



**pennsylvania**  
DEPARTMENT OF HUMAN SERVICES

**CERTIFICATE OF COMPLIANCE**

This certificate is hereby granted to SUN VALLEY ACRES LLC  
LEGAL ENTITY

To operate SUN VALLEY ACRES  
NAME OF FACILITY OR AGENCY

Located at 108 SCHRADER AVENUE, PO BOX 139, GLEN CAMPBELL, PA 15742  
(COMPLETE ADDRESS OF FACILITY OR AGENCY)

ADDRESS OF SATELLITE SITE \_\_\_\_\_ ADDRESS OF SATELLITE SITE

ADDRESS OF SATELLITE SITE \_\_\_\_\_ ADDRESS OF SATELLITE SITE

ADDRESS OF SATELLITE SITE \_\_\_\_\_ ADDRESS OF SATELLITE SITE

To provide Personal Care Homes  
TYPE OF SERVICES TO BE PROVIDED

The total number of persons which may be cared for at one time may not exceed 30  
or the maximum capacity permitted by the Certificate of Occupancy, whichever is smaller.  
(MAXIMUM CAPACITY)

Restrictions: \_\_\_\_\_

This certificate is granted in accordance with the Human Services Code of 1967, P.L. 31, as amended, and Regulations

55 Pa.Code Chapter 2600: Personal Care Homes  
(MANUAL NUMBER AND TITLE OF REGULATIONS)

and shall remain in effect from January 6, 2017 until July 6, 2017,  
unless sooner revoked for non-compliance with applicable laws and regulations.

No: 447941

Robert E. Robinson  
ISSUING OFFICER

[Signature]  
DIRECTOR

NOTE: This certificate is issued for the above site(s) only and is not transferable and should be posted in a conspicuous place in the facility



**pennsylvania**  
DEPARTMENT OF HUMAN SERVICES

JAN 09 2017

Ms. Evelyn Dennis, Owner/Director  
Sun Valley Acres LLC  
108 Schrader Avenue, P.O. Box 139  
Glen Campbell, Pennsylvania 15742

RE: Sun Valley Acres LLC  
License #: 447941

Dear Ms. Dennis:

As a result of the Department of Human Services' licensing inspection on December 2, 2016 of the above facility, we have found that your facility is in substantial compliance with the regulations, set forth in 55 Pa.Code Ch. 2600 (relating to Personal Care Homes), that can be adequately assessed at this time. The licensing inspector was unable to complete a full inspection because this is a new legal entity operating the home.

During the inspection, violations on the enclosed License Inspection Summary were found. All violations specified on the 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.

Your PROVISIONAL license is enclosed, based on substantial but not complete compliance with 55 Pa.Code Ch. 2600.

Sincerely,

A handwritten signature in black ink that reads "Rowe".

Jacqueline L. Rowe  
Director

Enclosures  
License  
License Inspection Summary

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

PCH Name: Sun Valley Acres LLC		License Number: 44794
Address: 108 Schrader Avenue, Glen Campbell, PA 15742		County: Indiana
Administrator: Linda Miller		Region: WEST
Legal Entity Name: Sun Valley Acres LLC		
Legal Entity Address: 108 Schrader Avenue, Glen Campbell, PA 15742		
<b>Certificate(s) of Occupancy</b> C-2 04/17/1979 Labor & Industry		
<b>Staffing Hours</b>		
Resident Support: N/A	Total Daily Staff: 28	Waking Staff: 21
Type of Inspection: Initial	BHA Docket Number: N/A	Notice: Unannounced
<b>Reason(s) for Inspection(s)</b>		
New		
<b>On-Site Inspections Dates and Department Representatives On-Site</b>		
12/02/2016: Park, Beth; Barone, Barbara		
<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: 30 Number of Residents Served: 27 Secured Dementia Care Unit In Home: No Area: Secured Dementia Unit Capacity, if Applicable: Number of Residents Served in Secured Dementia Care Unit, if applicable: Number of Current Hospice Residents: 4 Number of Hospice Residents in past year: 6	<b>Number of Residents who:</b> Receive Supplemental Security Income: 24 Are 60 Years of Age or Older: 18 Have Mental Illness: 17 Have an Intellectual Disability: 7 Have a Mobility Need: 1 Have a Physical Disability: 1	

Violation Report: 44794 - 12/02/2016 - Park, Beth PCH Name: Sun Valley Acres LLC	WEST REGION FIELD OFFICE Human Services Licensing
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1. REGULATION 55 Pa.Code §2600  
2600.85(a) - Sanitary conditions shall be maintained.

2a. DESCRIPTION OF VIOLATION  
There were 25 cigarette butts in the grass directly outside the kitchen door. This is not the smoking area.

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.

1. Smoking Policy has been changed to include A 2nd Smoking Area with Fire proof RECEPTABLE for butts
2. Resident meeting to Review new policy. And Signed by ALL Residents with NO concerns by Residents,
3. new policy in effect 12.14.16 (Attached)
4. STAFF EDUCATED on new policy  
- Documentation of staff education shall be kept. *pu. 12/23/16*
5. Administrator or owner will monitor Daily for compliance AND Log.
6. cigarette butts were cleaned up immediately.

Repeat Violation: No	Date(s) of Previous Violation(s):		
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Signature of Legal Entity Representative  
(Required on EVERY Page) *Linda Miller Administrator*

Printed Name and Title of Legal Entity Representative (Required on EVERY Page) <i>LINDA Miller</i>	Date <i>12-11-16</i>
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**DEPARTMENT USE ONLY - HOMES MAY NOT WRITE BELOW THIS LINE!**

The above plan of correction is approved as of <u>12/23/16</u> (Date)	Plan of correction implementation status as of <u>12/23/16</u> (Date)
The above plan of correction was approved by <u><i>LM</i></u> (Initials)	<input type="checkbox"/> Fully Implemented <input checked="" type="checkbox"/> Partially Implemented - Adequate Progress <i>pu.</i> <input type="checkbox"/> Partially Implemented - inadequate Progress <input type="checkbox"/> Not Implemented

RECEIVED

DEC 10 2016

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Violation Report: 44794 - 12/02/2016 - Park, Beth  
PCH Name: Sun Valley Acres LLC

WEST REGIONAL FIELD OFFICE  
Human Services Licensing

1. REGULATION 55 Pa.Code §2600

2600.89(b) - Hot water temperature in areas accessible to the resident may not exceed 120°F.

2a. DESCRIPTION OF VIOLATION

The hot water temperature at the sink in bathroom #2 was 123.2 degrees Fahrenheit.

The hot water temperature at the sink in bathroom #6 was 123.6 degrees Fahrenheit.

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.

① water Heater WAS. immediately Turned Down

② water Temperature Rechecked 12-3-16

③ water Temperature checked And Logged weekly with charts on Doors of Bathrooms (ALL Bathrooms)

④ MANAGER [redacted] will Monitor And Record.

Hot water temperatures were checked between 12/3/16 + 12/19/16 and were in compliance. p.u. 12/23/16

Repeat Violation: No      Date(s) of Previous Violation(s):

Signature of Legal Entity Representative  
(Required on EVERY Page) *Linda Miller Administrator*

Printed Name and Title of Legal Entity Representative  
(Required on EVERY Page) *LINDA Miller Administrator*      Date *12-11-16*

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

The above plan of correction is approved as of 12/23/16  
(Date)

Plan of correction implementation status as of 12/23/16  
(Date)

The above plan of correction was approved by [initials]  
(Initials)

- Fully Implemented
- Partially Implemented - Adequate Progress *p.u.*
- Partially Implemented - Inadequate Progress
- Not Implemented