

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF PUBLIC WELFARE

CERTIFICATE OF COMPLIANCE

This Certificate is hereby granted to PRESBYTERIAN HOMES, INC.
LEGAL ENTITY

To operate STEWARD PLACE
NAME OF FACILITY OR AGENCY

Located at 7 EAST LOCUST STREET, OXFORD, PA 19363
(COMPLETE ADDRESS OF FACILITY OR AGENCY)

ADDRESS OF SATELLITE SITE _____ ADDRESS OF SATELLITE SITE _____

ADDRESS OF SATELLITE SITE _____ ADDRESS OF SATELLITE SITE _____

ADDRESS OF SATELLITE SITE _____ ADDRESS OF SATELLITE SITE _____

To provide Personal Care Homes
TYPE OF SERVICE(S) TO BE PROVIDED

The total number of persons which may be cared for at one time may not exceed 84
(MAXIMUM CAPACITY)
or the maximum capacity permitted by the Certificate of Occupancy, whichever is smaller.

Restrictions: _____

This certificate is granted in accordance with the Public Welfare Code of 1967, P.L. 31, as amended, and Regulations

55 Pa.Code Chapter 2600: Personal Care Homes
(MANUAL NUMBER AND TITLE OF REGULATIONS)

and shall remain in effect from April 20, 2010 until April 20, 2011,
unless sooner revoked for non-compliance with applicable laws and regulations.

No: **100630**

Robert E. Robinson

ISSUING OFFICER

Kevin T. Casey

DEPUTY SECRETARY

NOTE: This certificate is issued for the above site(s) only and is not transferable and should be posted in a conspicuous place in the facility.

PW 628 - 4/02



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF PUBLIC WELFARE
PO BOX 2675
HARRISBURG, PENNSYLVANIA 17105-2675

ADULT RESIDENTIAL LICENSING

APR 23 2010

PHONE: (717) 783-3670
FAX: (717) 783-5662

Mr. Daniel Davis, Regional Director of Operations
Presbyterian Homes, Inc.
One Trinity Drive
East Suite 201
Dillsburg, Pennsylvania 17019

RE: Steward Place
7 East Locust Street
Oxford, Pennsylvania 19363

Dear Mr. Davis:

As a result of the Department of Public Welfare's licensing inspection on January 20, 2010 and January 27, 2010 of the above personal care home, the violations with 55 Pa.Code Ch. 2600 (relating to Personal Care Homes) specified on the enclosed Violation Report were found.

All violations specified on the enclosed Violation Report must be corrected by the dates specified on the Violation Report and continued compliance with 55 Pa.Code Ch. 2600 must be maintained. As soon as each violation is corrected, notify the Department's Regional Office of Adult Residential Licensing so that compliance can be verified.

A regular license is being issued based on the enclosed Violation Report. Your license is enclosed.



Sincerely,


A handwritten signature in cursive script that reads "Kevin T. Casey".

Kevin T. Casey
Deputy Secretary

Enclosures
License
Violation Report

VIOLATION REPORT
PERSONAL CARE HOMES – 55 Pa.Code Chapter 2600



NAME AND ADDRESS OF PERSONAL CARE HOME Steward Place, 7 East Locust Street, Oxford, Pennsylvania 19363		CURRENT LICENSE NUMBER 100630	
INSPECTION DATE(S) (Include all dates of the inspection) January 20 th and 27 th , 2010		REGIONAL REPRESENTATIVE Tom Shopay and Gloria Emick	
SIGNATURE OF LEGAL ENTITY 	DATE 2/23/10	REGIONAL LICENSING APPROVAL OF PLAN OF CORRECTION 	DATE 3/17/10


1 REGULATION 55 Pa.Code § 2600.	2 VIOLATION	3 DATE BY WHICH CORRECTION WILL BE COMPLETED	4 PLAN OF CORRECTION (include a step-by-step plan to correct the specific violation, as well as a plan to assure the violation does not recur)	5 DATE COMPLIANCE VERIFIED BY DPW
<p>22a1 The following admission document shall be completed for each resident - Preadmission screening completed prior to admission on a form specified by the Department.</p> <p>224a A determination shall be made within 30 days prior to admission and documented on the Department's preadmission screening form that the needs of the resident can be met by the services provided by the home.</p>	<p>*It could not be determined if the home conducted a preadmission screening within 30 days prior to admission of resident # 1, admitted 11/23/09, as there was no entry for the date completed. In addition, the home did not address other special care needs and behavioral needs as these areas were blank.</p> <p>*The preadmission screening on file for resident #'s 2 and 3, dated 12/29/09 and 11/12/09 respectively, were incomplete as the areas of other special care needs and behavioral needs were blank.</p>	<p>3/1/10</p> <p>3/1/10</p> <p>on-going</p>	<p>Begin utilizing the updated DPW pre-assessment screening with shaded areas for pre-admission screening date, as well as Special Care Needs and Behavioral needs. (3/1/2010)</p> <p>AL Nurses to be reeducated by the Administrator on the proper completion of DPW pre-assessment screening. (3/1/2010)</p> <p>Administrator to review pre-assessments for completion. (on-going)</p>	<p>4/07/10 </p>

MAR 12 2010


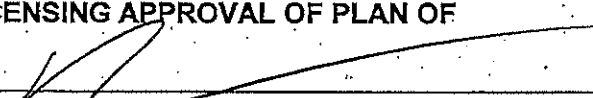
Adult Residential Licensing

VIOLATION REPORT
PERSONAL CARE HOMES – 55 Pa.Code Chapter 2600

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132c A written fire drill record shall include the date, time, the amount of time it took for evacuation, the exit route used, the number of residents in the home at the time of the drill, the number of residents evacuated, the number of staff persons participating, problems encountered and whether the fire alarm or smoke detector was operative.	The home failed to record the amount of time it took for evacuation during the fire drill conducted on 5/12/09 at 10:40pm.	3/1/10 3/1/10 On-going	DPW Fire drill logs to be reviewed by Administrator for areas of concern in relation to DPW regulations. (3/1/2010) Maintenance staff to be reeducated in relation to proper DPW Fire Drill documentation in relation to areas of concern. (3/1/2010) DPW Fire drill logs to be reviewed by administrator after drills in order to approve completion and indicate any further areas of concern. (On-going)	Steps have been taken to correct violation; full compliance is not verifiable 4/07/10  Date Initials (DPW)

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'PERSONAL CARE HOMES – 55 Pa.Code Chapter 2600

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132d Residents shall be able to evacuate the entire building to a public thoroughfare, or to a fire-safe area designated in writing within the past year by a fire safety expert within the period of time specified in writing within the past year by a fire safety expert.	The fire drill conducted on 4/17/09 at 4:50am listed an evacuation time of 7 minutes and 49 seconds. The letter dated 7/1/08 from the fire safety expert specified a maximum permissible evacuation time of 4 minutes and 45 seconds.	10/9/09 on-going on-going	New fire drill letter received from a fire safety expert on 10/9/09 indicating safe evacuation time of 4 minutes and 45 seconds (completed) Staff and residents to be educated during each fire drill that we must evacuate with 4 minutes and 45 seconds with indication that no one can refuse to participate. (on-going) All fire drills to be reviewed by maintenance and staff immediately upon completion of the drill to indicate any areas of concern and any residents who may require further education in relation to proper emergency evacuation. (on-going)	Steps have been taken to correct violation; full compliance is not verifiable <u>4/10/10</u> <u>SE</u> Date Initials (DPW)