

State of South Carolina



Office of the State Auditor

1401 MAIN STREET, SUITE 1200
COLUMBIA, S.C. 29201

RICHARD H. GILBERT, JR., CPA
DEPUTY STATE AUDITOR

(803) 253-4160
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October 30, 2013

Ms. Autumn Grove, Senior Reimbursement Manager
Fundamental Administrative Services
920 Ridgebrook Road
Sparks, Maryland 21152

Re: AC# 3-MIN-J0 – THI of South Carolina at Magnolia Manor - Inman, LLC d/b/a
Magnolia Manor - Inman

Dear Ms. Grove:

The accompanying report has been prepared by our office based on your Medicaid Financial and Statistical Report submitted to the Department of Health and Human Services for the cost report period October 1, 2009 through September 30, 2010. That report was used to set the rate covering the contract period beginning November 1, 2011.

We are recommending that the Department of Health and Human Services certify an accounts receivable to recover amounts due as a result of the rate change shown on Exhibit A. You will be notified of repayment terms by that Agency.

Yours very truly,

A handwritten signature in black ink, appearing to read "Richard H. Gilbert, Jr.", written in a cursive style.

Richard H. Gilbert, Jr., CPA
Deputy State Auditor

RHGjr/cwc

cc: Ms. Brenda L. Hyleman
Mr. Jeff Saxon
Ms. Kathleen C. Snider
Ms. Nicole Mitchell Threat
Ms. Melissa Simmons

**THI OF SOUTH CAROLINA AT MAGNOLIA MANOR - INMAN, LLC D/B/A
MAGNOLIA MANOR - INMAN
INMAN, SOUTH CAROLINA**

**CONTRACT PERIOD
BEGINNING NOVEMBER 1, 2011
AC# 3-MIN-J0**

AGREED-UPON PROCEDURES REPORT

ON CONTRACT

FOR

PURCHASE OF NURSING CARE SERVICES

WITH

STATE OF SOUTH CAROLINA

DEPARTMENT OF HEALTH AND HUMAN SERVICES

CONTENTS

	<u>EXHIBIT OR SCHEDULE</u>	<u>PAGE</u>
INDEPENDENT ACCOUNTANT'S REPORT ON APPLYING AGREED-UPON PROCEDURES		1
COMPUTATION OF RATE CHANGE FOR THE CONTRACT PERIOD BEGINNING NOVEMBER 1, 2011	A	3
COMPUTATION OF ADJUSTED REIMBURSEMENT RATE FOR THE CONTRACT PERIOD NOVEMBER 1, 2011 THROUGH SEPTEMBER 30, 2012	B	4
SUMMARY OF COSTS AND TOTAL PATIENT DAYS FOR THE COST REPORT PERIOD ENDED SEPTEMBER 30, 2010	C	5
ADJUSTMENT REPORT	1	7
COST OF CAPITAL REIMBURSEMENT ANALYSIS	2	9

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INDEPENDENT ACCOUNTANT'S REPORT ON APPLYING AGREED-UPON PROCEDURES

July 24, 2013

Department of Health and Human Services
State of South Carolina
Columbia, South Carolina

We have performed the procedures enumerated below, which were agreed to by the South Carolina Department of Health and Human Services, solely to compute the rate change and related adjusted reimbursement rate to be used by the Department in determining the reimbursement settlement with THI of South Carolina at Magnolia Manor - Inman, LLC d/b/a Magnolia Manor - Inman, for the contract period beginning November 1, 2011, and for the twelve month cost report period ended September 30, 2010, as set forth in the accompanying schedules. The management of THI of South Carolina at Magnolia Manor - Inman, LLC d/b/a Magnolia Manor - Inman is responsible for the Financial and Statistical Report for Nursing Homes and supporting accounting and statistical records. This agreed-upon procedures engagement was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. The sufficiency of the procedures is solely the responsibility of the South Carolina Department of Health and Human Services. Consequently, we make no representation regarding the sufficiency of the procedures described below either for the purpose for which this report has been requested or for any other purpose.

The procedures and the associated findings are as follows:

1. We selected costs or areas based on our analytical procedures applied to the reimbursable Medicaid program costs as shown on the Financial and Statistical Report for Nursing Homes, as filed by THI of South Carolina at Magnolia Manor - Inman, LLC d/b/a Magnolia Manor - Inman, to determine if these costs were allowable as defined by the State Plan for Medicaid reimbursement purposes and supported by accounting and statistical records maintained by the Provider. Our findings as a result of these procedures are presented in the Summary of Costs and Total Patient Days, Adjustment Report, and Cost of Capital Reimbursement Analysis sections of this report.
2. We recomputed the Computation of Reimbursement Rate using the adjusted costs and calculated the rate change in accordance with the provisions of the contract between the South Carolina Department of Health and Human Services and THI of South Carolina at Magnolia Manor - Inman, LLC d/b/a Magnolia Manor - Inman dated as of October 1, 2011, as amended. Our findings as a result of these procedures are presented in the Computation of Rate Change and Computation of Adjusted Reimbursement Rate sections of this report.

