



**pennsylvania**  
DEPARTMENT OF HUMAN SERVICES

Sent via email to: [REDACTED]  
MAILING DATE: July 12, 2016

Ms. Jean Bready, Owner  
Evergreen Elder Care Inc.  
1201 Museum Road  
Reading, Pennsylvania 19611

RE: The Villa St. Elizabeth  
License # 205760

Dear Ms. Brady:

As a result of the Department of Human Services' licensing inspection on March 11, 2016 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,

*Anne Graziano*  
Anne Graziano  
Regional Licensing Administrator

Enclosure  
Licensing Inspection Summary



Violation Report: 20576 - 03/11/2016 - Novak, Ryan  
 PCH Name: THE VILLA ST ELIZABETH

**1. REGULATION 55 Pa.Code §2600**

2600.25(c)(13) - The contract shall include written information on the resident's rights and complaint procedures as specified in § 2600.41 (relating to notification of resident rights and complaint procedures).

**2a. DESCRIPTION OF VIOLATION**

Resident Right 2600.42(x) contained within the Resident Home Contract notes "A resident has the right to a system to safeguard a resident's money through the use of the Optional Spending Money Account" offered by the home. This is not verbatim as specified in the PA Code Chapter 2600 Regulations related to Personal Care Home Contract section of the regulations.

**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 THE NEXT PAGE →

Repeat Violation: No

Date(s) of Previous Violation(s):

Signature of Legal Entity Representative  
 (Required on EVERY Page)

*Jean Bready, RN*

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

JEAN BREADY, RN OWNER-ADMIN

Date 6-28-16

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

The above plan of correction is approved as of 7-9-16  
 (Date)

Plan of correction Implementation status as of 7-9-16  
 (Date)

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

The above plan of correction was approved by   
 (Initials)

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03-11-2016 Inspection

1. 2600.25(c)13

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1. Regulation 2600.25(c)13 is important because it ensures the resident contract will include written information on the resident's rights as specified in 2600.41. The facility has always been committed to preserving and protecting the rights of its residents and staff. It is important to note that this violation was only a clerical typing error during the reproduction of the resident contract.
2. A violation of this regulation occurred because the resident contract did not contain the exact words of the resident right due to a clerical error upon reproduction.
3. The cause of this violation was the secretarial typing error during a reproduction of the facility's resident contract.
4. To fix the violation right away, the Administrator immediately had the facility secretary re-type the resident right.
5. To prevent future violation, the template of the resident contract has been PDF'd so no alterations are able to be made without Administrator approval.
6. The Administrator and the Admissions Director will insure the accuracy of all the resident contract content. They will sign-off on any future modifications to the resident contract.

Signature of Legal Entity Representative: Jean Bready

Print Name and Title of Legal Entity Representative: J. BREADY, RN Date: 6-28-16  
OWNER-ADMIN

Anne Magiano 7-9-16