



**CERTIFIED MAIL – RETURN RECEIPT REQUESTED  
MAILING DATE:**

Mr. Ross Maola, Executive Director  
Paramount Health Resources, LLC  
Paramount Senior Living at South Hills  
100 Knoedler Road  
Pittsburgh, Pennsylvania 15236

RE: Paramount Senior Living at South Hills  
License # 433410

Dear Mr. Maola:

As a result of the Department of Public Welfare's (Department) licensing inspection on November 25, 2013 of the above facility, the violations with 55 Pa.Code Ch. 2600 (relating to Personal Care Homes) specified on the enclosed License Inspection Summary were found.

All violations specified on the enclosed License Inspection Summary must be corrected by the dates specified on the License Inspection Summary 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 Human Services Licensing so that compliance can be verified.

Sincerely,

A handwritten signature in black ink that reads "Susie Pollock".

Susie Pollock  
Acting Regional Licensing Administrator

Enclosure  
Licensing Inspection Summary

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

PCH Name: PARAMOUNT SENIOR LIVING AT SOUTH HILLS		License Number: 43341
Address: 100 KNOEDLER ROAD, PITTSBURGH, PA 15236		County: Allegheny
Administrator: Mr. Ross Maola		Region: WEST
Legal Entity Name: PARAMOUNT HEALTH RESOURCES LLC		<b>RECEIVED</b>
Legal Entity Address: 100 KNOEDLER ROAD, PITTSBURGH, PA 15236		
Certificate(s) of Occupancy		JAN 22 2014
I-1 07/07/2010 Baldwin Borough	I-2 07/07/2010 Baldwin Borough	WEST REGION FIELD OFFICE Human Services Licensing
<b>Staffing Hours</b>		
Resident Support: N/A	Total Daily Staff: 147	Waking Staff: 110
Type of Inspection: Partial	BHA Docket Number: N/A	Notice: Unannounced
<b>Reason(s) for Inspection(s)</b>		
Incident		
<b>On-Site Inspections Dates and Department Representatives On-Site</b>		
11/25/2013: Rosol, Jennifer; Marini, Michael		
<b>Off-Site Inspection Dates and Inspectors, if Applicable</b>		
<b>Other Details</b>		
Partial or Full Triggers:		Random Indicators:
<b>Resident Demographic Data as of Inspection Dates</b>		
Licensed Capacity: 125 Number of Residents Served: 109 Secured Dementia Care Unit in Home: Yes Area: 3rd Floor Secured Dementia Unit Capacity, if Applicable: 25 Number of Residents Served in Secured Dementia Care Unit, if applicable: 21 Number of Current Hospice Residents: 14 Number of Hospice Residents in past year: 20		<b>Number of Residents who:</b> Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 109 Have Mental Illness: 0 Have an Intellectual Disability: 0 Have a Mobility Need: 38 Have a Physical Disability: 0

Violation Report: 43341 - 11/25/2013 - Rosol, Jennifer  
PCH Name: PARAMOUNT SENIOR LIVING AT SOUTH HILLS

JAN 29 2014

WEST REGION FIELD OFFICE  
Human Services Licensing

1. REGULATION 55 Pa.Code §2600

2600.65(g) - Direct care staff persons, ancillary staff persons, substitute personnel and regularly scheduled volunteers shall be trained annually in the following areas:

- (1) Fire safety completed by a fire safety expert or by a staff person trained by a fire safety expert.
- (2) Emergency preparedness procedures and recognition and response to crises and emergency situations.
- (3) Resident rights.
- (4) The Older Adult Protective Services Act (35 P. S. §§ 10225.101-10225.5102).
- (5) Falls and accident prevention.
- (6) New population groups that are being served at the home that were not previously served, if applicable.

2a. DESCRIPTION OF VIOLATION

On 11/23/13, at 9:30 p.m., direct care staff person A responded to a sounding smoke detector in the hallway of 3D, the secured dementia care unit, due to a small fire in resident room #334. Staff person A, was trained on the home's emergency procedure on 12/22/12; however, he/she did not announce the exact location of the fire over the 2-way radio and did not pull the fire alarm as indicated in the home's emergency procedure.

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.

Effective immediately and ongoing:

- 1. In-service regarding responding to fire and smoke detectors held on 11-27-13 and 12-4-13. Handouts given with in-service. Reinforced the importance of the use of 2-way radio and the pulling of the fire alarm in the case of a smoke detector sounding. Evacuation to fire safe areas were reviewed and discussed. Also stressed the emergency response fire department will give the "all clear" when appropriate. See attachment A for handout and sign in sheets.
- 2. In house inspection of all smoke detectors performed 12-5-13. See attachment B.
- 3. Fire safety company performed inspection, testing and maintenance of sprinkler system on 12-4-13. See attachment C.
- 4. New hires will continue to receive orientation regarding fire safety and tour of facility with Maintenance Director to ensure locations of fire extinguishers and pull stations. See attachment D.
- 5. Fire drill performed and recorded 11-27-13. See attachment E for documentation and performance.
- 6. Question #13 added to new hire fire training quiz. See attachment F.
- 7. A fire safety inspection is scheduled for January 20, 2014. See attachment G.
- 8. Annual training of fire safety will continue with appropriate documentation.
- 9. The E.D. will initial fire logs after each drill for compliance of evacuation and use of 2-way radios.

Repeat Violation: No

Date(s) of Previous Violation(s):

Signature of Legal Entity Representative  
(Required on EVERY Page)

Ross Maola RN BSN

Printed Name and Title of Legal Entity Representative  
(Required on EVERY Page)

ROSS MAOLA E.D.

Date

1-20-14

DEPARTMENT USE ONLY - HOMES MAY NOT WRITE BELOW THIS LINE!

The above plan of correction is approved as of

1-27-14  
(Date)

Plan of correction implementation status as of

1-27-14  
(Date)

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

The above plan of correction was approved by

SMP  
(Initials)

JAN 29 2014

Violation Report: 43341 - 11/25/2013 - Rosol, Jennifer  
PCH Name: PARAMOUNT SENIOR LIVING AT SOUTH HILLS

WEST REGION FIELD OFFICE  
Human Services Licensing

1. REGULATION 55 Pa.Code §2600

2600.132(h) - Residents shall evacuate to a designated meeting place away from the building or within the fire-safe area during each fire drill.

2a. DESCRIPTION OF VIOLATION

On 11/23/13, at 9:30 p.m., a smoke detector sounded in the hallway of 3D, the secured dementia care unit (SDCU), due to a small fire in resident room #334. At that time there were 41 residents residing on the third floor of the home; 19 on the SDCU and 22 on the personal care side. Residents #1 and #2 were evacuated; however, the remaining 39 residents were not evacuated to a fire safe area or to the parking lot by the dumpster which is the home's designated meeting place away from the building.

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

Printed Name and Title of Legal Entity Representative  
(Required on EVERY Page) *ROSS MAOLA* Date *1-20-14*

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The above plan of correction is approved as of 1-27-14  
(Date)

Plan of correction implementation status as of 1-27-14  
(Date)

The above plan of correction was approved by *AMP*  
(Initials)

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