Department of Health and Human Services
State of South Carolina
July 24, 2013

We were not engaged to and did not conduct an examination, the objective of which would be the expression of an opinion on the financial statements or a part thereof. Accordingly, we do not express such an opinion. Had we performed additional procedures, other matters might have come to our attention that would have been reported to you.

This report is intended solely for the information and use of the South Carolina Department of Health and Human Services and is not intended to be and should not be used by anyone other than the specified party.

A handwritten signature in black ink, appearing to read "Richard H. Gilbert, Jr.", written in a cursive style.

Richard H. Gilbert, Jr., CPA
Deputy State Auditor

MAGNOLIA MANOR - INMAN
Computation of Rate Change
For the Contract Period
Beginning November 1, 2011
AC# 3-MIN-J0

	<u>11/01/11-</u> <u>09/30/12</u>
Interim Reimbursement Rate (1)	\$138.89
Adjusted Reimbursement Rate	<u>137.74</u>
Decrease in Reimbursement Rate	\$ <u><u>1.15</u></u>

- (1) Interim reimbursement rate from the South Carolina Medicaid Management Information System (MMIS) Provider Rate Listing dated April 10, 2012.

MAGNOLIA MANOR - INMAN
 Computation of Adjusted Reimbursement Rate
 For the Contract Period November 1, 2011 Through September 30, 2012
 AC# 3-MIN-J0

	<u>Incentives</u>	<u>Allowable Cost</u>	<u>Cost Standard</u>	<u>Computed Rate</u>
<u>Costs Subject to Standards:</u>				
General Services		\$ 79.38	\$ 88.50	
Dietary		13.56	15.92	
Laundry/Housekeeping/Maintenance		<u>9.41</u>	<u>14.77</u>	
Subtotal	<u>\$8.34</u>	102.35	119.19	\$102.35
Administration & Medical Records	<u>\$1.28</u>	<u>19.34</u>	<u>20.62</u>	<u>19.34</u>
Subtotal		121.69	<u>\$139.81</u>	121.69
<u>Costs Not Subject to Standards:</u>				
Utilities		2.53		2.53
Special Services		.18		.18
Medical Supplies & Oxygen		6.41		6.41
Taxes and Insurance		2.50		2.50
Legal Fees		<u>.29</u>		<u>.29</u>
TOTAL		<u>\$133.60</u>		133.60
Inflation Factor (N/A)				-
Cost of Capital				6.68
Cost of Capital Limitation				-
Profit Incentive (Maximum 3.5% of Allowable Cost)				1.28
Cost Incentive				8.34
Effect of \$1.75 Cap on Cost/Profit Incentives				(7.87)
Budget Neutrality Adjustment (3.02%)				<u>(4.29)</u>
ADJUSTED REIMBURSEMENT RATE				<u>\$137.74</u>

MAGNOLIA MANOR - INMAN
 Summary of Costs and Total Patient Days
 For the Cost Report Period Ended September 30, 2010
 AC# 3-MIN-J0

<u>Expenses</u>	Totals (From Schedule SC 13) as <u>Adjusted by DH&HS</u>	Adjustments		<u>Adjusted Totals</u>
		<u>Debit</u>	<u>Credit</u>	
General Services	\$4,949,028	\$ -	\$ 4,080 (2) 5,176 (4) 85 (4) 6,755 (5)	\$4,932,932
Dietary	843,056	-	270 (4)	842,786
Laundry	211,329	-	-	211,329
Housekeeping	175,964	-	-	175,964
Maintenance	197,294	-	128 (4)	197,166
Administration & Medical Records	1,246,098	2,115 (4) 547 (4)	47,224 (5)	1,201,536
Utilities	157,037	-	-	157,037
Special Services	11,132	76 (5)	-	11,208
Medical Supplies & Oxygen	402,480	28 (4)	3,937 (6)	398,571
Taxes and Insurance	155,175	-	1 (5)	155,174
Legal Fees	18,582	-	368 (5)	18,214
Cost of Capital	422,497	-	4,470 (1) 2,243 (3) 774 (5)	415,010
Subtotal	8,789,672	2,766	75,511	8,716,927

MAGNOLIA MANOR - INMAN
 Summary of Costs and Total Patient Days
 For the Cost Report Period Ended September 30, 2010
 AC# 3-MIN-J0

