





**pennsylvania**  
DEPARTMENT OF HUMAN SERVICES

July 20, 2016

Ms. Christine Landenberger, CFO  
470 Manor Operating LLC  
490 Manor Avenue  
Downingtown, Pennsylvania 19335

RE: St. Martha Villa for Independent & Retirement Living  
Certificate #: 141080

Dear Ms. Landenberger:

The Department has received your July 18, 2015 renewal application to operate the above Personal Care Home pursuant to Title 55, PA Code, Chapter 2600. A regular license is being issued in response to your application. Your license is enclosed.

Please be advised that, pursuant to 55 Pa.Code § 20.31 (relating to annual inspection), the Department is required to conduct an onsite inspection of the above Personal Care Home at least once every twelve months. The Department will conduct an inspection of St. Martha Villa for Independent & Retirement Living within the next twelve months. If evidence of noncompliance with Title 55, PA Code, Chapter 2600 is found during the inspection, the Department will take appropriate enforcement action.

If you have any questions about the Department's revised process, please contact the Bureau of Human Services Licensing's Provider Support Hotline at 1-866-503-3926 or by electronic mail at [ra-pwarheadquarters@state.pa.us](mailto:ra-pwarheadquarters@state.pa.us).

Sincerely,

A handwritten signature in cursive script that reads "Jay Bausch".

Jay Bausch  
Deputy Secretary

Enclosure  
License