

Department of

# SOCIAL SERVICES

Community Care Licensing

## FACILITY EVALUATION REPORT

Facility Number: 336426549

Report Date: 09/11/2025

Date Signed: 09/11/2025 12:31:00 PM

Document Has Been Signed on 09/11/2025 12:31 PM - It Cannot Be Edited

STATE OF CALIFORNIA - HEALTH AND HUMAN SERVICES AGENCY	CALIFORNIA DEPARTMENT OF SOCIAL SERVICES COMMUNITY CARE LICENSING DIVISION CCLD Regional Office, 1650 SPRUCE ST STE 200 MS29-27 RIVERSIDE, CA 92507
<b>FACILITY EVALUATION REPORT</b>	

FACILITY NAME: AQUA BELLA RESIDENTIAL CARE	FACILITY NUMBER: 336426549
ADMINISTRATOR/MUSARRAT KHAN	FACILITY TYPE: 740
DIRECTOR:	
ADDRESS: 14736 WILLOW GROVE PLACE	TELEPHONE: (951) 208-1825
CITY: MORENO VALLEY	STATE: CA
CAPACITY: 6	ZIP CODE: 92555
TYPE OF VISIT: Required - 1 Year	CENSUS: 6
	DATE: 09/11/2025
	UNANNOUNCED TIME VISIT/INSPECTION BEGAN: 08:18 AM
MET WITH: LICENSEE, MUSARRAT KHAN	TIME VISIT/INSPECTION COMPLETED: 12:38 PM

NARRATIVE	
1	On September 11, 2025, Licensing Program Analyst (LPA), Venus Mixson arrived at the facility
2	unannounced to conduct the <b>Annual Inspection</b> and met with the Licensee, Musarrat Khan. The facility
3	file review was conducted at the Regional Office and additional records were requested and reviewed
4	on site. The facility is licensed for six Elderly Adults and is currently operating at 100% capacity six
5	Elderly Adults (740).
6	
7	LPA Mixson toured the facility along with the Licensee, Musarrat Khan and made observations
8	pertaining to the annual inspection. LPA inspected the facility inside and outside there were no
9	obstructions or debris to the indoor or outdoor passageways at the time of this visit. Additionally, there
10	were no bodies of water on the premises. LPA discussed and reviewed sections included in the Care
11	Tool, following is a summary. The facility consists of five resident bedrooms, two and one half
12	bathrooms, one staff room, a kitchen and dining areas, a living room area, a garage, and a yard and
13	patio with sufficient seating and space for activities.
14	
15	According to Licensee, there no weapons are stored in the home. The facility is being maintained at a
16	comfortable temperature. The outdoor and indoor passageways are kept free of obstruction and are free
17	of debris and other trash at the time of this visit. There are grab bars for each toilet, bathtub and shower
18	used by residents. Resident showers have non-skid mats or strips present. The carbon monoxide and
19	smoke detectors were tested and were observed to be in operating condition. The home was kept clean,
20	organized and free of any odors.
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22	
23	
24	
25	

NAME OF LICENSING PROGRAM MANAGER: Jazmond D Harris

**NAME OF LICENSING PROGRAM ANALYST:** Venus Mixson

**LICENSING PROGRAM ANALYST SIGNATURE:**



**DATE:** 09/11/2025

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

**FACILITY REPRESENTATIVE SIGNATURE:**



**DATE:** 09/11/2025

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

**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.

<b>STATE OF CALIFORNIA - HEALTH AND HUMAN SERVICES AGENCY</b>  <b>FACILITY EVALUATION REPORT (Cont)</b>	<b>CALIFORNIA DEPARTMENT OF SOCIAL SERVICES</b> <b>COMMUNITY CARE LICENSING DIVISION</b> CCLD Regional Office, 1650 SPRUCE ST STE 200 MS29-27 RIVERSIDE, CA 92507
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**FACILITY NAME:** AQUA BELLA RESIDENTIAL CARE

**FACILITY NUMBER:** 336426549

**VISIT DATE:** 09/11/2025

<b>NARRATIVE</b>	
1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32	<p><b>Physical Plant:</b> The facility phone number is (951)208-1825 and it is operable. LPA Mixson observed the residents' bedrooms, and each was equipped with required furniture as per Title 22. LPA Mixson inspected facility bathrooms, and the hot water temperature tested within regulations. The bathrooms were clean, and appliances were operating appropriately currently at the time of this visit. The facility is equipped with operating smoke detectors, carbon monoxide alarms, and fire extinguishers. LPA Mixson observed required postings such as "If you See Something, Say Something," the "Personal Rights, and the Ombudsman's information." The cleaning supplies and sharp items were locked and inaccessible to the residents in care presently. There was a designated storage space for the residents and staff files, and it was locked and inaccessible to residents in care currently at the time of this visit.</p> <p><b>Medications:</b> Were locked and inaccessible to residents in care, and there was a sufficient supply of medication for each resident. The overall facility is clean, the furniture is in good condition. The facility cooling system and other appliances were operable currently at the time of this visit. The Administrator, Musarrat Khan informed LPA there are safety lights for night throughout the facility.</p> <p><b>Food Service:</b> Non-perishable and perishable food supply is sufficient per regulations, and there are a variety of food types available for residents. Dishes and utensils were in sufficient supply and stored properly, and sharp items are locked. Food shopping is done twice a week and as needed.</p> <p><b>Care &amp; Supervision/Administration:</b> Adequate staff are present for the supervision of resident in care. Floor plans, telephone numbers and personal rights were found posted in the facility. The listed Administrator, Musarrat Khan has a current administrator's certificate with an expiration date of 07/26/2027.</p> <p><b>Records Reviewed and Resident/Staff Files:</b> LPA reviewed staff files and reviewed the facility's staff schedule. The staff files reviewed have criminal clearance and updated training along with First Aid Certification. Resident files reviewed had required paperwork.</p> <p><b>Disaster preparedness:</b> LPA Mixson reviewed the facility's emergency and disaster plan as well as disaster training binder. LPA observed the last fire drill met the department standards, 06/03/2025, and was conducted at the facility.</p>

**Infection Control:** LPA Mixson observed the hand washing stations in the facility restrooms. LPA observed PPE equipment and cleaning supplies to do regular cleaning of the facility. LPA reviewed the facility's infection control plan and found all required infection control measures.

Annual sections covered were within Regulations per Title 22, Division 6 of the California Code of Regulations at the time of visit.

An **exit interview** was conducted. A copy of this report was discussed and given to Administrator, Musarrat Khan.

**NAME OF LICENSING PROGRAM MANAGER:** Jazmond D Harris

**NAME OF LICENSING PROGRAM ANALYST:** Venus Mixson

**LICENSING PROGRAM ANALYST SIGNATURE:**

**DATE:** 09/11/2025

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

**FACILITY REPRESENTATIVE SIGNATURE:**

**DATE:** 09/11/2025