<u>Expenses</u>	Totals (From Schedule SC 13) as Adjusted by DH&HS	Adjustments		Adjusted Totals
		<u>Debit</u>	<u>Credit</u>	
Ancillary	201,933	679 (6)	-	202,612
Nonallowable	1,439,485	4,470 (1) 4,080 (2) 2,243 (3) 2,969 (4) 55,046 (5) 3,258 (6)	-	1,511,551
CNA Training and Testing	<u>7,967</u>	<u>-</u>	<u>-</u>	<u>7,967</u>
Total Operating Expenses	<u>\$10,439,057</u>	<u>\$75,511</u>	<u>\$75,511</u>	<u>\$10,439,057</u>
Total Patient Days	<u>62,143</u>	<u>-</u>	<u>-</u>	<u>62,143</u>
Total Beds	<u>176</u>			

MAGNOLIA MANOR - INMAN
Adjustment Report
Cost Report Period Ended September 30, 2010
AC# 3-MIN-J0

<u>ADJUSTMENT</u> <u>NUMBER</u>	<u>ACCOUNT TITLE</u>	<u>DEBIT</u>	<u>CREDIT</u>
1	Other Equity	\$58,080	
	Nonallowable	4,470	
	Fixed Assets		\$37,270
	Accumulated Depreciation		20,810
	Cost of Capital		4,470
	To adjust fixed assets and related depreciation		
	HIM-15-1, Section 2304		
	State Plan, Attachment 4.19D		
2	Nonallowable	4,080	
	Restorative		4,080
	To disallow expense due to lack of adequate documentation		
	HIM-15-1, Section 2304		
3	Nonallowable	2,243	
	Cost of Capital		2,243
	To adjust capital return		
	State Plan, Attachment 4.19D		
4	Administration	2,115	
	Medical Records	547	
	Medical Supplies	28	
	Nonallowable	2,969	
	Nursing		5,176
	Restorative		85
	Dietary		270
	Maintenance		128
	To adjust fringe benefits and related allocation		
	HIM-15-1, Section 2304		
	State Plan, Attachment 4.19D		

MAGNOLIA MANOR - INMAN
Adjustment Report
Cost Report Period Ended September 30, 2010
AC# 3-MIN-J0

<u>ADJUSTMENT</u> <u>NUMBER</u>	<u>ACCOUNT TITLE</u>	<u>DEBIT</u>	<u>CREDIT</u>
5	Special Services	76	
	Nonallowable	55,046	
	Nursing		6,755
	Administration		47,224
	Legal		368
	Taxes and Insurance		1
	Cost of Capital		774
	To adjust home office cost allocation HIM-15-1, Section 2304 State Plan, Attachment 4.19D		
6	Ancillary	679	
	Nonallowable	3,258	
	Medical Supplies		3,937
	To remove special (ancillary) services reimbursed by Medicare and reclassify expense to the proper cost center State Plan, Attachment 4.19D DH&HS Expense Crosswalk		
	TOTAL ADJUSTMENTS	<u>\$133,591</u>	<u>\$133,591</u>

Due to the nature of compliance reporting, adjustment descriptions and references contained in the preceding Adjustment Report are provided for general guidance only and are not intended to be all-inclusive.

MAGNOLIA MANOR - INMAN
 Cost of Capital Reimbursement Analysis
 For the Cost Report Period Ended September 30, 2010
 AC# 3-MIN-J0

Original Asset Cost (Per Bed)	\$	15,618
Inflation Adjustment		<u>3,15264</u>
Deemed Asset Value (Per Bed)		49,238
Number of Beds		<u>176</u>
Deemed Asset Value		8,665,888
Improvements Since 1981		1,188,800
Accumulated Depreciation at 9/30/10		<u>(1,802,499)</u>
Deemed Depreciated Value		8,052,189
Market Rate of Return		<u>.0420</u>
Total Annual Return		338,192
Return Applicable to Non-Reimbursable Cost Centers		-
Allocation of Interest to Non-Reimbursable Cost Centers		<u>-</u>
Allowable Annual Return		338,192
Depreciation Expense		77,592
Amortization Expense		-
Capital Related Income Offsets		(774)
Allocation of Capital Expenses to Non-Reimbursable Cost Centers		<u>-</u>
Allowable Cost of Capital Expense		415,010
Total Patient Days (Actual)		<u>62,143</u>
Cost of Capital Per Diem	\$	<u><u>6.68</u></u>

MAGNOLIA MANOR - INMAN
Cost of Capital Reimbursement Analysis
For the Cost Report Period Ended September 30, 2010
AC# 3-MIN-J0

6/30/89 Cost of Capital and Return on Equity Capital Per Diem Reimbursement	\$2.92
Adjustment for Maximum Increase	<u>3.99</u>
Maximum Cost of Capital Per Diem	<u>\$6.91</u>
Reimbursable Cost of Capital Per Diem	\$6.68
Cost of Capital Per Diem	<u>6.68</u>
Cost of Capital Per Diem Limitation	<u>\$ -</u>

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