result in civil penalties. Applicants/ licensees are required to pay civil penalties when administrative appeals have been exhausted and in accordance with any payment arrangements made with the licensing agency.

APPEAL RIGHTS The applicant/licensee has a right without prejudice to discuss any disagreement in this report with the licensing agency concerning the proper application of licensing requirements. The applicant/ licensee may request a formal review by the licensing agency to amend or dismiss the notice of deficiency

and/ or civil penalty. Requests for review shall be made in writing within 15 business days of receipt of a deficiency notification or civil penalty assessment. Licensing deficiencies may be appealed pursuant to the procedures in the LIC 9058 Applicant/Licensee Rights.

AGENCY REVIEW The licensing agency review of an appeal may be conducted based upon information provided in writing by the applicant/licensee. The applicant/licensee may request an office meeting to provide additional information. The applicant/licensee will be notified in writing of the results of the agency review within 60 business days of the date when all necessary information has been provided to the licensing agency.

EMAIL REQUIREMENT Adult Community Care Facilities, Residential Care Facilities for the Chronically Ill, and Residential Care Facilities for the Elderly are required to provide and maintain an active email address of record with the licensing agency.