



**pennsylvania**  
DEPARTMENT OF PUBLIC WELFARE

**CERTIFIED MAIL – RETURN RECEIPT REQUESTED**

**MAILING DATE: MAR 08 2016**

Mr. Michael J. Stein, Authorized Person  
HCRI SUN Tenant, LP  
Attn: Alma Tomlin  
7902 Westpark Drive  
McLean, Virginia 22102

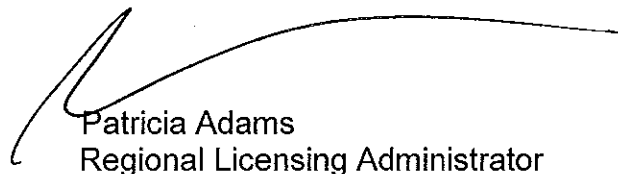
RE: Sunrise Senior Living of Dresher  
1650 Susquehanna Road  
Dresher, Pennsylvania 19025  
Certificate/License # 128410

Dear Mr. Stein:

As a result of the Department of Public Welfare's licensing inspection on August 17, 2015 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.

Sincerely,

A handwritten signature in black ink, appearing to read "Patricia Adams", with a long, sweeping horizontal stroke extending to the right.

Patricia Adams  
Regional Licensing Administrator

Enclosure  
Licensing Inspection Summary

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

PCH Name: SUNRISE SENIOR LIVING OF DRESHER		License Number: 128410
Address: 1850 SUSQUEHANNA ROAD, DRESHER, PA 19026		County: Montgomery
Administrator: KERRI ZWOLAK		Region: SOUTHEAST
Legal Entity Name: HCRI SUN III TENANT LP		
Legal Entity Address: 7902 WESTPARK DRIVE, MCLEAN, VA 22102		
Certificate(s) of Occupancy N/M  N/M		
<b>Staffing Hours</b>		
Resident Support: 0	Total Daily Staff: 118	Waking Staff: 89
Type of Inspection: Partial	BHA Docket Number:	Notice: Unannounced
Reason(s) for inspection(s) - Incident		
On-Site Inspections Dates and Department Representatives On-Site 08/17/2016: Colon, Lissotte		
Off-Site Inspection Dates and Inspectors, if Applicable		
<b>Other Details</b>		
Partial or Full Triggers:		Random Indicators:
<b>Resident Demographic Data as of Inspection Dates</b>		
Licensed Capacity: 106 Number of Residents Served: 77 Secured Dementia Care Unit in Home: Yes Area: REMINISCENCE Secured Dementia Unit Capacity, if Applicable: 30 Number of Residents Served in Secured Dementia Care Unit, if applicable: 23 Number of Current Hospice Residents: 7 Number of Hospice Residents in past year: 27		Number of Residents who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 75 Have Mental Illness: 1 Have an Intellectual Disability: 1 Have a Mobility Need: 41 Have a Physical Disability: 1

Violation Report: 12841 - 08/17/2015 - Colon, Lisette  
 PCH Name: SUNRISE SENIOR LIVING OF DRESHER

**1. REGULATION 55 Pa.Code §2600**

2600.23(a) - A home shall provide each resident with assistance with activities of daily living as indicated in the resident's assessment and support plan.

**2a. DESCRIPTION OF VIOLATION**

- The assessment and support plan for resident #1, indicates that the resident requires assistance with toileting. Resident #1 also requires frequent supervision when he/she is in the wheelchair, because the resident tends to slide down in the wheelchair. On 7/1/15, the resident did not receive this assistance as required.
- The assessment and support plan for resident #2, indicates that the resident requires total assistance while eating. On 7/29/15, the resident did not receive this assistance as required.

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

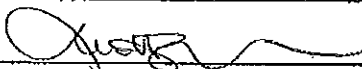
*Include steps to correct the violation described above and steps to prevent a similar violation from occurring again. If steps cannot be completed immediately, include dates by which the steps will be completed.*

\* please see attached.

Repeat Violation: No

Date(s) of Previous Violation(s):

Signature of Legal Entity Representative  
 (Required on EVERY Page)



Printed Name and Title of Legal Entity Representative

(Required on EVERY Page) Kerni Zwolak, Executive Director

Date 11/6/15

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

The above plan of correction is approved as of

11/10/15  
 (Date)

Plan of correction implementation status as of


11/10/15  
 (Date)

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

The above plan of correction was approved by

  
 (Initials)

## Sunrise Senior Living Plan of Correction

Name of Personal Care Home: Sunrise of Dresher  
 Address of PCH: 1650 Susquehanna Road Dresher, PA 19025  
 License number: #128410  
 Inspection date(s): August 17, 2015  
 Name/Title of Legal Entity Representative Signing the Plan of Correction:  
Kerri H. Zwolak, Executive Director  
 Signature of Sunrise Representative:   
 Date of Submission: 11/6/15

Regulation 55 Pa.Code § 2600.	Target Date by Which Correction will be completed	Plan of Correction
23(a)	7/1/15	Upon identifying the need for assistance, staff persons provided Resident #1 with the needed assistance as well as overall supervision in the facility in accordance with the resident's support plan.
	7/29/15	Upon identifying the need for assistance, a staff person provided Resident #2 with assistance for dining in accordance with the resident's support plan.
	8/29/15	The Executive Director conducted a training for all direct care staff regarding the purpose and content of the Resident Assessment and Support Plan (RASP) document. Additionally direct care staff persons were trained on the need to communicate with other direct care staff persons during crossover meetings. These crossover meetings provide opportunity for direct care staff to review any identified changes to the residents' plans of care as documented in the RASPs, as well as verify that assistance has been provided to the residents in accordance with the residents' RASPs.
	11/15/15	The Executive Director to complete training regarding the RASP and crossover meetings as noted above, for the few remaining staff persons who were not able to attend the initial training.
	8/29/15 and Ongoing	The Personal Care Coordinator and Reminiscence Coordinator conduct routine monitoring to ensure crossover meetings are taking place between the direct care staff supervisors at the change of shifts.