



**pennsylvania**  
DEPARTMENT OF PUBLIC WELFARE

**CERTIFIED MAIL – RETURN RECEIPT REQUESTED**  
**MAILING DATE: September 18, 2012**

Ms. Terry O'Connell, Administrator  
Philadelphia Presbytery Homes, Inc  
2000 Joshua Road  
Lafayette Hill, Pennsylvania 19444

RE: Spring Mill Presbyterian Village  
2002 Joshua Road  
Lafayette Hill, Pennsylvania 19444

Dear Ms. O'Connell:

As a result of the Department of Public Welfare's licensing inspection on August 15, 2012 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.

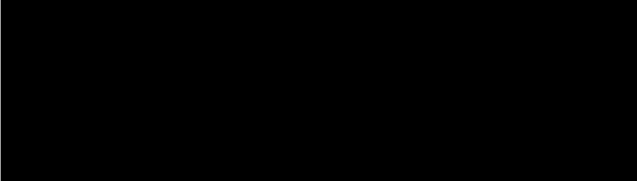
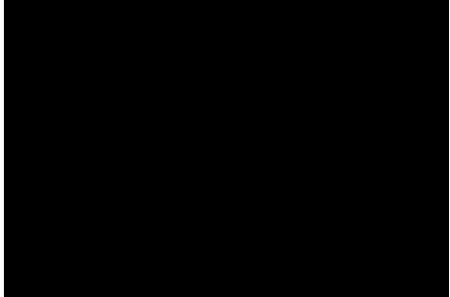
Sincerely,

A handwritten signature in black ink that reads "Roslyn Brewer DR". The signature is written in a cursive style with a large "R" and "B".

Roslyn Brewer  
Regional Licensing Administrator

Enclosure(s)  
Plan of Correction

**VIOLATION REPORT  
PERSONAL CARE HOMES - 55 Pa.Code Chapter 2600**

PCH Name: SPRING MILL PRESBYTERIAN VILLAGE		License Number: 127920
Address: 2002 JOSHUA ROAD, LAFAYETTE HILL, PA 19444		County: Montgomery
Administrator: Terri O'Connell		Region: SOUTHEAST
Legal Entity Name: PHILADELPHIA PRESBYTERY HOMES INC		
Legal Entity Address: 2000 JOSHUA ROAD, LAFAYETTE HILL, PA 19444		
Certificate(s) of Occupancy		
Staffing Hours		
Resident Support:	Total Daily Staff: 89	Waking Staff: 67
Type of Inspection: Partial	BHA Docket Number:	Notice: Unannounced
Reason(s) for Inspection(s) Incident		
On-Site Inspections Dates and Department Representatives On-Site 08/15/2012: Scharpf, Amy; Miller, Chevron		
Off-Site Inspection Dates and Inspectors, if Applicable 08/17/2012: Scharpf, Amy		
Other Details		
Partial or Full Triggers:	Random Indicators:	
Resident Demographic Data as of Inspection Dates		
Licensed Capacity: 107 Number of Residents Served: 60 Secured Dementia Care Unit In Home: Yes Area: Secured Dementia Unit Capacity, if Applicable: 33 	Number of Residents who: 	

Violation Report: 12792 - 08/15/2012 - Scharpf, Amy  
 PCH Name: SPRING MILL PRESBYTERIAN VILLAGE

**1. REGULATION 55 Pa.Code §2600**

2600.42(b) - A resident may not be neglected, intimidated, physically or verbally abused, mistreated, subjected to corporal punishment or disciplined in any way.

**2a. DESCRIPTION OF VIOLATION**

On 8/14/12 at approximately 12:00 pm, Staff Person A grabbed Resident #1's wrists and used excessive force pushing the resident approximately 6 feet backwards into a chair. In addition, Staff Person A was witnessed responding to the resident who called the staff person a "bitch" by calling the resident "bitch".

**3. PLAN OF CORRECTION (POC) (Attach pages as necessary. Remember that you must sign and date any attached pages.)**

*Include steps to correct the violation described above and steps to prevent a similar violation from occurring again. If steps cannot be completed immediately, include dates by which the steps will be completed.*

*See attached*

Repeat Violation: No	Date(s) of Previous Violation(s):			
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Signature of Legal Entity Representative  
 (Required on EVERY Page)

Printed Name and Title of Legal Entity Representative (Required on EVERY Page)	Date
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**DEPARTMENT USE ONLY - HOMES MAY NOT WRITE BELOW THIS LINE!**

The above plan of correction is approved as of 9/5/12  
 (Date)

The above plan of correction was approved by AB  
 (Initials)

Plan of correction implementation status as of 9/5/12  
 (Date)

- Fully Implemented
- Partially Implemented - Adequate Progress
- Partially Implemented - Inadequate Progress
- Not Implemented

Plan of Correction

Spring Mill Presbyterian Village

Date of Visit: 08/15/2012

Violation 2600.42(b):

In response to the violation cited on 08/15/12. The employee in question had been employed at Spring Mill for 4 years. She received multiple trainings on resident rights and abuse over the years. Most recently she completed the training course this year for Resident Rights on 02/18/12 and Preventing Elder Abuse on 02/07/12.

When the incident was reported to the Administrator the employee was immediately suspended and has subsequently been terminated. All procedures were followed to ensure the safety and well being of the resident.

All employees are trained annually on both Resident Rights and Abuse. In addition to the training we have provided an abuse packet containing all of the elements of the Older Adult Protective Services Act. This was implemented June of 2012 and will be included in the annual training plan as well as upon hire. Plus, each employee now has a business card for them to carry which lists the direct phone number to call and instances in which to call to report abuse. These cards were provided to us by Montgomery County Aging and Adult Services.

We will also be having an outside Presby representative come in and do an in-service with the staff on "A Day in the Life of a Resident" to increase sensitivity and awareness.