



pennsylvania
DEPARTMENT OF HUMAN SERVICES

DEC 10 2015

Ms. Diane K. Wolfgang, Executive Director
Luther Ridge Facility Operations LLC
160 Red Horse Road
Pottsville, Pennsylvania 17901

RE: Luther Ridge at Seiders Hill
License #: 224660

Dear Ms. Wolfgang:

As a result of the Department of Human Services' annual licensing inspections on September 15, 2015 and September 16, 2015, and the corrections you have made after our inspection, we have found the above facility to be in compliance with 55 Pa.Code Ch. 2800 (relating to Assisted Living Residences).

Sincerely,

A handwritten signature in black ink that reads "Matthew Jones".

Matthew J. Jones
Director

15H

LICENSING INSPECTION SUMMARY
Assisted Living Residences - 55 Pa. Code § 2800

Name of Residence: Luther Ridge At Seiders Hill
Address: 160 Red Horse Rd Pottsville, Pennsylvania 17901
License Number: 22468
Type of Inspection: Full
Reason(s) for inspection: Renewal
Notice: Unannounced
On-site Inspection Dates and Department Representatives On-Site: 9/15/2015 and 9/16/2015- Dale Rosenblat, Doug Hoover
Off-site Inspection Dates and Inspectors, if Applicable:

RECEIVED

09 18 2015

CENTRAL REGION FIELD OFFICE
Human Services Licensing

Regulation

§ 2800.100. Exterior conditions.

(a) The exterior of the building and the building grounds or yard must be in good repair and free of hazards.

Violation

The ground floor patio that is located next to the smoking area has an area approximately 5'X5' that has a depth of approximately 3" and is a possible tripping hazard. The 5'X5' area is not level with the cement patio.

Plan of Correction

1. The plant operations staff filled the area with stone to make the surface even with the cement patio. (A photo was taken of the area and is attached.)
2. The Executive Director has re-educated plant operations staff regarding the potential tripping hazards and dangers of uneven pavements and surfaces.
3. The Plant operations staff will conduct weekly rounds to ensure that the grounds are in good repair and free of hazards.

Date of Compliance:

10/9/2015

Printed Name and Title of Legal Entity Representative (Required on all pages)

DIANE WOLFGANG

Signature of Legal Entity Representative (Required on all pages)

Date

10/9/15

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

The above plan of correction is approved as of 10-9-15
(Date)

Plan of correction implementation status as of 2E
(Date)

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

Fully Implemented

Partially Implemented – Adequate Progress

Partially Implemented – Inadequate Progress

Not Implemented

Regulation

§ 2800.121. Unobstructed egress

(a) Stairways, hallways, doorways, passageways and egress routes from living units and from the building must be unlocked and unobstructed.

Violation

The hallway emergency exit doors by Rooms 302 and 332 are blocked by a Velcro mesh banner that stretches across the center of the doors. The word "STOP" is in the center of the banner.

Plan of Correction

1. The banners were removed immediately by the Executive Director in the presence of the surveyors.
2. The banners will not be used at the facility going forward. The Executive Director/designee will educate that the use of stop signs is not permissible on any exit door or egress routes from living units.
3. The Executive Director/designee will monitor exit doors and egress routes from living units to ensure they are not marked with stop signs or obstructed in such a way to prevent exit and from the building.

Date of Compliance:

10/9/2015

Printed Name and Title of Legal Entity Representative (Required on all pages)

DIANE WOLFRANG

Signature of Legal Entity Representative (Required on all pages)



Date

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