



pennsylvania
DEPARTMENT OF HUMAN SERVICES

Sent via e-mail [REDACTED]

Mailing Date: November 27, 2017

Martin D. Allen
Director
Arden Courts Warminster of Hatboro Pa, LLC
333 North Summit Street
Toledo, Ohio 43604

RE: Arden Courts of Warminster
779 West County Line Road
Hatboro, Pennsylvania 19040
License#: 129960

Dear Mr. Allen:

As a result of the Department of Human Services' licensing inspection on October 10, 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.

Sincerely,


A handwritten signature in black ink that reads "Roslyn Brewer" followed by a stylized monogram "BK".

Roslyn Brewer
Regional Licensing Supervisor

Enclosure
Licensing Inspection Summary

**VIOLATION REPORT
PERSONAL CARE HOMES - 55 Pa.Code Chapter 2800**

PCH Name: ARDEN COURTS OF WARMINSTER		License Number: 12096
Address: 779 WEST COUNTY LINE ROAD, HATBORO, PA 19040		County: Montgomery
Administrator: Rene' Dillon		Region: SOUTHEAST
Legal Entity Name: ARDEN COURTS WARMINSTER OF HATBORO PA LLC		
Legal Entity Address: 333 NORTH SUMMIT STREET, TOLEDO, OH 43604		
Certificate(s) of Occupancy n/a n/a		
Staffing Hours		
Resident Support: 43	Total Daily Staff: 115	Working Staff: 80
Type of Inspection: Partial	BHA Docket Number:	Notice: Unannounced
Reason(s) for Inspection(s) Incident		
On-Site Inspections Dates and Department Representatives On-Site 10/10/2017: Parker, Shawn		
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: 60	Number of Residents who:	
Number of Residents Served: 43	Receive Supplemental Security Income: 0	
Secured Dementia Care Unit in Home: Yes	Are 60 Years of Age or Older: 43	
Area: entire building	Have Mental Illness: 0	
Secured Dementia Unit Capacity, if Applicable: 60	Have an Intellectual Disability: 0	
Number of Residents Served in Secured Dementia Care Unit, if applicable: 43	Have a Mobility Need: 20	
Number of Current Hospice Residents: 11	Have a Physical Disability: 0	
Number of Hospice Residents in past year: 11		

 Executive Director 10/30/17
GARY ACHILLES

Violation Report: 12986 - 10/10/2017 - Parker, Shawn
 PCH Name: ARDEN COURTS OF WARMINSTER

1. REGULATION 55 Pa.Code §2800
 2600.42(c) - A resident shall be treated with dignity and respect.

2a. DESCRIPTION OF VIOLATION

On Monday 09-25-17 Staff Member A got into a " tug of war" battle with resident # 1 over a bib the resident didn't want to wear. Resident # 1 received scratches to their face as a result of the incident.

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) The nurse on duty cleansed and applied antibiotic ointment to the scratches on Resident 1 on the date of the incident, September 25, 2017.

2) Staff member A was suspended on September 27, 2017 by the Executive Director due to the allegation of abuse.
 (Attachment -- Note of suspension for administrative file)

3) Staff member A is no longer employed at the community as of October 11, 2017.
 (Attachment--proof of last day worked)

4) Incidents and conditions are reviewed in morning meeting by the Executive Director or designee to ensure follow up and regulatory compliance re. reporting incidents or conditions in a timely manner.
 September 29, 2017 and on-going

5) The staff was in-serviced regarding regulation 42 (c): a resident shall be treated with dignity and respect. Additional education and reinforcement of techniques for delivering quality care and assistance with activities of daily living, as indicated in the resident's assessment and support plan, were explored to insure the resident's dignity and respect be honored at all times.
 October 25, 26, 2017
 (Attachment--In-Service Attendance Record)

Repeat Violation: No

Date(s) of Previous Violation(s):

Signature of Legal Entity Representative
 (Required on EVERY Page)

Gary Achilles

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

GARY ACHILLES EXECUTIVE DIRECTOR

Date

10/30/17

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

The above plan of correction is approved as of

11/17/17
 (Date)

Plan of correction implementation status as of

11/17/17
 (Date)

The above plan of correction was approved by

[Signature]
 (Initials)

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