



pennsylvania
DEPARTMENT OF HUMAN SERVICES

JUL 17 2017

Ms. Michelle Hamilton,
Chief of Senior Living Operations
Country Meadows Associates
830 Cherry Drive
Hershey, Pennsylvania 17033

RE: Country Meadows of South Hills I
3560 Washington Pike
Bridgeville, Pennsylvania 15017
License #: 430660

Dear Ms. Hamilton:

As a result of the Department of Human Services' annual licensing inspections on April 3, 2017 and April 4, 2017 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.

In an effort to improve our licensing processes, the Bureau of Human Services Licensing is soliciting feedback about your recent human services licensing inspection experience. To participate in the online provider survey, launch your web browser and go to https://www.surveymonkey.com/r/BHSL_Inspection.

The survey is brief and will only take about 5 minutes to complete. Your participation in the survey is completely voluntary and all of your responses will be kept confidential. The responses will be reviewed as part of an aggregate of provider inspection responses. Thank you in advance for providing feedback.

Sincerely,

A handwritten signature in black ink, appearing to read 'J. Rowe'.

Jacqueline L. Rowe
Director

Enclosure
License Inspection Summary

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

PCH Name: COUNTRY MEADOWS OF SOUTH HILLS I		License Number: 43066
Address: 3560 WASHINGTON PIKE, BRIDGEVILLE, PA 15017		County: Allegheny
Administrator: Suzanne Keddie		Region: WEST
Legal Entity Name: COUNTRY MEADOWS ASSOCIATES		
Legal Entity Address: 830 CHERRY DRIVE, HERSHEY, PA 17033		RECEIVED
Certificate(s) of Occupancy C-2 LP 07/06/1999 Dept of L & I		MAY 09 2017 WEST REGION FIELD OFFICE Human Services Licensing
Staffing Hours		
Resident Support: 0	Total Daily Staff: 130	Working Staff: 98
Type of Inspection: Full	BHA Docket Number:	Notice: Unannounced
Reason(s) for Inspection(s)		
Renewal		
On-Site Inspections Dates and Department Representatives On-Site		
04/03/2017: Garvey, Jody; Sutherland, Brent; Bartlett, Patricia		
04/04/2017: Garvey, Jody; Sutherland, Brent; Bartlett, Patricia		
Off-Site Inspection Dates and Inspectors, if Applicable		
Other Details		
Partial or Full Triggers:	Random Indicators:	
Resident Demographic Data as of Inspection Dates		
Licensed Capacity: 100 Number of Residents Served: 65 Secured Dementia Care Unit in Home: Yes Area: Entire building Secured Dementia Unit Capacity, if Applicable: 100 Number of Residents Served in Secured Dementia Care Unit, if applicable: 65 Number of Current Hospice Residents: 12 Number of Hospice Residents in past year: 31	Number of Residents who: Receive Supplemental Security Income: 0 Are 60 Years of Age or Older: 65 Have Mental Illness: 0 Have an Intellectual Disability: 0 Have a Mobility Need: 65 Have a Physical Disability: 3	

MAY 08 2017

Violation Report: 43066 - 04/03/2017 - Garvey, Jody
PCH Name: COUNTRY MEADOWS OF SOUTH HILLS I

WEST VIRGINIA DEPARTMENT OF
Human Services Licensing

1. REGULATION 55 Pa.Code §2600

2600.121(a) - Stairways, hallways, doorways, passageways and egress routes from rooms and from the building must be unlocked and unobstructed.

2a. DESCRIPTION OF VIOLATION

The home has three exit doors that lead to a fenced courtyard. The courtyard has two egress gates and both were locked by key-locking devices on 4/4/17. The home does not have written approval from the Department of Labor and Industry, Department of Health or local building authority for the key-locking devices.

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.

After speaking with Brent Sutherland -- Human Resource Licensing Supervisor, and obtaining his approval, we will be removing the key locking device on both gates. We will replace them with a key pad and will post the code for the key pads near each gate per regulation. Key pads will be tied into the fire alarm system and will release upon the alarms going off. Key pads will be inspected by our Fire Safety Expert upon installation. Key pads and posting will be monitored monthly by our Director of Maintenance to ensure that the posting is in place and legible and key pads are in full working order. This work will be completed by May 31, 2017.

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 Michelle Hamilton
(Required on EVERY Page) Chief of Senior Living Operations

Date May 5, 2017

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

The above plan of correction is approved as of 5/16/17
(Date)

Plan of correction implementation status as of 5/16/17
(Date)

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

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