

Department of Human Services
Bureau of Human Service Licensing

June 4, 2021

██████████ EXECUTIVE DIRECTOR
SENIOR CARE OLM NORTH LLC
2901 HARRISBURG PIKE
LANDISVILLE, PA 17538

RE: OAK LEAF MANOR NORTH
2901 HARRISBURG PIKE
LANDISVILLE, PA, 17538
LICENSE/COC#: 33328

Dear ██████████

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 03/24/2021, 03/29/2021, 03/30/2021 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Sincerely,
Gloria Emick

Enclosure
Licensing Inspection Summary (LIS)

cc: Pennsylvania Bureau of Human Service Licensing

**Department of Human Services
Bureau of Human Service Licensing
LICENSING INSPECTION SUMMARY - PUBLIC**

Facility Information

Name: *OAK LEAF MANOR NORTH* License #: *33328* License Expiration Date: *06/01/2021*
Address: *2901 HARRISBURG PIKE, LANDISVILLE, PA 17538*
County: *LANCASTER* Region: *CENTRAL*

Administrator

Name: [REDACTED] Phone: *7178984663* Email: [REDACTED]

Legal Entity

Name: *SENIOR CARE OLM NORTH LLC*
Address: *2901 HARRISBURG PIKE, LANDISVILLE, PA, 17538*
Phone: *7178984663* Email: [REDACTED]

Certificate(s) of Occupancy

Type: *1-2* Date: *10/20/2015* Issued By: *East Hempfield Township*

Staffing Hours

Resident Support Staff: *0* Total Daily Staff: *131* Waking Staff: *98*

Inspection

Type: *Full* Notice: *Unannounced* BHA Docket #:
Reason: *Renewal, Complaint* Exit Conference Date: *03/30/2021*

Inspection Dates and Department Representative

03/24/2021 - Off-Site: [REDACTED]
03/29/2021 - On-Site: [REDACTED]
03/30/2021 - On-Site: [REDACTED]

Resident Demographic Data as of Inspection Dates

General Information

License Capacity: *135* Residents Served: *91*

Secured Dementia Care Unit

In Home: *Yes* Area: *Friendship Place* Capacity: *40* Residents Served: *33*

Hospice

Current Residents: *4*

Number of Residents Who:

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *91*
Diagnosed with Mental Illness: *1* Diagnosed with Intellectual Disability: *1*
Have Mobility Need: *40* Have Physical Disability: *1*

Inspections / Reviews

03/24/2021 - Full

Lead Inspector: [REDACTED]

Follow-Up Type: *POC Submission*

Follow-Up Date: *04/19/2021*

6/4/2021 - POC Submission

Lead Reviewer: [REDACTED]

Follow-Up Type: *Document Submission*

Follow-Up Date: *06/30/2021*

6/4/2021 - Document Submission

Lead Reviewer: [REDACTED]

Follow-Up Type: *Not Required*

18 - Compliance With Laws

1. Requirements

2600.

- 18. Applicable Health and Safety Laws - A home shall comply with applicable Federal, State and local laws, ordinances and regulations.

Description of Violation

The Care Facility Carbon Monoxide Standards Act requires that an approved carbon monoxide alarm be installed in close proximity of, but not less than 15 feet from, any fossil fuel-burning device or appliance. The home has a gas fireplace in the lobby, however, there was no carbon monoxide alarm nearby.

Plan of Correction

Accept

A carbon monoxide detector was immediately placed by the fire place while inspector was onsite. A checklist was implemented so that the maintenance [redacted] can check for placement of all cd detectors and functionality of detectors. This is effective 3/30/21 and will be ongoing.

Completion Date: 03/30/2021

Document Submission

Implemented

All steps have been completed.

25b - Contract Signatures

1. Requirements

2600.

- 25.b. The contract shall be signed by the administrator or a designee, the resident and the payer, if different from the resident, and cosigned by the resident's designated person if any, if the resident agrees.

Description of Violation

The resident-home contract for Resident 1, admitted [redacted], was not signed by the payer.

Plan of Correction

Accept

The said resident moved into facility to the memory care unit. When [redacted] moved in, [redacted] signed all paperwork at that time. [redacted] passed away last year and the resident was given a guardian. [redacted] They had not signed the contract because the residents [redacted] had already. The contract and all paperwork is now signed by [redacted]

The administrator will complete an audit all resident records to ensure that each resident has a current signed contract in place over the next 3 months.

Completion Date: 04/02/2021

Document Submission

Implemented

All steps have been completed.

162d - Past Menus

1. Requirements

2600.

- 162.d. Past menus of meals that were served, including changes, shall be kept for at least 1 month.

Description of Violation

The home keeps past menus for less than 1 month. The oldest menu the home has on record is dated March 14 - 20.

162d - Past Menus (continued)

Plan of Correction

Accept

The Director of Dietary will keep menus for 2 months at a time. They will be in a binder in [redacted] office.

This is effective immediately and will be ongoing. The next 2 months of past menus will be collected 5/31/21.

Completion Date: 05/31/2021

Document Submission

Implemented

All steps have been completed.

171c - Home's Vehicle Documents

1. Requirements

2600.

171.c. The home shall maintain current copies of the following documentation for each of the home's vehicles used to transport residents:

- 4. Current inspection.

Description of Violation

The inspection for the Ford wheelchair bus expired May 2020.

Plan of Correction

Accept

The wheelchair bus was inspected on 4/2/21. A checklist was implemented for the maintenance [redacted] to use and complete a monthly inspection of all vehicles. This is effective immediately and will be ongoing. Checklist created- 3/30/21.

Completion Date: 04/02/2021

Document Submission

Implemented

All steps have been completed.