

Department of Human Services  
Bureau of Human Service Licensing

May 27, 2022

[REDACTED]  
BERWYN REAL ESTATE LP  
[REDACTED]

RE: DAYLESFORD CROSSING  
1450 EAST LANCASTER AVENUE  
PAOLI, PA, 19301  
LICENSE/COC#: 14154

Dear [REDACTED]

As a result of the Pennsylvania Department of Human Services, Bureau of Human Service Licensing licensing inspections on 05/19/2022 of the above facility, no regulatory citations have been identified as a result of this inspection.

Sincerely,  
[REDACTED]

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: *DAYLESFORD CROSSING* License #: *14154* License Expiration: *10/22/2022*  
Address: *1450 EAST LANCASTER AVENUE, PAOLI, PA 19301*  
County: *CHESTER* Region: *SOUTHEAST*

**Administrator**

Name: [REDACTED] Phone: [REDACTED] Email: [REDACTED]

**Legal Entity**

Name: *BERWYN REAL ESTATE LP*  
Address: [REDACTED]  
Phone: [REDACTED] Email: [REDACTED]

**Certificate(s) of Occupancy**

**Staffing Hours**

Resident Support Staff: *0* Total Daily Staff: *105* Waking Staff: *79*

**Inspection Information**

Type: *Partial* Notice: *Unannounced* BHA Docket #:  
Reason: *Incident, Monitoring* Exit Conference Date: *05/19/2022*

**Inspection Dates and Department Representative**

05/19/2022 - On-Site: [REDACTED]

**Resident Demographic Data as of Inspection Dates**

**General Information**

License Capacity: *100* Residents Served: *71*

**Secured Dementia Care Unit**

In Home: *Yes* Area: *Connections* Capacity: *24* Residents Served: *20*

**Hospice**

Current Residents: *x*

**Number of Residents Who:**

Receive Supplemental Security Income: *0* Are 60 Years of Age or Older: *71*  
Diagnosed with Mental Illness: *0* Diagnosed with Intellectual Disability: *0*  
Have Mobility Need: *34* Have Physical Disability: *0*

**Inspections / Reviews**

05/19/2022 - Partial

Lead Inspector: [REDACTED] Follow Up Type: *Not Required*

**NO DEFICIENCIES FOUND**