

Department of Human Services  
Bureau of Human Service Licensing

March 3, 2022

[REDACTED]

BRODHEAD SENIOR LIVING LLC  
115 APPLE BLOSSOM WAY  
MOON TOWNSHIP, PA, 15108

RE: APPLE BLOSSOM SENIOR LIVING  
115 APPLE BLOSSOM WAY  
MOON TOWNSHIP, PA, 15108  
LICENSE/COC#: 45073

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing review on 01/14/2022 of the above facility, we have determined that your submitted plan of correction is fully implemented. Continued compliance must be maintained.

Sincerely,  
Larry Mazza

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: *APPLE BLOSSOM SENIOR LIVING* License #: *45073* License Expiration: *11/19/2022*  
Address: *115 APPLE BLOSSOM WAY, MOON TOWNSHIP, PA 15108*  
County: *ALLEGHENY* Region: *WESTERN*

**Administrator**

Name: [REDACTED] Phone: *4125396446* Email: [REDACTED]

**Legal Entity**

Name: *BRODHEAD SENIOR LIVING LLC*  
Address: *115 APPLE BLOSSOM WAY, MOON TOWNSHIP, PA, 15108*  
Phone: *4123758400* Email: [REDACTED]

**Certificate(s) of Occupancy**

Type: *I-2* Date: *08/27/2019* Issued By: *Moon Township*

**Staffing Hours**

Resident Support Staff: *0* Total Daily Staff: *62* Waking Staff: *47*

**Inspection Information**

Type: *Partial* Notice: *Unannounced* BHA Docket #:  
Reason: *Complaint* Exit Conference Date: *01/14/2022*

**Inspection Dates and Department Representative**

01/14/2022 - Off-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**

License Capacity: *40* Residents Served: *31*

**Secured Dementia Care Unit**

In Home: *Yes* Area: *entire home* Capacity: *40* Residents Served: *31*

**Hospice**

Current Residents: *3*

**Number of Residents Who:**

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *31*  
Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*  
Have Mobility Need: *31* Have Physical Disability: *0*

**Inspections / Reviews**

**01/14/2022 - Partial**

Lead Inspector: [REDACTED] Follow-Up Type: *POC Submission* Follow-Up Date: *01/30/2022*

Inspections / Reviews (*continued*)

02/01/2022 - POC Submission

Reviewer: [REDACTED]

Follow-Up Type: *POC Submission*Follow-Up Date: *02/07/2022*

02/08/2022 - POC Submission

Reviewer: [REDACTED]

Follow-Up Type: *POC Submission*Follow-Up Date: *02/10/2022*

02/15/2022 - POC Submission

Reviewer: [REDACTED]

Follow-Up Type: *Document Submission*Follow-Up Date: *03/05/2022*

03/03/2022 - Document Submission

Reviewer: [REDACTED]

Follow-Up Type: *Not Required*

**42k - Resident Record****1. Requirements**

2600.

42.k. A resident and the resident's designated person, and other individuals upon the resident's written approval shall have the right to access, review and request corrections to the resident's record.

**Description of Violation**

*Resident #1's designated person requested access to the resident's record in writing on 5/11/21; however, the home did not grant access to resident #1's record.*

**Plan of Correction****Directed**

*Administrator and/or business office manager will handle record requests. Administrator and/or business office manager will process requests for CURRENT residents within 24 hours.*

*Administrator and/or business office manager will handle record requests for FORMER residents within 48 hours (2 business days).*

*Policy review will be completed by 3/1/2022 to reflect above. (DIRECTED: By 3/5/22: All staff persons involved in maintaining resident records, including the business office manager, shall be educated on the home's updated resident record policies and procedures, which includes resident/designated person access to resident records. Documentation of the education shall be kept. LM 2/15/22*

**Document Submission****Implemented**

*Please see attached documentation*